

## **Agenda**

1. Mayor Bergman calls meeting to order, with the "Pledge of Allegiance" and the "Open Meeting Statement" as required by NE State Statutes 84-1407 through 84-1414; Mayor Bergman also states that the City Council may vote to go into Closed Session on any agenda item as allowed by NE State Statute 84-1410.
2. Submittal of Request for Future Agenda Items
3. Reserve time to Speak on an Agenda Item
4. Discuss - Approve / deny interim financing regarding the City of St. Paul Wastewater Treatment Facility (WWTF) - Piper Sandler Investments (Brad Slaughter) will be present and Citizens Bank & Trust (Chad Rupe) may be present. Mr. Rupe will be emailing another quote on Monday morning; once received I will forward to the Mayor and Council.
5. Discuss the St. Paul Civic Center East parking lot and alley (possible action).
6. Vincent Christensen (Christensen Insurance) will give a presentation on an EMC National Life Insurance plan for EMT's, Firefighter's, Board Members, as well as Board Members and Permanent Municipal Employees. Cedar Valley Insurance Agency, Inc. has partnered with EMC National Life to offer a Group Term Life Insurance program specifically designed for NE Volunteer Fire Departments/Rescue Squads that also covers Accidental Death and Dismemberment Benefits (possible action).
7. Discuss - Approve / Deny Krystal M. Carter as the new Corporate Manager for Casey's Retail Store (License D-119770) in St. Paul, Nebraska. Chief of Police Howard performed a background check on Ms. Carter, stating that he didn't have any problems with Ms. Carter.
8. Discuss - Approve / Deny Consent Agenda Items:
  - (1) July 19, 2021 Council minutes (regular), July 20, 2021 Council minutes (2021-2022 Budget Workshop); and July 22, 2021 Council minutes (Special - Purchase City Police vehicle);
  - (2) July 26, 2021 zoning permits;
  - (3) August 2, 2021 disbursements; and
  - (4) Devan Wilkins as a St. Paul Rescue Squad EMT; currently licensed (employed in St. Paul)
9. Discuss - Approve / Deny League Association of Risk Management (LARM) 2021-2022 Renewal Resolution No. 2021-05. This would provide a written notice of termination at least 180 days and a three (3) year commitment, with a five percent (5%) discount or at least 180 days and a two (2) year commitment, with a four percent (4%) discount.
10. Discuss - Approve / Deny Resolution 2021-6; whereas the City of St. Paul Council hereby directs the sale of personal property described as follows, to-wit: 2010 Chevrolet / Tahoe K1500 LTZ - White Sport Utility Vehicle (SUV) in the following manner and terms: The sale shall be by an On-line Auction with "Purple Wave" or by the "State of Nebraska Surplus Property" and/or by a "Dealership" commencing at 9:00 a.m. on

August 19 or 20, 2021. The City Council will not be setting a timeline in accepting the bids regarding the SUV.

The Clerk shall cause notice of the sale and terms to be given pursuant to Neb Rev Stat 17-503.02. The City believes the fair market value to exceed \$5,000 and therefore said "Notice of Sale" shall be published once in a legal newspaper of general circulation at least seven (7) days prior to the sale of the property. The City reserves the right to reject any and all bids for the SUV.

11. Discuss - Approve / Deny the hourly wage of \$20 regarding the City of St. Paul Police Department's Part-time and Contract labor concerning Police Officer's Trev Sharman (Part-time); Mike Coghlan (Part-time); and Paul Tartaglia (Contract labor).
  - a. Approve /Deny if contract labor needs to be approved by Chief of Police Howard or by the City Council prior to work performed.
12. Discuss - Approve / Deny drywall repair in Chief of Police Howard's office, due to black mold being present in a large area.
13. Discuss Todd & Michelle Padnos's cargo container removal (possible action).
14. Utility Superintendent Helzer updates
15. City of St. Paul Police updates:
16. City Council member updates
17. Mayor Bergman updates included:
  - (1) Letter received from the State of NE Attorney General's Office from a complaint that was filed by Eugene Killinger on February 9, 2021 concerning five (5) alleged "Open Meeting" violations. The NE Attorney General's Office stated that the City Council has not violated the Open Meetings Act with respect to the issues raised in the complaint.
  - (2) Reminder of Special meetings: Utilization of American Rescue Plan (ARP) funds on Monday, August 9, 2021 from 5:30 p.m. to 6:30 p.m. AND also to receive Public Input on the 2021-2022 City Budget from 6:31 p.m. to close of meeting.
  - (3) City's final design review meeting regarding the Wastewater Treatment Facility (WWTF) on Tuesday, August 3, 2021 at 3:00 p.m. with Olsson (Brian Friedrichsen); start thinking of advertising the project and bid dates; and
  - (4) Invited to a Graduation Party (University of Nebraska - Lincoln) in honor of Moriah Rawlings on Sunday, August 15, 2021 at 5:00 p.m. at the Riverview Lanes.
18. Public Comment Period - restricted to items on the agenda
19. Public Announcements
20. Closed Session: Pending Litigation; Strategy Session with respect to real estate purchase; and prevent needless injury to the reputation of an individual
21. Mayor Bergman adjourns City Council meeting
22. Informational Items:
23. This agenda, including supporting documentation, is available for public viewing during normal business hours at the City Office, 704 6th Street, St. Paul, Nebraska.
24. City of St. Paul Job Titles and Salaries of Employees shall be published per NE Statute 19-1102:

Non-union: Utility Superintendent - \$33.94; City Clerk - \$31.60; Chief of Police - \$26.50 (eligible for an increase @ six-months); Police Sergeant - \$25.55; Police Officers - \$19.19 to \$22.77; Library Employees - \$11.04 - \$17.51; Housekeeping - \$15.00

Seasonal Hourly Wages: Cemetery/Sewer - \$10.00 - \$11.85; Landfill - \$11.85; Pool Employees - \$8.25 - \$16.25; and EMT's (transports) - \$15.00

Union Hourly: Light Commissioner - \$33.65; Lineman - \$29.68; Water Commissioner - \$30.23;  
Water Operator - \$22.95; Sewer Superintendent - \$25.49; Street Commissioner - \$25.47;  
Equipment Operator - \$20.00; Parks Manager - \$22.79; Deputy City Clerk - \$21.65; Payroll Clerk  
- \$18.66; Utility Clerk - \$20.89  
Mayor - \$3,600; City Council - \$2,400; City Treasurer - \$2,400; City Clerk - \$2,700

## AGENDA ITEM REQUEST FORM

Anyone wishing to offer comments or concerns about city matters, or who wants to have an item placed on the City Council agenda must complete this form. The completed form must be submitted to the City Clerk, City of St. Paul, 704 6<sup>th</sup> Street, St. Paul, NE 68873 no later than Noon on the Wednesday prior to the City Council meeting. If the Wednesday prior to the City Council meeting is a holiday, the deadline is noon on the previous day. The City Council generally meets at 7:00 p.m. on the 1<sup>st</sup> and 3<sup>rd</sup> Monday of each month.

**City Council Meeting Date:** \_\_\_\_\_

**Requested Agenda Item:** \_\_\_\_\_

\_\_\_\_\_

**Please state your comment or concern (please be specific, providing documentation if available):**

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

**What action do you want the City Council to take?** \_\_\_\_\_

\_\_\_\_\_

**Will this project/item require City funding?** YES \_\_\_\_ NO \_\_\_\_ **If so, how much?** \_\_\_\_\_

**Name (please print):** \_\_\_\_\_

**Name (signature):** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Phone Number:** \_\_\_\_\_

.....  
*For City Official Use Only*

\_\_\_ Added to City Council Agenda. Date of City Council meeting: \_\_\_\_\_

\_\_\_ Referred to City Council Committee for Recommendation

City Council Action Taken: \_\_\_\_\_

\_\_\_\_\_

City Funds Authorized: \_\_\_\_\_

**City of St. Paul  
704 6<sup>th</sup> Street  
St. Paul, Nebraska 68873  
(308)754-4483**

**REQUEST FOR OPEN PUBLIC RECORDS**

**RECORD REQUEST INFORMATION (To be completed by Requestor – Please Print)**

Full Name: \_\_\_\_\_ (Phone) \_\_\_\_\_

Address: \_\_\_\_\_ (Street) \_\_\_\_\_ (City) \_\_\_\_\_ (State) \_\_\_\_\_ (Zip)

I hereby acknowledge that I am aware that under the terms of Neb. Rev. Stat. §84-712, I am authorized to examine public records not withheld from me under the terms of Neb. Rev. Stat. §84-712.04 or other appropriate statutes, and that I may make memoranda and abstracts therefrom during the hours the offices are normally open to the public.

I hereby declare that I do not intend to and will not:

- a. Use any list of names or addresses contained in or derived from the records or information for the purpose of selling or offering for sale any property or service to any person listed or to any person who resides at any address listed; or
- b. Sell, give, or otherwise make available to any person any list of names or addresses contained in or derived from the records or information for the purpose of allowing that person to sell or offer for sale any property or service to any person who resides at any address listed.

I hereby request a copy of the following public records:

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

Requestor Signature \_\_\_\_\_ Date \_\_\_\_\_ Email/Fax Number \_\_\_\_\_

*(Most records will be provided within four (4) full business days from the date of request.)*

**For Administrative Records**

The request for the above-named document(s) was granted and/or allowed to be examined.

Signed \_\_\_\_\_ Date \_\_\_\_\_

This request was denied, and the requesting party was issued a letter of denial in accordance with the provisions of Neb. Rev. Stat. §84-712.04.

Signed \_\_\_\_\_ Date \_\_\_\_\_

**YOUR COPY OF THIS FORM SHALL SERVE AS YOUR RECEIPT**

*If you have any questions about your record request, please contact the City Clerk's Office at (308) 233-3216.*



**City of St. Paul  
Citizen Complaint Form**

Name of person making complaint \_\_\_\_\_

Residential address \_\_\_\_\_

Postal address \_\_\_\_\_

Phone Number \_\_\_\_\_ Email address \_\_\_\_\_

**Complaint Details**

Date of Incident \_\_\_\_\_ Time \_\_\_\_\_

Location of Incident \_\_\_\_\_

Who/what is the subject of your complaint? \_\_\_\_\_

DETAILED summary of your complaint \_\_\_\_\_

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

**Witness Details (If applicable)**

Name of witness(es) \_\_\_\_\_

Address \_\_\_\_\_

\_\_\_\_\_

Phone Number of witness \_\_\_\_\_

**Complaint Outcome**

How would you like this issue resolved? \_\_\_\_\_

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

\_\_\_\_\_  
Signature of Complainant

\*\*\*\*\*

**Action taken by City**

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

## Connie Beck

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**From:** Slaughter, Brad <Bradley.Slaughter@psc.com>  
**Sent:** Thursday, July 29, 2021 8:16 AM  
**To:** Connie Beck  
**Subject:** Handouts for Council  
**Attachments:** 1 YR Note.XLS; 2 YR Note.XLS; Disclosure .pdf

Connie,

I hope you're staying cool out there this week, it's a hot one.

Attached please find the handouts I prepared for the Council.

I prepared a 1 and 2 year handout.

I will bring hard copies with me to the meeting. I look forward to seeing you all on Monday.

Have a great weekend!

### Brad Slaughter

Senior Vice President | Public Finance Investment Banking

Piper Sandler & Co.

2900 S 70<sup>th</sup> St. Suite 310 Lincoln, NE 68506

D 402 499 3709

E [bradley.slaughter@psc.com](mailto:bradley.slaughter@psc.com)

### PiperSandler.com

Piper Sandler is providing the information contained in this communication for discussion purposes only, and it is not intended to be and should not be construed as "advice" within the meaning of Section 15B of the Securities and Exchange Act of 1934. Nothing contained herein is intended to and should be construed to give rise to a municipal advisory, financial advisory or fiduciary relationship. In conveying this information, and unless circumstances otherwise indicate, Piper Sandler is presumptively acting as an underwriter or placement agent, in which Piper Sandler's primary role is to purchase securities for resale to investors or arrange for the placement of securities in an arm's-length commercial transaction between the Client and Piper Sandler. As underwriter or placement agent, Piper Sandler has financial and other interests that differ from those of the Client.

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**From:** Connie Beck <cjbeck@cityofstpaulne.org>  
**Sent:** Wednesday, July 28, 2021 8:37 AM  
**To:** Slaughter, Brad <Bradley.Slaughter@psc.com>  
**Subject:** RE: Wastewater Treatment Facility Interum Financing [EXTERNAL]  
**Importance:** High

Brad, I budgeted \$3 million for Fiscal Year 2021-2022, so probably just on \$3 million; thanks.

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**From:** Slaughter, Brad [<mailto:Bradley.Slaughter@psc.com>]  
**Sent:** Wednesday, July 28, 2021 8:34 AM  
**To:** Connie Beck  
**Subject:** RE: Wastewater Treatment Facility Interum Financing

Good morning Connie,

I had already planned to be there, you and I chatted about it in June. So I had it marked on my calendar and was planning to email you this week to verify.

Do you want me to prepare interim financing information based off of \$5m or \$3m? For 1 or 2 years, or both?

Thanks a bunch!

**Brad Slaughter**

Senior Vice President | Public Finance Investment Banking

**Piper Sandler & Co.**

2900 S 70<sup>th</sup> St. Suite 310 Lincoln, NE 68506

D 402 499 3709

E [bradley.slaughter@psc.com](mailto:bradley.slaughter@psc.com)

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**From:** Connie Beck <[cjbeck@cityofstpaulne.org](mailto:cjbeck@cityofstpaulne.org)>  
**Sent:** Wednesday, July 28, 2021 8:29 AM  
**To:** Slaughter, Brad <[Bradley.Slaughter@psc.com](mailto:Bradley.Slaughter@psc.com)>  
**Subject:** Wastewater Treatment Facility Interum Financing [EXTERNAL]  
**Importance:** High

Good morning Brad, would you be available to discuss the City's WWTF Interim Financing at the Monday, August 2, 2021 at 7:00 p.m. Council meeting; sorry for the late notice? Thank you.

*Connie Jo Beck  
City of St. Paul  
City Clerk/Deputy Treasurer  
704 6<sup>th</sup> Street  
St Paul NE 68873  
Telephone: (308)754-4483  
Fax: (308)754-5286*

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**CITY OF ST. PAUL, NEBRASKA**

**SEWER BANS, SERIES 2021**

**1 YEAR AMORTIZATION**

**Debt Service Schedule**

<b>Date</b>	<b>Principal</b>	<b>Coupon</b>	<b>Interest</b>	<b>Total P+I</b>
08/15/2021	-	-	-	-
02/15/2022	-	-	5,302.50	5,302.50
08/15/2022	3,030,000.00	0.350%	5,302.50	3,035,302.50
<b>Total</b>	<b>\$3,030,000.00</b>	<b>-</b>	<b>\$10,605.00</b>	<b>\$3,040,605.00</b>

**Yield Statistics**

Bond Year Dollars	\$3,030.00
Average Life	1.000 Years
Average Coupon	0.3500000%
Net Interest Cost (NIC)	1.1250000%
True Interest Cost (TIC)	1.1315835%
Bond Yield for Arbitrage Purposes	0.3500000%
All Inclusive Cost (AIC)	1.3347713%
<b>IRS Form 8038</b>	
Net Interest Cost	0.3500000%
Weighted Average Maturity	1.000 Years

**CITY OF ST. PAUL, NEBRASKA**

SEWER BANS, SERIES 2021

2 YEAR AMORTIZATION

**Debt Service Schedule**

Date	Principal	Coupon	Interest	Total P+I
08/15/2021	-	-	-	-
02/15/2022	-	-	6,060.00	6,060.00
08/15/2022	-	-	6,060.00	6,060.00
02/15/2023	-	-	6,060.00	6,060.00
08/15/2023	3,030,000.00	0.400%	6,060.00	3,036,060.00
<b>Total</b>	<b>\$3,030,000.00</b>	<b>-</b>	<b>\$24,240.00</b>	<b>\$3,054,240.00</b>

**Yield Statistics**

Bond Year Dollars	\$6,060.00
Average Life	2.000 Years
Average Coupon	0.4000000%
Net Interest Cost (NIC)	0.7875000%
True Interest Cost (TIC)	0.7913406%
Bond Yield for Arbitrage Purposes	0.4000000%
All Inclusive Cost (AIC)	0.8929536%

**IRS Form 8038**

Net Interest Cost	0.4000000%
Weighted Average Maturity	2.000 Years

# PIPER | SANDLER

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The information contained herein may include hypothetical interest rates or interest rate savings for a potential refunding. Interest rates used herein take into consideration conditions in today's market and other factual information such as credit rating, geographic location and market sector. Interest rates described herein should not be viewed as rates that Piper Sandler expects to achieve for you should we be selected to act as your underwriter or placement agent. Information about interest rates and terms for SLGs is based on current publically available information and treasury or agency rates for open-market escrows are based on current market interest rates for these types of credits and should not be seen as costs or rates that Piper Sandler could achieve for you should we be selected to act as your underwriter or placement agent. More particularized information and analysis may be provided after you have engaged Piper Sandler as an underwriter or placement agent or under certain other exceptions as describe in the Section 15B of the Exchange Act.

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## Connie Beck

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**From:** Chad Rupe <crupe@bankwithcitizens.com>  
**Sent:** Monday, August 2, 2021 8:11 AM  
**To:** Connie Beck  
**Cc:** Mike Rosander; Jeff Varney  
**Subject:** RE: offer letter

Hi Connie,

Based on an annual interest rate of 1.45%, it would be the equivalent of an \$43,935 interest payment annually or \$3,661.25 monthly interest based on a \$3,030,000 principal balance.

The interest rate would not change between a 1 year and a 2 year quote. So the payments would remain the same if the principal balance was the same.

This is simply the interest rate debt service (principal would be due on maturity) and does not include fees if needed for construction inspections, or attorney fees for bond preparation and associated documentation.

Thanks,

**Chad Rupe**

**Market President**

**NMLS #518138**

**Citizens Bank & Trust Co.**

**650 P Street**

**PO Box 624**

**Loup City, NE 68853**

**Telephone: 308/745-0573**

**FAX: 308/745-0578**



---

**From:** Connie Beck <[cjbeck@cityofstpaulne.org](mailto:cjbeck@cityofstpaulne.org)>  
**Sent:** Friday, July 30, 2021 11:29 AM  
**To:** Chad Rupe <[crupe@bankwithcitizens.com](mailto:crupe@bankwithcitizens.com)>  
**Subject:** RE: offer letter  
**Importance:** High

EXTERNAL EMAIL

That would be great Chad, then I can email it to the Mayor & Council Monday prior to the Council meeting. Thank you.

---

**From:** Chad Rupe [<mailto:crupe@bankwithcitizens.com>]  
**Sent:** Friday, July 30, 2021 10:09 AM

**To:** Connie Beck  
**Subject:** Re: offer letter

Yes, I am out of the office though right now so can I get it to you Monday morning?

Get [Outlook for iOS](#)

---

**From:** Connie Beck <[cjbeck@cityofstpaulne.org](mailto:cjbeck@cityofstpaulne.org)>  
**Sent:** Friday, July 30, 2021 10:04:06 AM  
**To:** Chad Rupe <[crupe@bankwithcitizens.com](mailto:crupe@bankwithcitizens.com)>  
**Subject:** RE: offer letter

EXTERNAL EMAIL

Chad, can you please give me an Interest Rate Debt Service quote on 3,030,000 for a one (1) Year and a two (2) Year RE: the WWTF to keep Company's comparable? Thanks.

-----Original Message-----

**From:** Chad Rupe [ <mailto:crupe@bankwithcitizens.com> ]  
**Sent:** Thursday, July 29, 2021 2:51 PM  
**To:** Connie Beck  
**Cc:** Jeff Varney; Mike Rosander; Jared Wetovick; Bobbi Placke  
**Subject:** FW: offer letter

Hi Connie,  
Thanks for the opportunity to bid on the city's wastewater treatment facility. Attached is the conditional offer letter.  
Best Regards,

Chad Rupe  
Market President  
NMLS #518138  
Citizens Bank & Trust Co.  
650 P Street  
PO Box 624  
Loup City, NE 68853  
Telephone: 308/745-0573  
FAX: 308/745-0578

**Connie Beck**

---

**From:** Connie Beck  
**Sent:** Friday, July 30, 2021 11:29 AM  
**To:** 'Chad Rupe'  
**Subject:** RE: offer letter

**Importance:** High

That would be great Chad, then I can email it to the Mayor & Council Monday prior to the Council meeting. Thank you.

---

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**Sent:** Friday, July 30, 2021 10:09 AM  
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**Subject:** Re: offer letter

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Get Outlook for iOS

---

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**Sent:** Friday, July 30, 2021 10:04:06 AM  
**To:** Chad Rupe <crupe@bankwithcitizens.com>  
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**From:** Chad Rupe [mailto:crupe@bankwithcitizens.com]  
**Sent:** Thursday, July 29, 2021 2:51 PM  
**To:** Connie Beck  
**Cc:** Jeff Varney; Mike Rosander; Jared Wetovick; Bobbi Placke  
**Subject:** FW: offer letter

Hi Connie,

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Best Regards,

Chad Rupe  
Market President  
NMLS #518138  
Citizens Bank & Trust Co.  
650 P Street  
PO Box 624  
Loup City, NE 68853  
Telephone: 308/745-0573  
FAX: 308/745-0578



July 29, 2021

City of Saint Paul.

Dear Mayor and Council,

Citizens Bank and Trust Co. appreciates your business and is pleased to offer tentative terms on the construction line of credit for the renovations of the city's wastewater treatment facility. The closed end line of credit for approximately \$5,500,000 would be for a period of 2 years at a fixed annual interest rate of 1.45% with principal payment due on maturity and interest due monthly for the interest accrued. This rate is conditional based on the current treasury rates at time of closing and no material change in the scope of work, no material change in financial conditions of the city, and approval of state grant or loan funding for the payoff at maturity of the construction line. This offer is also conditioned on the city council's approval of a bond anticipation note, or grant anticipation note for the general obligation bond or revenue bond securing this tentative offer. This offer is based on a scope of work at 30%. This offer is subject to rescission or change in terms if any of the above stated conditions is determined to have a material change at the sole discretion of Citizens Bank and Trust Co. This offer expires after 3 months from the date of this letter if not accepted in writing by the City of Saint Paul.

Sincerely,

A handwritten signature in cursive script that reads "Chad Rupe".

Chad Rupe

Market President

Citizens Bank and Trust Co.

721 7th Street  
P.O. Box 385  
St. Paul, NE 68873  
308-754-4426

650 P Street  
P.O. Box 624  
Loup City, NE 68853  
308-745-0573

1634 16th Street  
P.O. Box 177  
Central City, NE 68826  
308-946-3018

AGENDA ITEM REQUEST FORM

Anyone wishing to place an item on the City Council agenda must complete this form. The completed form must be submitted to the City Clerk, City of St. Paul, 704 6<sup>th</sup> Street, St. Paul, NE 68873 no later than Noon on the Wednesday prior to the City Council meeting. If the Wednesday prior to the City Council meeting is a holiday, the deadline is noon on the previous day. The City Council generally meets at 7:00 p.m. on the 1<sup>st</sup> and 3<sup>rd</sup> Monday of each month.

City Council Meeting Date: Monday, August 2, 2021

Requested Agenda Item: Discuss Civic Center East Parking Lot and Alley. Possible Action

Please state your Agenda Item (please be specific, providing documentation if available):

Property Owner Eric Montemagni to explain point of view regarding the Civic Center east parking lot and alley. Possible Action.

