

Ralston City Council Regular Meeting  
Tuesday, November 19, 2019

The Ralston City Council met in regular session on Tuesday, November 19, 2019 at 5:30 PM at Ralston City Hall. The Pledge of Allegiance was recited. Roll was called with the following present: Mayor Groesser and Council members Konwinski, Fidelity, Kavanaugh, Krause, Sanchez, and Preis. The agenda was available at City Hall for public inspection and posted prior to the meeting. The legal notice for the meeting was published in the Ralston Recorder. Claims listed are approved and part of these minutes.

Council member Konwinski gave the invocation. Mayor Groesser welcomed the press and guests. Groesser said the meeting is subject to the Nebraska Open Meetings Act and a copy of the Act is posted at the rear of the Council Chambers.

The following building permits were approved: #10751 to Keith Kettelhut, 8327 State Street – Remove and Replace Shingles - \$3,500.00; #10752 to Keith Kettelhut, 8309 State Street – Remove and Replace Shingles - \$3,000.00; #10753 to Bruce L. Behers, 7441 Washington Street – Add Sink & Dishwasher - \$1,500.00; #10754 to Dennis Parsley, 6503 Daly Circle – Replace HVAC System - \$3,000.00; #10755 to Scott G. Shymkewicz, 7919 Heritage Circle- Replace HVAC - \$3,000.00; #10756 to Derek M. Halsey , 7095 Highland Street – Electrical - \$500.00; #10758 to Brandon Demont, 7760 Park Drive – Reattach Meter Socket - \$400.00; #10761 to Gregory D. Brokke, 7800 Lakeview Street- \$6,790.00; #10762 to John P. Sullivan, 6223 S. 74<sup>th</sup> Street – Replace Furnace - \$3,591.00; #10763 to Barbara L. MacNeill, 5211 S. 79<sup>th</sup> Street – Complete Bathroom Remodel - \$8,000.00; #10765 to Jared A. Alexander, 8016 Oakwood Street – Replace Damaged Wire - \$250.00; #10766 to Ingeborg McFarland, 8025 Main Street – Replace Roof & Siding - \$4,015.00; #10767 to Clear Creek Holdings, 5604 S. 79<sup>th</sup> Street – Rebuild Foundation Wall - \$5,000.00; #10769 to City of Ralston ROW-Verizon Access, 72<sup>nd</sup> Street/L Street-Harrison Street – Place Fiber Cable in ROW - \$192,638.94; #10772 to Blair E. Bishop, 6759 S. 87<sup>th</sup> Street – Replace Furnace - \$2,890.00; #10773 to Laurie L. Hall, 8159 Robin Hill Avenue – Install Furnace & A/C - \$2,508.00; #10774 to Timothy R. Long, 49 Country Club Road – Install New Fence - \$2,210.75; #10775 to Daniel E. Beard, 50 Country Club Road – Install New Fence - \$817.81; #10777 to Linda L. Nelson, 71 Country Club Road – Remove and Replace Roof - \$9,375.00; #10778 to Christopher Frolen, 4900 S. 78<sup>th</sup> Street – Complete Sewer Cleanout - \$3,000.00.

The City Council reviewed the following items under the consent agenda:

1. Minutes from the November 5, 2019 regular city council meeting;
2. Claims;
3. Monthly Financial Report; and
4. Department Head and/or Commission Reports.

Konwinski moved and Fidelity seconded to approve the Consent Agenda. On roll call vote, the following votes were recorded on the electronic voting board. Aye: Konwinski, Fidelity, Kavanaugh, Krause, Sanchez, and Preis. Nay: None. Absent: None. Motion

carried.

Bohling reported the monthly report is in the packets.

Halbur reported on the activities at the Library for Holiday Magic on December 1, 2019. Carrell Towne Village will once again be on display. She also reported on the Food for Fines Program being conducted in conjunction with the Police Department. The program will run through December 20<sup>th</sup>. Halbur reported on the annual gingerbread event activities for kids on December 7<sup>th</sup> and 8<sup>th</sup> which is supported by the Library Foundation. The Library monthly report is also included in the packets.

