

MINUTES OF A REGULAR MEETING OF THE MAYOR AND CITY COUCIL OF PERU, NEBRASKA ON THE 21st DAY OF JULY 2025AT 6:00 P.M.

The Mayor and Council of the City of Peru, Nemaha County, Nebraska were called to meet at City Hall at 614 5th Street, Peru, Nebraska 68421, on the 21st of July 2025, at 6:00 P.M., for a Regular Meeting, open the general public advance notice of said regular meeting, the designated method of giving notice, including the agenda for said meeting, or the availability thereof was posted at: Peru City Hall, Western National Bank (Bank of Peru), and the Peru Post Office.

Council President Westfall called the meeting to order and informed the public of the location of the Nebraska Open Meetings Act.

Council President Westfall informed the public that a copy of City Resolution #2017-02 Pertaining to Conduct Rules for City Council Meetings may be requested from the City Clerk.

Agenda Item 1 - Roll Call

Present at 6:00 p.m.: Council Members Westfall, B. Brown and Whisler. Mayor Katy Novak and Council Member R. Brown was absent. Upon roll call, a quorum was declared pursuant to Neb. Rev. Stat. 17- 105.

Agenda Item 2 - Public Hearing-None

Agenda Item 3 - Water Report

Council President Westfall shared that the water report is available to the public, in the city office, during business hours.

Agenda Item 4 - Consent Agenda

A. Approval of Minutes: Approval of Minutes from the June 16th 2025 regular meeting.

Council President T. Westfall pulled claims from consent agenda. Councilmember B.**Brown made a** motion to approve the remaining minutes. The motion was Seconded by J. Whisler. Upon Roll Call Vote: 3 AYES, 0 NAYS, 1 Absent. The following vote AYE: B. Brown, J. Whisler, T. Westfall; The following voted NAY: None, Motion: Carried.

B. Approval of Claims: ~~The claims were pulled from consent agenda by Council President T. Westfall.~~ The following claims were presented to the Council by the City Clerk, review, and approved for payment:
Regular Claims: Black Hills Energy (Fire/Rescue) - \$77.84 // Black Hills Energy (Gen/Utility) - \$58.58 // Kinetic/Windstream (Internet/Utility) - \$953.82 // OPPD (Gen/Utility) - \$855.03 // OPPD (Streets) - \$1,197.95 // Personnel Payroll including tax & retirement for check deposited 6\30 (Gen/Acct) - \$18,320.22 // Personnel Payroll including tax & retirement for check deposited 7/15 (Gen/Acct) - \$17,914.53 // Various Customer Refunds (Wtr) - \$800.00 // Access Systems (Gen) - \$129.45 // Action Technology Sercices (Gen) - \$61.25 // American Recycling & Sanitation (Wtr/Swr)- \$3,358.30 // AKRS (Gen/Maint)- \$127.31 // Auburn Board of Public Works (Wtr/Swr) - \$2,118.01 // Auburn Board of Public Works (Wtr/Swr) - \$12,531.31 // Auburn Newspaper (Gen) - \$300.91 // Bennett's Fire Protection (Gen) - \$177.90 // Bohl Plumbing (Wtr/Swr) - \$119.50 // Casey's Business Mastercard (Gen/Maint) - \$2,222.67 // Cather & Sons (Sts) - \$112,511.35 // Miranda Decker (Res) - \$791.31 // Feld Fire (Fire/Rur) - \$1,027.50 // First National Bank (Card) (Gen) - \$4,328.84 // Grainger (Wtr/Swr) - \$455.99 // Greenwade Tree Service (P&R) - \$1,000.00 // Heather L. Pemberton (Gen) - \$649.00 // Interstate Power System (Wtr/Swr) - \$3,067.97 // JB Excavating & Concrete (Streets) - \$28,184.26 // JB Excavating & Concrete (Streets)-9,922.97 // Kinetic (Gen) - \$67.34 // Brent Lottman (Res) \$35.00 // Municipal Supply (Wtr/Swr) - \$2,170.04 // Napa (Bulldog Auto Supply) (Gen/Maint)