What action do you want the City Council to take? \_\_\_\_\_

Will this project/item require City funding? YES \_\_\_ NO X If so, how much? \_\_\_\_\_

Name (please print): Eric Montemagni

Name (signature): [Signature]

Address: \_\_\_\_\_

Phone Number: 308-750-3593

For City Official Use Only

\_\_\_ Added to City Council Agenda. Date of City Council meeting: \_\_\_\_\_

\_\_\_ Referred to City Council Committee for Recommendation

City Council Action Taken: \_\_\_\_\_

City Funds Authorized: \_\_\_\_\_

**REAL ESTATE PURCHASE AGREEMENT**

For valuable consideration, the St Paul Development Corporation, Inc, a Nebraska Non-Profit Corporation, (Grantor) agrees to sell and the City of St. Paul, Nebraska a Municipal Corporation, (Grantee) agrees to sell the following property subject to easements, restrictions and reservations of record:

**LOTS 7, 8, 9 BLOCK 18, ORIGINAL TOWN, SAINT PAUL, HOWARD COUNTY, NEBRASKA.**

1) The property shall be conveyed to Grantee at closing by a good and sufficient warranty deed conveying the property in fee simple, free of all liens, taxes for special improvements or special assessments, encumbrances, and restrictions except for easements and rights of way of record and except for the following restrictive covenant:

*Whereas the intended future use of the property is for public parking for the St. Paul Civic Center, Grantee agrees to purchase the property subject to a covenant running with the land that prohibits the future use of the property as a retail tire store and/or an automotive repair business.*

**TITLE INSURANCE**

2) Grantor agrees to furnish a title insurance policy insuring marketability. The cost of title insurance issued for this sale, if any, shall be paid one-half (1/2) by Grantee and one-half (1/2) by Grantor. Grantee agrees that should a valid title defect exist, that prevents the closing date of on or about November 2<sup>nd</sup>, 2018, Grantor has 60 days to correct said defect. If the title defects are not cured within 60 days, the Grantee, solely at Grantee's option, may declare this Agreement null and void, or Grantee may allow additional time to Grantor within which to cure the defects. Grantor agrees to convey to Grantee by warranty deed free and clear of all liens, encumbrances, special assessments levied or assessed, but subject to all easements, restrictions, and covenants now of record. The documentary stamp tax shall be paid by the Grantor. If Grantor refuses to cure any defects, the Grantee, in its sole discretion and option, may take action to cure the defects at Grantor's cost and expense, and a credit against the purchase price shall be given to the Grantee for the fair reasonable and necessary expenses incurred by the Grantee in curing the defects.

**PURCHASE PRICE**

3) The purchase price of the property is One Dollar (\$1.00).

**TAXES**

4) Grantor shall pay all real estate taxes to and including the year 2017. The 2018 real estate taxes shall be prorated to the date of closing. If applicable, grantee shall pay for taxes thereafter.

**CLOSING**

5) The closing of the sale shall be on or about November 2<sup>nd</sup>, 2018, however, closing may be continued for a reasonable time to cure defects of title, or as otherwise agreed by the parties.

At closing the parties shall pay the costs as follows:

- 1) Title insurance: ½ Grantee, ½ Grantor
- 2) Documenting transfer stamp taxes: Grantor
- 3) Filing fees and costs to cure title defects: Grantor
- 4) Each party shall pay their own Attorney's fees
- 5) Deed filing fees: Grantee

**POSSESSION**

6) Possession of the property shall be delivered to Grantee at closing.

**MISCELLANEOUS**

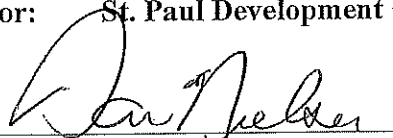
7) This agreement is based on Grantee's personal inspection or investigation of the Property. Grantee agrees to accept the Real Estate in its present condition, AS IS.

8) This Agreement shall in no manner be construed to convey the Real Estate or to give any right of possession. Risk of loss or damage to the Real Estate, prior to closing date, shall be the responsibility of Grantor.

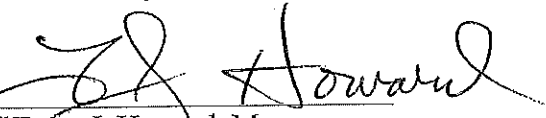
9) If Grantee fails to consummate this purchase according to the terms of this Agreement, Grantor may, at Grantor's option utilize such other legal remedies as are available to Grantor by reason of such failure.

Dated: October 15, 2018

Grantor: **St. Paul Development Corporation, Inc.**

By:   
Dan Nielsen, President

Grantee: **City of St. Paul, Nebraska**

By:   
Tracy J. Howard, Mayor



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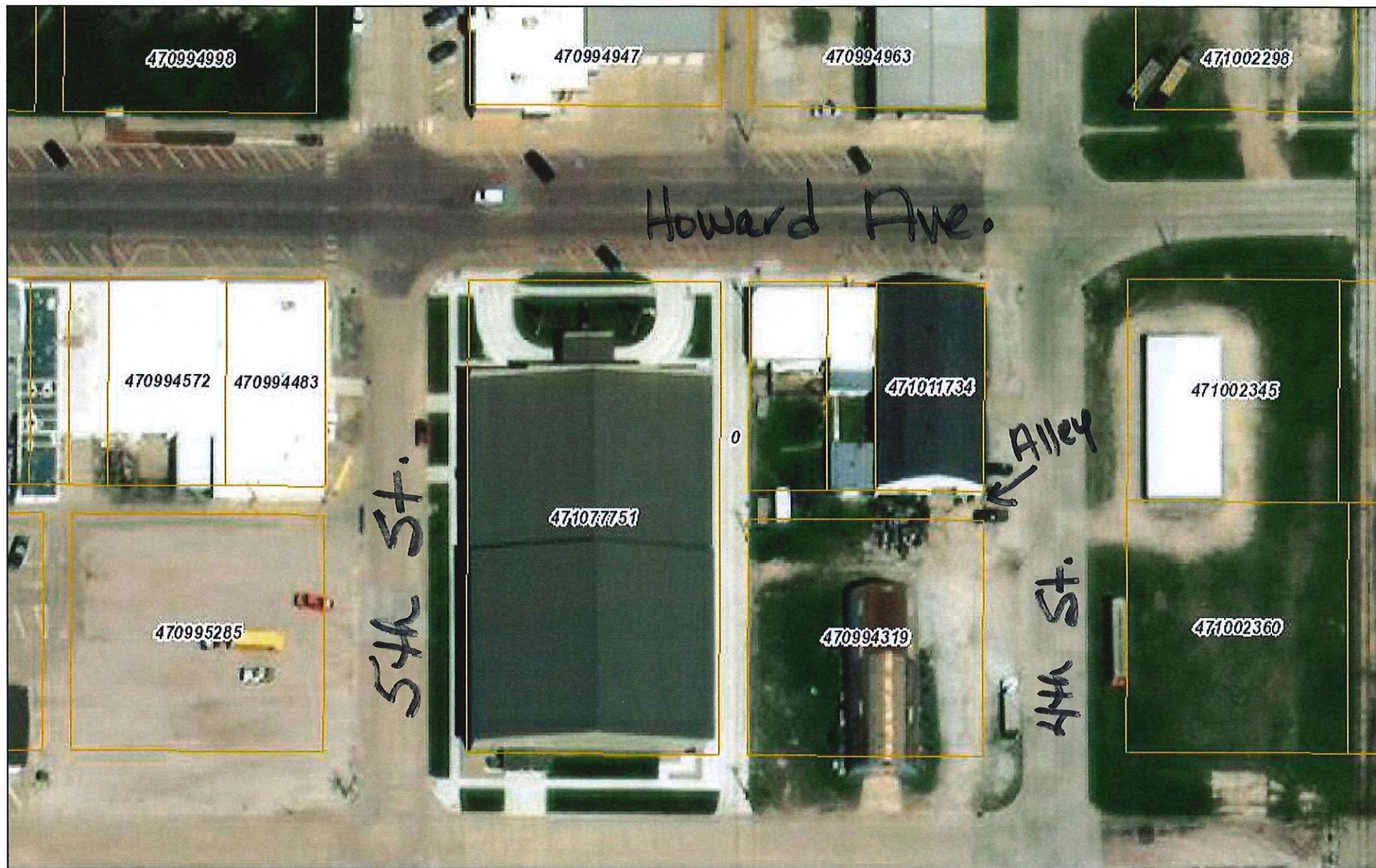
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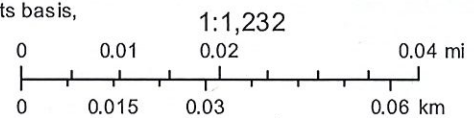
Property  
pin →



July 27, 2021  
13:42 PM

DISCLAIMER: This map is not intended for conveyances, nor is it a legal survey. The information is presented on a best-efforts basis, and should not be relied upon for making financial, survey, legal or other commitments.

 Parcels





Connie Beck

2021-2022

**From:** Vincent Christensen <vchristensen@christenseninsurance.com>  
**Sent:** Monday, June 28, 2021 4:30 PM  
**To:** Connie Beck  
**Subject:** EMS Life Quote  
**Attachments:** EMC Client Brochure.pdf; EMCNL Fire Dept. Program AD&D Benefits.pdf; Quoted Roster.pdf

Connie,

Please find attached the information regarding the EMS life insurance quote with EMC.

With this program, all rostered members (EMT's &/or Firefighters) are included in coverage, those over age 70 are at reduced benefits of 50%. This plan also has accidental death and dismemberment benefits, see attached, whereas the current does not.

The current plan when the insured turns 65 the death benefits reduce by 50% or the maximum benefit of \$7,500.

Quotes are based on the roster submitted of 47 members, with all members at full benefits.

**Our Quotes:**


**\$30,000 Option                      \$5,752.80 Total Annual Premium**

The program has a common renewal date of July 1. All mid-term applications will have an initial pro-rated term to the Common Renewal Date and then will be renewed at that time. This program does allow the additional inclusion of Board Members (Option #2), as well as Board Members & Permanent Municipal Employees (Option #3). There are no mid-term adjustments made to the premium, we will issue an endorsement for any additions/deletions to the roster, however no premium credit/invoice will be generated to the insured. Please let me know if you have any questions. Thank you!

Thank you,  
Vincent Christensen  
Christensen Insurance  
308-754-5467

 **Christensen Insurance**

*This communication, including attachments, is for the exclusive use of addressee and may contain proprietary, confidential or privileged information. If you are not the intended recipient, any use, copying, disclosure, dissemination or distribution is strictly prohibited. If you are not the intended recipient, please notify the sender immediately by return email and delete this communication and destroy all copies.*



Protect your Volunteer  
Fire/EMS Department  
with group insurance



## Nebraska Volunteer Fire Department Program

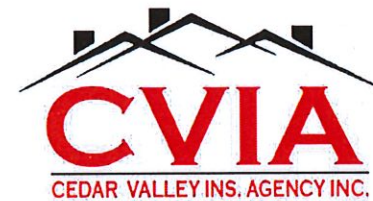
Cedar Valley Insurance Agency, Inc. (CVIA) has partnered with EMC National Life to offer a Group Term Life Insurance program specifically designed for Nebraska Volunteer Fire Departments/Rescue Squads.

Program details are included below. If you have any questions, please don't hesitate to Just Ask.

### Plan Features

- Face amounts available:
  - Option 1: \$10,000 with an annual premium of \$40.80\* per member
  - Option 2: \$15,000 with an annual premium of \$61.20\* per member
  - Other amounts are subject to Home Office pre-approval
- Governing board members and permanent municipal employees are also eligible for coverage
- Age reduction schedule of 50% at age 70+; coverage terminates when no longer eligible
- AD&D benefits (included at no additional cost)
  - Seat Belt: 10% of Basic AD&D up to \$10,000
  - Air Bag: 10% of Basic AD&D up to \$10,000
  - Repatriation: up to \$5,000
- Standard conversion privilege applies

\* Rates are guaranteed until July 1, 2019



To get started, contact:

**Brady Yosten**  
**Brian Yosten**

Brady.yosten@cedarvalleyins.com  
800-935-0366

Or, Your Local Agent:



Vincent Christensen  
vchristensen@christenseninsurance.com  
308-754-5467

This provides an overview only of the Group Term Life Insurance product. The policy, the riders and their provisions may vary or be unavailable in some states. Please refer to and read your state specific policy form ELP017 and rider forms carefully for all contractual provisions, benefits and limitations.



PO Box 9202  
Des Moines, IA 50306-9202  
800-232-5818  
www.EMCNationalLife.com

COUNT ON EMC TO MAKE LIFE EASY.

EMK794 (4-18)  
EMC, flag design and Count on EMC Reg. U.S. Pat. & Tm. Off.

## ACCIDENTAL DEATH AND DISMEMBERMENT BENEFITS

### BENEFITS

If an Insured suffers any of the losses shown in the Schedule of Losses and Benefits below, a Benefit will be paid in a lump sum. Your Death Benefit is paid to Your Beneficiary; Your or Your covered Dependent's, if applicable, Dismemberment Benefit is paid to You. But first We must receive proof of the following:

1. The Insured sustained an Accidental Injury which caused an insured loss;
2. The event causing the Accidental Injury occurred while the Insured was covered under the Policy; and
3. The insured loss occurred within 365 days after the date of the event causing the Accidental Injury.

<u>For loss of</u>	<u>Schedule of Losses and Benefits</u>	<u>Percentage of Principal Sum*</u>
Life		100%
Both Hands or Both Feet or Sight of Both Eyes		100%
One Hand and One Foot		100%
One Hand or One Foot and Sight of One Eye		100%
Speech and Hearing		100%
Paraplegia or Quadriplegia		100%
Triplegia		75%
Uniplegia		25%
Speech or Hearing		50%
One Hand or One Foot		50%
Sight of One Eye		50%
Thumb & Index finger of Same Hand		25%
Coma		1% per month

\*The "Principal Sum" is Your or Your covered Dependent's, if applicable, Accidental Death and Dismemberment Benefit amount shown in the Schedule.

For hands or feet, "loss" means dismemberment by severance at or above the wrist or ankle joint. For eyes, "loss" means the total and irrecoverable loss of sight.

For Coma, "loss" means an Accidental Injury which results in a Coma within 365 days after the date of the event causing the Accidental Injury, and the Insured is in a Coma for at least 31 consecutive days.

The Coma Benefit will be payable at 1% of the Principal Sum per month for the first 12 months the Insured remains in a Coma, following the initial 31 consecutive day period. At the end of the 12 months of payment, if the Insured remains in a Coma, We will pay a lump sum equal to the Principal Sum payable under the Accidental Death and Dismemberment Benefit amount less any partial payment(s) previously paid for any loss listed under the above Schedule of Losses and Benefits.

*Coma* means a profound state of unconsciousness from which the Insured cannot be aroused, even by powerful stimulation, as determined by a Physician.

No more than the Principal Sum will be paid for all of Your losses sustained in any one event causing the Accidental Injury.



Nebraska Volunteer Fire Dept. Life Insurance Program

Named Insured: City of St. Paul

Policy Number:

Effective Dates: to

<u>NAME ( Last, First)</u>	<u>D.O.B.</u>	<u>DEPT</u>	<u>BEN FORM</u>	<u>Beneficiary</u>	<u>LICENSE #</u>
Augustyn, Chad	6/11/1971	Firefighter	NO		
Bauer, Andrew	1/18/1991	Firefighter	NO		
Beck, Connie J.	3/21/1962	Firefighter	NO		
Becker, James	1/30/1972	Firefighter	NO		
Becker, Michael	8/11/1968	Firefighter	NO		
Becker, Nathan	11/4/1998	Firefighter	NO		
Benzel, Fredrick	10/22/1982	Firefighter	NO		
Bergman, Joel	1/24/1969	Firefighter	NO		
Bonczynski, Scott	1/7/1984	Firefighter	NO		
Brown, Chris	10/31/1974	Firefighter	NO		
Brown, James	4/14/1999	Firefighter	NO		
Busse, Brian E.	11/19/1963	Firefighter	NO		
Greenwalt, Scott	3/20/1980	Firefighter	NO		
Haggerty, Leo	2/27/1974	Firefighter	NO		
Huneke, Barrett	1/24/1990	Firefighter	NO		
Jaeger, Robert	8/30/1978	Firefighter	NO		
Koperski, Daniel	1/2/1983	Firefighter	NO		
Koperski, Ladonna	4/10/1971	Firefighter	NO		
Koperski, Patrick	2/3/1962	Firefighter	NO		
Kult, Kyle	8/27/1976	Firefighter	NO		
Labart, Keefe	3/26/2000	Firefighter	NO		
Landers, Robert	2/5/1971	Firefighter	NO		
Lassen, Hunter	12/27/2000	Firefighter	NO		
Meyer, Debra	9/10/1957	Firefighter	NO		
Meyer, Nathan	5/17/1982	Firefighter	NO		
Meyer, Nicholas	5/31/1986	Firefighter	NO		
Meyer, Rodney	3/22/1956	Firefighter	NO		
Mitteis, Jennifer	10/13/1988	Firefighter	NO		
Moslander, Tyler	3/12/1999	Firefighter	NO		

Mrkvicka, Monty	11/4/1974	Firefighter	NO
Mrkvicka, Thomas	8/18/2000	Firefighter	NO
Paczosa, Marcus	5/27/1966	Firefighter	NO
Paider, Derek	7/1/1981	Firefighter	NO
Pierson, Kari	6/23/1968	Firefighter	NO
Rodocker, Tjade	9/25/1994	Firefighter	NO
Seward, Shawn	5/1/1964	Firefighter	NO
Smith, Remington	5/29/1989	Firefighter	NO
Swanson, Joseph	12/17/1983	Firefighter	NO
Swanson, Stacie	7/18/1984	Firefighter	NO
Treat, Gale	6/9/2003	Firefighter	NO
Treat, Shon	1/14/1968	Firefighter	NO
Valasek, Heather	11/29/1988	Firefighter	NO
Williams, Travis	2/11/1988	Firefighter	NO
Wilson, Lisa	3/18/1972	Firefighter	NO
Wilson, Mark	5/6/1972	Firefighter	NO
Woodgate, Kyle	2/11/1993	Firefighter	NO
Wroblewski, Barbara	9/23/1956	Firefighter	NO

**SUMMARY OF CHANGES:**

CITY OF ST PAUL  
 \*VendorTransactions©

20-21

Vendor	980	UNITED LIFE INSURANCE COMPANY	Proj	Batch Name	Invoice	-----Checks-----	Refer	Po Nbr	Amount	
<b>20-21</b>										
3	DECEMBE	Cash Payment	E 36-10-130	INSURANCE	DisbDec7	067060	12/7/2020	9	\$107.28	
			EMT - J. Mitteis life insurance							0
2	NOVEMBE	Cash Payment	E 36-10-130	INSURANCE	DisbNov2	066967	11/2/2020	9	\$1,287.36	
			EMT - Life Insurance Premium							0
2	NOVEMBE	Cash Payment	E 31-10-130	INSURANCE	DisbNov2	066967	11/2/2020	9	\$3,432.96	
			Fire - Life Insurance Premium							0
Total 20-21									\$4,827.60	
<b>Vendor 980 UNITED LIFE INSURANCE COMPAN</b>									<b>\$4,827.60</b>	

FILTER: [Vendor Nbr]=980 and ([Act Year] = '20-21') and [Tran Nbr]<>15

**Connie Beck**

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**From:** Connie Beck  
**Sent:** Tuesday, July 27, 2021 6:30 PM  
**To:** Barb Wroblewski; Chris Brown; Connie Jo Beck; Debbie Meyer (ladyclipper@hotmail.com); Jacqueline Mayberry; Jeanette Wieser; Jennifer Mitteis; Joe Swanson; Joel Bergman; Kari Pierson; Kyle Kult; LaDonna Koperski; Mike Becker; Nate Meyer; Nicholas Meyer; Scott Greenwalt; Stacie Swanson; Tjade Rodocker  
**Subject:** Council Meeting on Monday, August 2, 2021 at 7:00 p.m. RE: Firefighter & EMS Life Insurance  
**Importance:** High

St. Paul EMT's and Firefighters, just as a REMINDER, please attend the City Council meeting on Monday, August 2, 2021 at 7:00 p.m. to discuss a new Life Insurance plan that has extra benefits through Christensen Insurance. Vincent Christensen will be giving a presentation. PLEASE SPREAD THE WORD TO THE EMTS AND FIREFIGHTERS; THIS IS IMPORTANT!!!

*Connie Jo Beck  
City of St. Paul  
City Clerk/Deputy Treasurer  
704 6<sup>th</sup> Street  
St Paul NE 68873  
Telephone: (308)754-4483  
Fax: (308)754-5286*

## Connie Beck

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**From:** Connie Beck  
**Sent:** Monday, July 12, 2021 11:13 AM  
**To:** Barb Wroblewski; Chris Brown; Connie Jo Beck; Debbie Meyer (ladyclipper@hotmail.com); Jacqueline Mayberry; Jeanette Wieser; Jennifer Mitteis; Joe Swanson; Joel Bergman; Kari Pierson; Kyle Kult; LaDonna Koperski; Mike Becker; Nate Meyer; Nicholas Meyer; Scott Greenwalt; Stacie Swanson; Tjade Rodocker; Chuck Schmid; 'Jerry Thompson'; Katie Kowalski; Mike Feeken  
**Cc:** Vincent Christensen  
**Subject:** Firefighter & EMS Life Insurance Meeting  
**Attachments:** Firefighter & EMS Life Insurance.pdf  
**Importance:** High

Fellow EMT's and Firefighters, just for your information, on Monday, August 2, 2021 at 7:00 p.m., Vincent Christensen from Christensen Insurance will be giving a presentation to the Mayor & City Council members RE: a new Life Insurance policy with EMC National Life for the St. Paul Firefighters and Rescue . This policy has additional perks versus the policy we have now with United Life. Please see the attached document that will be present at the meeting RE: EMC National Life Insurance. Currently, Fire & Rescue is paying \$4828 to United Life and the new policy with EMC would cost \$5753.

**PLEASE SPREAD THE WORD TO THE FIREFIGHTERS – NEED EMS & FIREFIGHTERS AT THE COUNCIL MEETING STATED ABOVE; THANKS EVERYONE!!!**

*Connie Jo Beck  
City of St. Paul  
City Clerk/Deputy Treasurer  
704 6<sup>th</sup> Street  
St Paul NE 68873  
Telephone: (308)754-4483  
Fax: (308)754-5286*

**Connie Beck**

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**From:** Connie Beck  
**Sent:** Sunday, July 18, 2021 7:01 PM  
**To:** Connie Beck  
**Subject:** Fwd: For Local Approval - St Paul x1 119770 Casey's General Store  
**Attachments:** St Paul x1 Casey's General Store - Krystal Carter.pdf; St Paul x1 - Casey's Retail Company Mgr App.pdf

8-2-21  
Agenda

Sent from my iPhone

Begin forwarded message:

**From:** Connie Beck <[cjbeck@cityofstpaulne.org](mailto:cjbeck@cityofstpaulne.org)>  
**Date:** July 15, 2021 at 7:34:43 PM CDT  
**To:** Connie Beck <[cjbeck@cityofstpaulne.org](mailto:cjbeck@cityofstpaulne.org)>  
**Subject:** Fwd: For Local Approval - St Paul x1 119770 Casey's General Store

Sent from my iPhone

Begin forwarded message:

**From:** "Steward, Lisa" <[Lisa.Steward@nebraska.gov](mailto:Lisa.Steward@nebraska.gov)>  
**Date:** July 15, 2021 at 4:24:18 PM CDT  
**To:** Connie Beck <[cjbeck@cityofstpaulne.org](mailto:cjbeck@cityofstpaulne.org)>  
**Subject:** For Local Approval - St Paul x1 119770 Casey's General Store

Dear Clerk,

Please present the attached application for manager to your City/Village Council or County Commissioners and send back the results of their action, either by email [lcc.frontdesk@nebraska.gov](mailto:lcc.frontdesk@nebraska.gov) or FAX 402-471-2814, within 45 days of this notice.