Krajewski reported on upcoming arena events including Dancing with the Stars, Blippi, and Chris Janssen. There were over 18,000 visitors in the building during the course of the craft fair. Krajewski thanked the Public Works Department for their work in patching the holes in the parking lot. There was a very successful Zamora event on the 16<sup>th</sup> and he hopes to book more Zamora events in the future. The Lancers play at home this weekend. Krajewski reported there is an offer pending for a country show in May and Baby Shark Live was just announced for March 15, 2020. They are still holding dates in October 2020 for an unnamed country show as well as a contemporary Christian show. Krajewski reported the loading dock project is completed.

Halbur presented the 2018-2019 fiscal year Library annual report. There are approximately 73,000 visitors to the Library annually. There are 6,006 Library cardholders and 8,068 meeting room visitors. The Library website receives over 62,000 visits annually. The 2018-2019 fiscal year saw the highest circulation over the last five years at 82,385. This figure represents circulation of any type of material, including adult print materials, children print materials, E-book materials, computer lab and teen print materials. The total computer lab uses for fiscal year 2018-2019 was 17,743. Halbur commented on the early literacy computers and the number of Wi-Fi uses. There are 44,577 total items in the Library's collection. Halbur reported on new happenings in the Library for the past fiscal year including five more hotspots, a new Library logo, an E-newsletter and others.

Eischeid presented the Ralston Volunteer Fire Department and Rescue Squad annual report for the fiscal year November 1, 2018 to October 31, 2019. The report provided information on the total number of calls, types of calls, number of calls each member responded to, and other statistics. A total of 61 members responded to 547 calls and attended thousands of hours of training. Over the last year they brought on 10 new probationary members and plan on bringing on an additional nine next month. They have just finished up the 2<sup>nd</sup> year of a four year Recruitment and Retention Grant received through FEMA.

With the continued support from the City of Ralston, the Fire Department was able to secure a three percent increase to their annual budget along with funding for their pay per call reimbursement program. The City has also approved the purchase of a new fire engine which should be in service some time in 2020. Eischeid said without the support of the city council and staff members, the Fire Department wouldn't be able to achieve their goals.

The Fire Department continues to have weekly training sessions and some members were able to attend the Recruitment and Retention Seminar in Florida, the State Fire School in Grand Island, and Metro Community College for EMS and Fire Trainings. The Honor Guard continues to be very active. Five members went to Emmetsburg, MD last month to attend and honor over 100 firefighters who lost their lives in the line of duty. The Honor Guard also hosted the first annual “Remembering Our Own” event in Koch Park. This event honored Ralston Fire members who have passed away in the last 20 years.

Eischeid introduced the officers elected for the 2019-2020 fiscal year. Fire Chief Kevin Eischeid, Assistant Fire Chief Jeremiah Omoto, Training Chief Dakota Wilson, Rescue Chief Kim Eischeid, Fire Captain Jordan Andersen, Training Captain Tradell Berry, Rescue Captain Jason Banks and President Lauryn Dewald.

Grosser opened discussion on the Ralston Paving Assessment, JEO Project No. 181714.04. Lucas Billesbach, JEO, Ralston City Engineer, indicated this study and the next study for discussion, the Ralston Arena Repairs Prioritization Study, are studies resulting from a Capital Improvement Program and process.

On the paving assessment study, JEO utilized a new type of road technology called Roadbotics to gather the assessment data and provide a paving condition ratings. Roadbotics utilizes a cell phone camera mounted within a vehicle to capture photos of street segments. The ratings are assigned numbers 1 through 5 with 1 being no maintenance required and 5 being pavement failure requiring complete reconstruction techniques. Billesbach explained the types of pavement improvements that were considered and the principles of pavement preservation. By spending minimal maintenance funds while the pavement remains in good to excellent condition, the higher cost of rehabilitation or reconstruction is eliminated or delayed. It is important to consider improvements to the pavements rated 3's to prevent them from becoming 5's later on.

