

AGENDA  
CITY COUNCIL, YORK, NEBRASKA  
Wednesday, October 26, 2022  
5:30 PM



THE OPEN MEETINGS ACT IS POSTED ON  
THE EAST WALL OF THE COUNCIL  
CHAMBERS

1. The Open Meetings Act is posted on the East Wall of the Council Chambers
2. Notice of this meeting was published in the York News Times on October 15, 2022
3. Pledge of Allegiance
4. Roll Call
5. Minutes of the October 20, 2022 meeting
6. Public Hearing regarding a mover's permit
  - 6.1. Consider an application filed by Brandon Skelton to move a house from 715 W. 4th Street to 806 W. 4th Street
7. Adjournment



# Classifieds

York, Nebraska

www.yorknewstimes.com

**Place an Ad**  
To place an ad call 402.204.7009 or Mon thru Fri 8-5pm or go online at [yorknewstimes.com](http://yorknewstimes.com) and check out our classified link. You may also fax us at 402.362.6748

**Publishing Deadlines**  
For Ads Appearing Tuesday.....Monday at 3pm  
Wednesday.....Tuesday at 3pm  
Thursday.....Wednesday at 3pm  
Friday.....Thursday at 3pm  
Saturday.....Friday at 12pm  
ADvantage.....Friday at 12pm

**What does it cost?**  
There are different rates for different categories:  
- Real Estate for Sale  
- Employment/Work Wanted  
- Miscellaneous  
- Garage Sales  
- Rentals  
**Call for Specials!**

**Selling a Vehicle?**  
- Five weeks in YNT  
- 1 week in Trade West  
- 3 days in GI Independent  
- 5 weeks ADvantage includes picture & 20 words for less than \$63  
**Call for other packages**

**Get Online**  
To read ads, place ads and contact the classifieds department go to [yorknewstimes.com/classifieds](http://yorknewstimes.com/classifieds)  
**Employment**  
[yntjobseekers.com](http://yntjobseekers.com)

**0152 Things To Do**

**ANNOUNCEMENT CLASSIFIED ADVERTISING** in over 150 newspapers. Reach thousands of readers for \$25/25 word ad. Contact your local newspaper or call 1-800-369-2850.

**HELLO NEBRASKA!** Introducing [www.nepublicnotices.com](http://www.nepublicnotices.com), a new public notice website presented as a public service by all Nebraska newspapers. Free access, fully searchable - because democracy depends upon open government and your right to know.

**AFFORDABLE PRESS Release service.** Send your message to 155 newspapers across Nebraska for one low price! Call 1-800-369-2850 or [www.nbpress.com](http://www.nbpress.com) for more details.

**GUN SHOW**  
GUN SHOW: October 14-16 Westfair, Council Bluffs, IA. Fri 8-8pm Sat. 9am-5pm, Sun. 9am-3pm. \$7 (under 14 FREE). More info: 563-608-4401 [www.mrvkrauspromotions.net](http://www.mrvkrauspromotions.net)

**HOME SERVICES ELIMINATE GUTTER cleaning forever!** Leaf-Filter, the most advanced debris-blocking gutter protection. Schedule a FREE Leaf-Filter estimate today. 20% off Entire Purchase. Plus 10% Senior & Military Discounts. Call 1-855-671-2859

**DOES YOUR basement or crawl space need some attention?** Call Thrasher Foundation Repair! A permanent solution for waterproofing, failing foundations, sinking concrete and nasty crawl spaces. FREE Inspection & Same Day Estimate. \$250 off ANY project with code GET250. Call 1-844-958-3431

**VIVINT. SMART security.** Professionally installed. One connected system for total peace of mind. FREE professional installation! Four FREE months of monitoring! Call now to customize your system. 1-833-776-0423

**SENIORS PORTABLE OXYGEN Concentrator?** May be covered by Medicare! Reclaim independence and mobility with the compact design and long-lasting battery of Inogen One. Free information kit! Call 855-385-3580.

**STROKE AND Cardiovascular disease** are leading causes of death, according to the American Heart Association. Screenings can provide peace of mind or early detection! Contact Life Line Screening to schedule your screening. Special offer - 5 screenings for just \$149. Call 1-844-893-8016

**SAFE STEP.** North America's #1 Walk-In Tub. Comprehensive lifetime warranty. Top-of-the-line installation and service. Now featuring our FREE shower package and \$1600 Off for a limited time! Call today! Financing available. Call Safe Step 1-877-933-0188

**UTILITIES GENERAC PWRcell** a solar plus battery storage system. Save money, reduce your reliance on the grid, prepare for power outages and power your home. Full installation services available. \$0 Down Financing Option. Request a Free, no obligation, quote today. Call 1-833-513-0190.