Thank you,

**Lisa Steward** - Staff Assistant I  
Nebraska Liquor Control Commission  
301 Centennial Mall South – 1<sup>st</sup> Floor  
PO Box 95046  
Lincoln, NE 68509  
Phone: (402) 471-4831 / Fax: (402) 471-2814  
Web: <https://lcc.nebraska.gov/>



STATE OF NEBRASKA

Pete Ricketts  
Governor

NEBRASKA LIQUOR CONTROL COMMISSION

**Hobert B. Rupe**  
Executive Director  
301 Centennial Mall South, 5<sup>th</sup> Floor  
P.O. Box 95046  
Lincoln, Nebraska, 68509-5046  
Phone (402) 471-2571  
Fax (402) 471-2814 or (402) 471-2374  
TSR USER 800-833-7252 (TTY)  
Web Address <http://www.lcc.nebraska.gov/>

Today's Date: July 15, 2021  
From: Lisa Steward  
To: City Clerk of St Paul

I have attached a copy of a **new corporate manager application** submitted to the Nebraska Liquor Control Commission. Please complete the following information below to **indicate your recommendation.**

Licensee Name: Casey's Retail Company  
Trade Name (DBA): Casey's General Store 3526  
License Number: D-119770  
Manager Name: Carter, Krystal M  
Due Date: August 30, 2021

- APPROVED
- NO LOCAL RECOMMENDATION
- DENIED

COMMENTS: (YOU MAY ATTACH MINUTES AND/OR ADDITIONAL NOTES)

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



Clerk's Name: \_\_\_\_\_ Date: \_\_\_\_\_

**Janice M. Wiebusch**  
Commissioner

**Bruce Bailey**  
Chairman

**Harry Hoch**  
Commissioner

**MANAGER APPLICATION  
INSERT - FORM 3c**

NEBRASKA LIQUOR CONTROL COMMISSION  
301 CENTENNIAL MALL SOUTH  
PO BOX 95046  
LINCOLN, NE 68509-5046  
PHONE: (402) 471-2571  
FAX: (402) 471-2814  
Website: www.lcc.nebraska.gov



**MUST BE:**

- ✓ Include copy of US birth certificate, naturalization paper or current US passport
- ✓ Nebraska resident. Include copy of voter registration card or print out document from Secretary of State website
- ✓ Fingerprinted. See form 147 for further information, read form carefully to avoid delays in processing, this form MUST be included with your application
- ✓ 21 years of age or older

**Corporation/LLC information**

Name of Corporation/LLC: CASEY'S RETAIL COMPANY

**Premise information**

Liquor License Number: 119770 Class Type \_\_\_\_\_ (if new application leave blank)

Premise Trade Name/DBA: CASEY'S GENERAL STORE 3526

Premise Street Address: 1013 2ND ST ST

City: ST. PAUL County: DOUGLAS Zip Code: 68007

Premise Phone Number: 4029641001

Premise Email address: MIKAEL.LAGE@CASEYS.COM

**The individual whose name is listed as a corporate officer or managing member as reported on insert form 3a or 3b or listed with the Commission. To see authorized officers or members search your license information [here](#).**

Julia J. Jackowski CASEY'S RETAIL COMPANY SECRETARY/OFFICER  
**SIGNATURE REQUIRED BY CORPORATE OFFICER / MANAGING MEMBER**  
(Faxed signatures are acceptable)



0400  
0219

**MANAGER APPLICATION  
INSERT - FORM 3c**

NEBRASKA LIQUOR CONTROL COMMISSION  
301 CENTENNIAL MALL SOUTH  
PO BOX 95046  
LINCOLN, NE 68509-5046  
PHONE: (402) 471-2571  
FAX: (402) 471-2814  
Website: www.lcc.nebraska.gov



**FORM MUST BE COMPLETELY FILLED OUT IN ORDER FOR APPLICATION TO BE PROCESSED**

**MANAGER MUST:**

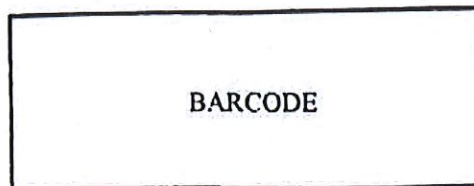
- Complete all sections of the application. Be sure it is signed by a **member or corporate officer**, corporate officer or member must be an individual on file with the Liquor Control Commission
- Fingerprints are required. See form 147 for further information, read form carefully to avoid delays in processing, this form **MUST** be included with your application.
- Provide a copy of one of the following: US birth certificate, naturalization papers or current US passport (even if you have provided this before)
- Be a registered voter in the State of Nebraska, include a copy of voter card or print document from Secretary of State website with application

Spouse who **will not** participate in the business, **spouse must:**

- Complete the Spousal Affidavit of Non Participation Insert (must be notarized). The non-participating spouse completes the top half, the manager completes the bottom half. **Be sure to complete both halves of this form.**
- Need not answer question #1 of the application

Spouse who **will** participate in the business, the **spouse must:**

- Sign the application
- Fingerprints are required. See form 147 for further information, read form carefully to avoid delays in processing, this form **MUST** be included with your application.
- Provide a copy of one of the following: birth certificate, naturalization papers or current US passport (even if you have provided this before)
- Be a registered voter in the state of Nebraska, include a copy of voter card with application
- Spousal Affidavit of Non Participation Insert not required



0460  
019

**Manager's information must be completed below PLEASE PRINT CLEARLY**

Last Name: CARTER First Name: KRYSTAL MI: M  
 Home Address: 1616 NW 54th Ct.  
 City: Lincoln County: Lancaster Zip Code: 68528  
 Home Phone Number: 515-782-2301  
 Driver's License Number & State: [REDACTED]  
 Social Security Number: [REDACTED]  
 Date Of Birth: [REDACTED] Place Of Birth: Lincoln Nebraska  
 Email address: KRYSTAL.CARTER@CASEYS.COM

Are you married? If yes, complete spouse's information (Even if a spousal affidavit has been submitted)

YES  NO


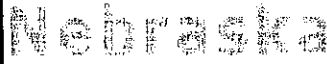
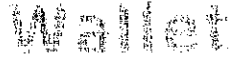
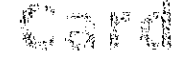

**Spouse's information**

Spouses Last Name: \_\_\_\_\_ First Name: \_\_\_\_\_ MI: \_\_\_\_\_  
 Social Security Number: \_\_\_\_\_  
 Driver's License Number & State: \_\_\_\_\_  
 Date Of Birth: \_\_\_\_\_ Place Of Birth: \_\_\_\_\_

**APPLICANT & SPOUSE MUST LIST RESIDENCE(S) FOR THE PAST TEN (10) YEARS**

APPLICANT			SPOUSE		
CITY & STATE	YEAR FROM	YEAR TO	CITY & STATE	YEAR FROM	YEAR TO
Palmyra, Ne.	2017	2018			
Bennet, Ne.	2011	2017			



General	Credential	Number	Earned	Expires
Krystal Marie Carter  230 monroe st  Bennet NE 68317  	STATE ALCOHOL  	RB-0139660  	06-22-2021  	06-22-2024  

City of St. Paul Regular Meeting  
704 6<sup>th</sup> Street  
St. Paul, NE 68873

**Monday, July 19, 2021**

A meeting of the Community Development Agency (CDA) and the Mayor and City Council of the City of St. Paul, Nebraska was held at City Hall in said City on Monday, July 19, 2021 at 7:00 p.m. Present were Mayor Joel M. Bergman and Council members Katie Kowalski, Jerry Thompson, Chuck Schmid & Mike Feeken. Absent: None. Notice of the meeting was given in advance thereof by publication in the Phonograph Herald, a legal newspaper published in said City and County. Notice of the meeting was also posted in four (4) public places. Notice of this meeting was communicated in the advance notice. All proceeds thereafter shown were taken while the convened meeting was opened to the attendance of the public.

Mayor Bergman opened the Community Development Agency (CDA) meeting at 7:00 p.m. with the "Pledge of Allegiance" and thanking the public for attending and announcing that the City of St. Paul abides by the "Open Meeting Act" as required by the NE State Statutes 84-1407 through 84-1414; Mayor Bergman also stated that the City Council may vote to go into Closed Session on any agenda item as allowed by NE State Statute 84-1410.

Council member Schmid moved to approve the Third Amendment to Redevelopment Agreement of the Dalton Meadows Subdivision project. The Third Amendment is entered into by and between the Community Development Agency of the City of St. Paul, Nebraska (CDA) and MAD Development LLC (Redeveloper). The Table in the Agreement requires that two (2) lots shall be developed for the first six (6) years. The development schedule shall be amended to show that the minimum development for year five (5) will be amended to require one (1) lot in the fifth (5th) year and year seven (7) shall be amended to require two (2) lots in the seventh (7th) year, as shown on the table. All other parts of Exhibit C Page 3 shall remain unchanged. Council member Thompson seconded the motion. Council members Kowalski, Thompson, Schmid & Feeken voted aye, nays none. Motion carried 4/0.

Mayor Bergman adjourned the Community Development Agency (CDA) meeting at 7:03 p.m.

**Mayor Bergman opened the regular City Council meeting at 7:03 p.m.**

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

There was an opportunity for individuals wishing to provide input on any of tonight's agenda items. Those individuals were asked to reserve time to speak.

**Nuisance regarding 108 Howard Avenue:** On Monday, June 21, 2021 the City Council moved to approve moving forward with the nuisance abatement process by sending a second notice, which was titled "NOTICE OF HEARING TO BE DETERMINED EXISTENCE OF PUBLIC NUISANCE AND TO ABATE IN WHOLE OR PART". On Monday, June 28, 2021 at 2:12 p.m. City Clerk Beck sent the second notice, along with the City Municipal Code regarding nuisances by certified mail to Todd and Michelle Padrnos. The "Notice of Hearing" is scheduled to be heard by the City Council on Monday, July 19, 2021 at 7:00 p.m. to determine if the premises constitutes a public nuisance subject to abatement. City Clerk Beck has not received the certified green slip from the US Postal Service regarding the delivery of the Padrnos second notice. Mr. Padrnos picked up the contents of the certified mail letter from the City Office the afternoon of July 19, 2021. **Mr. Padrnos was present to discuss his nuisance property with the Mayor and City Council. After reviewing Chief of Police Dan Howard's pictures concerning the property and having a lengthy discussion regarding citations, barking dogs, noise (loud music) and the cargo container, Council member Schmid moved to approve granting Mr. Padrnos 14 days to remedy the clutter on the property, along with removing the cargo container. In the future, the St. Paul Police Dept. will cite all violations according to the City Municipal Code. Council member Kowalski seconded the motion. Council members Kowalski, Thompson, Schmid & Feeken voted aye, nays none. Motion carried 4/0. Mr. Padrnos will address his east property line.**

Council member Schmid moved to approve Fritz Lee's Property Improvement application regarding 704 7th Street in the amount of \$5,000. The project includes the removal of broken concrete, including a sidewalk, driveway and an old gas pump foundation and replacing the area with new concrete. Council member Thompson seconded the motion. Council members Kowalski, Thompson, Schmid & Feeken voted aye, nays none. Motion carried 4/0.

Council member Schmid moved to approve the Consent Agenda Items: (1) June 2021 Treasurer's Report; (2) July 6, 2021 Council minutes; (3) July 12, 2021 zoning permits; (4) July 19, 2021 disbursements; (5) Well Permit regarding Derek and Sara Paider at 1215 Nelson Street; (6) Jeremy Gorecki attending a Water Backflow class to receive his Grade 6 license in Grand Island, NE on October 25 - 29, 2021; and (7) Ronnie Switzer attending a Region 12 American Backflow Prevention 33rd Annual One Day Workshop in Kearney, NE on Wednesday, August 4, 2021. Council member Thompson seconded the motion. Council members Kowalski, Thompson, Schmid & Feeken voted aye, nays none. Motion carried 4/0.

**Disbursement July 19, 2021**

911 Custom (uniforms)	\$724.91
ABPA Region 12 (education)	\$85.00
Advanced Climate Control (repair)	\$461.35
Aurora Coop (fuel)	\$999.14
Awards Plus (supplies)	\$13.75
BJ's Garage (repair)	\$750.00

Black Hills Energy (natural gas)	\$465.58
Border States Industries (supplies)	\$946.22
Central District Health Dept (lab)	\$102.00
City Lights (utilities)	\$11,971.50
Clearly (service)	\$192.74
Coca Cola Enterprises (concessions)	\$147.12
COR Managed Services (service)	\$800.00
Core & Main (supplies)	\$3,403.41
Custer County Recycling (service)	\$20.20
Danko Emergency Equip (supplies)	\$1,813.00
Filter Care (service)	\$26.45
Hawkins (chemicals)	\$1,700.86
Heartland Disposal (service)	\$5,500.91
Homestead Bank (ACH fee)	\$36.80
Hometown Market (supplies)	\$550.20
Ho. Co. Medical Center (lab)	\$58.00
Ho. Co. Register of Deeds (fees)	\$20.00
Jarecke Motors (repair)	\$651.14
Jerry's Sheet Metal (service)	\$190.00
Jim's Champlin (fuel)	\$2,094.54
John Deere Financial (supplies)	\$43.65
Loup Valley Supply (supplies)	\$45.95
Menards (supplies)	\$223.18
Mid-Nebraska Disposal (service)	\$3,582.92
Municipal Supply Inc. (supplies)	\$79.19
Nebraska Power Review Board (assessment)	\$335.90
OfficeNet (service, supplies)	\$428.10
One Call Concepts (service)	\$27.67
Open Caret (service)	\$200.00
Phonograph Herald (publication)	\$473.06
S E Smith & Sons (supplies)	\$165.33
Schaper & White (service)	\$485.41
Servi-Tech (lab)	\$144.25
St of NE Form 10 (tax)	\$17,686.60
United Healthcare (insurance)	\$27,092.64
United States Post Office (postage)	\$460.00

**Non-General Disbursements**

Civic: Charter/Spectrum (service)	\$192.95
Civic: St. Paul Robotics (Summer Rec)	\$180.00
Civic: S E Smith & Sons (supplies)	\$67.99
Civic: Sarah Townsend (Summer Rec)	\$880.00

Civic: City of St. Paul (utilities)	\$1,136.96
Civic: First Presbyterian Church (Summer Rec)	\$284.22
Sales Tax: St. Paul Dev. Corp. (Oper Funds)	\$30,000.00
Sales Tax: Transfer to Civic to Pay Off Civic Center Loan #50354	\$11,805.75
Civic: St. Paul Dev. Corp. (Reimb Summer Recreation Property Tax)	\$6,200.00
Civic: Homestead Bank (Pay Off Civic Pledge Loan)	\$11,805.75
Keno: Dept of Rev Charitable Gaming (2% April - June Tax)	\$7,223.00

Council member Kowalski moved to approve placing Jordan Solko's Elmwood Cemetery video on the St. Paul website. Council member Schmid seconded the motion. Council members Kowalski, Thompson, Schmid & Feeken voted aye, nays none. Motion carried 4/0. The Mayor and Council members expressed their gratitude, along with thanking Jordan Solko for the video.

Next on the agenda was the renewal for the 2021-2022 League Association of Risk Management (LARM) insurance. The item was tabled, due to the discussion from Council member Feeken and other Council members perhaps going out for competitive bids. City Clerk Beck or Deputy Clerk Berthelsen will explore other similar insurance company's. The City of St. Paul's LARM insurance coverage will expire October 1, 2023 according to the LARM resolution approved on July 20, 2020.

Council member Kowalski moved to approve COR Managed Services (Doug Cramer) request to update the City's wireless equipment in the Council Chamber and City Office, along with moving the City employee emails from a physical server to Office 365 Cloud; this is designed for cyber security. The cost to move 17 employee emails from the physical server to Office 365 Cloud would be an add cost of \$100 per month to the current agreement. There would be a one (1) time fee of \$1,000 to update the wireless equipment; and a one (1) time labor fee of \$1,400 to move the employee's email to Office 365 Cloud. The effective date would be October 1, 2021. Council member Schmid seconded the motion. Council members Kowalski, Thompson, Schmid & Feeken voted aye, nays none. Motion carried 4/0.

After Sergeant Scott Greenwalt spoke in regards to the Police Departments "On-Call" pay, Council member Kowalski moved to approve updating the "On-Call" pay for the City of St. Paul Police Department, with the stipulation that item #4, the "15" needs to be changed to read "previously mentioned". The "On-Call" policy for the Police Dept. will become retroactive to Friday, July 16, 2021. The new update includes: **(1)** When only one (1) Officer is scheduled to work during a 24 hour period, an Officer will receive two (2) hours of regular pay for being on call the remaining hours of that 24 hour period; **(2)** Holiday - When only one (1) Officer is scheduled to work during a 24 hour period, an Officer will receive three (3) hours of regular pay for being on call the remaining hours of that 24 hour period; **(3)** If called out when "On-Call", the pay is 1-1/2 times the regular pay for hours worked (two (2) hour minimum); and **(4)** Any "On-Call" time that an Officer has regarding the previously mentioned hours above shall be paid

at a rate of \$2.00 per hour. The "On-Call" hours will be utilized more for vacation and training hours. Council member Feeken seconded the motion. Council members Kowalski, Schmid & Feeken voted aye, Council member Thompson voted nay. Motion carried 3/1.

Council member Kowalski moved to approve voting in support of the City of St. Paul Clerk Connie Jo Beck as a potential nominee to the League Association of Risk Management (LARM) Board. The vote will take place at the Annual NE League of Municipality conference in September 2021. Council member Thompson seconded the motion. Council member Kowalski, Thompson, Schmid & Feeken voted aye, nays none. Motion carried 4/0.

Next on the agenda for discussion was the utilization of the St. Paul Civic Center east parking lot. Council member Feeken stated that when the City acquired the Civic Center east parking lot a Purchase Agreement was signed stating: *"Whereas the intended future use of the property is for public parking for the St. Paul Civic Center, Grantee agrees to purchase the property subject to a covenant running with the land that prohibits the future use of the property as a retail tire store and/or an automotive repair business"*. Council member Feeken stated that this needs to be recognized and remedied. Utility Superintendent Matt Helzer will visit with Thiel Tire (John Thiel) concerning the removal of tires and other items off City property. Mr. Thiel is welcome to attend a City Council meeting to discuss the matter.

Utility Superintendent Helzer updates included: (1) Senior Center LED message sign; Light Dept. will assist; (2) City's west parking lot repair; and (3) the recognition of the Olsson article in the NE Municipal Power Pool magazine regarding its mission of improving communities.

Chief of Police Dan Howard updates include: (1) City has another cat nuisance in town, along with a residential nuisance at 6<sup>th</sup> and Kendall Streets; (2) Sergeant Scott Greenwalt has done a great job in making the transition with Chief of Police Howard; and Mayor Joel Bergman stated that Ms. Moriah Rawlings will begin the NE Law Enforcement training in September 2021.

Council member Thompson reported on the parking areas regarding the closed railroad intersections; those areas need to be free from obstructions.

Utility Superintendent Helzer will check the railroad closing signs and possibly order new ones if necessary, due to the letters fading.

Council member Kowalski received positive comments regarding Chief of Police Dan Howard while she attended Grover Cleveland Alexander Days (GCA) Days.

Mayor Bergman updates included: (1) 2021-2022 Budget Workshop on Tuesday, July 20, 2021 (tomorrow) beginning at 5:30 p.m.; (2) 2021-2022 Budget "Public Input" meeting on Monday, August 9, 2021 beginning at 5:30 p.m.; (3) the City received the first half (1/2) of the American Rescue Plan (ARP) funds in the amount of \$206,483.30 on July 14, 2021; an ARP Account has been opened to transfer the funds. On August 16, 2021 at 6:00 p.m. the City will hold a public input meeting regarding the utilization of the ARP funds; and (4) Grover Cleveland Alexander (GCA) Days was a success.

For Public Announcements: Mayor Bergman stated that the Howard County Fair is going on currently. Utility Superintendent Helzer stated that the St. Paul Library will be closed July 26 – 28, 2021, due to the cleaning of carpets.

Mayor Bergman adjourned the City Council meeting at 8:19 p.m.

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Date

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Joel M. Bergman, Mayor

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Connie Jo Beck, City Clerk/Deputy Treasurer

**City of St Paul  
Special Council Meeting Minutes  
2021 – 2022 Budget Workshop**

**Tuesday, July 20, 2021, 5:30 p.m.**

A special meeting of the Mayor and City Council of the City of St. Paul, Nebraska was held at City Hall in said City on Tuesday, July 20, 2021 at 5:30 p.m. Present were Mayor Joel M. Bergman and Councilmembers: Katie Kowalski, Jerry Thompson, Chuck Schmid and Mike Feeken. Absent: None. Notice of the meeting was given in advance thereof by publication in the Phonograph Herald, a legal newspaper published in said City and County. Notice of the meeting was also posted in four (4) places. Notice of this meeting was communicated in the advance notice. All proceeds thereafter shown were taken while the convened meeting was opened to the attendance of the public.

Mayor Bergman opened the special meeting at 5:30 p.m., thanking the public for attending and announcing that the City of St. Paul abides by the Open Meetings Act, which is posted on the west wall as required by Nebraska State Law §84-1407 through §84-1414. Mayor Bergman also stated that the City Council may vote to go into Closed Session on any agenda item as allowed by NE State Law §84-1410.

A workshop took place to review the proposed City of St. Paul's 2021 – 2022 Budget; City Clerk Beck made necessary changes to the Departments pertaining to any additions, deletions or corrections from the Mayor and Councilmembers.

There was no further business to come before this session of the Council.

Mayor Bergman adjourned the workshop at 9:20 p.m.

DATE: \_\_\_\_\_

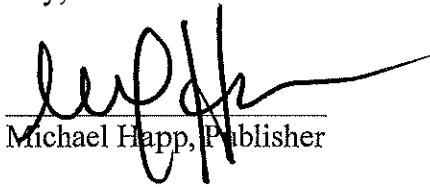
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Joel M. Bergman, Mayor

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Connie Jo Beck, City Clerk/Deputy Treasurer

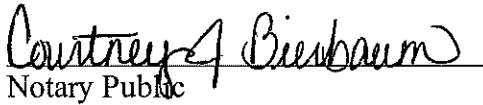
# Certificate of Publication

State of Nebraska  
Howard County

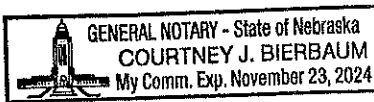
I, Michael C. Happ, being first duly sworn depose and say that I am the publisher of the Phonograph-Herald, a weekly newspaper published in an office maintained at St. Paul, Nebraska, in the said county and state, and in general circulation in said county, and that this newspaper has a bona fide circulation of more than three hundred copies weekly, and that it has been published in said county for fifty-two consecutive weeks next prior to the publication of the attached notice, and that this notice was published in said newspaper 1 consecutive week(s), the first publication thereof having been made in the issue of said paper dated the 14th day of July, 2021.

  
Michael Happ, Publisher

Subscribed in my presence and sworn to before me this 14th day of July, 2021.

  
Courtney J. Bierbaum  
Notary Public

My commission expires November 23, 2024.



No. of Lines 26 Publication Fee: \$ 7.60

## NOTICE OF TIME AND PLACE OF SPECIAL MEETING

Notice is hereby given that a special meeting of the Mayor and City Council of the City of Saint Paul, Nebraska, will be held Tuesday, July 20, 2021 at 5:30 p.m. in the City Council Chambers. This meeting will be open to the public. An agenda for such meeting is kept continually current and is available for public inspection at the office of the City Clerk at the City Utilities Office. The purpose of this meeting is for the 2021-2022 Budget Workshop.

Posted this 8th day of July, 2021.


Connie Jo Beck  
City Clerk

ZNEZ

CITY OF SAINT PAUL  
704 6<sup>TH</sup> STREET  
SAINT PAUL, NEBRASKA 68873

NOTICE OF TIME AND PLACE OF  
SPECIAL MEETING

NOTICE IS HEREBY GIVEN THAT A SPECIAL MEETING OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SAINT PAUL, NEBRASKA, WILL BE HELD **TUESDAY, JULY 20, 2021 at 5:30 P.M.** IN THE CITY COUNCIL CHAMBERS. THIS MEETING WILL BE OPEN TO THE PUBLIC. AN AGENDA FOR SUCH MEETING IS KEPT CONTINUALLY CURRENT AND IS AVAILABLE FOR PUBLIC INSPECTION AT THE OFFICE OF THE CITY CLERK AT THE CITY UTILITIES OFFICE. **THE PURPOSE OF THIS MEETING IS FOR THE 2021-2022 BUDGET WORKSHOP.** POSTED THIS 8TH DAY OF JULY, 2021.