\$77.771/ Ne Public Health Enviro Lab (Wtr/Swr)- \$547.00 // Ne Rural Water Assoc (Wtr/Swr)- \$445.00 // One Call Concepts (wtr/swr) - \$10.62 //Sack Lumber (Wtr) - \$105.46 // Sara Harms (Gen) - \$400.00 // Southeast NE Devel Dist (Gen) - \$619.00 / I Ty's Outdoor Power & Service (P&R) - \$208.62 //Utility Water Service (Wtr) - \$3,979.54 //Wahoo Heritage Inn (Swr) - \$319.80

Council President T. Westfall shared claims corrections Kinetic is \$953.77, FNBO \$2764.79 and Auburn BPW lost a check, to avoid late fees accountant recommends we pay the full balance of \$25120.03 and she will put a stop payment on the previous check. Councilmember J. Whisler made a motion to approve the claims as adjusted; The motion was seconded by B. Brown. Upon Roll Call Vote: 3 AYES, 0 NAYS, 1 Absent. The following vote AYE: B. Brown, J. Whisler, T. Westfall; The following voted Nay: None, Motion Carried.

Councilmember R. Brown arrived to the council meeting.

Agenda Item 5- Old Business

C. Grant Report- None

D. Facilities Report-Phil Wemhoff stated the water tower project is on schedule and that Park Avenue will be finished on Friday and they are working on 4th Street. They found the three (3) lines that need disconnected. Phil presented his resignation to the Council and stated his last day would be July 31st

E. Committee/Commission Reports:

Streets: None

Finance: Heather Pemberton reported she needs to do some digging into some vendor accounts and that nothing has been put into QuickBooks yet. Heather stated she got a call on Friday from the office asking what to do because nothing had been done with claims yet. Heather stated she was in Kansas City. She went to the office on Monday and worked on it. She further stated there were some discrepancies and carry over balances that she was going to look into. She recommends we put everything that we can on autopay to prevent late fees due to timing issues. Heather stated the procedures in place regarding finance must remain in place to help with budget preparation and the state auditors office is happy we have our claims process in place. Heather would like council members to look at their calendars and plan on the week of August 25th for a public budget workshop and plan on the week of September 22nd for budget hearing and approval. She stated she would talk more on this at the August 18th meeting.

Parks & Recreation: Nick Novak stated they put together a list for their 5 and 10 year plans and he'd like to run their department a little bit better. Nick stated some ball teams have backed out of the tournament but they still plan on having it maybe in the fall. Council President Westfall asked Nick about the checks on the drawer from some teams for the softball tournament and if we could deposit these checks. Nick stated one team said they would consider their payment as a donation but that he would check on that. But the other checks could be deposited. Nick and Mary met with Nemaha County Leadership and their willingness to paint and clean up the concession stands at the ballfield. Nick stated they will help scrape all the paint, clean it off and repaint it as well as the maintenance shed. This work should be end of September or early October and they will get together with us on that. The community is encouraged to participate in the project. Mary and Nick are working on getting donations for teams and materials.

Agenda Item 6 - New Business

F. Discussion & Approval: Information and possible approval of interested council members attending the League of Municipalities Annual Conference on September 24-26 at the Cornhusker in Lincoln, including