**0190 Personals**

**DO YOU HAVE A QUESTION?**  
WHY?  
WHOP?  
HOW?  
WHEN?  
**We Will Find The Answer**  
Call THE WONDERLINE  
402-362-4478

**0242 Painting**

**RADCLIFF PAINTING & DECORATING**  
Interior/Exterior. Residential/Commercial. Call 402-363-1952.

**0300 MERCHANDISE**

**PLEASE CHECK your classified ads for spelling or other errors (category, etc.) The York News-Times will only be responsible for a one day error.**

**0355 Pets & Supplies**

**BE RESPONSIBLE!! SPAY OR NEUTER YOUR PETS!!**

**0345 Garage Sale-Out of Town**

Utica Museum/Cemetery Fundraiser.  
580 7th Street, Utica.  
Fri Oct 14/Sat Oct 15.  
8:00am-6:00pm.  
Watch for Pink signs. Halloween, Thanksgiving, huge amounts Christmas decorations, gift ideas: snowmen, antiques, yard art, Pit Boss Smoker, propane fire pit, ornaments from Diva, bird, angel trees. Priced to sell! Help us raise funds.

**LAND INVESTMENT OPPORTUNITY!**  
Looking to sell irrigated pivot farm with excellent water in Fillmore County and rent back to current tenants to farm. Would receive tax credit for renting to first time farmers. Call 402-947-1195 for additional details.

**WE ARE OPEN! York Adopt-A-Pet New Shelter Visiting Hours**  
Thursday - Saturday Noon-3:00pm  
Appointments can be made for other days and times by calling the shelter at 402-362-3964.  
You can view our pets on: [yorkadoptapet.com](http://yorkadoptapet.com)

**Maintenance Technician Needed for Local Apartment Complex.**  
Construction, Electrical, & Plumbing Experience Helpful. Must be willing to travel to other property locations if necessary. This is a Full-time Position with Overtime Hours and May Need to Be On-Call. For More Information and for the Application Process, Contact 402-366-0225

**CARLSON IRRIGATION, INC.**  
402-627-4035  
311 N. Market  
Shickley, NE 68428

**Pivot Service Technician** position now available at Carlson Irrigation Inc. in Shickley NE. Experience appreciated but not necessary, will train the right person. Offering competitive wage, insurance benefits, IRA, vacation and holiday pay. **Contact Chadd @ 402-627-4035.**

**JNJ Tree Service LLC** is ready to work for you. We are fully insured and family owned. Call us for a free quote for your tree removal, tree trimming, and shelter belt cleanup needs. **Call 402-604-8046**



1977 Pontiac Grand Prix Complete car 400 Pontiac engine runs good Transmission needs to be rebuilt 71,000 actual miles \$2500 308 379 7543



**0970 Pickups, 4x2 or 4x4**



'10 Ford Focus SE 4dr Sedan, FWD, 70K, cloth interior with power windows and locks

**\$8,995**  
Call Tim at 308-624-0055  
or  
Kerwyn 308-390-8925



**0970 Pickups, 4x2 or 4x4**



'13 Ford F-150 XLT 4dr SuperCrew Styleside 6.5 ft. SB, 4X4 XLT, 130K, new tires, power windows and locks.

**\$17,995**  
Call Tim at 308-624-0055  
or  
Kerwyn 308-390-8925



**0970 Pickups, 4x2 or 4x4**



04 Chevrolet Silverado 1500 Work Truck 2dr Standard Cab long box, Rwd LB, Power windows and locks.

**\$8,995**  
Call Tim at 308-624-0055  
or  
Kerwyn 308-390-8925



**0995 Autos for Sale or Lease**



'20 Nissan Versa SV, 4 door, FWD, 4 cyl with back up camera. 37k miles

**\$18,995**  
Call Tim at 308-624-0055  
or  
Kerwyn 308-390-8925



McCool Junction, Nebraska, on Monday, November 7th, 2022, which meeting will be open to the public. An agenda for such meeting, kept continuously current, is available for public inspection at the Office of Village Clerk, but the Board may modify the agenda at such meeting. Individuals requiring physical or sensory accommodations, including interpreter service, braille, large print, or recorded materials, please contact: Darci McCarter, Village Clerk, 24 hours in advance at (402)724-2525.  
Darci McCarter  
Village Clerk  
October 15  
ZNEZ

**NOTICE OF PUBLIC HEARING AND SPECIAL MEETING**  
Notice is hereby given that a public hearing and special meeting will be held before the City Council of the City of York, Nebraska on Wednesday, October 26, 2022 at 5:30 o'clock p.m. in the Council Chambers, City Municipal Building, 100 East 4th, for a house moving permit.  
Amanda Ring,  
City Clerk  
October 15  
ZNEZ

**Village of Thayer October 11, 2022**  
The scheduled meeting of the Thayer Village Board was opened by Chairperson,  
F. Hines pointed out the Open Meeting Law posted on the wall at 7:00 p.m. 1917 Road Q, Thayer, NE. Roll Call: F. Hines, C. Hoffman, C. Georges and D. Foutz, present R. Conrad, S. Foutz excused absence. Minutes and budget minutes of Sept. 13, 2022 read. Motion to approve minutes was made by D. Foutz, C. Georges, second. Roll call vote, all ayes, motion carried. The Financial Report as of Sept. 30, 2022 was given. Motion to approve was made by D. Foutz, C. Georges, second. Roll call vote, all ayes, motion carried. Claims presented included: Lee Publications (YNT paper) \$233.45; Mierau & Co \$500.00; Clerk hours \$360.00; Clerk mileage \$81.25. Motion to approve and pay claims made by D. Foutz, C. Georges second. Roll call vote, all ayes, motion carried. Under Old Business, swing set update is that D. Foutz requested instructions from the swing set company so will have an update on that next month's Siren update, which has been tabled for next month's meeting. Liquor License has been received C. Georges is going to pick up a check from Max's Bar before the liquor license is turned over. New Business, none. D. Foutz motioned to adjourn at 7:21 p.m. F. Hines, second. Roll call vote, all ayes, motioned carried. Next meeting Nov. 8, 2022 at 7 p.m., 1917 Road Q, Thayer, NE.  
Cassie Hoffman  
Village Board Clerk  
October 15  
ZNEZ