  
\_\_\_\_\_  
CONNIE JO BECK  
CITY CLERK/DEPUTY TREASURER

**City of St Paul**  
**Special Council Meeting Minutes**  
(Purchase of City Police Vehicle)

**Thursday, July 22, 2021, 5:05 p.m.**

A special meeting of the Mayor and City Council of the City of St. Paul, Nebraska was held at City Hall in said City on Thursday, July 22, 2021 at 5:05 p.m. Present were Mayor Joel Bergman and Councilmembers: Jerry Thompson, Katie Kowalski, Chuck Schmid and Mike Feeken. Absent: none. Notice of the meeting was posted in four (4) public places. Notice of this meeting was communicated in the advance notice. All proceeds thereafter shown were taken while the convened meeting was opened to the attendance of the public.

Mayor Bergman opened the special meeting at 5:08 p.m., thanking the public for attending and announcing that the City of St. Paul abides by the Open Meetings Act, which is posted on the west wall as required by Nebraska State Law §84-1407 through §84-1414. Mayor Bergman also stated that the City Council may vote to go into Closed Session on any agenda item as allowed by NE State Law §84-1410.

The purpose of the meeting was to discuss and possibly approve the purchase of a used City Police vehicle.

Council member Feeken moved to approve purchasing a 2016 Ford Police Interceptor via online auction at a bid up to \$22,600. If the City is not successful in purchasing this vehicle by online auction, the Police Chief is authorized to spend up to \$22,600 on a similar Police Interceptor vehicle. Council member Kowalski seconded the motion. Council members Kowalski, Thompson, Schmid & Feeken voting aye, nays none. Motion carried 4/0.

There was no further business to come before this session of the Council.

Mayor Bergman adjourned the special meeting at 5:18 p.m.

DATE: \_\_\_\_\_

\_\_\_\_\_  
Joel M. Bergman, Mayor

\_\_\_\_\_  
Laura Berthelsen, Deputy City Clerk

St. Paul Planning Commission  
July 26, 2021  
Meeting Minutes

A meeting of the St. Paul Planning Commission was convened in open and public session on the 26<sup>th</sup> day of July, 2021 in the Council Chambers at the City office, 704 6<sup>th</sup> Street, St. Paul, Nebraska.

Chairman Jerry Woodgate called the meeting to order at 12:04 p.m. with a statement regarding the Open Meetings Act; which is posted on the west wall of the City Council chambers. The notice of the meeting was published in the Phonograph-Herald, a legal newspaper in Howard County, Nebraska. The agenda was sent to the Commission members prior to the meeting, and was posted in four (4) public places. Commission members present: Chairman Jerry Woodgate, Connie Becker, Arvilla Jacobs, and Tyler Solko. Commission member absent: Tony Walch. Also present Zoning Administrator Matt Helzer, Laura Berthelsen (minutes).

Commission member Becker moved to approve the July 12, 2021 meeting minutes. Commission member Solko seconded the motion. Commission members Becker, Jacobs, Solko, and Woodgate voted aye, nays none. Motion carried 4/0.

Zoning Administrator Helzer presented the following zoning permit applications:

- (a) 2021-24 City of St. Paul – wall sign at 954 13<sup>th</sup> Avenue
- (b) 2021-25 St. Paul Senior Center – electronic wall sign at 808 Howard Avenue
- (c) 2021-26 Bret & Kelly Stoltenberg – covered porch at 1503 Elm Street
- (d) 2021-27 Dan & Carrie Vech – house at 1241 Gordon Way
- (e) 2021-28 Fritz Lee – fence at 408 Davis Street

Commission member Solko moved to approve Zoning Permit applications 2021-24 through 2021-28. Commission member Jacobs seconded the motion. Commission members Becker, Jacobs, Solko, and Woodgate voted aye. Nays none. Motion carried 4/0.

The next St. Paul Planning Commission meeting is set for Monday, August 30, 2021 at 12:00 p.m. (noon).

Chairman Woodgate adjourned the meeting at 12:18 p.m.

Sincerely,

Matthew T. Helzer  
Zoning Administrator

Jerry Woodgate  
Chairman

Laura Berthelsen  
Planning Secretary

Zoning Classification AGR Value \$ 500<sup>00</sup> PERMIT NUMBER 2021-24  
FEE \$50.00 CASH      CHECK#     

**APPLICATION FOR A SIGN PERMIT**

**St. Paul, Nebraska:** DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all required information is furnished.

Business Owner/Applicant City of St. Paul Property Owner City of St. Paul  
Address 704 6<sup>th</sup> Street Address 704 6<sup>th</sup> Street  
City, State, Zip St. Paul, NE 68873 Phone Number 308-754-4483  
Phone Number 308-754-4483 Cell Phone     

Complete Legal Description of the Property Tract of land in the SW 1/4 of 34-15-10 (3.16 acres)

Address of Business 954 13<sup>th</sup> Avenue St. Paul, NE 68873

Size of Proposed Sign 9' x 3'

Type of Sign Wall Sign

Sign Construction/Material Metal and plastic

Where will sign be located on the property West wall of main shop

Distance from <sup>South</sup> Front property line 80' Rear property line     

Distance from <sup>West</sup> Side property line 40' Second Side property line     

Is there a utility easement on either the back or side property? NO

Approximately when will construction Start July 2021 Finish July 2021

To Whom Should the Improvements be assessed?     

Contact Utility Superintendent at (308) 754-4483 regarding Inspection. Matt Helzer Date of visit 7-13-21  
(Matt Helzer's signature)

Recommendations needed before approval:     

**For Office Use Only:**

Is the proposed use permitted within this zoning district? X YES      NO

Does the proposed use meet all the required setback distances? X YES      NO

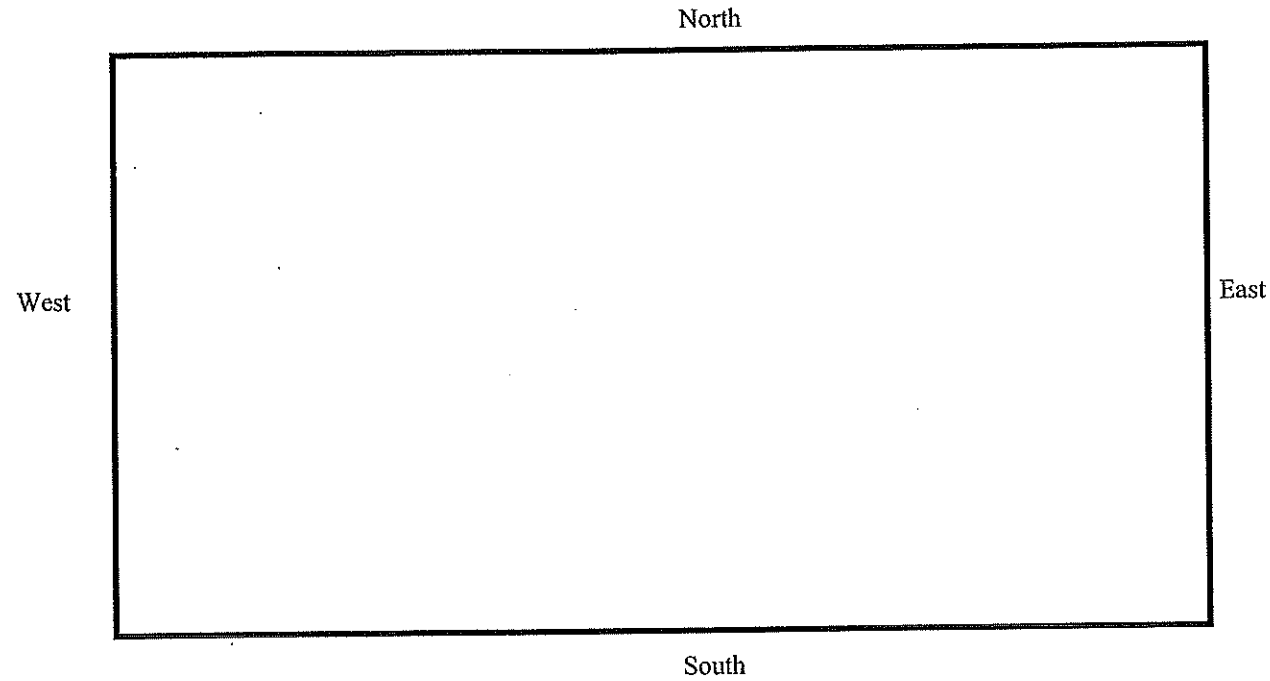
Is a conditional use required for the proposed use?      YES X NO

Has a Conditional Use Permit been issued for this proposed use?      YES X NO

If yes, when does it expire?

PERMIT NUMBER 2021-24

Site Plan Sketch:



Street Name: North boundary \_\_\_\_\_ South boundary \_\_\_\_\_  
 Street Name: West boundary \_\_\_\_\_ East boundary \_\_\_\_\_

Indicate, by drawing, the shape and dimensions of the land, shape and dimensions of all existing and proposed building and structures and the distances from the proposed building and structures to all lot lines (from road frontages, side and rear lot lines). Show the location of roads fronting the property. **MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING – CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED.**

The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. **This permit is valid for one (1) year from approval date and work must be started within the first 6 months.**

The signature also indicates permission granted to the Zoning Administrator to inspect the construction site in which this permit is granted at any time until construction is completed.

Signature of Applicant Matthew Helzer Date 7-13-21

For Office Use Only:

Permit is Approved \_\_\_\_\_ Denied \_\_\_\_\_ Date \_\_\_\_\_  
 \_\_\_\_\_ Zoning Administrator

Reasons for Denial: \_\_\_\_\_

2021-24



Zoning Classification B1 Value \$ 2400 PERMIT NUMBER 2021-25  
FEE \$50.00 CASH      CHECK#     

APPLICATION FOR A SIGN PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all required information is furnished.

Business Owner/Applicant St. Paul Senior Center Property Owner City of St. Paul

Address 808 Howard Ave. Address 704 6<sup>th</sup> Street St. Paul, NE 68873

City, State, Zip St. Paul, NE 68873 Phone Number 308-754-4483

Phone Number 308 754-5452 Cell Phone     

Complete Legal Description of the Property W 62' of 5 1/2 Blocks 77 OT St. Paul

Address of Business 808 Howard Ave

Size of Proposed Sign 36" x 70"

Type of Sign LED Message Sign

Sign Construction/Material Metal

Where will sign be located on the property South side by front door

Distance from Front <sup>South</sup> property line 1' Rear <sup>North</sup> property line 114'

Distance from Side <sup>East</sup> property line 28' Second Side <sup>West</sup> property line 28'

Is there a utility easement on either the back or side property? NO

Approximately when will construction Start July 2021 Finish Aug 2021

To Whom Should the Improvements be assessed?     

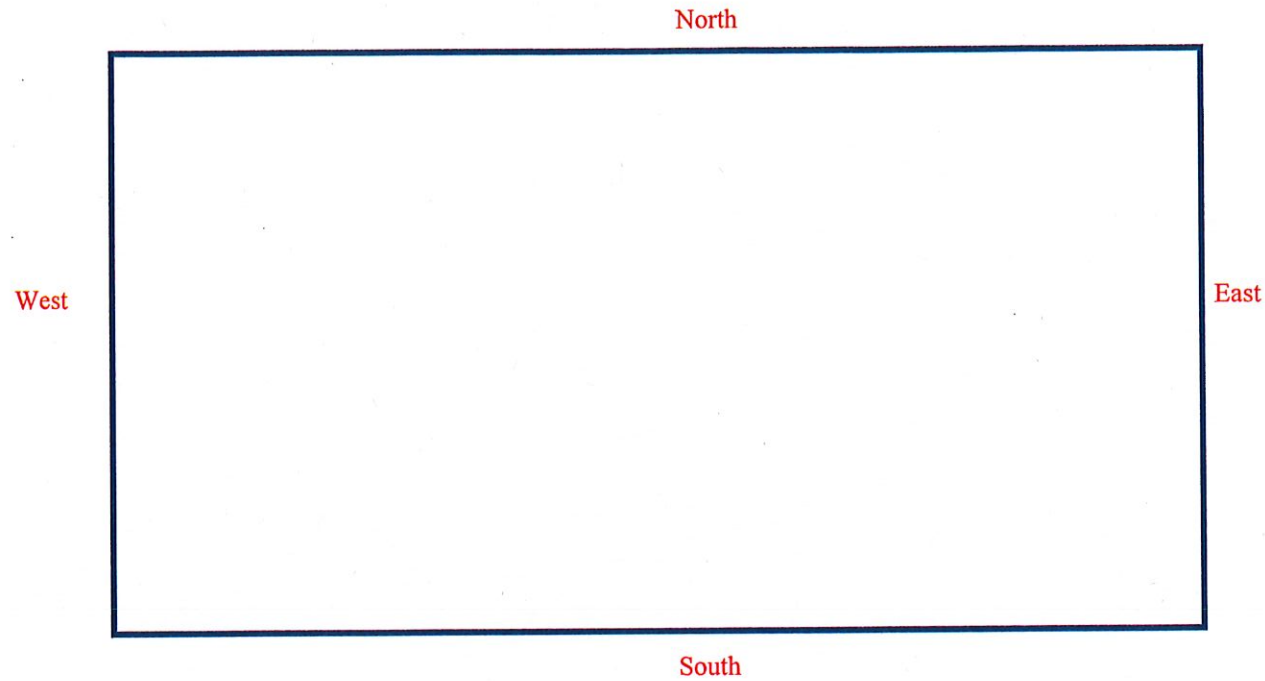
Contact Utility Superintendent at (308) 754-4483 regarding Inspection. Matt Helzer Date of visit 7-19-21  
*(Matt Helzer's signature)*

Recommendations needed before approval:     

For Office Use Only:

Is the proposed use permitted within this zoning district?       YES       NO  
Does the proposed use meet all the required setback distances?       YES       NO  
Is a conditional use required for the proposed use?      YES       NO  
Has a Conditional Use Permit been issued for this proposed use?      YES       NO  
If yes, when does it expire?

Site Plan Sketch:



Street Name: North boundary \_\_\_\_\_ South boundary \_\_\_\_\_  
 Street Name: West boundary \_\_\_\_\_ East boundary \_\_\_\_\_

Indicate, by drawing, the shape and dimensions of the land, shape and dimensions of all existing and proposed building and structures and the distances from the proposed building and structures to all lot lines (from road frontages, side and rear lot lines). Show the location of roads fronting the property. **MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING – CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED.**

The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. This permit is valid for one (1) year from approval date and work must be started within the first 6 months.

**The signature also indicates permission granted to the Zoning Administrator to inspect the construction site in which this permit is granted at any time until construction is completed.**

Signature of Applicant Matt Helzer - City of St. Paul Date 7-19-21

**For Office Use Only:**

Permit is Approved \_\_\_\_\_ Denied \_\_\_\_\_ Date \_\_\_\_\_  
 \_\_\_\_\_  
 Zoning Administrator

Reasons for Denial: \_\_\_\_\_  
 \_\_\_\_\_

2021-25



2021-25



**LED Sign: Size 69" x 36"** **MADE IN USA**  
With Domestic & Foreign Parts  
**Multicolor • Programmable • Scrolling**  
**With Wireless Remote Keyboard • Top Quality**

Retail \$4,299.95  
**Our Low Price**  
**● \$2,385.00**  
**Free Shipping**

*2 to 3 weeks*

*155 tax*  

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*\* 25.40*

*888-883-7740*

*Tom Ben*

Zoning Classification R-1 Value \$ 4800.00 PERMIT NUMBER 2021-26  
FEE \$25.00 CASH  CHECK# 9511

APPLICATION FOR A RESIDENTIAL ZONING PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all required information is furnished.

Property Owner Bret & Kelly Stoltenberg Contractor McCarty Construction  
Address 1503 Elm Street Address 1745 N. Hills Est.  
City, State, Zip St. Paul, NE 68873 Phone Number 308-750-2563  
Phone Number 308-571-0111 Cell Phone —  
Complete Legal Description of the Property lot 1 exc tract block 1 Kelly Add. St. Paul  
Address of Construction Site 1503 Elm St. In the Flood Plain? NO  
(If none, one must be registered with the City of St. Paul)

Proposed Structure Porch Dimension of Structure 7x16  
Distance from Front property line 15' Rear property line 48'  
Distance from Side property line 40' Second Side property line 52'

Is there a utility easement on either the back or side property? NO  
Approximately when will construction Start Mid-August Finish 2 weeks  
Contact Utility Superintendent at (308) 754-4483 regarding Inspection. Matt Helzer Date of visit 7-19-21  
*(Matt Helzer's signature)*

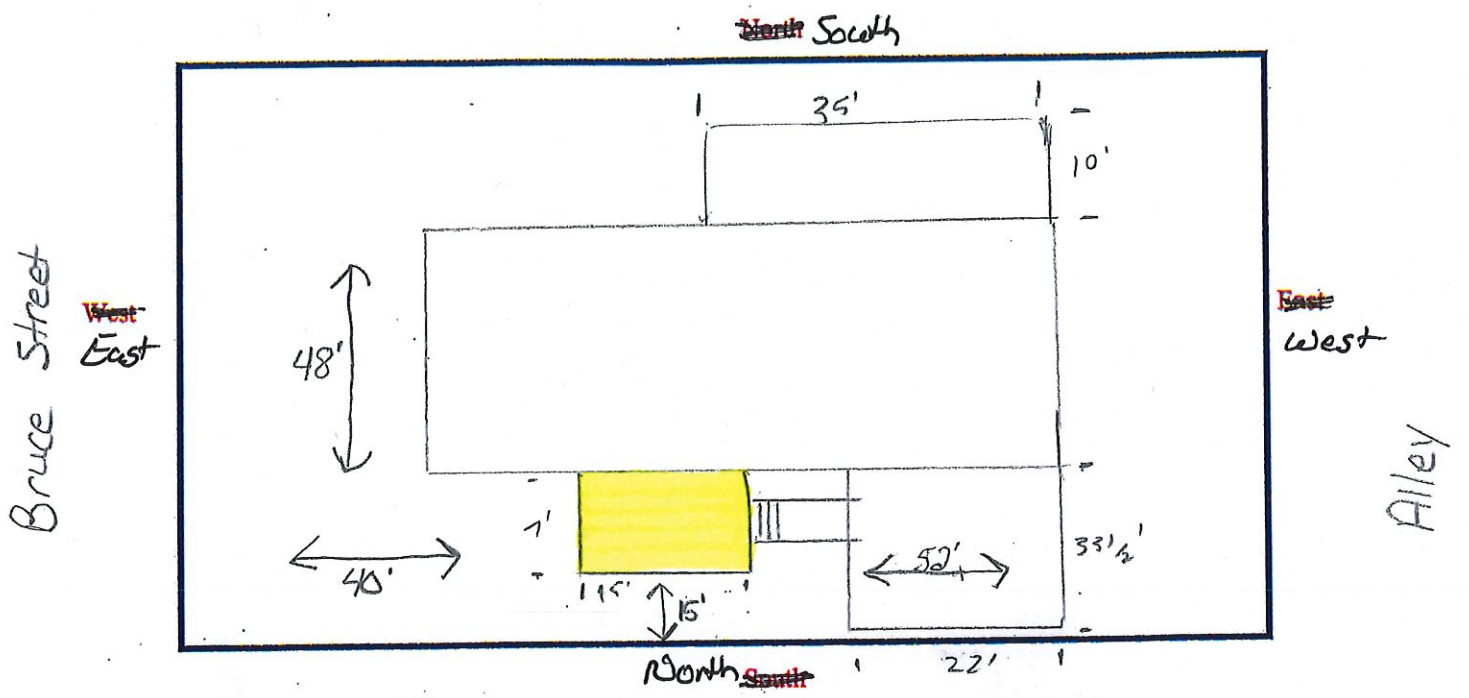
Recommendations needed before approval: \_\_\_\_\_

For Office Use Only:

Is the proposed use permitted within this zoning district?  YES  NO  
Does the proposed use meet all the required setback distances?  YES  NO  
Is a conditional use required for the proposed use?  YES  NO  
Has a Conditional Use Permit been issued for this proposed use?  YES  NO  
If yes, when does it expire? \_\_\_\_\_

(One Mile radius outside city limits) If the structure is a residence on less than 10 acres, indicate the date this property was platted as a separate parcel \_\_\_\_\_ Name of the Lot Split or Subdivision \_\_\_\_\_

Site Plan Sketch:



Street Name: North boundary Elm South boundary \_\_\_\_\_  
 Street Name: West boundary \_\_\_\_\_ East boundary Bruce

Indicate, by drawing, the shape and dimensions of the land, shape and dimensions of all existing and proposed building and structures and the distances from the proposed building and structures to all lot lines (from road frontages, side and rear lot lines). Show the location of roads fronting the property. **MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING - CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED.**

The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. **This permit is valid for one (1) year from approval date and work must be started within the first 6 months.**

The signature also indicates permission granted to the Zoning Administrator to inspect the construction site in which this permit is granted at any time until construction is completed.

Signature of Applicant Bert Stolley Date 7-14-21

**For Office Use Only:**  
 Permit is Approved \_\_\_\_\_ Denied \_\_\_\_\_ Date \_\_\_\_\_  
 \_\_\_\_\_ Zoning Administrator

Reasons for Denial: \_\_\_\_\_

Zoning Classification AGR Value \$ 490,000 PERMIT NUMBER 2021-27  
FEE \$25.00 CASH  CHECK# 3314

APPLICATION FOR A RESIDENTIAL ZONING PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all required information is furnished.