authorization for registration fees,, mileage, lodging and related expenses, if applicable, pursuant to City Ordinance 2024-02. Council Member Westfall stated she was fortunate enough to get to go last fall when Dave Pease recommended I go. Westfall further stated she and Katie went to the mid Winter Conference this spring and that is was very educational. Westfall stated we are a very young council so we have a lot to learn. This will better prepare us to run our city better and be aware of what's going on and how this all works. Westfall stated the cost is around \$400.00 per person and that when she went, she did not spend the night and that she carpooled with Mayor Novak so mileage was only for one person. Westfall stated since the conference is Lincoln, it is not that far but would be open to what everybody wanted to do. Westfall stated that any council member that wants to go would let the Clerk or Deputy Clerk know so she can get them registered once registration opens. After brief discussion, Council President Westfall made motion to approve council members to attend the League of Municipalities Annual Conference on September 24-26 at the Cornhusker in Lincoln, including authorization for registration fees, mileage, lodging and related expenses, if applicable, pursuant to Ordinance 2024-02. Council President motioned to approve council members attending the LONM Annual Conference. Motion was seconded by Council Member B. Brown. Upon Roll Call Vote: 4 AYES, 0 NAYS. The following vote AYE: B. Brown, J. Whisler, T. Westfall, R. Brown; The following voted Nay: None, Motion Carried.

G.Discussion & Approval: to purchase a cellular-enabled table for the maintenance department's use. Current challenges are reception to personal cell phones, one-call notifications, and software needs that should not be limited to personal cell phones (trail and office cameras, etc). Council Member Westfall informed the council the use would be for trailcams and for maintenance field use when needing to order parts or when maintenance employee's phone doesn't work in the field. After brief discussion, Council President Westfall made motion to purchase a cellular-enabled tablet for the maintenance department's use. Motion was seconded by Council Member B. Brown. Upon Roll Call Vote: 4 AYES, 0 NAYS. The following vote AYE: B. Brown, J. Whisler, T. Westfall, R. Brown; The following voted Nay: None, Motion Carried.

H. Approval: add First National Bank Credit Card to be put on auto draft to save interest and late fees. After brief discussion, Council President Westfall made motion to approve adding First National Bank credit card to be put on auto draft, Motion was seconded by Council Member R Brown. Upon Roll Call Vote: 4 AYES, 0 NAYS. The following vote AYE: B. Brown, J. Whisler, T. Westfall, R. Brown; The following voted Nay: None, Motion Carried.

I. Resolution No. 2025-05: Amending resolution No. 2024-13 to allow nonprofit organizations to advertise on the City's public interest sign and to provide for other related matters; repealing any conflicting ordinances, resolutions or sections thereof; and to provide an effective date. Council President Westfall stated Streets met after a request from PEO, which is a nonprofit that operates in our City to find out how it would work for nonprofits to be able to be on the sign and when we met as Streets. Westfall stated if the nonprofit provides their own signage, so there is no cost to the City. We wanted there to be an option that the nonprofit could have their fee waived, but they would still want to fill out the contract every year because we know organizations have disbanded so we can keep them active. After further discussion, Council President Westfall made motion to approve Resolution No. 2025-05: Amending Resolution No. 2024-13 to allow nonprofit organizations to advertise on the City's public interest sign and to provide for other related matters; repealing any conflicting ordinances, resolutions or sections thereof; and to provide an effective date. Motion was seconded by Council Member B. Brown. Upon Roll Call Vote: 4 AYES, 0 NAYS. The following vote AYE: B. Brown, J. Whisler, T. Westfall, R. Brown; The following voted Nay: None, Motion Carried.

J. Ordinance No. 2025-06: (third reading) of the CITY OF PERU, NEMAHA COUNTY, NEBRASKA AN ORDINANCE TO AMEND ZONING CLASSIFICATION/DESIGNATION TO REAL PROPERTY IN PERU, NEMAHA

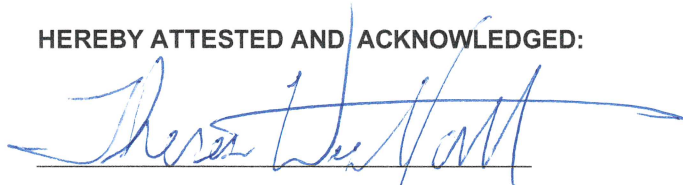
COUNTY, NEBEASKA, CITY LIMITS; TO DESIGNATE COST OF FEES; TO AUTHORIZE AMENDMENT OF THE OFFICIAL ZONING MAP OF THE CITY TO SHOW SAID CHANGE; TO PROVIDE FOR THE REPEAL OF CONFLICTING ORDINANCES OR SECTIONS THEREOF; AND TO PROVIDE FOR AN EFFECTIVE DATE.