**McCOOL JUNCTION BOARD OF TRUSTEES NOTICE OF REGULAR BOARD MEETING**  
Notice is hereby given that a Regular Board Meeting of the McCool Junction Board of Trustees of McCool Junction, NE, will be held at 7:05 p.m. at the Village Office, 323 East M Street, McCool Junction, Nebraska, on Monday, November 7th, 2022, which meeting will be open to the public. An agenda for such meeting, kept continuously current, is available for public inspection at the Office of Village Clerk, but the Board may modify the agenda at such meeting. Individuals requiring physical or sensory accommodations, including interpreter service, braille, large print, or recorded materials, please contact: Darci McCarter, Village Clerk, 24 hours in advance at (402)724-2525.  
Darci McCarter  
Village Clerk  
October 15  
ZNEZ

**0099 LEGALS**

**McCOOL JUNCTION DEVELOPMENT CORPORATION NOTICE OF REGULAR MEETING**  
Notice is hereby given that a Regular Board Meeting of the McCool Junction Development Corporation of McCool Junction, NE, will be held at 7:00 p.m. at the Village Office, 323 East M Street,  
October 15  
ZNEZ

**GET SOMETHING FOR SALE?**  
**GET IT IN WRITING.**  
York News-Times

**Immediate Availability for 2 and 3 Bedroom Units Rental Assistance Available to Qualified Applicants**  
York Del Ray Plaza Townhomes 2220 N. Nebraska Ave. York, NE Call Park Avenue Management at 712-274-7740 for an application TTY: 1-800-833-7352  
Equal Housing Opportunity - Handicapped Accessible

**NOW HIRING Nebraska Correctional Center for Women**  
**NEW HIRING RATES - HIRING BONUS -**  
Additional \$3.00/hour facility differential for hours worked  
\*LPN  
Immediate Openings \$23,400/hour - \$3,000 Sign On  
\*Clinical Psychologist  
Pay commensurate with licensure.  
\*Behavioral Health Practitioner  
Pay commensurate with licensure.  
\*Corrections Unit Caseworker & Corporal \$28.00/hour - New Increased Hiring Rate!!

Apply online at [corrections.nebraska.gov/careers](http://corrections.nebraska.gov/careers)  
For ADA accommodations call 1.402.479.5812 EOE/Vet  
**NEBRASKA**  
DEPT OF CORRECTIONAL SERVICES



**Equal Housing Opportunity**  
All real estate advertising in this newspaper is subject to the Fair Housing Act which makes it illegal to advertise "any preference limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin, or an intention, to make any such preference, limitation or discrimination." Familial status includes children under the age of 18 living with parents or legal custodians; pregnant women and people securing custody of children under 18. This newspaper will not knowingly accept any advertising for real estate which is in violation of the law. Our readers are hereby informed that all dwellings advertised in this newspaper are available on an equal opportunity basis. To complain of discrimination call HUD toll-free at 1-800-669-9777. The toll-free number for the hearing impaired is 1-800-927-9275. Any reader who suspects an advertiser has discriminated against them should contact the Nebraska Equal Opportunity Commission at (800) 642-6112 or the U.S. Department of Housing and Urban Development, Fair Housing Assistance Division at 800-669-9777.

**0991 Minivans, Buses, Vans**



14 Dodge Grand Caravan SE 30th Anniversary, Sto-N-Go seats, power windows and lock, rear climate control, 97k

**\$14,995**  
Call Tim at 308-624-0055  
or  
Kerwyn 308-390-8925



**0995 Autos for Sale or Lease**



'20 Kia Optima S 4dr Sedan, with 33k miles, FWD, lots of extras, this won't last long!

**\$22,995**  
Call Tim at 308-624-0055  
or  
Kerwyn 308-390-8925



'20 Nissan Rogue SV, AWD 4 dr crossover with 33k miles

**\$27,995**  
Call Tim at 308-624-0055  
or  
Kerwyn 308-390-8925



**The Classifieds**  
just a phone call away

**AgWest LAND BROKERS**

**ONLINE LAND AUCTION PIVOT IRRIGATED FARM**  
154.93 +/- Acres · Nuckolls County, NE

**BIDDING OPENS**  
OCTOBER 27TH - 10:00 AM CDT  
**BIDDING CLOSES**  
NOVEMBER 3RD - 10:00 AM CDT  
AGWEST LAND BROKERS AGENTS WILL BE PRESENT TO HELP BUYERS IN PERSON ON NOVEMBER 3RD AT 9 AM AT:  
DAVENPORT COMMUNITY CENTER  
110 S. LINDEN AVE. | DAVENPORT, NE 68335

AgWest Land Brokers is proud to offer this prime Nuckolls County farm for sale by online auction. This level to nearly level farm has highly productive silt loam soils that have an irrigated corn APH of 250 bushels per acre and an irrigated soybean APH of 76 bushels per acre! This farm is located on Highway 4 and has great access to and is in close proximity to many premium grain markets. Don't miss this rare opportunity to make a great addition to your farming operation!