Property Owner Dan and Carrie Vech Contractor Starkey Construction  
Address 1422 Bruce St Address \_\_\_\_\_  
City, State, Zip St Paul, NE 68873 Phone Number \_\_\_\_\_  
Phone Number 308-380-4900 Cell Phone \_\_\_\_\_

Complete Legal Description of the Property CSP TWP) (#156-1) Part of W 1/2 SE 1/4 2-14-10 (9.24 Acres)

Address of Construction Site 1221 Gordon Way  
(If none, one must be registered with the City of St. Paul) In the Flood Plain? NO LOMA

Proposed Structure House Dimension of Structure 75 X 87

Distance from Front property line 300' (East) Rear property line 896' (West)

Distance from Side property line 150' (North) Second Side property line 75' (South)

Is there a utility easement on either the back or side property? NO

Approximately when will construction Start Aug 21 Finish Aug 22

Contact Utility Superintendent at (308) 754-4483 regarding Inspection. Matt Helzer Date of visit 7-20-21  
(Matt Helzer's signature)

Recommendations needed before approval: \_\_\_\_\_

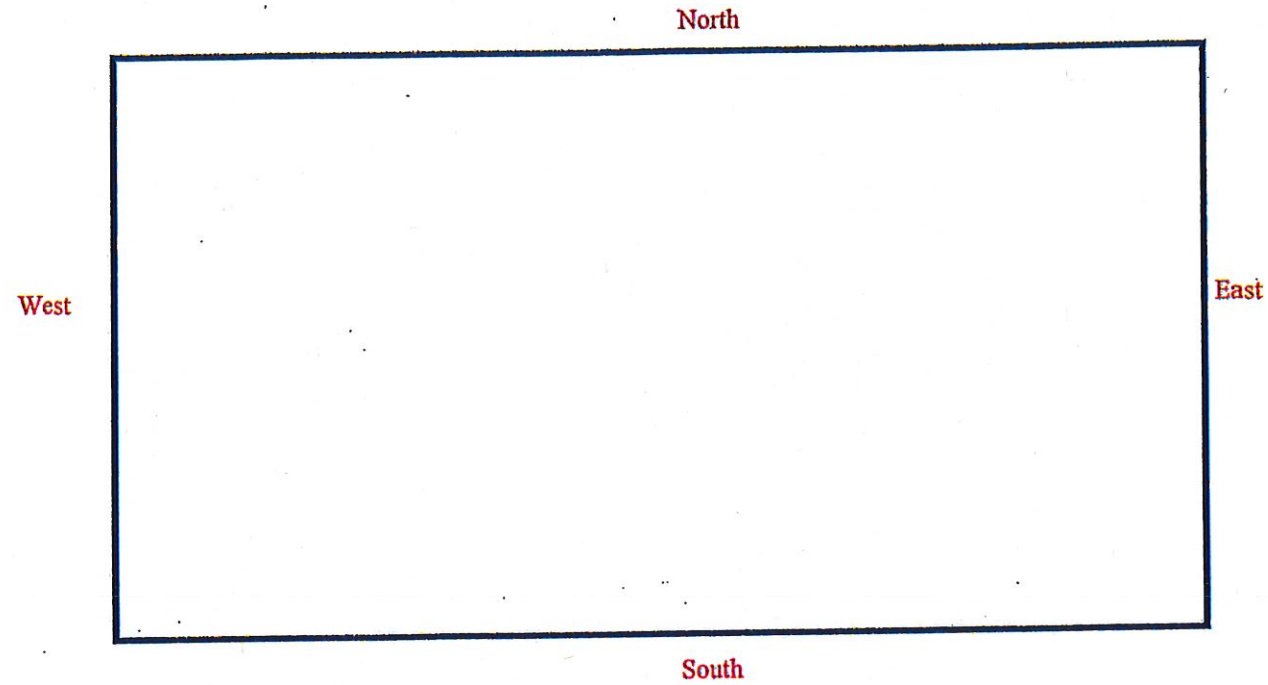
For Office Use Only:

Is the proposed use permitted within this zoning district?  YES  NO  
Does the proposed use meet all the required setback distances?  YES  NO  
Is a conditional use required for the proposed use?  YES  NO  
Has a Conditional Use Permit been issued for this proposed use?  YES  NO  
If yes, when does it expire? \_\_\_\_\_

(One Mile radius outside city limits) If the structure is a residence on less than 10 acres, indicate the date this property was platted as a separate parcel \_\_\_\_\_ Name of the Lot Split or Subdivision \_\_\_\_\_

PERMIT NUMBER 2021-27

Site Plan Sketch:



Street Name: North boundary \_\_\_\_\_ South boundary \_\_\_\_\_  
 Street Name: West boundary \_\_\_\_\_ East boundary \_\_\_\_\_

Indicate, by drawing, the shape and dimensions of the land, shape and dimensions of all existing and proposed building and structures and the distances from the proposed building and structures to all lot lines (from road frontages, side and rear lot lines). Show the location of roads fronting the property. **MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING – CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED.**

**The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. This permit is valid for one (1) year from approval date and work must be started within the first 6 months.**

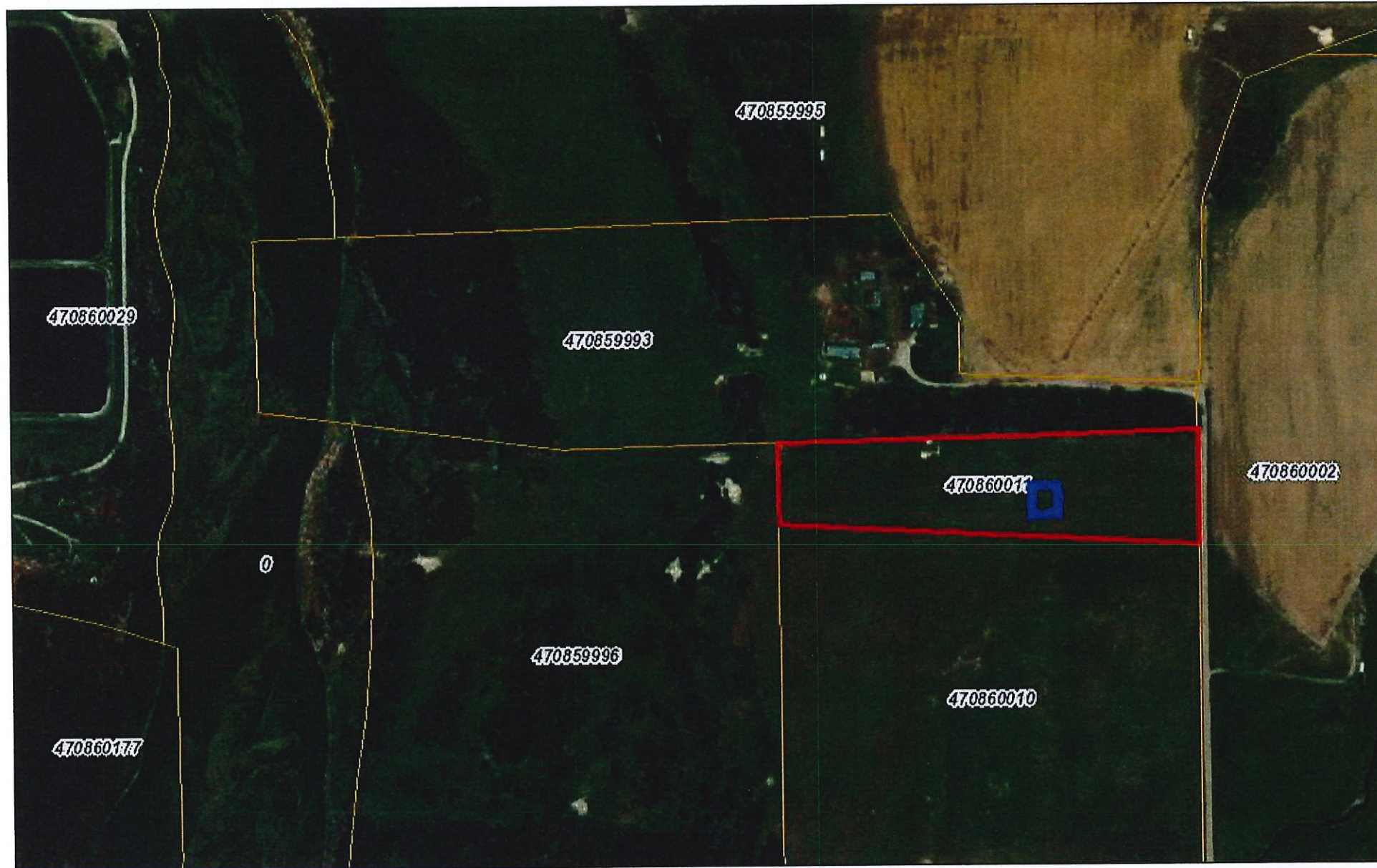
**The signature also indicates permission granted to the Zoning Administrator to inspect the construction site in which this permit is granted at any time until construction is completed.**

Signature of Applicant *[Handwritten Signature]* Date 7-20-21

**For Office Use Only:**

Permit is Approved \_\_\_\_\_ Denied \_\_\_\_\_ Date \_\_\_\_\_  
 \_\_\_\_\_ Zoning Administrator

Reasons for Denial: \_\_\_\_\_  
 \_\_\_\_\_

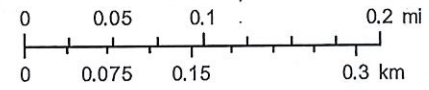


July 20, 2021  
12:21 PM

DISCLAIMER: This map is not intended for conveyances, nor is it a legal survey. The information is presented on a best-efforts basis, and should not be relied upon for making financial, survey, legal or other commitments.

1:6,864

□ Parcels



2021-27

# SURVEY ELEVATION EXHIBIT

PART OF THE WEST HALF OF THE  
SOUTHEAST QUARTER (W1/2, SE1/4) OF SECTION 2, TOWNSHIP  
14 NORTH, RANGE 10 WEST, HOWARD COUNTY, NEBRASKA

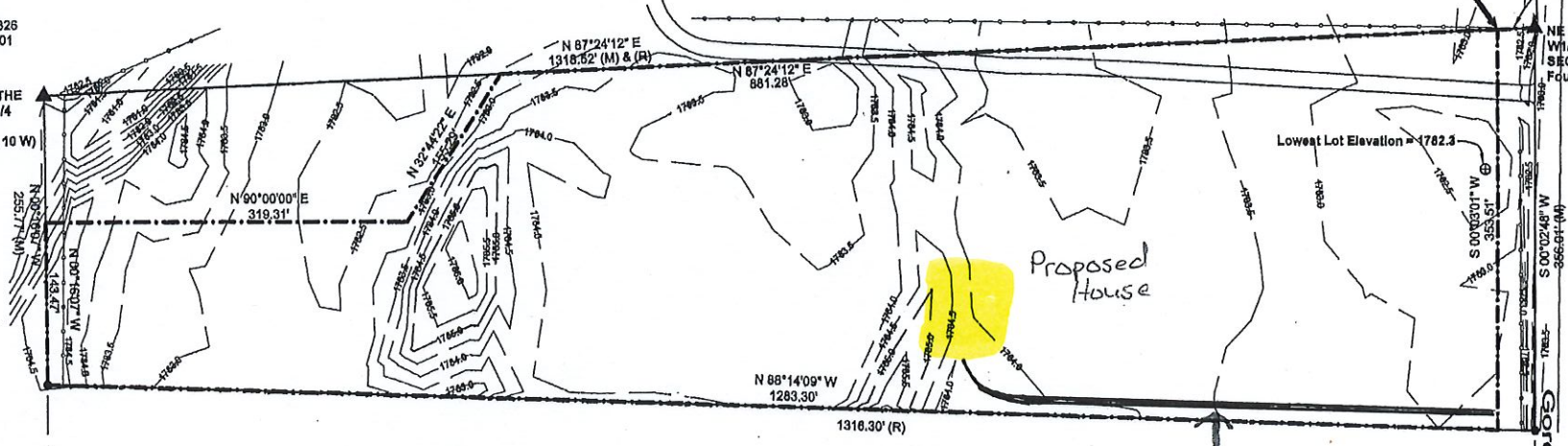


LAND SURVEYING  
P.O. BOX 173  
Central City, NE 68826  
Phone: 308-846-3601

NW CORNER OF THE  
W1/2 OF THE SE1/4  
(C 1/4 CORNER)  
SEC. 2 (T. 14 N, R 10 W)  
Found #810 Cap

POINT OF BEGINNING

S 87°24'12" W  
33.00'  
NE CORNER OF THE  
W1/2 OF THE SE1/4  
SEC. 2 (T. 14 N, R 10 W)  
Found #810 Cap



Driveway

Gordon Way

### L.O.M.A. LEGAL PROPERTY DESCRIPTION:

A portion of Section 2, Township 14 North, Range 10 West, 6th Principal Meridian, as described in the Warranty Deed, recorded in Book 18, Pages 3782 and 3783, in the Office of the County Clerk, Howard County, Nebraska

The portion of property is more particularly described by the following metes and bounds:

COMMENCING at the Northeast corner of the West Half of the Southeast Quarter of Section 2; thence South 87°24'12" West a distance of 33.00 feet to the POINT OF BEGINNING; thence South 00°03'01" West a distance of 353.51 feet; thence North 88°14'09" West a distance of 1283.30 feet; thence North 00°16'07" West a distance of 143.47 feet; thence North 90°00'00" East a distance of 319.31 feet; thence North 32°44'22" East a distance of 155.29 feet; thence North 87°24'12" East a distance of 881.28 feet to the POINT OF BEGINNING.

### LEGEND

- ▲ = Section Corner (See Description)
- = Corner Found
- = Spot Elevation
- × = Calculated Point
- (M) = Measured Distance
- (R) = Recorded Distance

Scale: 1" = 100'

### SURVEYOR'S NOTES:

1. This Exhibit was prepared only shows major improvements and existing elevations.
2. The Exhibit shown hereon is not intended for engineering or architecture design.
3. Benchmark: ML0152 (BM Reset), Elev. = 1786.2 NAVD'88.
4. All elevations shown hereon are at NAVD 1988 datum.



The accompanying Exhibit is a representation of the conditions that were found at the time of the survey and is subject and that the document does not constitute a boundary survey and is subject to any inaccuracies that a subsequent boundary survey may disclose. The information shown on the exhibit should not be used to establish any structures or improvements. The measurements of Elevations are based NAVD 1988 Datum.

*Jamie L. Blodgett* 7/7/2021  
Date: \_\_\_\_\_  
Jamie L. Blodgett  
License Number 610  
Pages covered by this seal 1

DATE OF SURVEY 6/23/2021 JOB NUMBER 17034F



# Federal Emergency Management Agency

Washington, D.C. 20472

2021-27

## LETTER OF MAP AMENDMENT DETERMINATION DOCUMENT (REMOVAL)

COMMUNITY AND MAP PANEL INFORMATION		LEGAL PROPERTY DESCRIPTION
COMMUNITY	HOWARD COUNTY, NEBRASKA (Unincorporated Areas)	A portion of Section 2, Township 14 North, Range 10 West, 6th Principal Meridian, as described in the Warranty Deed recorded in Book 18, Pages 3782 and 3783, in the Office of the County Clerk, Howard County, Nebraska  The portion of property is more particularly described by the following metes and bounds:
	COMMUNITY NO: 310446	
AFFECTED MAP PANEL	NUMBER: 31093C0275D	COMMENCING at the Northeast corner of the West Half of the Southeast Quarter of Section 2; thence South 87°24'12"
	DATE: 7/7/2014	
FLOODING SOURCE: MIDDLE LOUP RIVER		APPROXIMATE LATITUDE & LONGITUDE OF PROPERTY: 41.213504, -98.427243 SOURCE OF LAT & LONG: GPS DATUM: NAD 83

### DETERMINATION

LOT	BLOCK/ SECTION	SUBDIVISION	STREET	OUTCOME WHAT IS REMOVED FROM THE SFHA	FLOOD ZONE	1% ANNUAL CHANCE FLOOD ELEVATION (NAVD 88)	LOWEST ADJACENT GRADE ELEVATION (NAVD 88)	LOWEST LOT ELEVATION (NAVD 88)
--	--	--	Gordon Way	Portion of Property	X (shaded)	--	--	1782.3 feet

**Special Flood Hazard Area (SFHA)** - The SFHA is an area that would be inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood).

**ADDITIONAL CONSIDERATIONS** (Please refer to the appropriate section on Attachment 1 for the additional considerations listed below.)

LEGAL PROPERTY DESCRIPTION  
PORTIONS REMAIN IN THE SFHA/FLOODWAY  
eLOMA DETERMINATION

This document provides the Federal Emergency Management Agency's determination regarding a request for a Letter of Map Amendment for the property described above. Using the information submitted and the effective National Flood Insurance Program (NFIP) map, we have determined that the described portion(s) of the property(ies) is/are not located in the SFHA, an area inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood). This document amends the effective NFIP map to remove the subject property from the SFHA located on the effective NFIP map; therefore, the Federal mandatory flood insurance requirement does not apply. However, the lender has the option to continue the flood insurance requirement to protect its financial risk on the loan. A Preferred Risk Policy (PRP) is available for buildings located outside the SFHA. Information about the PRP and how one can apply is enclosed.

This determination is based on the flood data presently available. If there are any errors on this eLOMA Determination Letter that cause FEMA to rescind and/or nullify the determination the property owner should consult the Licensed Professional that submitted this eLOMA. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, Attn: North Wind Resource Partners (NWRP) eLOMA Coordinator, 3601 Eisenhower Avenue, Alexandria, VA 22304-4605, Fax: 703-751-7415.

Luis V. Rodriguez, P.E., Director  
Engineering and Modeling Division  
Federal Insurance and Mitigation Administration

eLOMA



## Federal Emergency Management Agency

Washington, D.C. 20472

2021-27

**LETTER OF MAP AMENDMENT  
DETERMINATION DOCUMENT (REMOVAL)**  
ATTACHMENT 1 (ADDITIONAL CONSIDERATIONS)

**LEGAL PROPERTY DESCRIPTION (CONTINUED)**

West a distance of 33.00 feet to the POINT OF BEGINNING; thence South 00°03'01" West a distance of 353.51 feet; thence North 88°14'09" West a distance of 1283.30 feet; thence North 00°16'07" West a distance of 143.47 feet; thence North 90°00'00" East a distance of 319.31 feet; thence North 32°44'22" East a distance of 155.29 feet; thence North 87°24'12" East a distance of 881.28 feet to the POINT OF BEGINNING.

This attachment provides additional information regarding this request. If you have any questions about this attachment, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, Attn: North Wind Resource Partners (NWRP) eLOMA Coordinator, NWRP eLOMA Coordinator, 3601 Eisenhower Ave., Alexandria, VA 22304-6439, Fax: 703-751-7415

Luis V. Rodriguez, P.E., Director  
Engineering and Modeling Division  
Federal Insurance and Mitigation Administration

eLOMA



# Federal Emergency Management Agency

Washington, D.C. 20472

2021-27

## LETTER OF MAP AMENDMENT DETERMINATION DOCUMENT (REMOVAL)

ATTACHMENT 1 (ADDITIONAL CONSIDERATIONS)

### Portion of Property Removal:

The following considerations may or may not apply to the determination for your Portion of Property:

**PORTIONS OF THE PROPERTY REMAIN IN THE SFHA and/or FLOODWAY** - Portions of this property, but not the subject of the Determination document, may remain in the Special Flood Hazard Area (SFHA) and/or the regulatory floodway for the flooding source indicated on the Determination Document. The NFIP regulatory floodway is the area that must remain unobstructed in order to prevent unacceptable increases in base flood elevations. Therefore, no construction may take place in an NFIP regulatory floodway that may cause an increase in the base flood elevation. Therefore, any future construction or substantial improvement on the property remains subject to Federal, State/Commonwealth, and local regulations for floodplain management. The NFIP regulatory floodway is provided to the community as a tool to regulate floodplain development. Modifications to the NFIP regulatory floodway must be accepted by both the Federal Emergency Management Agency (FEMA) and the community involved. Appropriate community actions are defined in Paragraph 60.3(d) of the NFIP regulations. Any proposed revision to the NFIP regulatory floodway must be submitted to FEMA by community officials. The community should contact either the Regional Director (for those communities in Regions I-IV, and VI-X), or the Regional Engineer (for those communities in Region V) for guidance on the data which must be submitted for a revision to the NFIP regulatory floodway. Contact information for each regional office can be obtained by calling the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or from our web site at <https://www.fema.gov/regional-contact-information>

**STUDY UNDERWAY** - This determination is based on the flood data presently available. However, the Federal Emergency Management Agency may be currently revising the National Flood Insurance Program (NFIP) map for the community. New flood data could be generated that may affect this property. If a new NFIP map is issued it will supersede this determination. The Federal requirement for the purchase of flood insurance will then be based on the newly revised NFIP map.

**EXTRATERRITORIAL JURISDICTION** - The subject of the determination is shown on the National Flood Insurance Program map and may be located in an Extraterritorial Jurisdiction area for the community indicated on the Determination Document.

This attachment provides additional information regarding this request. If you have any questions about this attachment, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, Attn: North Wind Resource Partners (NWRP) eLOMA Coordinator, NWRP eLOMA Coordinator, 3601 Eisenhower Ave., Alexandria, VA 22304-6439, Fax: 703-751-7415

Luis V. Rodriguez, P.E., Director  
Engineering and Modeling Division  
Federal Insurance and Mitigation Administration

eLOMA



## Federal Emergency Management Agency

Washington, D.C. 20472

2021-27

**LETTER OF MAP AMENDMENT  
DETERMINATION DOCUMENT (REMOVAL)**

ATTACHMENT 1 (ADDITIONAL CONSIDERATIONS)

**GREAT LAKES** - The Federal Emergency Management Agency (FEMA) has based this determination on elevation data which is published in the current Flood Insurance Study for the community. However, the elevations established in the U.S. Army Corps of Engineers (USACE) reports on the Great Lakes are the best available data known to us. If in the future there are any subsequent map revisions to the National Flood Insurance Program map and the USACE reports remain the best available data known, FEMA will use those elevations for any such revisions. Further, be advised that the elevations on the Flood Insurance Rate Map (FIRM) may only reflect the Stillwater elevation for the lake and may not account for the effects of wind driven waves or wave run-up. On-site conditions such as wind speed, wind direction, fetch distance, water depth and the slope of the beach or bluff may result in significant increases to the base flood elevation. Therefore, it is strongly recommended that the requestor be aware of these circumstances and, if warranted, evaluate the effects of wind driven waves along the shoreline of the property.

**STATE AND LOCAL CONSIDERATIONS** - Please note that this document does not override or supersede any State or local procedural or substantive provisions which may apply to floodplain management requirements associated with amendments to State or local floodplain zoning ordinances, maps, or State or local procedures adopted under the National Flood Insurance Program.

**COASTAL BARRIER RESOURCE SYSTEM** - Based upon information provided to FEMA by the U.S. Fish and Wildlife Service (USFWS), the subject property may be within a System Unit or an Otherwise Protected Area (OPA) of the John H. Chafee Coastal Barrier Resource System (CBRS). Federal flood insurance is generally not available within the CBRS for new construction or substantial improvements occurring after the flood insurance prohibition date (which is generally tied to the date that the area was first established as either a System Unit or OPA, but may differ in some cases). Other federal expenditures and financial assistance (including certain types of disaster assistance) are also restricted within System Units of the CBRS. The USFWS is the authoritative source for information regarding the CBRS. Additional information, including the CBRS Mapper, can be found on the USFWS website at: <https://www.fws.gov/cbra>.

This attachment provides additional information regarding this request. If you have any questions about this attachment, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, Attn: North Wind Resource Partners (NWRP) eLOMA Coordinator, NWRP eLOMA Coordinator, 3601 Eisenhower Ave., Alexandria, VA 22304-6439, Fax: 703-751-7415

Luis V. Rodriguez, P.E., Director  
Engineering and Modeling Division  
Federal Insurance and Mitigation Administration

eLOMA



# Federal Emergency Management Agency

Washington, D.C. 20472

2021-27

## ADDITIONAL INFORMATION REGARDING LETTERS OF MAP AMENDMENT

When making determinations on requests for Letters of Map Amendment (LOMAs), the Department of Homeland Security's Federal Emergency Management Agency (FEMA) bases its determination on the flood hazard information available at the time of the determination. Requesters should be aware that flood conditions may change or new information may be generated that would supersede FEMA's determination. In such cases, the community will be informed by letter.

Requesters also should be aware that removal of a property (parcel of land or structure) from the Special Flood Hazard Area (SFHA) means FEMA has determined the property is not subject to inundation by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood). This does not mean the property is not subject to other flood hazards. The property could be inundated by a flood with a magnitude greater than the base flood or by localized flooding not shown on the effective National Flood Insurance Program (NFIP) map.

The effect of a LOMA is it removes the Federal requirement for the lender to require flood insurance coverage for the property described. The LOMA *is not* a waiver of the condition that the property owner maintain flood insurance coverage for the property. *Only* the lender can waive the flood insurance purchase requirement because the lender imposed the requirement. *The property owner must request and receive a written waiver from the lender before canceling the policy.* The lender may determine, on its own as a business decision that it wishes to continue the flood insurance requirement to protect its financial risk on the loan.

The LOMA provides FEMA's comment on the mandatory flood insurance requirements of the NFIP as they apply to a particular property. A LOMA is not a building permit, nor should it be construed as such. Any development, new construction, or substantial improvement of a property impacted by a LOMA must comply with all applicable State and local criteria and other Federal criteria.

If a lender releases a property owner from the flood insurance requirement, and the property owner decides to cancel the policy and seek a refund, the NFIP will refund the premium paid for the current policy year, provided that no claim is pending or has been paid on the policy during the current policy year. The property owner must provide a written waiver of the insurance requirement from the lender to the property insurance agent or company servicing his or her policy. The agent or company will then process the refund request.

Even though structures are not located in an SFHA, as mentioned above, they could be flooded by a flooding event with a greater magnitude than the base flood. In fact, more than 25 percent of all claims paid by the NFIP are for policies for structures located outside the SFHA in Zones B, C, X (shaded), or X (unshaded). More than one-fourth of all policies purchased under the NFIP protect structures located in these zones. The risk to structures located outside SFHAs is just not as great as the risk to structures located in SFHAs. Finally, approximately 90 percent of all federally declared disasters are caused by flooding, and homeowners insurance does not provide financial protection from this flooding. Therefore, FEMA encourages the widest possible coverage under the NFIP.