Proposed ordinance No. 2025-06 was presented for consideration on its third reading. Council Member B. Brown read proposed Ordinance No. 2025-06 by title for its third reading. Council President T. Westfall announced that the proposed ordinance No. 2025-06 was in order. T. Westfall motioned that said proposed Ordinance No. 2025-06 be approved on its third reading and its title agreed to. Motion was seconded by Council Member B. Brown. Upon Roll Call Vote: 4 AYES, 0 NAYS. The following vote AYE: B. Brown, J. Whisler, T. Westfall, R. Brown; The following voted Nay: None. Motion carried. Council President T. Westfall declared said proposed ordinance No. 2025-06 approved on its third reading and its title agree to. Council President T. Westfall declared that said proposed Ordinance No. 2025-06 of the City of Peru, Nemaha County, Nebraska, having been read by title the first, second and third times, the "yeas", "nays", having been called and recorded, and said proposed Ordinance called and recorded, and said proposed Ordinance having been duly approved on each reading and its title agree to, a Motion for Final passage is in order. J. Whisler motioned for final passage. Motion was seconded by R. Brown. Council President T. Westfall stated, "shall proposed Ordinance No. 2025-06 be passed and adopted as Ordinance No. 2025-06 of the City of Peru, Nemaha County, Nebraska?" Upon Roll Call Vote: 4 AYES, 0 NAYS. The following vote AYE: B. Brown, J. Whisler, T. Westfall, R. Brown; The following voted Nay: None. Motion carried. Council President T. Westfall stated the passage and adoption of Ordinance No. 2025-06 of the City of Peru Nemaha County, Nebraska, having been concurred in by a majority of all members of the Council of the City of Peru, Nemaha County, Nebraska, I declare said Ordinance No. 2025-06 adopted and approved as said Ordinance No. 2025-06 of the City of Peru, Nemah County, Nebraska, by subscribing my name thereto and the Municipal Clerk of the City of Peru, Nemaha County, Nebraska, by subscribing my name thereto and the Municipal Clerk of the City of Peru, Nemaha County, Nebraska, attesting my signature by subscribing her name thereto and affixing thereon the seal of the City of Peru, Nemaha County, Nebraska, and order that said Ordinance be published in pamphlet form as provided therein.

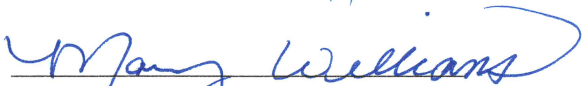
K. Discussion & Approval: Approve Phil Wemhoff as Water Operator Contractor at a rate of \$50 per hour to get water samples and take to Lincoln for processing as required. This rate is inclusive of mileage and the use of Mr. Wemhoff's personal vehicle. After brief discussion, Council Member B. Brown made motion to approve Phil Wemhoff as Water Operator Contractor at a rate of \$50 per hour to get water samples and take to Lincoln for processing as required. This rate is inclusive of mileage and the use of Mr. Wemhoff's personal vehicle. Motion was seconded by Council President Westfall. Upon Roll Call Vote: 4 AYES, 0 NAYS. The following vote AYE: B. Brown, J. Whisler, T. Westfall, R. Brown; The following voted Nay: None, Motion Carried.

Meeting adjourned on the same day at 6:49 p.m.

HEREBY ATTESTED AND ACKNOWLEDGED:



Theresa Westfall, City Council President



Mary Williams, Deputy City Clerk