**Bid online at Bid.AgWestLand.com**

Mark Gustafson  
Farm & Ranch Specialist  
Aurora, Nebraska  
402.461.9118  
Mark.Gustafson@AgWestLand.com

P.O. Box 1098, Holdrege, NE 68949 | 308-995-8067 | AgWestLand.com

**fehlfhafer's, Inc.**  
"New or Used Auto & Truck Parts"

Fehlhafer's Inc. in Utica has immediate opening for full-time auto parts salesperson. Basic computer skills required. Will work with customers via phone or in person using our computerized auto parts inventory to find the part they need. Experience with auto parts or auto repair preferred but not required. Great small town work environment. Competitive wage. Good benefits. Health Insurance, Retirement Plan, Vacation, Holidays, Sick and Personal Time. Email resume to [fehlfhafersinc@gmail.com](mailto:fehlfhafersinc@gmail.com) or call Al at 402-534-2611. EOE

**REGULAR MEETING**  
**CITY COUNCIL – YORK, NEBRAKSA**  
**October 20, 2022**  
**7:00 PM o'clock P.M.**

A meeting of the Mayor and City Council of the City of York, Nebraska, was convened in open and public session at 7:00 o'clock p.m. at the Council Chambers.

The Mayor announced that the Open Meetings Act was posted on the East Wall of the Council Chambers.

Mayor: Barry Redfern, Present. Councilmembers: Jeff Pieper: Present, Christi Lones: Present, Scott Van Esch: Present, Jennifer Sheppard: Absent, Matt Wagner: Absent, Tony North: Present, Jerry Wilkinson: Present, Sheila Hubbard: Present.

Notice of this meeting was given in advance thereof by publication in the York News Times on October 13, 2022, the City's designated method for giving notice, a copy of the proof of publication being attached to these minutes. Notice of this meeting was given to the Mayor and all members of the City Council and a copy of their acknowledgment and receipt of notice and the agenda is attached to these minutes. Availability of the agenda was communicated in advance notice to the Mayor and City Council for this meeting. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public.

Minutes

Motion to approve the minutes of the October 6, 2022 meeting. Ayes with a motion by Jerry Wilkinson and a second by Sheila Hubbard. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

Claims of Elected Officials

Motion to approve the claim for Tony North of North Printing and Office Supply in the amount of \$3,109.54. Ayes with a motion by Christi Lones and a second by Jerry Wilkinson. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Abstain (With Conflict), Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

Motion to approve the claim for Jeff Pieper of Pieper's Inc. in the amount of \$75.38. Ayes with a motion by Christi Lones and a second by Tony North. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Abstain (With Conflict), Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

Claims

Motion to approve the claims for October 7, 2022 through October 20, 2022. Ayes with a motion by Christi Lones and a second by Jerry Wilkinson. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

Preliminary Cash Balances for September 2022

Motion to approve the preliminary cash balances for the month of September 2022. Ayes with a motion by Sheila Hubbard and a second by Scott Van Esch. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

Department Activities Reports for September 2022

Motion to approve the departmental activities reports for the month of September 2022. Ayes with a motion by Scott Van Esch and a second by Sheila Hubbard. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

City Administrator Report

Dr. Sue Crawford gave many updates to the Council. Nick Shumway was sworn in as Sergeant for the Police Department. There was a Solar Go-Live celebration at the Landfill for the solar field. The Youth Advisory Council was launched and there were two members present at the meeting. Notice was received that there will be work starting on the David Drive lights south of town. August sales tax received is 23% higher than last year. There has been work done for Project Access York and there is an agreement on the agenda to approve with NDOT to manage the project and funding.

#### Building Inspector Pickup

Motion to approve the state bid for a 2022 Chevy Colorado four-door pickup in the amount of \$40,288.00 for the building inspector. Ayes with a motion by Jeff Pieper and a second by Tony North. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

#### Landfill Litter Vacuum

Motion to approve the Sourcewell bid in the amount of \$22,745.00 for a portable litter vacuum for the Landfill. Ayes with a motion by Scott Van Esch and a second by Jerry Wilkinson. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

#### Water SCADA System Upgrade

Motion to approve the HOA Solutions proposal for upgrading the water SCADA computer system in the amount of \$53,933.00. Ayes with a motion by Tony North and a second by Scott Van Esch. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

#### Engineering Blackburn Bridge Project

James Paul presented the consulting agreement with Benesch for the Blackburn Bridge Construction. Dr. Crawford stated it is in the City's best interest to waive the public bidding requirement and accept this proposal with Benesch for this project.

Motion to approve the consulting services agreement with Benesch for the York Blackburn Bridge Construction, Engineering Amendment No. 1, not to exceed \$127,952.00. Ayes with a motion by Sheila Hubbard and a second by Jeff Pieper. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

#### 2022/2023 Blackburn Bridge Replacement Project

Terry Brown, with Benesch, shared with the Council that the City had received seven bids for the 22/23 Blackburn Bridge Project and recommended the bid with Diamond Engineering.