Billesbach commented on the results and recommendations. Overall, the street network has some places that need work but they don't appear to be out of the ordinary of any of the other Nebraska communities that JEO works with. A rating of 5 only accounts for one percent of Ralston's street network and a rating of 4 accounts for eight percent. That means that 91 percent of Ralston's road network falls in the 1 to 3 ratings category.

Billesbach spoke about a holistic cost approach in terms of dollars to correct the deficiencies found. With regard to the asphalt street rating, a rating of 5, the costs assigned equate to a full removal and replacement; a rating of 4, the costs assigned equate to a mill and overlay; a rating of 3, the costs assigned equate to a 2-inch asphalt overlay; a rating of 2, the costs assigned equate to armor coating; and a rating of 1, the costs assigned equate to crack sealing. With regard to the concrete street rating, a rating of 5, the costs assigned equate to a full depth concrete replacement; a rating of 4, the costs assigned equate to a full depth concrete patching and overlay; a rating of 3, the costs assigned equate to a full depth concrete patching; a rating of 2, the costs assigned equate to a partial depth concrete repair; and a rating of 1, the costs assigned equate to crack sealing.

Billesbach summarized the overall dollar impact as follows: rating category 5, total linear feet is 1,171 and the total estimate of the project is \$433,626; rating category 4, total linear feet is 13,379 and the total estimate of the project is \$3,290,413; rating category 3, total linear feet is 61,568 and the total estimate of the project is \$7,449,964. Costs were not applied to rating categories 1 and 2 as they are more maintenance type categories. After reviewing the rating categories, the Public Works staff were given the opportunity to review the rating categories and provide a priority to rating categories of 3 to 5. Billesbach presented a summary of Public Works staff prioritization and commented on the high priority categories and project improvements of just under \$3 million needed in those categories.

Also included in the study are street paving assessment maps by ratings, rating summaries by rating category, rating summaries by street name, Public Works staff prioritization by rating category, 84<sup>th</sup> Street rating data, and Ralston 2019 street inventory items. Billesbach recommended this type of analysis be done every five years.

Groesser read a proclamation proclaiming November 19, 2019 as Bill Ruf Day in the City of Ralston. Mr. Ruf and family members were in attendance to receive the proclamation.

Groesser opened discussion on the Ralston Arena Repairs Prioritization Study, JEO Project No. 181714.03. Lucas Billesbach, JEO, Ralston City Engineer, indicated JEO also did an assessment for the pavement at the Ralston Arena and commented on the prior study done by another consulting firm. JEO has worked hard on assigning priority to where the repairs should be done first. The majority of the issues around the arena with the pavement is associated with the ASR concrete.

The process of prioritization has already begun with the phase 1 process on the east side of the arena building mostly in front of the southeast and northeast entrances. There is a phase 2 that was associated with that and the next big priority is the street and roadway in front of the arena.

Billesbach reviewed the prioritization definitions and photos of the types of damage that is occurring to the pavement. The types of damage noted was cracked panels, joint damage, joint deterioration, surface deterioration and curb ramp damage. The repair options include: pavement patching (aka panel replacement), joint repair, joint or pothole filling, and removal and replacement.

Opinion of probable construction cost was prepared for each of the high and medium priority sites based on the recommended repair. The projects were broken into proposed phases that will meet the budgeted amount of about \$375,000 to \$400,000. Also included in the study are a pavement improvement site map and an opinion of cost for each site.

Discussion was held on the issues with the use of ASR in the concrete. Billesbach indicated there was a period of time across all of Omaha that there was a specific material included in concrete that has resulted in ASR. At that time it was deemed to be a good additive and it has shown itself to be a very poor additive and is not used any more. This type of damage

is found across the metro area. Fideline inquired about doing an asphalt overlay rather than tearing out the concrete. Billesbach commented that this has been discussed and he could see recommending it within the front parking lots to the east side to extend out the life. He commented on concerns about rutting and said that overlay is a short term fix as the ASR will continue to degrade.