2021-27

The NFIP offers two types of flood insurance policies to property owners: the low-cost Preferred Risk Policy (PRP) and the Standard Flood Insurance Policy (SFIP). The PRP is available for 1- to 4-family residential structures located outside the SFHA with little or no loss history. The PRP is available for townhouse/rowhouse-type structures, but is not available for other types of condominium units. The SFIP is available for all other structures. Additional information on the PRP and how a property owner can qualify for this type of policy may be obtained by calling the Flood Insurance Information Hotline, toll free, at 1-800-427-4661. Before making a final decision about flood insurance coverage, FEMA strongly encourages property owners to discuss their individual flood risk situations and insurance needs with an insurance agent or company.

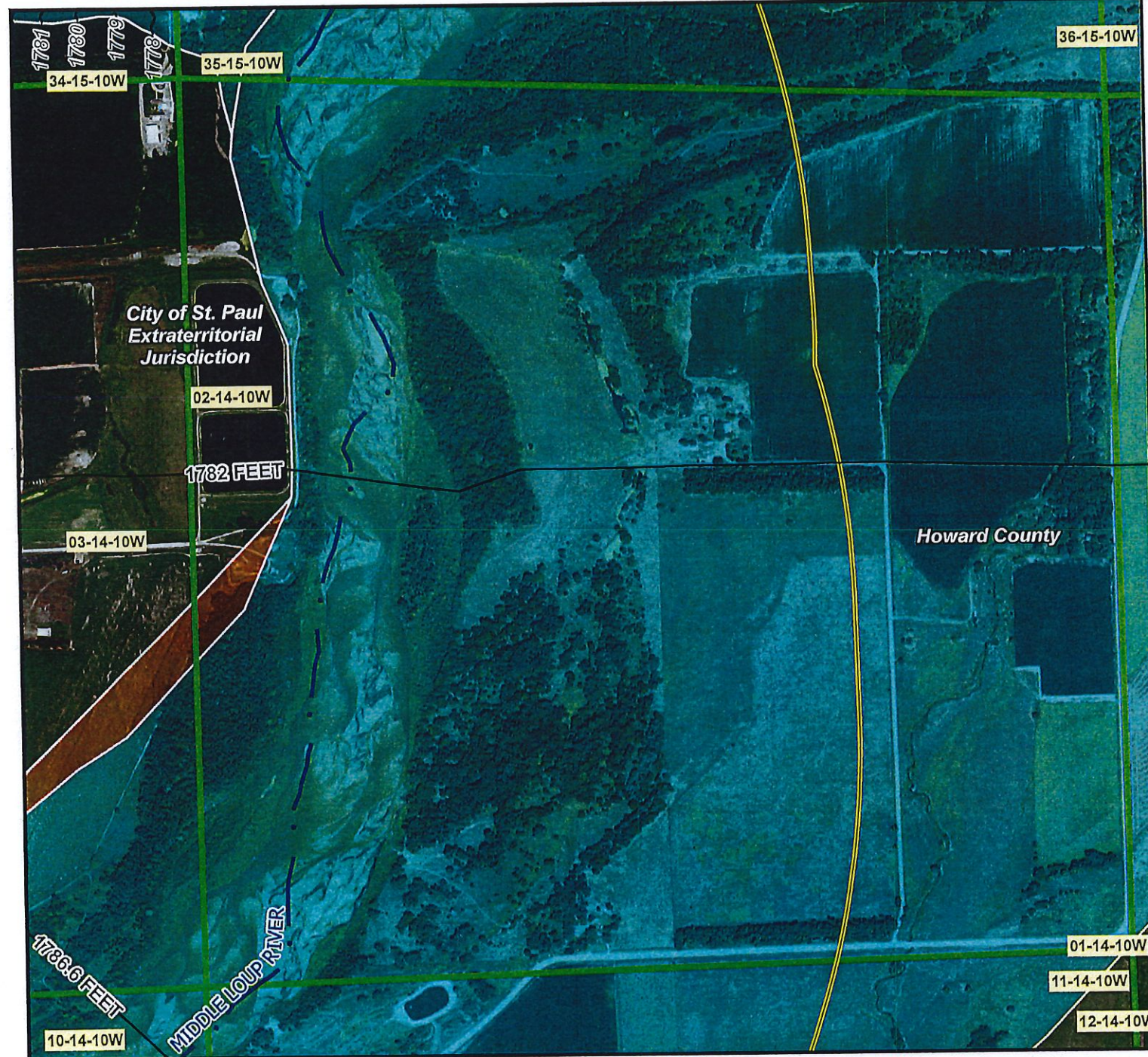
FEMA has established "Grandfather" rules to benefit flood insurance policyholders who have maintained continuous coverage. Property owners may wish to note also that, if they live outside but on the fringe of the SFHA shown on an effective NFIP map and the map is revised to expand the SFHA to include their structure(s), their flood insurance policy rates will not increase as long as the coverage for the affected structure(s) has been continuous. Property owners would continue to receive the lower insurance policy rates.

LOMAs are based on minimum criteria established by the NFIP. State, county, and community officials, based on knowledge of local conditions and in the interest of safety, may set higher standards for construction in the SFHA. If a State, county, or community has adopted more restrictive and comprehensive floodplain management criteria, these criteria take precedence over the minimum Federal criteria.

In accordance with regulations adopted by the community when it made application to join the NFIP, letters issued to amend an NFIP map must be attached to the community's official record copy of the map. That map is available for public inspection at the community's official map repository. Therefore, FEMA sends copies of all such letters to the affected community's official map repository.

When a restudy is undertaken, or when a sufficient number of revisions or amendments occur on particular map panels, FEMA initiates the printing and distribution process for the affected panels. FEMA notifies community officials in writing when affected map panels are being physically revised and distributed. In such cases, FEMA attempts to reflect the results of the LOMA on the new map panel. If the results of particular LOMAs cannot be reflected on the new map panel because of scale limitations, FEMA notifies the community in writing and revalidates the LOMAs in that letter. LOMAs revalidated in this way usually will become effective 1 day after the effective date of the revised map.

# Base Flood Elevation Determination

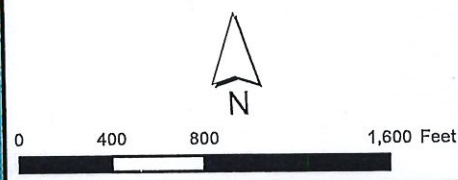


**Section 02-14-10W**  
**City of St. Paul**  
**Howard County**

Valid: June 28, 2021  
until Superseded  
Effective FIRM dated: 07/07/14

- ~ BFE -- NAVD 1988
- ▭ Section
- ▭ Community
- - Profile Baseline
- ⓐ --- Cross-section--NAVD88

- Effective Flood Zones**
- 1% Annual Chance
  - 0.2% Annual Chance



Please see page 2 for the Use and Limitations of this BFE Determination

This BFE was determined by:  
*Steph Schay*

Zoning Classification R-3 Value \$ 2,500.00 PERMIT NUMBER 2021-28  
 FEE \$25.00 CASH      CHECK# 1082 CC       
 pd 7/22/21

APPLICATION FOR A FENCE PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all required information is furnished.

Property Owner Fritz Heider Contractor self

Address 1021 Walnut Address     

City, State, Zip St. Paul 68873 Phone Number     

Phone Number 308-379-0274 Cell Phone     

Complete Legal Description of the Property west 1/2 lot 546 Block 31 OT St. Paul

Address of Fence Site 408 DAVIS Size & Kind 2' Picket fence Approx 30'

Replacement or New Fence: Picket Fence

Approximately when will the construction: Start when approved Finish couple weeks

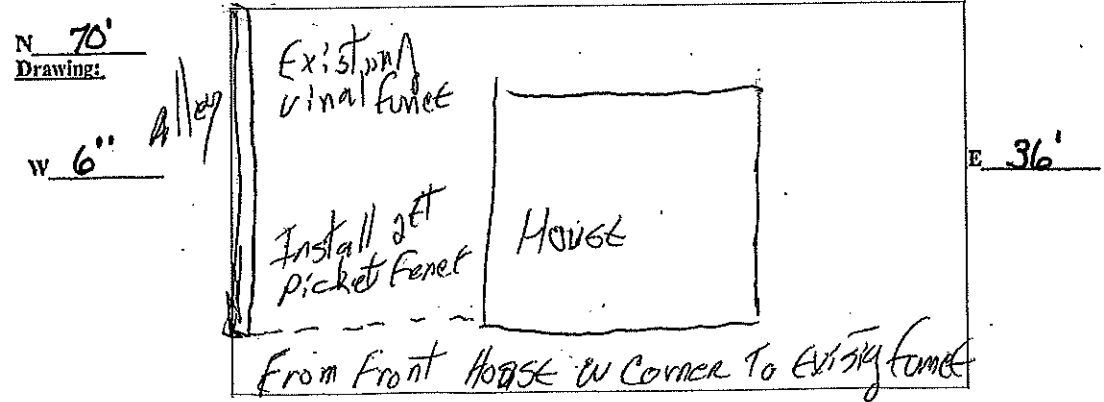
To Whom Should the Improvements be assessed? self

Contact Utility Superintendent at (308) 754-4483 regarding Inspection Matt Helzer Date of visit 7-22-21  
 (Matt Helzer's signature)

Recommendations needed before approval:     

**MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING - CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED. The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. This permit is valid for one (1) year from approval date. The signature also indicates permission granted to the Zoning Administrator to inspect the site in which this permit is granted at any time until completed.**

Signature of Applicant [Signature] Date 21 July 21



**For Office Use Only:**  
 Permit is Approved      Denied      s 18' Davis Street Date       
 Zoning Administrator

Reasons for Denial:

**\*Check Detail Register©**

AUGUST 20-21

Check Amt Invoice Comment

**11100 CHECKING**

Paid Chk#	8/2/2021	AMAZON CAPITAL SERVICES			
E 44-20-242	BOOKS	\$293.71	1CGL-9JVH-4	Lib - books	
E 44-20-310	OFFICE SUPPLIES	\$59.59	1HKQ-HWTK-	Lib - card stock, color coding labels, banner & poster, call bell	
E 44-20-242	BOOKS	\$226.58	1HKQ-HWTK-	Lib - books	
E 44-20-242	BOOKS	\$387.21	1HYQ-6JTF-Y	Lib - books	
E 44-20-242	BOOKS	\$244.26	1JTK-H1WQ-3	Lib - books	
E 44-20-242	BOOKS	\$54.80	1NK6-749M-1	Lib - books	
E 44-20-242	BOOKS	\$27.73	1Q6D-J3FR-67	Lib - books	
E 44-20-242	BOOKS	\$20.96	1VLV-CLGP-H	Lib - book	
E 44-20-242	BOOKS	\$18.92	1XGM-67YT-3	Lib - books	
E 44-20-242	BOOKS	\$53.41	1XPD-4FYR-9	Lib - books	
E 44-20-242	BOOKS	\$13.85	1YX6-WPYC-7	Lib - books	
<b>Total AMAZON CAPITAL SERVICES</b>		<b>\$1,401.02</b>			

Paid Chk#	8/2/2021	BOMGAARS SUPPLY INC			
E 02-20-520	BLDG/ R & M	\$85.18	43693573	Wtr - fans for wells #2 and 9	
E 42-20-520	BLDG/ R & M	\$158.19	43694967	Park - replacement receptacles for shelters	
E 04-20-270	UTILITY R & M	\$11.94	43695316	Lndfl - key	
E 01-20-271	VEHICLE R & M	\$61.51	43695420	Lgts - #14Y oil, plastic bucket	
E 42-20-272	TOOLS	\$27.98	43695528	Park - claw hammer, gloves	
E 01-20-270	UTILITY R & M	\$3.18	43695705	Lgts - spray paint	
E 01-20-270	UTILITY R & M	\$12.75	43695712	Lgts - spray grease	
E 02-20-270	UTILITY R & M	\$18.09	43695842	Wtr - filter for WTP refrigerator	
E 01-20-270	UTILITY R & M	\$5.63	43696142	Lgts - epoxy	
E 42-20-270	UTILITY R & M	\$11.98	43696223	Park - marker flags	
E 21-20-270	UTILITY R & M	\$12.99	43696347	Strs - cleaner	
E 01-20-270	UTILITY R & M	\$1.70	43696397	Lgts - fasteners	
E 01-20-270	UTILITY R & M	\$9.04	43696408	Lgts - deck screw	
E 01-20-270	UTILITY R & M	\$3.73	43696416	Lgts - fasteners	
E 31-20-270	UTILITY R & M	\$131.88	43696741	Fire - oil absorbent	
E 01-20-270	UTILITY R & M	\$19.15	43697406	Lgts - trash bags for city office	
E 21-20-270	UTILITY R & M	\$7.98	43697434	Strs - spray grease	
E 42-20-520	BLDG/ R & M	\$25.99	43697953	Park - faucet for women's restroom at park shop	
E 21-20-270	UTILITY R & M	\$27.78	43698447	Strs - paint, paint brush	
E 42-20-231	CITY GAS & OIL	\$19.99	43698642	Park - oil	
E 42-20-270	UTILITY R & M	\$5.38	43698642	Park - paint brushes	
E 32-20-271	VEHICLE R & M	\$9.38	43700046	Pol - refrigerant	
E 03-20-272	TOOLS	\$8.99	43700305	Swr - crimping tool	
E 21-20-270	UTILITY R & M	\$34.74	43700499	Strs - spray paint	
E 01-20-272	TOOLS	\$15.73	43700508	Lgts - lockset, roller covers	
E 42-20-270	UTILITY R & M	\$5.49	43700665	Park - brake fluid	
E 31-20-270	UTILITY R & M	\$193.93	43700782	Fire - hoses, nozzles, Meguiars car wash, connector	
E 01-20-270	UTILITY R & M	\$15.92	43700864	Lgts - wall plate, toggle switch, electric box, covers	
E 01-20-271	VEHICLE R & M	\$0.73	43700882	Lgts - wall plate	
E 21-20-270	UTILITY R & M	\$3.99	43702266	Strs - pig ring	
E 21-20-270	UTILITY R & M	\$84.99	43702590	Strs - pump	
E 02-20-270	UTILITY R & M	\$23.41	43702741	Wtr - paint brushes	
E 02-20-272	TOOLS	\$30.86	43702761	Wtr - sawzall blades	
E 02-20-270	UTILITY R & M	\$12.75	43702761	Wtr - glue traps	
<b>Total BOMGAARS SUPPLY INC</b>		<b>\$1,102.95</b>			

Paid Chk#	8/2/2021	CARDMEMBER SERVICE			
E 10-20-310	OFFICE SUPPLIES	\$157.73	0654	Gen - rubber bands, pens, radio, 3-ring binders	
E 02-20-210	PROF&SCHOOLS	\$725.00	3663	Wtr - backflow class for Jeremy Gorecki	
E 01-20-266	DocuSend Fee	\$5.96	4093	Lgts - fee to email utility bills	

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			Check Amt	Invoice	Comment
E 32-20-210	PROF&SCHOOLS		\$43.65	4986	Pol - business cards for police chief
E 10-20-313	POSTAGE		\$14.55	5958	Gen - postage to return Park camera lens, and to send info to auditors
E 36-20-320	MERCH & SUPPLY		\$177.84	64171200	EMT - burn kit
E 32-20-210	PROF&SCHOOLS		\$29.34	9277	Pol - meal on trip to sell guns
E 32-20-210	PROF&SCHOOLS		\$60.69	9423	Pol - business cards for Scott Greenwalt & Matt Costello
E 32-20-272	TOOLS		\$353.11	9479	Police gun
<b>Total CARDMEMBER SERVICE</b>			<b>\$1,567.87</b>		
<hr/>					
Paid Chk#	067700	8/2/2021	<b>CENGAGE LEARNING INC / GALE</b>		
E 44-20-242	BOOKS		\$21.58	74568273	Lib - book
E 44-20-242	BOOKS		\$10.79	74622110	Lib - book
<b>Total CENGAGE LEARNING INC / GALE</b>			<b>\$32.37</b>		
<hr/>					
Paid Chk#	067701	8/2/2021	<b>CHARTER/SPECTRUM</b>		
E 10-20-220	COMMUNICATION		\$104.98	3710072521	Gen - internet service
E 31-20-220	COMMUNICATION		\$124.98	3710072521	Fire - internet service
<b>Total CHARTER/SPECTRUM</b>			<b>\$229.96</b>		
<hr/>					
Paid Chk#	067702	8/2/2021	<b>CHRISTENSEN CONCRETE PRODUCTS</b>		
E 21-20-270	UTILITY R & M		\$273.00	SP2129317	Strs - rebar
<b>Total CHRISTENSEN CONCRETE PRODUCTS</b>			<b>\$273.00</b>		
<hr/>					
Paid Chk#	067703	8/2/2021	<b>CITY HEALTH DEDUCTIBLE SAVINGS</b>		
E 42-10-130	INSURANCE		\$363.00		Park - health savings
E 03-10-130	INSURANCE		\$726.00		Swr - health savings
E 01-10-130	INSURANCE		\$1,452.00		Lgts - health savings
E 21-10-130	INSURANCE		\$726.00		Strs - health savings
E 02-10-130	INSURANCE		\$1,089.00		Wtr - health savings
E 10-10-130	INSURANCE		\$726.00		Gen - health savings
E 32-10-130	INSURANCE		\$1,452.00		Pol - health savings
<b>Total CITY HEALTH DEDUCTIBLE SAVINGS</b>			<b>\$6,534.00</b>		
<hr/>					
Paid Chk#	067704	8/2/2021	<b>CITY OF ST PAUL125 PLAN</b>		
E 32-10-130	INSURANCE		\$20.00		Pol - life insurance
E 01-10-130	INSURANCE		\$40.00		Lgts - life insurance
E 02-10-130	INSURANCE		\$20.00		Wtr - life insurance
E 03-10-130	INSURANCE		\$20.00		Swr - life insurance
E 21-10-130	INSURANCE		\$20.00		Strs - life insurance
E 10-10-130	INSURANCE		\$20.00		Gen - life insurance
E 42-10-130	INSURANCE		\$10.00		Park - life insurance
<b>Total CITY OF ST PAUL125 PLAN</b>			<b>\$150.00</b>		
<hr/>					
Paid Chk#	067705	8/2/2021	<b>CUSTER COUNTY RECYCLING</b>		
E 04-20-325	Recycle Delivery		\$17.10	348	Lndfl - recycling trailer
E 04-20-325	Recycle Delivery		\$19.40	350	Lndfl - recycling trailer
<b>Total CUSTER COUNTY RECYCLING</b>			<b>\$36.50</b>		
<hr/>					
Paid Chk#	067706	8/2/2021	<b>DANKO EMERGENCY EQUIP</b>		
E 31-50-540	MACH & EQUIPMENT		\$295.00	118167	Fire - boots
<b>Total DANKO EMERGENCY EQUIP</b>			<b>\$295.00</b>		
<hr/>					
Paid Chk#	067707	8/2/2021	<b>DEMCO INC</b>		
E 44-20-310	OFFICE SUPPLIES		\$515.20	6973417	Lib - labels, pencils, bookmarks, laminate sheets, dvd case, feelings finder cards, crayola dough
<b>Total DEMCO INC</b>			<b>\$515.20</b>		
<hr/>					
Paid Chk#	067708	8/2/2021	<b>DICKS REPAIR INC</b>		

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			Check Amt	Invoice	Comment
E 04-20-271	VEHICLE R & M		\$713.10	31371	Lndfl - #2 repair fuel pump & fuel filter, oil change
	<b>Total DICKS REPAIR INC</b>		\$713.10		
<hr/>					
Paid Chk# 067709	8/2/2021	GOETTSCHKE, ROGER			
E 02-20-270	UTILITY R & M		\$51.88		Wtr - parts for sprinklers at WTP
	<b>Total GOETTSCHKE, ROGER</b>		\$51.88		
<hr/>					
Paid Chk# 067710	8/2/2021	HACH COMPANY			
E 02-20-270	UTILITY R & M		\$348.48	12541856	Wtr - testing reagents
	<b>Total HACH COMPANY</b>		\$348.48		
<hr/>					
Paid Chk# 067711	8/2/2021	HEARTLAND DISPOSAL INC.			
E 10-20-520	BLDG/ R & M		\$675.00	102144	Gen - GCA Days Celebration garbage hauling
	<b>Total HEARTLAND DISPOSAL INC.</b>		\$675.00		
<hr/>					
Paid Chk# 067712	8/2/2021	HOMETOWN MARKET			
E 41-20-270	UTILITY R & M		\$38.00	3356	Pool - paper towels
E 42-20-270	UTILITY R & M		\$38.00	3356	Park - paper towels
E 41-20-321	CONCESSIONS		\$78.80	3687	Pool - frozen treats, candy bars
E 41-20-321	CONCESSIONS		\$1.50	3703	Pool - ketchup
E 41-20-321	CONCESSIONS		\$68.00	4035	Pool - candy bars
E 41-20-321	CONCESSIONS		\$38.53	5170	Pool - frozen treats, corn dogs
E 41-20-321	CONCESSIONS		\$57.39	6313	Pool - frozen treats
E 41-20-321	CONCESSIONS		\$11.98	6385	Pool - ice, ketchup, corn dogs
E 41-20-321	CONCESSIONS		\$19.07	7521	Pool - frozen treats, corn dogs
	<b>Total HOMETOWN MARKET</b>		\$351.27		
<hr/>					
Paid Chk# 067713	8/2/2021	HOWARD CO. MEDICAL CENTER			
E 32-20-210	PROF&SCHOOLS		\$71.00		Poi - LETC required lab work for Moriah Rawlings
	<b>Total HOWARD CO. MEDICAL CENTER</b>		\$71.00		
<hr/>					
Paid Chk# 067714	8/2/2021	HOWARD COUNTY TREASURER (CCCC)			
E 32-20-214	DISPATCHER		\$2,782.05		Pol - dispatcher pay
	<b>Total HOWARD COUNTY TREASURER (CCCC)</b>		\$2,782.05		
<hr/>					
Paid Chk# 067715	8/2/2021	HOWARD GREELEY RURAL PUBLIC			
E 34-20-260	PUBLIC UTILITY		\$49.22		Public utilities - Cemetery
E 04-20-260	PUBLIC UTILITY		\$25.95		Public utilities at dump site
E 02-20-260	PUBLIC UTILITY		\$282.20		Public utilities at North well
E 02-20-260	PUBLIC UTILITY		\$285.99		Public utilities at East well
E 02-20-260	PUBLIC UTILITY		\$32.00		Public utilities at Cargill
E 02-20-260	PUBLIC UTILITY		\$803.01		Public utilities at West well
E 01-20-260	PUBLIC UTILITY		\$168,284.34		Public utilities - lights
	<b>Total HOWARD GREELEY RURAL PUBLIC</b>		\$169,762.71		
<hr/>					
Paid Chk# 067716	8/2/2021	HYDRO OPTIMIZATION & AUTOMATIO			
E 03-20-270	UTILITY R & M		\$695.00	9747	Swr - new flow meter for main lift station
	<b>Total HYDRO OPTIMIZATION &amp; AUTOMATIO</b>		\$695.00		
<hr/>					
Paid Chk# 067717	8/2/2021	JOHN DEERE FINANCIAL			
E 42-20-270	UTILITY R & M		\$887.89	2861582	Park - replace water pump on 925 mower
	<b>Total JOHN DEERE FINANCIAL</b>		\$887.89		
<hr/>					
Paid Chk# 067718	8/2/2021	KILLINGER ELECTRIC			
E 02-20-520	BLDG/ R & M		\$23.54		Wtr - ballast for Water Treatment Plant
	<b>Total KILLINGER ELECTRIC</b>		\$23.54		
<hr/>					
Paid Chk# 067719	8/2/2021	LEAGUE OF NEBRASKA MUNICIPALIT			