Motion to approve the bid by The Diamond Engineering Co. for the 2022/2023 Blackburn Bridge Replacement Project with a base bid of \$1,475,539.66. Ayes with a motion by Scott Van Esch and a second by Jeff Pieper. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

#### Agreement with NDOT for Project Access York RESOLUTION 2022-20

#### **SIGNING OF THE PROJECT PROGRAM AGREEMENT BL2251**

City of York Resolution No. 2022-20

**Whereas:** City of York is proposing a transportation project for which it would like to obtain Federal funds; and

**Whereas:** City of York understands that it must strictly follow all Federal, State, and local laws, rules, regulations, policies, and guidelines applicable to the funding of the Federal-aid project; and

**Whereas:** City of York and Nebraska Department of Transportation (NDOT) wish to enter into a new Project Program Agreement setting out the various duties and funding responsibilities for the Federal-aid project.

**Be It Resolved:** by the City Council of the City of York that:

Barry Redfern, Mayor of the City of York, is hereby authorized to sign the attached Project Program Agreement between the City of York and the NDOT.

City of York is committed to providing local funds for the project as required by the Project Program Agreement.

NDOT Project Number: DPS-93(15) NDOT Control Number: 43010

NDOT Project Name: Project Access York

Motion to approve the agreement with NDOT and approve Resolution 2022-20 to authorize the Mayor to sign the agreement with NDOT to help manage Federal Aid Funds for Project Access York. Ayes with a motion by Jeff Pieper and a second by Sheila Hubbard. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

Ordinance No. 2342 – Time change for Council meetings

ORDINANCE NO. 2342

AN ORDINANCE TO AMEND SECTION 2-25 TO CHANGE THE TIME FOR THE COUNCIL ORGANIZATIONAL MEETING AND REGULAR MEETINGS; TO REPEAL ALL ORDINANCES IN CONFLICT HEREWITH; AND TO PROVIDE FOR THE EFFECTIVE DATE OF THIS ORDINANCE.

Motion to suspend the statutory rule requiring reading on three different days for Ordinance No. 2342. Ayes with a motion by Jeff Pieper and a second by Sheila Hubbard. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea. The motion was adopted by a three-fourths vote of the Council and the statutory rule suspended for consideration of said Ordinance on its second and third reading.

Motion to approve Ordinance No. 2342 to change the time for the Council Organization Meeting and Regular Meetings from 7:00 p.m. to 5:30 p.m. Ayes with a motion by Sheila Hubbard and a second by Tony North. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

Zoning Updates for Home-based Businesses

The Mayor announced that this was the time and place set for a public hearing on updating zoning ordinances regarding "Home-based Businesses".

Ordinance No. 2337 - Add a definition for "home-based business"

ORDINANCE NO. 2337

AN ORDINANCE OF THE CITY OF YORK, NEBRASKA TO AMEND ARTICLE 111, SECTION 2 DEFINITIONS, OF THE ZONING ORDINANCE OF THE CITY OF YORK, NEBRASKA TO ADD A DEFINITION FOR "HOME-BASED BUSINESS"; TO REPEAL ALL ORDINANCES IN CONFLICT HEREWITH; AND TO PROVIDE FOR AN EFFECTIVE DATE FOR THIS ORDINANCE.

Motion to suspend the statutory rule requiring reading on three different days for Ordinance No. 2337. Ayes with a motion by Tony North and a second by Christi Lones. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea. The motion was adopted by a three-fourths vote of the Council and the statutory rule suspended for consideration of said Ordinance on its second and third reading.

Motion to approve Ordinance No. 2337 to amend article 111, Section 2 definitions to add a definition for "home-based businesses". Ayes with a motion by Jeff Pieper and a second by Christi Lones. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

Ordinance No. 2338 - Amend "R-3", to allow home-based businesses

ORDINANCE NO. 2338

AN ORDINANCE TO AMEND ARTICLE IX " R-3" MULTIPLE-FAMILY DWELLING DISTRICT OF THE ZONING CODE OF THE CITY OF YORK , NEBRASKA TO ALLOW HOME-BASED BUSINESSES AS PROVIDED BY THIS SECTION; TO REPEAL ALL ORDINANCES IN CONFLICT HEREWITH; AND TO PROVIDE FOR AN EFFECTIVE DATE FOR THIS ORDINANCE.

Motion to suspend the statutory rule requiring reading on three different days for Ordinance No. 2338. Ayes with a motion by Jerry Wilkinson and a second by Scott Van Esch. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea. The motion was adopted by a three-fourths vote of the Council and the statutory rule suspended for consideration of said Ordinance on its second and third reading.

Motion to approve Ordinance No. 2338 to amend article IX "R-3" multiple-family dwelling district to allow home-based businesses. Ayes with a motion by Sheila Hubbard and a second by Jeff Pieper. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

Ordinance No. 2339 - Amend "R-2", to allow home-based businesses

ORDINANCE NO. 2339

AN ORDINANCE TO AMEND ARTICLE VIII "R-2" TWO-FAMILY DWELLING DISTRICT OF THE ZONING CODE OF THE CITY OF YORK, NEBRASKA TO ALLOW HOME- BASED BUSINESSES AS PROVIDED BY THIS SECTION; TO REPEAL ALL ORDINANCES IN CONFLICT HEREWITH; AND TO PROVIDE FOR AN EFFECTIVE DATE FOR THIS ORDINANCE.