Groesser opened the public hearing at 6:12 PM for consideration of the Liquor License Application for Hooks Solo, LLC dba Tanner's Bar & Grill, 7340 Harrison Street. Julia Plucker, Kelley Plucker LLC, 2804 S. 87<sup>th</sup> Avenue, Omaha, spoke on behalf of the applicant. She indicated this is not a new applicant, but rather because of an organizational change of the business a new application was required. Brett Clure will be the sole owner of the business.

There being no further discussion, Groesser closed the public hearing at 6:13 PM. Krause moved and Fideline seconded to approve the liquor license application for Hooks Solo, LLC dba Tanner's Bar & Grill. On roll call vote, the following votes were recorded on the electronic voting board. Aye: Konwinski, Fideline, Kavanaugh, Krause, Sanchez, and Preis. Nay: None. Absent: None. Motion carried.

Groesser opened consideration of the manager application for Brett C. Clure for Hooks Solo, LLC dba Tanner's Bar & Grill, 7340 Harrison Street. Plucker indicated that Clure was the original manager applicant and will remain the manager. There being no further discussion, Krause moved and Fideline seconded to approve the manager application for Brett C. Clure for Hooks Solo, LLC dba Tanner's Bar & Grill. On roll call vote, the following votes were recorded on the electronic voting board. Aye: Konwinski, Fideline, Kavanaugh, Krause, Sanchez, and Preis. Nay: None. Absent: None. Motion carried.

Konwinski introduced Resolution 2019-18. Russell read Resolution 2019-18 by title only: a resolution establishing policy for employee recognition dinners and awards and repealing Resolution 9403.

Groesser opened the public hearing at 6:15 PM. Groesser indicated the resolution changes the amount from \$25.00 to \$50.00 as allowed by State law. There being no further discussion, Groesser closed the public hearing at 6:15 PM. Konwinski moved and Kavanaugh seconded to approve the following resolution.

RESOLUTION ESTABLISHING POLICY )  
FOR EMPLOYEE RECOGNITION AWARDS ) RESOLUTION 2019-18  
AND DINNER AND REPEALING )  
RESOLUTION 9403 )

WHEREAS, the Legislature of the State of Nebraska has authorized the use of municipal funds to purchase plaques, certificates, and similar tokens of acknowledgment or appreciation for public officials, public employees, citizens serving on municipal boards and volunteers of community activities; and

WHEREAS, the Nebraska Legislature has authorized the use of municipal funds to pay for a recognition dinner for elected and appointed officials, municipal employees, and

volunteers; and

WHEREAS, the Mayor and City Council of the City of Ralston desire to provide a policy for the providing of such awards and recognition dinners in accordance with and within the limitations of state statute.

NOW, THEREFORE, BE IT RESOLVED by the City Council and Mayor of the City of Ralston that municipal funds may be expended to purchase plaques, certificates of achievement or appreciation, or items of value for presentation to elected and appointed public officials, municipal employees, members of municipal boards and commissions, and volunteers; provided, however, that the value of any such plaque, certificate of achievement or appreciation, or item of value shall not exceed the sum of fifty dollars (\$50.00).

BE IT FURTHER RESOLVED that municipal funds may be expended for one recognition dinner each year for elected and appointed public officials, municipal employees, members of municipal boards and commissions, and volunteers; provided, however, that the maximum cost per person for the dinner shall not exceed fifty dollars (\$50.00) per person.

BE IT FURTHER RESOLVED that the policy established by this resolution shall not be amended or altered more than once in any twelve (12) month period.

PASSED AND APPROVED on the 19<sup>th</sup> day of November, 2019.

CITY OF RALSTON, NEBRASKA

/s/Donald A. Groesser, Mayor

Attest:

/s/Rosemarie Russell, City Clerk

Approved as to form:

/s/Mark A. Klinker, City Attorney

On roll call vote, the following votes were recorded on the electronic voting board. Aye: Konwinski, Fideline, Kavanaugh, Krause, Sanchez and Preis. Nay: None. Absent: None. Motion carried.