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			Check Amt	Invoice	Comment
E 10-20-211	ADM. & DUES		\$400.00	18358	Gen - LNM dues
E 01-20-211	ADM. & DUES		\$1,700.00	18358	Lgts - LNM dues
E 02-20-211	ADM. & DUES		\$1,060.67	18358	Wtr - LNM dues
E 03-20-211	ADM. & DUES		\$1,060.67	18358	Swr - LNM dues
E 21-20-211	ADM. & DUES		\$1,060.66	18358	Strs - LNM dues
<b>Total LEAGUE OF NEBRASKA MUNICIPALIT</b>			<b>\$5,282.00</b>		
<hr/>					
Paid Chk#	067720	8/2/2021	<b>MADISON NATIONAL LIFE</b>		
E 42-10-130	INSURANCE		\$10.74	1453739	Park - life insurance
E 03-10-130	INSURANCE		\$21.48	1453739	Swr - life insurance
E 01-10-130	INSURANCE		\$42.96	1453739	Lgts - life insurance
E 21-10-130	INSURANCE		\$21.48	1453739	Strs - life insurance
E 02-10-130	INSURANCE		\$32.22	1453739	Wtr - life insurance
E 10-10-130	INSURANCE		\$21.48	1453739	Gen - life insurance
E 32-10-130	INSURANCE		\$64.44	1453739	Pol - life insurance
<b>Total MADISON NATIONAL LIFE</b>			<b>\$214.80</b>		
<hr/>					
Paid Chk#	067721	8/2/2021	<b>NEBRASKA PUBLIC HEALTH ENVIRON</b>		
E 02-20-232	LAB SAMPLE		\$178.00	541408	Wtr - lab sample for arsenic, EPA 505
<b>Total NEBRASKA PUBLIC HEALTH ENVIRON</b>			<b>\$178.00</b>		
<hr/>					
Paid Chk#	067722	8/2/2021	<b>NEBRASKA STATE FIRE MARSHAL</b>		
E 41-20-210	PROF&SCHOOLS		\$36.00	121316	Pool - annual boiler certificate
<b>Total NEBRASKA STATE FIRE MARSHAL</b>			<b>\$36.00</b>		
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Paid Chk#	067723	8/2/2021	<b>NEBTECH CALIBRATION INC</b>		
E 02-20-272	TOOLS		\$844.79	4554	Wtr - backflow test kit
<b>Total NEBTECH CALIBRATION INC</b>			<b>\$844.79</b>		
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Paid Chk#	067724	8/2/2021	<b>NPAS, INC.</b>		
E 32-30-310	OFFICE SUPPLIES		\$104.89	79343	Pol - CDM Box Kit
<b>Total NPAS, INC.</b>			<b>\$104.89</b>		
<hr/>					
Paid Chk#	067725	8/2/2021	<b>OFFICENET INC</b>		
E 32-30-310	OFFICE SUPPLIES		\$36.00	962042-0	Pol - Wall files
<b>Total OFFICENET INC</b>			<b>\$36.00</b>		
<hr/>					
Paid Chk#	067726	8/2/2021	<b>OLSSON</b>		
E 03-20-213	ENGINEER FEES		\$5,587.83	392948	Swr - WTF improvements
<b>Total OLSSON</b>			<b>\$5,587.83</b>		
<hr/>					
Paid Chk#	067727	8/2/2021	<b>OVERHEAD DOOR</b>		
E 31-20-520	BLDG/ R & M		\$499.46	44482	Fire - repairs to south bay door opener
<b>Total OVERHEAD DOOR</b>			<b>\$499.46</b>		
<hr/>					
Paid Chk#	067728	8/2/2021	<b>OVERLAND READY MIXED</b>		
E 02-20-270	UTILITY R & M		\$563.12	TX97373	Wtr - water line repairs at 7th & Baxter Streets
<b>Total OVERLAND READY MIXED</b>			<b>\$563.12</b>		
<hr/>					
Paid Chk#	067729	8/2/2021	<b>PARTS BIN, INC.</b>		
E 21-20-270	UTILITY R & M		\$26.99	916781	Strs - battery
E 21-20-270	UTILITY R & M		\$5.75	917161	Strs - lamp
E 21-20-270	UTILITY R & M		\$93.88	917293	Strs - #48 transmission valve
E 21-20-271	VEHICLE R & M		\$40.44	917593	Strs - #13 lube fil
E 01-20-270	UTILITY R & M		\$9.16	918382	Lgts - Krylon spray
E 01-20-271	VEHICLE R & M		\$159.74	918568	Lgts - #40W battery
E 32-20-271	VEHICLE R & M		\$60.14	918582	Pol - #97 wiper blades and floor mat
E 01-20-271	VEHICLE R & M		\$4.22	919190	Lgts - #5 lock nut

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			Check Amt	Invoice	Comment
E 04-20-271	VEHICLE R & M		\$6.58	919210	Lndfl - #2 power steering fluid
E 04-20-231	CITY GAS & OIL		\$9.58	919210	Lndfl - #2 oil
<b>Total PARTS BIN, INC.</b>			<b>\$416.48</b>		
<hr/>					
Paid Chk#	067730	8/2/2021	PENWORTHY COMPANY, INC		
E 44-20-242	BOOKS		\$675.19	573664-IN	Lib - Books
<b>Total PENWORTHY COMPANY, INC</b>			<b>\$675.19</b>		
<hr/>					
Paid Chk#	067731	8/2/2021	PETTY CASH, CITY OF ST PAUL		
E 10-20-310	OFFICE SUPPLIES		\$12.97		Gen - toilet paper
E 01-20-266	DocuSend Fee		\$5.81		Lgts - fee to email utility bills
E 10-20-313	POSTAGE		\$7.20		Gen - postage for Padmos nuisance issue
E 32-30-310	OFFICE SUPPLIES		\$0.84		Pol - light switch
E 10-20-310	OFFICE SUPPLIES		\$6.42		Gen - kleenex
<b>Total PETTY CASH, CITY OF ST PAUL</b>			<b>\$33.24</b>		
<hr/>					
Paid Chk#	067732	8/2/2021	PHONOGRAPH-HERALD		
E 10-20-240	PUBLISH / CODIF		\$473.06		Gen - publish meeting notices, minutes, ordinances
<b>Total PHONOGRAPH-HERALD</b>			<b>\$473.06</b>		
<hr/>					
Paid Chk#	067733	8/2/2021	REGIONAL CARE, INC		
E 42-10-130	INSURANCE		\$5.50	45861	Park - health reimbursement
E 03-10-130	INSURANCE		\$11.00	45861	Swr - health reimbursement
E 01-10-130	INSURANCE		\$22.00	45861	Lgts - health reimbursement
E 21-10-130	INSURANCE		\$11.00	45861	Strs - health reimbursement
E 02-10-130	INSURANCE		\$16.50	45861	Wtr - health reimbursement
E 10-10-130	INSURANCE		\$11.00	45861	Gen - health reimbursement
E 32-10-130	INSURANCE		\$33.00	45861	Pol - health reimbursement
<b>Total REGIONAL CARE, INC</b>			<b>\$110.00</b>		
<hr/>					
Paid Chk#	067734	8/2/2021	S E SMITH AND SONS		
E 01-20-272	TOOLS		\$34.62	648490	Lgts - masonry bit, anchors
E 21-20-270	UTILITY R & M		\$35.49	648511	Strs - elastic cord
E 02-20-272	TOOLS		\$9.79	648531	Wtr - screws, bits
E 42-20-270	UTILITY R & M		\$135.00	648541	Park - athletic field marker
E 01-20-270	UTILITY R & M		\$26.60	648772	Lgts - masonry bit, screw bolt
E 01-20-270	UTILITY R & M		(\$7.07)	648775	Lgts - masonry bit, screw bolt, anchors
E 21-20-270	UTILITY R & M		\$36.50	648833	Strs - stakes
<b>Total S E SMITH AND SONS</b>			<b>\$270.93</b>		
<hr/>					
Paid Chk#	067735	8/2/2021	SOS INC		
E 10-20-273	PUBLIC MAINTENANCE		\$1,040.00	46056	Gen - portable toilets for GCA Days
<b>Total SOS INC</b>			<b>\$1,040.00</b>		
<hr/>					
Paid Chk#	067736	8/2/2021	STATE OF NEBRASKA CENTRAL SERV		
E 42-20-220	COMMUNICATION		\$17.93	1278110	Park - telephone service
E 41-20-220	COMMUNICATION		\$19.83	1278110	Pool - telephone service
E 02-20-220	COMMUNICATION		\$106.00	1278110	Wtr - DSL phone service
E 02-20-220	COMMUNICATION		\$17.93	1278110	Wtr - telephone service at WWTP
<b>Total STATE OF NEBRASKA CENTRAL SERV</b>			<b>\$161.69</b>		
<hr/>					
Paid Chk#	067737	8/2/2021	STEADFAST BUILDERS LLC		
E 21-20-530	EQUIP RENTAL		\$1,058.50	202124	Strs - curb grinding
<b>Total STEADFAST BUILDERS LLC</b>			<b>\$1,058.50</b>		
<hr/>					
Paid Chk#	067738	8/2/2021	TARTAGLIA, PAUL		
E 32-10-110	SALARY & WAGES		\$180.00		Pol - Contract labor during GCA days

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			Check Amt	Invoice	Comment
<b>Total TARTAGLIA, PAUL</b>			<b>\$180.00</b>		
Paid Chk#	067739	8/2/2021			TASC
E 10-20-122	125PLAN		\$150.00	IN2064489	Gen - ARPA Administrative fee
<b>Total TASC</b>			<b>\$150.00</b>		
Paid Chk#	067740	8/2/2021			TO HAAS TIRE CO INC
E 32-20-271	VEHICLE R & M		\$821.85	33-46600	Pol - #97 replace tires, oil change, air filters
E 32-20-271	VEHICLE R & M		\$637.86	33-46617	Pol - #96 replace tires
<b>Total TO HAAS TIRE CO INC</b>			<b>\$1,459.71</b>		
<b>11100 CHECKING</b>			<b>\$207,875.48</b>		

**Fund Summary**

<b>11100 CHECKING</b>	
01 LIGHTS	\$171,929.41
02 WATER	\$6,660.41
03 SEWER	\$8,130.97
04 LANDFILL	\$803.65
10 GENERAL	\$3,820.39
21 STREETS	\$3,582.16
31 FIREMEN	\$1,245.25
32 POLICE	\$6,760.24
34 CEMETERY	\$49.22
36 AMBULANCE	\$177.84
41 POOL	\$369.10
42 PARK	\$1,723.06
44 LIBRARY	\$2,623.78
	<b>\$207,875.48</b>

**Disbursements August 2, 2021**

July Payroll	106432.35
Consumer Deposit (UB Deposit)	250.00
American Rescue Plan Account (ARP) Transfer	206456.21
Quick Med Claims (Runs 15% Bill Fee)	544.47
Amazon Capital Svcs (books, supplies)	1401.02
Bomgaars (supplies)	1102.95
Cardmember Svcs (postage, supplies, class)	1567.87
Cengage Learning (books)	32.37
Charter/Spectrum (service)	229.96
Christensen Concrete (supplies)	273.00
City Health Ded. Savings (insurance)	6534.00
City of St. Paul 125 Plan (insurance)	150.00
Custer Co. Recycling (service)	36.50
Danko Emergency Equip (supplies)	295.00
Demco (supplies)	515.20
Dick's Repair (repair)	713.10
Goettsche, Roger (supplies)	51.88
Hach Company (supplies)	348.48
Heartland Disposal (service)	675.00
Hometown Market (supplies)	351.27
Howard Co Medical Cntr (lab)	71.00
Howard Co. Treasurer (dispatch fee)	2782.05
Howard Greeley RPPD (utilities)	169762.71
Hydro Optimization (supplies)	695.00
John Deere Financial (supplies)	887.89
Killinger Electric (supplies)	23.54
League of NE Municipalities (dues)	5282.00
Madison National Life (insurance)	214.80
NE State Fire Marshall (service)	36.00
NPAS (supplies)	104.89
NE Public Health Envir. (lab)	178.00
Nebtech Calibration (supplies)	844.79
OfficeNet (supplies)	36.00
Olsson (engineering)	5587.83
Overhead Door (repair)	499.46
Overland Ready Mixed (concrete)	563.12
Parts Bin (supplies)	416.48
Penworthy Company (books)	675.19
Petty Cash (supplies, postage)	33.24
Phonograph Herald (publishing)	473.06
Regional Care (insurance)	110.00
SE Smith & Sons (supplies)	270.93
SOS Inc (supplies)	1040.00
State of NE Central Svcs (telephone)	161.69

Steadfast Builders (service)	1058.50
Tartaglia, Paul (labor)	180.00
TASC (fee)	150.00
T O Haas Tire (service)	1459.71

**Non-General Disbursements**

TIF: S. Squared Enterp. (Tif)	685.71
Civic: Sarah Townsend - cleaning	300.00
Civic: Stefanie Neal - Summer Rec	600.00
Civic: Home Depot Pro - Supplies	292.40
Civic: Charter Spectrum - internet	192.95
Civic: Matt Koehn-Fairbanks-Summer Rec	280.00
Sales Tax: Street Mtr Veh Tax (tax)	4260.37
Sales Tax: Trfr to 25% Infrast.	7935.50
Insured Cash Sweep (Police) (Vehicle)	23650.00

# St. Paul Fire Department

Phone (308) 754-5254

Fire Dept  
7-8-21

EMT - 7-26-21

824 6th. Street  
St. Paul, NE 68873

Approved

## MEMBERSHIP APPLICATION

AS EMT

I Devan Wilkins would like to become a member of the ST. PAUL FIRE DEPARTMENT & RESCUE SQUAD. I have had the duties and responsibilities explained to me, and I willingly accept the responsibility of becoming a member of the ST. PAUL FIRE DEPARTMENT if I am accepted by the ST. PAUL FIRE DEPARTMENT and the ST. PAUL CITY COUNCIL and ST. PAUL RURAL FIRE PROTECTION BOARD.

[Signature]  
SIGNATURE OF APPLICANT      6/29/21  
DATE

[Signature]  
SIGNATURE OF SPFD TRUSTEE      7-27-21  
DATE

[Signature]  
SIGNATURE OF SPFD TRUSTEE      7-15-21  
DATE

[Signature]  
SIGNATURE OF SPFD TRUSTEE      7-7-21  
DATE

Applicant information: NAME Devan Wilkins  
ADDRESS 508 Mill St. N Dannebrog, NE  
68831  
BIRTHDATE 12/15/1994  
PHONE 308-529-3650  
EMT LICENSE # 23922  
DRIVERS LICENSE # 113447382  
SOCIAL SECURITY #

July 28, 2021

## **City Insurance Information**

(General Liability, Auto liability, Property/Casualty, etc.)

I contacted a number of communities that do not use LARM for their insurance coverage, to determine who they use, how long they have been with that particular carrier, and whether they were happy with them. The initial responses were that the communities did not know who their insurance carrier was – they simply knew who their local agent was that they contacted for claims or policy updates.

I then contacted Vincent Christensen at Christensen Insurance. Vincent indicated that there are now only two insurance carriers (other than LARM) that provide coverage for cities/villages:

- Employers Mutual Casualty (EMC) Insurance
- Travelers Insurance

Vincent has access to both of these insurance carriers. He said that the application process would take at least a month to complete applications to submit to both carriers, and to obtain quotes. Vincent understands the commitment that we have with LARM based on premium discounts we've selected at the annual renewal. He is ready and willing to work with us on getting quotes when the City is in a position to do so.

Vincent said that he could review the current coverages we have, and provide an opinion as to whether certain buildings/equipment/autos should be covered based on the value of the property versus the cost to insure it. This is something that LARM may also do, if we ask them.

Vincent asked about the City's water quality. He said water quality is a big factor on whether a carrier wants to insure a community.

On a personal note, I worked extensively with EMC Insurance when I worked for the City of Grand Island, and with Ryder, Rosacker Insurance Agency. EMC Insurance was very good to work with. Vincent Christensen said he has had a really good relationship with them as well.

Laura Berthelsen  
Deputy City Clerk

**League Association of Risk Management  
2021-22 Renewal Resolution**

RESOLUTION NO. 2021-5

WHEREAS, The City of St. Paul is a member of the League Association of Risk Management (LARM);

WHEREAS, section 8.10 of the Interlocal Agreement for the Establishment and Operation of the League Association of Risk Management provides that a member may voluntarily terminate its participation in LARM by written notice of termination given to LARM and the Nebraska Director of Insurance at least 90 days prior to the desired termination given to and that members may agree to extend the required termination notice beyond 90 days in order to realize reduced excess coverage costs, stability of contribution rates and efficiency in operation of LARM; and

WHEREAS, the Board of Directors of LARM has adopted a plan to provide contribution credits in consideration of certain agreements by members of LARM as provided in the attached letter.

BE IT RESOLVED that the governing body of The City of St. Paul, Nebraska, in consideration of the contribution credits provided under the LARM Board's plan, agrees to:

- Provide written notice of termination at least 180 days prior to the desired termination date, which date shall be no sooner than September 30, 2024. (**180 day and 3 year commitment; 5% discount**)
- Provide written notice of termination at least 180 days prior to the desired termination date, which date shall be no sooner than September 30, 2023. (**180 day and 2 year commitment; 4% discount**)
- Provide written notice of termination at least 180 days prior to the desired termination date, which date shall be no sooner than September 30, 2022. (**180 day notice only; 2% discount**)
- Provide written notice of termination at least 90 days prior to the desired termination date, which date shall be no sooner than September 30, 2024. (**90 day notice and 3 year commitment only; 2% discount**)
- Provide written notice of termination at least 90 days prior to the desired termination date, which date shall be no sooner than September 30, 2023. (**2 year commitment only; 1%**)
- Provide written notice of termination at least 90 days prior to the desired termination date, which date shall be no sooner than September 30, 2022. (**90 day Notice only**)

Adopted this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

Signature: \_\_\_\_\_

Title: Mayor

ATTEST: \_\_\_\_\_

Title: City Clerk



Please email ([customerservice@LARMpool.org](mailto:customerservice@LARMpool.org)) or fax (402.476.4089) the completed resolution to LARM.



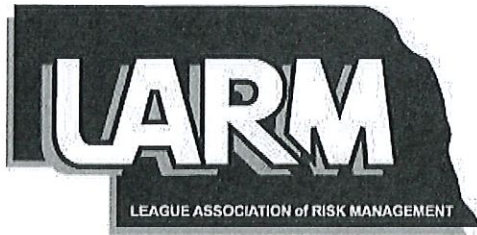
Proposal For: City of St. Paul

Effective Date: 10/1/2021

COVERAGE	LIMITS AND APPLICABLE DEDUCTIBLES	CONTRIBUTION
Worker's Compensation	Statutory Limits \$500,000 Employer Liability	\$27,769
General Liability	\$5,000,000/\$5,000,000 Per Occurrence/Aggregate \$0 Deductible	\$24,142
Errors & Omissions	\$5,000,000/\$5,000,000 Per Occurrence/Aggregate \$2,500 Deductible	\$3,269
Law Enforcement Liability	\$5,000,000/\$5,000,000 Per Occurrence/Aggregate \$2,500 Deductible	\$2,664
Auto Liability	\$5,000,000 Combined Single Limit \$0 Deductible	\$9,536
Auto Physical Damage	39 x Vehicles \$ Varies on Deductible	\$5,841
Commercial Property	\$22,001,717 \$1,000 Deductible	\$84,656
<b>TOTAL ANNUAL CONTRIBUTION:</b>		<b>\$157,877</b>

Contribution Credit Options

	180 Day Notice, 3 Year Commitment	180 Day Notice, 2 Year Commitment	180 Day Notice Only	90 Day Notice, 3 Year Commitment	90 Day Notice, 2 Year Commitment	90 Day Notice Only
Commitment Discount:	5%	4%	2%	2%	1%	0%
Property & Liability:	\$123,602	\$124,903	\$127,505	\$127,505	\$128,806	\$130,108
Workers' Compensation:	\$26,380	\$26,658	\$27,213	\$27,213	\$27,491	\$27,768
Total Contribution:	\$149,983	\$151,561	\$154,719	\$154,719	\$156,298	\$157,876



1335 L. St, Ste 200  
Lincoln, NE 68508  
Phone: (402) 742-2600  
Fax: (402) 476-4089  
www.larmpool.org

July 1, 2021

Dear LARM Member,

Attached, please find your Renewal Coverage Proposal for the 2021-22 Pool Year. This proposal is itemized by line of coverage to represent your specific limits, deductibles, annualized contributions and to outline LARM's contribution credit options available for the new term.

As always, LARM continues to seek certainty on upcoming Member commitments to allow us to accurately forecast our financial position. Requiring all Members to make annual elections by means of the Renewal Resolution affords us the fiscal confidence to structure a more stable program year-over-year. In return, LARM is able to translate this financial benefit to our Members in the form of corresponding contribution credits. Because predictability is strongest when estimates have future value, completing a new resolution each year delivers the best opportunity for this objective. In addition, members are able to elect a Renewal Resolution at the three (3) year commitment at each new Pool Year, by doing so, they are able to receive the maximum 5% contribution credit available on an annual basis.

**An important note regarding processing your annual Renewal Resolution if you are a Member that desires to competitively bid your coverage every three (3) years, or in the next three (3) years:**

- If you already have a three (3) year Renewal Resolution at the 5% discount;
  - ↳ Execute a two (2) year Renewal Resolution at the 4% discount at the upcoming.
- If you already have a two (2) year Renewal Resolution at the 4% discount;
  - ↳ Execute a one (1) year Renewal Resolution for either the 2% or 0% discount.
- If you already have a one (1) year renewal Resolution, you must provide written notice of termination in accordance with the necessary days identified in the Renewal Resolution prior to the desired termination date.

**An important note if you do not execute/return a Renewal Resolution for the new Pool Year:**

- You will automatically drop to the next lower commitment/contribution credit for that Pool Year (for example: If you were at a three (3) year commitment and do not execute/return a Renewal Resolution for the new Pool Year, you will automatically drop to a two (2) year commitment).


The enclosed Renewal Resolution form for the new term is made available for your use in designating the annual selection for the 2020-21 Pool Year. Once you have elected your contribution credit option, please authorize the Renewal Resolution and return to LARM to the address provided on the form. In order that LARM is able to issue process invoices as quickly as possible and prior to inception of the 2020-21 Pool Year, LARM requests that the fully executed Renewal Resolution be received no later than **August 13, 2021**. Once the Renewal Resolution has been received by LARM, complete renewal packet materials (invoices, coverage documents, auto ID cards, etc.) will be prepared and delivered to you. We are happy to review and discuss any questions or concerns you may have regarding this important process; therefore, we encourage you to contact your agent or LARM customer Service if you need assistance.

Finally, the information presented in this communication packet does not include any potential mono-line insurance placements that are not part of the formal LARM Property, General Liability or Workers' Compensation coverages (such as Bonds, Special Events Coverage, Liquor Liability, etc.) Renewal details for such policies will continue to be provided under separate cover according to their respective effective dates. In addition, please be advised that your proposal may not reflect any endorsements recently processed, and bear in mind, that your final invoice amount may vary from the renewal packet based on such services that require contribution adjustment over the next several weeks.

As always, the LARM Board and staff are very pleased that your community will continue to support LARM as we move into our 26th year of unparalleled commitment to serving our Members. On behalf of each of us, I thank you for making our partnership a mutual success.

Sincerely,

LEAGUE ASSOCIATION OF RISK MANAGEMENT



Tracy Juranek

Customer Service Specialist/Assistant Executive Director



1335 L. St, Ste 200  
Lincoln, NE 68508  
Phone: (402) 742-2600  
Fax: (402) 476-4089  
[www.larmpool.org](http://www.larmpool.org)

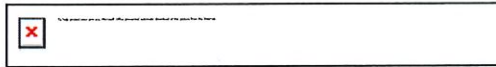
**Important Postscript:**

Nebraska Revised Statutes §44-4309(1) requires that any member of a government risk management pool may voluntarily terminate its participation in the pool, but must notify the Director of the Nebraska Department of Insurance and the other members of the pool at least ninety (90) days prior to the desired termination date. The notification to the Nebraska Department of Insurance and to LARM should be sent via certified mail. The member's decision to terminate participation in the government risk pool is subject to the approval of the Director of the Nebraska Department of Insurance.

Connie Beck

Important!