Motion to suspend the statutory rule requiring reading on three different days for Ordinance No. 2339. Ayes with a motion by Scott Van Esch and a second by Christi Lones. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea. The motion was adopted by a three-fourths vote of the Council and the statutory rule suspended for consideration of said Ordinance on its second and third reading.

Motion to approve Ordinance No. 2339 to amend article VIII "R-2" two-family dwelling district to allow "home-based businesses". Ayes with a motion by Tony North and a second by Jeff Pieper. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea

Ordinance No. 2340 - Amend "R", to allow home-based businesses

ORDINANCE NO. 2340

AN ORDINANCE TO AMEND ARTICLE VII" R" SINGLE-FAMILY DWELLING DISTRICT OF THE ZONING CODE OF THE CITY OF YORK, NEBRASKA TO ALLOW HOME- BASED BUSINESSES AS PROVIDED BY THIS SECTION; TO REPEAL ALL ORDINANCES IN CONFLICT HEREWIT H; AND TO PROVIDE FOR AN EFFECTIVE DATE FOR THIS ORDINANCE.

Motion to suspend the statutory rule requiring reading on three different days for Ordinance No. 2340. Ayes with a motion by Jeff Pieper and a second by Jerry Wilkinson. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea. The motion was adopted by a three-fourths vote of the Council and the statutory rule suspended for consideration of said Ordinance on its second and third reading.

Motion to approve Ordinance No. 2340 to amend article VII "R" single-family dwelling district to allow "home-based businesses". Ayes with a motion by Sheila Hubbard and a second by Jeff Pieper. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

Holthus Subdivision 7<sup>th</sup> Addition

The Mayor announced that this was the time and place set for a public hearing on a preliminary and final plat for Holthus Subdivison 7th Addition.

Motion to approve the preliminary and final plat for Holthus Subdivision, 7th Addition, City of York, York County, Nebraska. Ayes with a motion by Scott Van Esch and a second by Christi Lones. Jennifer Sheppard: Absent, Matt Wagner: Absent, Jeff Pieper: Yea, Christi Lones: Yea, Scott Van Esch: Yea, Tony North: Yea, Jerry Wilkinson: Yea, Sheila Hubbard: Yea.

Adjournment

There being no further business to come before the Council, the Mayor adjourned the meeting, the time being 7:27 o'clock p.m.

---

Amanda Ring, City Clerk

---

Barry Redfern, Mayor

Fee: 20.00

CITY OF YORK, NEBRASKA  
APPLICATION FOR MOVERS PERMIT

Applicant: Brandon Skelton

Owner of Building: Brandon Skelton

Building Description to be moved: Size 29 x 56; 2 Story

Present Location of Building to be moved: 715 W 4th St. York

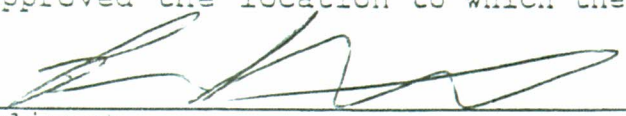
Building being Relocated to: 930188100, 930199520, 930199528

Route: 806 W 4th

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Date Moved: Oct. 2-8 Tentative. this permit expires on 12-31-22

It is understood that an approved Building Permit is <sup>D. Alva</sup> on file and that the City Council has duly approved the location to which the Building is to be moved.

  
\_\_\_\_\_  
Applicant

MOVERS PERMIT

This permit is the lawful authority of \_\_\_\_\_  
\_\_\_\_\_ (applicant) to move a building and/or  
structure to: \_\_\_\_\_

in accordance with the terms of the above Application and in strict  
compliance with the ordinances of the City of York and the State of  
Nebraska.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