Groesser opened consideration of a special designated license for the Village Bar for an outdoor standing space during an event on December 1, 2019. Brock Hatterman, 5700 S. 77<sup>th</sup> Street, indicated this is for the annual Christmas party event. He wants to block off the front patio but will not block off any sidewalks or streets. There being no further discussion, Krause moved and Kavanaugh seconded to approve the special designated license for the Village Bar for an outdoor standing space during an event on December 1, 2019. On roll call vote, the following votes were recorded on the electronic voting board. Aye: Konwinski, Fideline, Kavanaugh, Krause, Sanchez and Preis. Nay: None. Absent: None. Motion carried.

Groesser opened consideration of the appointment of Kevin J. Eischeid as Fire Chief. Fideline moved and Preis seconded to approve the appointment of Kevin J. Eischeid as Fire Chief. On roll call vote, the following votes were recorded on the electronic voting board. Aye: Konwinski, Fideline, Kavanaugh, Krause, Sanchez and Preis. Nay: None. Absent: None. Motion carried.

Groesser opened consideration of the appointment of Jeremiah Omoto as Assistant Fire Chief. Fideline moved and Preis seconded to approve the appointment of Jeremiah Omoto as Assistant Fire Chief. On roll call vote, the following votes were recorded on the electronic voting board. Aye: Konwinski, Fideline, Kavanaugh, Krause, Sanchez and Preis. Nay: None. Absent: None. Motion carried.

Groesser opened consideration of the Ralston Downtown/Hinge Master Plan. Groesser indicated this master plan has been in the works for about a year. The Planning Commission and the Hinge Committee recommended adoption of the master plan. Groesser said the master plan is a concept for the Hinge Project and recommended adoption.

There being no further discussion, Krause moved and Kavanaugh seconded to approve the Ralston Downtown/Hinge Master Plan. On roll call vote, the following votes were recorded on the electronic voting board. Aye: Konwinski, Fideline, Kavanaugh, Krause, Sanchez and Preis. Nay: None. Absent: None. Motion carried.

Groesser opened consideration of the Annual City Maintenance Agreement No. 36 Renewals for the period January 1, 2020 through December 31, 2020. Freshman indicated this authorizes the state to pay the City annually for the lane miles. There being no further discussion, Kavanaugh moved and Konwinski seconded to approve the Annual City Maintenance Agreement No. 36 Renewals for the period January 1, 2020 through December 31, 2020. On roll call vote, the following votes were recorded on the electronic voting board. Aye: Konwinski, Fideline, Kavanaugh, Krause, Sanchez and Preis. Nay: None. Absent: None. Motion carried.

Groesser opened consideration of the execution of the Certificate of Compliance for Maintenance Agreement No. 36 for the period January 1, 2019 through December 31, 2019. Freshman indicated this is certifying that the City has completed the work for the year. There being no further discussion, Krause moved and Konwinski seconded to approve execution of the Certificate of Compliance for Maintenance Agreement No. 36 for the period January 1, 2019 through December 31, 2019. On roll call vote, the following votes were recorded on the electronic voting board. Aye: Konwinski, Fideline, Kavanaugh, Krause, Sanchez and Preis. Nay: None. Absent: None. Motion carried.

Groesser opened consideration of accepting Mark Klinker's retirement as City Attorney effective December 17, 2019. Konwinski moved and Fideline seconded to approve Mark Klinker's retirement as City Attorney effective December 17, 2019. On roll call vote, the following votes were recorded on the electronic voting board. Aye: Konwinski, Fideline, Kavanaugh, Krause, Sanchez and Preis. Nay: None. Absent: None. Motion carried.

Public comment: Amy Roeder, Chamber President, commented on the annual Chamber awards banquet. The 2020 Parade Marshall is Lana Tribbie. Bailey Halbur received the Volunteer of the Year award. The Business of the Year Award went to Above and Beyond and New Business of the Year is Royal Construction. Mark Krzemien received the Business Person of the Year Award.

Council comment: Kavanaugh congratulated Bill Ruf and thanked him for his service to the City of Ralston and the girls in the community.

There being no further business to come before the Council, the meeting was adjourned at 6:23 PM.

Next regular meeting Tuesday, December 3, 2019 at 5:30 PM.