**From:** Doug Hanson <diane.becker@larmpool.org>  
**Sent:** Tuesday, July 20, 2021 9:04 AM  
**To:** Connie Beck  
**Subject:** Letter from Doug Hanson, Mayor of the City of Hickman



## Letter from Doug Hanson Mayor of the City of Hickman and LARM Board Chair

Obtaining municipal insurance right now is challenging. There are fewer commercial carriers in the municipal insurance market with increasing rates and higher deductibles. The League Association of Risk Management (LARM) was formed to help Nebraska cities and villages in times like these. LARM members are able to purchase an affordable alternative to commercial insurance to cover property/casualty and workers' compensation losses.

LARM began offering coverages as a risk management pool in 1995 with just 13 members and has since grown to 176 members. LARM enjoys a surplus of over \$9,000,000. Despite a challenging marketplace, LARM has enjoyed steady growth with 19 new members added since 2019. Our newest members include the City of Chadron, the City of Columbus, the Village of Dalton, the Village of Firth, the Village of Funk, the Village of Greeley, the Village of Henry and the Henry VFD, the Village of Jansen, the Village of Leigh, the Lower Republican NRD, the Village of Malcolm, the Village of Moorefield, the City of Ralston, SIDs 331, 333, 299, and 237 in Sarpy County, the Village of Sutherland, and the Village of Uehling.

Having served on the Hickman City Council and as its mayor, I know the challenges facing Nebraska communities. The City of Hickman has been a member of LARM for 20 years and I have seen how LARM has benefited our community with quality service, coverages, and competitive rates.

While some commercial carriers have pulled out of the municipal market, LARM continues its commitment to provide Nebraska municipalities with comprehensive coverages, competitive pricing, outstanding customer and loss control services, and safety grants.

For more information, you can contact one of our LARM agents - [Nate Fox](#) or [Clint Simmons](#) or go to [larmpool.org](http://larmpool.org).

Thank you for your time and consideration.

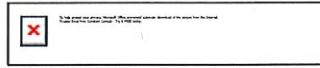
Doug Hanson, Mayor of the City of Hickman and LARM Board Chair

LARM | 1335 L. Street Suite 200, Lincoln, NE 68508

[Unsubscribe cjbeck@cityofstpaulne.org](mailto:cjbeck@cityofstpaulne.org)

[Update Profile](#) | [Constant Contact Data Notice](#)

Sent by [diane.becker@larmpool.org](mailto:diane.becker@larmpool.org) powered by



Try email marketing for free today!

**RESOLUTION DIRECTING SALE OF PERSONAL PROPERTY**

**RESOLUTION 2021- 06**

BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL MEMBERS OF THE CITY OF ST. PAUL, NEBRASKA, that:

1. The City Council hereby directs the sale by the City of St. Paul, Nebraska of personal property described as follows, to-wit:

**Automobile described as follows: 2010 Chevrolet / Tahoe K1500 LTZ – White Sport Utility Vehicle (SUV)**

in the following manner and on the following terms: **The sale shall be by an “On-line Auction with “Purple Wave or by the State of Nebraska Surplus and/or by a Dealership” commencing at 9:00 a.m. on August 19 or 20, 2021.** The City Council will not be setting a timeline in accepting the bids regarding the SUV.

2. The Clerk shall cause notice of the sale and terms of the sale to be given pursuant to Neb Rev Stat 17-503.02. The City of St. Paul believes the fair market value to exceed \$5,000.00 and therefore said “Notice of Sale” shall be published once in a legal newspaper of general circulation at least seven (7) days prior to the sale of the property. (Neb Rev Stat 17-503.02)

3. The City of St. Paul, NE reserves the right to reject any and all bids for said 2010 Chevrolet / Tahoe K1500 LTZ Sports Utility Vehicle (SUV).

Passed and approved this 2<sup>nd</sup> Day of August, 2021.

---

Joel M. Bergman, Mayor

ATTEST:

---

Connie Jo Beck, City Clerk/Deputy Treasurer

## Connie Beck

---

**From:** Jason White <jason@schaperandwhite.com>  
**Sent:** Tuesday, July 27, 2021 1:55 PM  
**To:** Connie Beck  
**Cc:** Dan Howard; Joel Bergman  
**Subject:** Re: City Selling Police SUV

If you want to make a minimum you certainly can do that we've already said it's at least \$5,000 in the resolution but if you want to make an even bigger minimum you can do that as well it just has to be published as we show in the resolution

Sent from my Verizon, Samsung Galaxy smartphone  
Get [Outlook for Android](#)

---

**From:** Connie Beck <cjbeck@cityofstpaulne.org>  
**Sent:** Tuesday, July 27, 2021 11:26:33 AM  
**To:** Jason White <jason@schaperandwhite.com>  
**Cc:** Dan Howard <dhoward@cityofstpaulne.org>; Joel Bergman <jbergman@cityofstpaulne.org>  
**Subject:** City Selling Police SUV

Good morning Jason, hoping you're enjoying your vacation. Attorney White, can you please see the attached Resolution I formed Directing the Sale of the Police SUV (Tahoe). Please see in the yellow on how the SALE shall be: On-line by "Purple Wave" or by the "State of NE Surplus" and/or by "Dealership" – do I need to set a reserve amount in the resolution for any of these entities? Does the RESOLUTION look okay; do I need to make any changes?

*Connie Jo Beck  
City of St. Paul  
City Clerk/Deputy Treasurer  
704 6<sup>th</sup> Street  
St Paul NE 68873  
Telephone: (308)754-4483  
Fax: (308)754-5286*

## Budget 2021-2022

### POLICE

	Anniversary Date	Current Wage	Projected 6% Increase	Estimated 2021/2022 Payroll	FICA 6.2%	Medicare 1.45%	Pension 6%	Net
Dan Howard (Chief)		\$31.60	\$33.50	\$69,680.00	\$4,320.16	\$1,010.36	\$4,180.80	\$60,168.68
Scott Greenwalt (Sergeant)	1/6/2004	\$25.55	\$27.08	\$56,326.40	\$3,492.24	\$816.73	\$3,379.58	\$48,637.85
Mathews Costello (Officer)	1/29/2018	\$22.77	\$24.14	\$50,211.20	\$3,113.09	\$728.06	\$3,012.67	\$43,357.37
Moriah Rawlings (Officer)	7/1/2021	\$20.65	\$21.89	\$45,531.20	\$2,822.93	\$660.20	\$2,731.87	\$39,316.19
Part time Officer			\$20.00	\$8,000.00	\$496.00	\$116.00		\$7,388.00
Secretary	10/1/2019	\$15.77	\$16.72	\$8,694.40	\$539.05	\$126.07		\$8,029.28
<b>Total Police Dept.</b>				<b>\$238,443.20</b>	<b>\$14,783.48</b>	<b>\$3,457.43</b>	<b>\$13,304.93</b>	<b>\$206,897.37</b>
Overtime				\$3,500.00	\$217.00	\$50.75	\$210.00	\$3,022.25
On Call				\$4,800.00	\$297.60	\$69.60	\$288.00	\$4,144.80
<b>Grand Total Police</b>				<b>\$246,743.20</b>	<b>\$15,298.08</b>	<b>\$3,577.78</b>	<b>\$13,802.93</b>	<b>\$214,064.42</b>

**Notes:**

- 1 - Police Secretary based on average 20 hours per week (520 hours per year).
- 2 - Police officer (new) wage based on certified officer rate
- 3 - On call hours based on monthly average of 200 hours (high end) x \$2.00
- 4 - Police Chief wage based on outgoing wage of previous chief

City of St. Paul Regular Meeting  
704 6<sup>th</sup> Street  
St. Paul, NE 68873

Tuesday, January 21, 2020

A meeting of the Mayor and City Council of the City of St. Paul, Nebraska was held at City Hall in said City on Tuesday, January 21, 2020 at 7:00 p.m. Present were Mayor Joel M. Bergman and Councilmembers: Brenda Klanecky, Ralph Kezeor & Jerry Thompson. Absent: Council member Katie Kowalski. Notice of the meeting was given in advance thereof by publication in the Phonograph Herald, a legal newspaper published in said City and County. Notice of the meeting was also posted in four (4) places. Notice of this meeting was communicated in the advance notice. All proceeds thereafter shown were taken while the convened meeting was opened to the attendance of the public.

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

Individuals who have appropriate agenda items for City Council consideration should complete the "Request for Future Agenda Items" form located at the City Office. If the issue can be handled administratively without Council action, notification will be provided. If the item is scheduled for a meeting or study session, notification of the date will be given.

There was an opportunity for individuals wishing to provide input on any of tonight's agenda items. Those individuals were asked to reserve time to speak.

Kelly Stevens, Stevens Land Surveying presented a plat map regarding information on land ownership and the conditions on the ground concerning all of Block 47, Original Town. JoAnn Urbanski, Roger Finnigsmier and Virginia Schenck were in attendance to answer any questions regarding the Jim's Truck Stop property. Utility Superintendent Helzer stated that there are no utilities of any kind present in the alley and any of the names that Mr. Kelly provided on his deed list does not affect vacating the alley. Council member Thompson moved to approve vacating alley proceeding north and south in Block 47, Original Town (Jim's Truck Stop). Council member Kezeor seconded the motion. Council members Klanecky, Kezeor & Thompson voted aye, nays none. Motion carried 3/0. An ordinance will be considered and approved on Monday, February 3, 2020.

A lengthy discussion also ensued with Kelly Stevens (Stevens Land Surveying) in obtaining a clear title on the ownership of Lots One (1), Two (2), Three (3), Four (4), Seven (7) and Eight (8), Block 47, Original Town (Jim's Truck Stop). This item was tabled until Mr. Kelly contacts the State of Nebraska concerning any problems with the US Hwy 281 right-of-way (ROW). Once the City receives the answer from Mr. Stevens, then the City will move forward in completing clear titles and possible property transfers to the remaining lots.

Council member Klanecky moved to approve Olsson's (Project #019-0034) submittal letter

Council member Kezeor moved to approve the City's 2018-2019 Financial Statement transfers into the sinking funds involving the (1) Ambulance \$22,194; (2) Cemetery \$38,284; and (3) Library \$16,116. Council member Thompson seconded the motion. Council members Klanecky, Kezeor, Kowalski & Thompson voted aye, nays none. Motion carried 3/0.

Council member Klanecky moved to approve the St. Paul Police Dept. advertising for a full-time City Police Officer, due to Police Officer Coghlan resigning on January 28, 2020. Council member Kezeor seconded the motion. Council members Klanecky, Kezeor & Thompson voted aye, nays none. Motion carried 3/0.

Council member Klanecky moved to go into closed session at 7:52 p.m. regarding personnel. Chief of Police Paczosa was invited to attend the closed session. Council member Kezeor seconded the motion. A motion has been made and seconded to go into closed session for personnel. There was no discussion. The pending motion is to go into closed session for personnel. Council members Klanecky, Kezeor & Thompson voted aye, nays none. Motion carried 3/0. Mayor Bergman adjourned the closed session at 8:19 p.m. Council member Klanecky moved to approve a starting wage of \$17 per hour for a non-certified police officer and if that officer becomes certified and meets the probationary period time, then an extra \$1 will be added to the wage, making it \$18 per hour. If a law enforcement officer has been certified through the academy, then the wage would be based off their experience. Council member Kezeor seconded the motion. Council members Klanecky, Kezeor & Thompson voted aye, nays none. Motion carried 3/0.

Council member Kezeor moved to approve the St. Paul Police Dept. hiring a part-time police officer to fulfill the vacancy while hiring for a full-time police officer position. The pay rate will be \$20 per hour, with no benefits. Council member Klanecky seconded the motion. Council members Klanecky, Kezeor & Thompson voted aye, nays none. Motion carried 3/0.

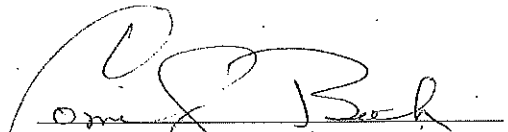
The police officer on-call pay was tabled until the remaining police officer wages has been discussed.


There is a special meeting on Wednesday, January 22, 2020 at 6:30 p.m. for the purpose of obtaining public input regarding the Downtown Revitalization (DTR) improvements, community branding, welcome sign and a local option sales tax. The meeting will be held in the City Council Chambers.

Utility Superintendent Helzer updates included: starting the third phase of the City's Geographic Information System (GIS) project; scanning the City's utility location cards and uploading to the GIS system; updating the GIS system as changes occur to the properties; and the City's National Pollutant Discharge Elimination Systems (NPDES) permit letter from Patrick Ducey, Environmental Specialist from the NE Dept. of Environment & Energy (NDEE) concerning the City's ammonia levels.

Chief of Police Paczosa submitted an "Incident & Nuisance" report, along with reporting on applying for a "cop" grant and the purchase of a police SUV vehicle.

Mayor Bergman updates included: (1) Hastings Keno reimbursed the City \$2,000 for the 2018-2019 keno audit; (2) Howard County Medical Center paid in full the 1% administration fee of

  
\_\_\_\_\_  
Connie Jo Beck, City Clerk/Deputy Treasurer

  
\_\_\_\_\_  
Joel M. Bergman, Mayor

[

[



STATE OF NEBRASKA  
**Office of the Attorney General**

2115 STATE CAPITOL BUILDING  
LINCOLN, NE 68509-8920  
(402) 471-2682  
TDD (402) 471-2682  
FAX (402) 471-3297 or (402) 471-4725

**DOUGLAS J. PETERSON**  
ATTORNEY GENERAL

**LAURA A. NIGRO**  
ASSISTANT ATTORNEY GENERAL

July 23, 2021

Via email at [killinger505@gmail.com](mailto:killinger505@gmail.com)  
Eugene Killinger  
505 N Street  
St. Paul, NE 68873

RE: *File No. 21-M-104; St. Paul City Council, Eugene Killinger; Complainant*

Dear Mr. Killinger:

This letter is in response to your correspondence in which you requested that this office address alleged violations by the St. Paul City Council ("Council") of the Nebraska Open Meetings Act, Neb. Rev. Stat. §§ 84-1407 through 84-1414 (2014, Cum. Supp. 2020) ("Act"). In accordance with our normal procedures, we requested a response from the Council after we received your complaint and we subsequently received a response from the Council's attorney. We have now had an opportunity to review your allegations and the Council's response, and our conclusions are set out below.

**ALLEGED VIOLATIONS**

Upon review of your complaint, we have identified five alleged violations of the Open Meetings Act, as follows:

1. The December 21, 2020 meeting agenda was not sufficiently detailed;
2. A closed session held on December 21, 2020 was not conducted correctly;
3. Meeting minutes for November 2, 2020 and January 4, 2021 were not published correctly;
4. The Council voted on a resolution prior to the public meeting taking place on February 16, 2021; and
5. The Council did not have a copy of all reproducible written material available at the meeting on January 4, 2021.

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The remainder of your allegations against the Council are not related to the Open Meetings Act. The Attorney General does not have general supervisory authority over local political subdivisions. Therefore, we will not address the remainder of your allegations.

## ANALYSIS

### ***Specificity of Agenda***

Your complaint alleges that agenda item No. 21 on the December 21, 2020 meeting agenda is not sufficiently detailed. You provided a copy of the agenda from the December 21, 2020 meeting to support your claim. Agenda item No. 21 states, "**Closed Session: For the prevention of needless injury to the reputation of an individual.** The City of St. Paul reserves the right to go into Closed Session when it is clearly necessary to protect the public interest or for the prevention of needless injury to the reputation of an individual; or pending litigation." In its response, the Council states that agenda item No. 21 is an item that appears on all agendas when it is anticipated there may be an issue requiring a closed session. Neb. Rev. Stat. § 84-1411(1)(e) provides that "[a]genda items shall be sufficiently descriptive to give the public reasonable notice of the matters to be considered at the meeting." It appears the Council knew there would likely be a closed session to discuss city employee, Ed Thompson. Assuming the Council was aware of this, it should have been more descriptive in agenda item No. 21. In the future, the Council should be more descriptive in its closed session agenda item when it is aware that a closed session will take place.

### ***Closed Session***

Your complaint next alleges issues with the closed session at the December 21, 2020 meeting. Specifically, you allege there was no motion to go into closed session, that is was unclear how council member Thompson voted, and that "vacation time" is not an appropriate item for a closed session. You provided a copy of the agenda and meeting minutes from the December 21, 2020 meeting to support your allegations. In its response, the Council states the reason for the closed session was to discuss the performance, attendance, and vacation time of city employee, Ed Thompson. Further, Mr. Thompson had a daughter pass away recently and did not want issues surrounding his family and their medical information discussed in open session. The Council also states the Mayor made a motion to go into closed session at the meeting.

Closed sessions are permitted when it is clearly necessary to protect the public interest or for "the prevention of needless injury to the reputation of an individual." Neb. Rev. Stat. § 84-1410(1). One of the reasons to close a meeting includes for the "[e]valuation of the job performance of a person when necessary to prevent needless injury to the reputation of a person and if such person has not requested a public meeting." *Id.* A review of the December 21, 2020 minutes shows the Mayor made the

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motion to go into closed session and it was seconded by council member Kowalski. The minutes also show that at the conclusion of the closed session, council member Kowalski moved to approve Mr. Thompson extending his unused vacation to the end of March 2021, due to extenuating circumstances. Additionally, the motion contained both the subject matter, i.e., city employee Ed Thompson, and the statutory reason to close, i.e., to prevent needless injury to the reputation of an individual. The minutes reflect council member Kowalski and Schmid voted "aye," and council member Thompson abstained from voting due to a family relationship with Mr. Thompson. Lastly, you allege that "vacation time" is not a proper subject for a closed session. However, the Council states the purpose of the closed session was to discuss Mr. Thompson's performance, attendance, and vacation time. Further, the discussion about Mr. Thompson involved family and medical information. Accordingly, it was proper for the Council to hold a closed session to discuss Mr. Thompson's job performance, attendance, and vacation time. The Council did not violate the Open Meetings Act in regard to this portion of your complaint.

### ***Meeting Minutes***

Your next allegation is that the Council did not make the minutes from the November 2, 2020 and January 4, 2021 meetings available for inspection within the timeframes set out by the Act. However, there is no evidence this occurred, and the Council has denied it. Neb. Rev. Stat. § 84-1413(5) provides that "[m]inutes shall be written . . . and available for inspection within ten working days or prior to the next convened meeting, whichever occurs earlier . . . ." In its response, the Council states that minutes are always available for inspection at the City Clerk's office within ten days of a meeting and are generally available the day following a meeting. Accordingly, the Council did not violate the Act in regard to this portion of your complaint.

### ***Voting on Resolution 2021-1***

Your next complaint is the Council voted on Resolution 2021-1 before the public meeting on February 16, 2021. You provided a copy of the February 16, 2021, agenda as well as documents relating to Resolution 2021-1 to support your claim. In its response, the Council states the City Clerk made documents relating to Resolution 2021-1 available to the public prior to the meeting on February 16, 2021. Further, these documents simply show Resolution 2021-1 passing at a future date and are not indicative of the Council already having approved it. None of the Resolution 2021-1 documents which you included with your complaint are signed or dated. Additionally, the meeting minutes from February 16, 2021, show the Council voted to give notice to the public that a hearing would be held on April 5, 2021, regarding Resolution 2021-1. Accordingly, the Council did not vote on Resolution 2021 prior the public meeting and did not violate the Open Meetings Act in regard to this portion of your complaint.

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***Copies of Meeting Materials***

Your final complaint is that the Council did not have a copy of all reproducible written material available at the meeting on January 4, 2021. However, there is no evidence this occurred, and the Council denies it. The statute in effect on January 4, 2021, Neb. Rev. Stat. § 84-1412(8) (2014), provides that "[p]ublic bodies shall make available at the meeting or the instate location a telephone conference call or videoconference, for examination and copying by members of the public, at least one copy of all reproducible written material to be discussed at an open meeting."<sup>1</sup> In its response, the Council states the City Clerk makes copies of all meeting materials available at a front table during meetings. Further, the Council states all materials at meetings are broadcast on a large screen television that is visible to all persons attending. As such, the Council did not violate the Act regarding the availability of meeting materials.

**CONCLUSION**

For the reasons stated above, we do not believe that the Council has violated the Open Meetings Act with respect to the issues raised in your complaint. If you disagree with the analysis we have set out above, you may wish to contact your private attorney to determine what additional remedies, if any, are available to you under the Open Meetings Act.

Sincerely,

DOUGLAS J. PETERSON  
Attorney General

  
Laura A. Nigro  
Assistant Attorney General

cc: Jason White

35-217-29

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<sup>1</sup> Section 84-1412 was amended during the 2021 legislative session to include meetings held by virtual conferencing. 2021 Neb. Laws LB 83, § 13.

CITY OF SAINT PAUL  
704 6<sup>TH</sup> STREET  
SAINT PAUL, NEBRASKA 68873

NOTICE OF TIME AND PLACE OF  
SPECIAL MEETING

NOTICE IS HEREBY GIVEN THAT A SPECIAL MEETING OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SAINT PAUL, NEBRASKA, WILL BE HELD **MONDAY, AUGUST 9, 2021** IN THE CITY COUNCIL CHAMBERS. THIS MEETING WILL BE OPEN TO THE PUBLIC. AN AGENDA FOR SUCH MEETING IS KEPT CONTINUALLY CURRENT AND IS AVAILABLE FOR PUBLIC INSPECTION AT THE OFFICE OF THE CITY CLERK AT THE CITY UTILITIES OFFICE. **THE PURPOSE OF THIS MEETING IS TO DISCUSS AND APPROVE THE UTILIZATION OF THE AMERICAN RESCUE PLAN (ARP) FUNDS FROM 5:30 P.M. TO 6:30 P.M. AND ALSO TO RECEIVE PUBLIC INPUT ON THE 2021-2022 CITY OF ST. PAUL BUDGET FROM 6:31 P.M. TO CLOSE (POSSIBLE ACTION).** POSTED THIS 21ST DAY OF JULY, 2021.



\_\_\_\_\_  
CONNIE JO BECK  
CITY CLERK/DEPUTY TREASURER

CITY OF ST. PAUL  
704 6<sup>TH</sup> STREET  
ST. PAUL, NEBRASKA 68873

**CERTIFICATION OF POSTING**

(Special Meeting on August 9, 2021 at 5:30 p.m. to 6:30 p.m. to Discuss the Utilization of the American Rescue Plan (ARP) Funds AND also to receive Public Input on the 2021-2022 City of St. Paul Budget from 6:31 p.m. to Close

I, THE UNDERSIGNED, CITY CLERK OF THE CITY OF ST. PAUL, NEBRASKA, HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF WHICH ANNOUNCEMENT WAS POSTED IN FOUR (4) PUBLIC PLACES ON WEDNESDAY, JULY 21, 2021

- 1) CITY UTILITIES OFFICE OF CITY OF ST. PAUL
- 2) UNITED STATES POST OFFICE
- 3) HOWARD COUNTY COURT HOUSE
- 4) CITIZENS BANK & TRUST

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND OFFICIALLY AND AFFIXED THE SEAL OF MY OFFICE THIS 21ST DAY OF JULY 2021.

  
\_\_\_\_\_  
CONNIE JO BECK  
CITY CLERK/DEPUTY TREASURER

\_\_\_\_\_  
MATT HELZER, UTILITY SUPERINTENDENT

(Seal)



**Connie Beck**

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**Subject:** St. Paul WWTP Improvements - Final Design Review  
**Location:** St. Paul City Hall  
**Start:** Tue 8/3/2021 3:00 PM  
**End:** Tue 8/3/2021 4:00 PM  
**Show Time As:** Tentative  
**Recurrence:** (none)  
**Organizer:** Brian Friedrichsen

3 pm  
August 3, 2021  
Tuesday

All,

This will be our final review meeting for the treatment plant project before we submit to the state for permits. Please bring and questions or comments you may have to the meeting to discuss. Would also like to have you start thinking about advertising the project and bid dates to discuss. If you have any other questions please let me know.

Thanks,

**Brian J. Friedrichsen, PE**

Civil

D 308.398.2946

C 308.750.4326

201 E. Second Street  
Grand Island, NE 68801  
O 308.384.8750

- Advertise Project
- Bid Dates



Olsson\_RGB\_em...

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