\_\_\_\_\_  
City Clerk

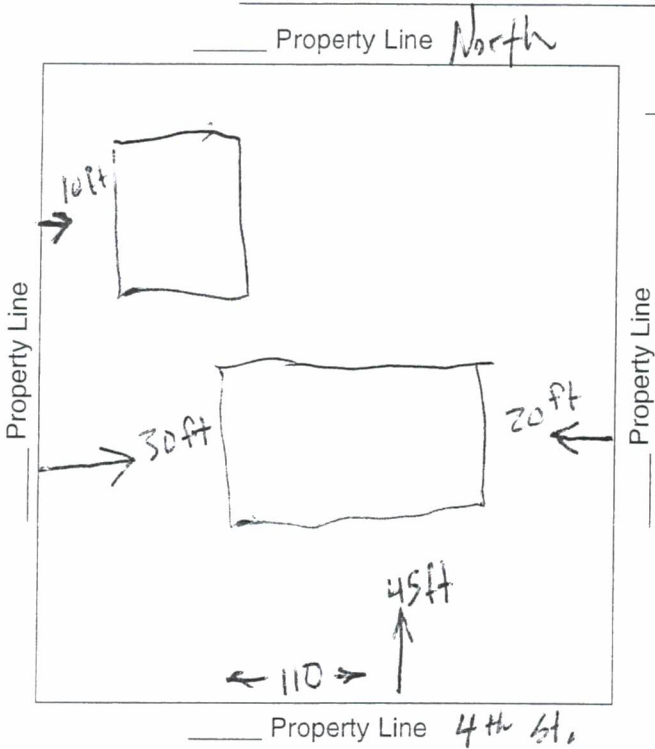


APPLICATION FOR BUILDING PERMIT

FEE \$ \_\_\_\_\_ Address 806 W 4th
Plumbing Plumbing York, Nebraska Date 10-11-22
Plumbing ~~15,000~~ Pieper Well
Electrical ~~5,000~~ Apex Elec
Mechanical Jecod

- Alter, Construct, Enlarge, Re-Roof, Re-Side, Agricultural, Residential, Institutional, Commercial, Industrial, SF, MF, No. of Units

Legal Description: 930188160 930199520 930199528 (806 W 4th)
Proposed Work/Intended Use: Main House, Add basement, Add garage



NEW CONSTRUCTION
Size 54 x 29 = 1624 sq. ft.
Height \_\_\_\_\_ ft. No. of Stories 2
Type of Construction Frame
1st Flr. \_\_\_\_\_ sq. ft. @ \_\_\_\_\_ = \$ \_\_\_\_\_
Add'l. Flr. \_\_\_\_\_ sq. ft. @ \_\_\_\_\_ = \$ \_\_\_\_\_
Basement 1600 sq. ft. @ \_\_\_\_\_ = \$ 35,000
Garage 570 sq. ft. @ \_\_\_\_\_ = \$ 20,000

REMODEL / RE-ROOF / RE-SIDE
Plumbing & Heating Cost \$ 2800 15,000
Electrical Cost \$ 5,000
Mechanical Cost \$ 2800
General Contract Cost \$ \_\_\_\_\_

TOTAL CONSTRUCTION VALUE \$ 62,800

Owner Brandon Skelton
Architect or Engineer \_\_\_\_\_
Contractor or Builder SELF

Indicating front property line, show new or existing buildings and additions to property above in addition to plot plan submitted with drawing.

Zone R Flood Zone AE
Special Use Permit [ ] Yes [ ] No
Variance Required [ ] Yes [ ] No

Approved Council/Board of Adjustment \_\_\_\_\_ Date \_\_\_\_\_
Approved Director of Public Works \_\_\_\_\_ Date \_\_\_\_\_

I hereby certify that the above statements are correct and that if a Building Permit is issued all work will be done in accordance with adopted Codes, copies of which are available from the York City Clerk.
[Signature]
Applicant

IMPORTANT: If access or egress is required to or from any state or federal highway - written evidence must be attached to application showing approval.

Permit Application #

DEVELOPMENT PERMIT/APPLICATION  
For Communities with Designated Floodways

10-11-18  
Date

This form is used for any man-made change to improved or unimproved real estate, including, but not limited to buildings or other structures, mining, dredging, filling, grading, paving, excavation, drilling operations, or storage of equipment or materials.

Developer must obtain all other necessary federal, state, or local permits (e.g. Corps of Engineers 404 Permit, Local Levee District, etc.)

1. Name of Applicant: Brando Skulton

Address: 806 W 4th

2. Type and Use of Development: Primary Home

3. Specific Location of Development: 930188160 930199520 930199528

Signature of Developer: 

4. Complete this section if the proposed development involves the improvement of a structure (i.e. walled and roofed building, manufactured home, or gas and liquid storage tanks):  
Pre-improvement Value of Structure: \$ 71,940  
Cost of Improvement: \$ 62,800

The Following Section is to be Completed by the Community Official:

5. Is the development Substantial Improvement? (see #4)  YES  NO

6. Is the development in an identified floodplain?  YES  NO

If YES, complete the following:

a. Elevation of the Base (100-Year) Flood 1598.2 ft. MSL/NGVD 29 OR NAVD 88

b. Elevation/Floodproofing Requirement (if applicable) 1599.2 ft. MSL/NGVD 29 OR NAVD 88

c. Is the development in a designated Floodway?  
 YES New structures for human habitation are prohibited. For any other Floodway development, the developer must provide certification by a registered professional engineer that the development would result in no increase along the floodway water surface profile.  
 NO If a floodway has not been designated, the developer may be required to submit hydraulic data demonstrating that the proposed development will not increase flood heights more than one foot at any location.

If the development is in a floodplain, the following shall apply: ZONE AE

This permit is issued with the condition that the lowest floor (including basement floor) of any new or substantially improved residential building will be elevated at least one foot above the base flood elevation. If the proposed development is a nonresidential building, this permit is issued with the condition that the lowest floor (including basement) of a new or substantially improved nonresidential building will be elevated or floodproofed at least one foot above the base flood elevation. The Developer/Owner will provide certification by a registered Engineer, Architect, or Land Surveyor of the "as-built" lowest floor elevation (including basement) or floodproofed elevation of any new or substantially improved building covered by this permit.