/s/Rosemarie D. Russell  
City Clerk

/s/Donald A. Groesser  
Mayor

CLAIMS – 11-19-2019 – Above & Beyond, 795.00, Services; Access Systems Leasing, 2,230.19, Printers/Copiers; Agrivision Equipment Group, 1,530.82, Supplies; Albertson Brothers Glass, 89.00, Services; All-American Publishing, 475.00, Supplies; American Legal Publishing, 650.00, Model Ordinances; Ameripride Services, Inc., 106.23, Services; Andersen Plumbing, Inc., 30.00, Refund; Asphalt & Concrete Materials, 938.43, Supplies; Axon, Cody, 58.17, Reimbursement; Benefit Plans, Inc., 368.75, Fees; Bluetarp Credit Services, 213.45, Services; BMI Janitorial Group, 7,350.00, Janitorial; Carpenter Paper Co., 1,736.63, Janitorial Supplies; Caselle, Inc., 1,151.00, Contract Support; Center Point Large Print, 89.28, Books; Century Certified Services, 68.00, Pest Management/Control; City of Omaha, 84,940.29, Utilities; City of Ralston-General Fund, 139.74, Reimburse-Petty Cash; CompChoice, 74.00, DOT Testing; Cornhusker International Trucks, 2,793.50, Parts/Labor; Cox Business Services, 2,574.84, Phone System; Demco, 95.90, Supplies; Diamond Laundry Service, Inc., 74.85, Laundry Services; Diamond Vogel Paint, 191.95, Paint; Eakes Office Solutions, 118.12, Office Supplies; Ebsco Information Services, 1,660.80, Books; Experian, 27.96, Services; Factory Motor Parts Co., 69.02, Supplies; Fleek, Brianna, 120.00, Janitorial; Forrest, David, 84.52, Reimbursement; HDR Engineering, Inc., 5,771.72, Final Design; Ingram Library Services, Inc., 3,981.92, Books; Kacie Ferrazzo, 45.00, Services; Klinker, Mark, 7,872.50, Legal Services; Lincoln Journal Star, 760.00, Subscription Renewal; Mackie Construction, Inc., 22,550.10, Arena Pavement; Menards, 48.20, Supplies; Metro, 615.00, Service Contract; Michael Todd & Co., Inc., 1,023.96, Parts; Mid-American Benefits, Inc., 1,896.94, Fees; Money Handling Machines, Inc., 209.00, Supplies; MUD-Utilities, 2,266.31, Utilities; NAPA Auto Parts, 147.78, Parts; Nebraska Department of Transportation, 11,700.91, Project No. HSIP 85-2(113); Nebraska Iowa Supply Co, 1,034.35, Fuel; OCLC, Inc., 365.21, Supplies; Omaha World Herald, 1,284.06, Legal Publications; O'Malley, Margaret, 258.50, Janitorial; One Call Concepts, Inc., 74.55, Locate Fees; Papillion Sanitation, 33.47, Sanitation; Police Officers' Assn of NE, 225.00, Dues; Port-a-Johns, Inc., 140.00, Portable Restroom Rental; Quality Tire, Inc., 3,020.34, Tires; Quill Corporation, 129.49, Supplies; Ralston Automotive, 1,137.67, Supplies/Services; Recorded Books, Inc., 773.34, Books; RediTech, 202.50, Computer Support; Ridder, Justine, 29.71, Reimbursement; Roto-Rooter Services, Co., 1,750.86, Services/Repairs; RYBA Construction, Inc., 1,150.00, Salt; Sign It, 25.00, Council Decal; Suburban Newspapers, Inc., 12.84, Publications; The CTK Group, 450.00, Training; The Daily Record, 14.30, Legal Publications; Trail Performance Coatings, 500.00, Repairs; Trans Union Risk & Alternative, 50.00, Services; Travelers, 42,959.97, Insurance Pymt; Unique Management Services, Inc., 53.70,

Placements; Vela, Rick, 500.00, Reimbursement; Westlake Ace Hardware, 13.47,  
Supplies.