All provisions of the City of York Floodplain Management Resolution Ordinance (Number 2017-11) shall be complied with.  
(County or City)

Status: Flood Plain Administrator

Signature of Community Official: Paul Cavelle  
10-13-22



Parcel Information	
<b>Parcel ID</b>	930035984
<b>Links</b>	<a href="#">Photo #1</a> <a href="#">Photo #2</a> <a href="#">Sketch #1</a>
<b>Area #</b>	
<b>Current Owner</b>	KLUTE/STEVEN W & KIMM LU
<b>Mailing Address</b>	PO BOX 66 BRADSHAW, NE 68319-0000
<b>Situs Address</b>	715 W 4TH ST
<b>Tax District</b>	5
<b>School District</b>	215 (SD#12 YORK)
<b>Legal Description</b>	LOT 1 LAGE'S SUB 1-10-3 CITY OF YORK
<b>Class</b>	Single Family

Current Value Information			
Land Value	Dwelling Value	Improvement Value	Total Value
\$15,405	\$71,940	\$0	\$87,345

Prior Year Value Information				
Year	Land Value	Dwelling Value	Improvement Value	Total Value
2021	\$15,405	\$70,529	\$0	\$85,934
2020	\$15,405	\$70,529	\$0	\$85,934
2019	\$15,405	\$62,082	\$0	\$77,487
2018	\$15,405	\$62,082	\$0	\$77,487
2017	\$15,120	\$61,095	\$0	\$76,215

Yearly Tax Information			
Year	Amount	Improvement	Levy
2021	\$1,533.36	\$0.00	1.891888

Sales Information					
Sale Date	Sale Price	Book & Page	Seller	Buyer	Other Parcels
03/15/2022	\$232,500.00	109 / 769	LAGE/NIKI	KLUTE/STEVEN W & KIMM LU	

Residential Building Information			
<b>Occupancy Code</b>	102 (Single-Family / Rental Unit)	<b>Condition Code</b>	Normal
<b>Year Built</b>	1920	<b>Rooms Above Ground</b>	0
<b>Style</b>	1 1/2 Story Frame	<b>Rooms Below Ground</b>	0
<b>Main Area</b>	746	<b>Bedroom #</b>	0
<b>Total Living Area</b>	1,854	<b>Bathroom #</b>	1.75
<b>Length</b>	0	<b>Foundation</b>	None
<b>Width</b>	0	<b>Exterior Walls</b>	Siding
<b>Basement</b>	Full	<b>Roof</b>	Composition Shingle
<b>Basement Area</b>	746.0000	<b>Interior Walls</b>	None
<b>Bsmt Floor Adj</b>	0	<b>Flooring</b>	None
<b>Heating</b>	Yes	<b>Architectural Design</b>	N/A
<b>AC</b>	Yes	<b>Single Siding</b>	No
<b>Attic</b>	None		

Addition 1 of 3	
<b>Year Built</b>	1920
<b>Style</b>	1 1/2 Story Frame
<b>Area</b>	288
<b>Basement SF</b>	0
<b>No Floor Adj (SF)</b>	0
<b>Heat</b>	Yes
<b>AC</b>	Yes
<b>Attic SF</b>	0

Addition 2 of 3	
<b>Year Built</b>	1920
<b>Style</b>	1 Story Frame
<b>Area</b>	72
<b>Basement SF</b>	0
<b>No Floor Adj (SF)</b>	0
<b>Heat</b>	Yes
<b>AC</b>	Yes
<b>Attic SF</b>	0

Addition 3 of 3	
<b>Year Built</b>	1920
<b>Style</b>	1 Story Frame
<b>Area</b>	24
<b>Basement SF</b>	0
<b>No Floor Adj (SF)</b>	0
<b>Heat</b>	Yes
<b>AC</b>	Yes
<b>Attic SF</b>	0

Porches					
Area	Style	Bsmt SF	QTRS SF	Qtrs Style	Qtrs AC
112	1S Frame Enclosed	0	0	Frame	No
64	1S Frame Enclosed	0	0	Frame	No
48	Concrete Stoop/Deck	0	0	Frame	No

Plumbing				
Style	Count	Fixtures	Bathrooms	
Full Bath	1	3	1	
Plumbing (Incl. in Base)	3	3	0.75	
		6	1.75	

Deck and Patio	
Style	SF Area
Asph/Wd Roof OH-Med	48

Garage 1 of 1	
<b>Year Built</b>	1920
<b>Style</b>	Det Frame
<b>WxL</b>	16 x 22
<b>Area</b>	352
<b>Basement SF</b>	0
<b>Qtrs Over Style</b>	None
<b>Qtrs Over SF</b>	0
<b>Qtrs Over AC (SF)</b>	0
<b>Door openers</b>	0

Miscellaneous Improvements		
Improvement	Year	Units
Full Bath	N/A	1
Plumbing (Incl. in Base)	N/A	3
Standard Finish	N/A	Table
1S Frame Enclosed	N/A	112
1S Frame Enclosed	N/A	64
Concrete Stoop/Deck	N/A	48
Asph/Wd Roof OH-Med	N/A	48
1 1/2 Story Frame	1920	288
1 Story Frame	1920	72
1 Story Frame	1920	24
Det Frame	1920	352

**Photo**

1 ST = 1130  
2 ST = 682 = 66%





