

Village of Page

P.O. Box 198
Page, NE 68766
402-338-5403

Regular Monthly Meeting – June 10, 2024

The regular monthly meeting of the Village Board of Page was held Monday, June 10, 2024, at the Village office. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public.

Chair Linqvist called the meeting to order at 7:00 p.m. with Trustees Tyrrell, VanEvery, Leichleiter and Campbell present. Also present: Kris Matchullat, Diane Fox, Cindy Ickes, Doug Cunningham, and Cora Calkins. Absent member(s): None.

Chair Linqvist advised all persons present that this meeting was in compliance with the Nebraska Open Meetings Act and the Open Meeting Laws are posted at the Village Office for inspection at any time.

Minutes of Previous Meeting - After a call for discussion, Campbell made a Motion to approve the Minutes of the May 13, 2024, regular meeting minutes as presented. Motion was seconded by Tyrrell. Motion passed all Ayes.

Treasurer's Report - Calkins presented the following for approval:

General Fund

Bank statement balance 04/30/2024	\$ 48,574.14
Total income	\$ 19,412.86
Total Expenditures	\$ (9,652.80)
Bank statement balance 05/31/2024	\$ 58,334.20

Bills Due:

Bomgaars	Supplies	\$ (41.99)	
Calkins, Cora	Wages	\$ (1,136.45)	
Cold Type Publishing	Publication fees	\$ (76.00)	
Cole Sande & Gravel	Ice Control	\$ (340.00)	
CORE Development	Annual Dues	\$ (166.00)	
Farmers Pride	Office Regulator	\$ (159.40)	
Great Plains Comm.	office - includes DSL	\$ (135.52)	
Hwy Alloc Savings	June 25% Match	\$ (698.00)	
Intuit	Payroll / Accounting Software	\$ (153.00)	
IRS USA Tax	payroll liabilities	\$ (549.03)	
League of NE Muni	2024 A & F Conference	\$ (560.00)	
Linqvist, Don	Wages & mileage	\$ (170.96)	
McNally Law Office	Legal Fee	\$ (150.00)	
NCPD	street lights / office	\$ (596.67)	
North Central RC&D	Annual Dues	\$ (50.00)	
O'Neill Pest Control	Prof. Services	\$ (65.00)	
VanEvery, Dennis	Wages	\$ (1,011.60)	
Visa	Sitebuilder / Microsoft 365	\$ (643.79)	
	Total bills due:		\$ (6,703.41)

Utility Fund

Bank statement balance 4/30/2024	\$ 183,741.28
Total Income	\$ 6,715.19
Total expenditures	\$ (6,797.63)
Bank statement balance 05/31/2024	\$ 183,658.84

Bills Due:

Calkins, Cora - Wages	Wages	\$ (83.12)
Calkins, Cora - Reimb.	Water Sample Postage	\$ (40.24)
IRS USA Tax	payroll liabilities	\$ (99.60)
J & J Sanitation	Garbage pick-up	\$ (1,903.06)
NCPDP	Treatment plant and well house	\$ (344.53)
NE Public Health Lab	Testing	\$ (188.00)
O'Neill Pest Control	Prof. Fee	\$ (60.00)
VanEvery, Dennis	Wages	\$ (511.09)
Visa	Postage/NE Environ Lab Testing	\$ (31.70)
		\$ (3,261.34)

A Motion was made by Tyrrell, 2nd by Campbell to pay claims presented. Motion passed with Campbell & Tyrrell voting Aye; Linqvist, Leichleiter & VanEvery – Abstained.

Motion by Campbell, 2nd by Tyrrell to have General Fund reimburse the Utility Fund by electronic transfer for park facility and office structural supplies (bathroom fixtures - \$617.50) and street patch (\$346.10) purchased at Menards with the UF debit card. Motion passed all ayes.

Public Comments –

PAGE DEVELOPMENT CORPORATION - Kris Matchullat was present to discuss matters as Chair of the Page Development Corporation. He inquired if there were any issues between the Village and PDC due to the recent vote on water billing and was assured by the Village that there are no “issues” between the two entities. He stated that, according to records in PDC’s possession, the Village involvement with the duplex was for a term of 20 years beginning in March of 2003. There is no mention of the Village ever having any ownership interest in the property other than the Village’s role as the Grantee of the NAHP funding. The Village is in agreement with this and reiterated that it does not want to be a property manager for property owned by PDC.

Jannan Sobotka entered the meeting at 7:07 p.m.

Mr. Matchullat advised that PDC ceased being registered as a 501 (c) 3 due to a revocation in 2014 and therefore they believe that they do not have to provide public record access to the village board. Trustee Campbell reiterated to PDC and the public that his inquiry to obtain these records was not as a representative of the Village but as a resident of the town of Page. Chair Linqvist concurred with this clarification and advised any issue on that matter between Campbell and PDC was not a discussion to be held at the current meeting.

Additionally, PDC asked for some clarification on the additional meter fee that will now be billed along with gallon usage at the duplex. Water Operator Calkins explained that they can, at their own expense, replumb to eliminate the extra sprinkler meter, but the extra meter will only be billed for the months it is being utilized.

Mr. Doug Cunningham inquired rather a charge is being imposed for water shutoffs? Calkins advised that yes, there is a fee for those services by ordinance if services are discontinued at the curb stop.

Heath Wilson entered the meeting at 7:22 p.m.

Mrs. Fox was present to request permission for volunteers assisting with a property cleanup to utilize the Village tree dump site for yard waste disposal. Permission was granted.

Mr. Wilson was present to discuss Page Community Day 2024 to be held on July 13th.

Wilson exited the meeting at 7:43 p.m.

Water & Utilities Report: VanEvery reported that there have been some sewer issues at the firehall. Creighton Plumbing has been contacted to investigate this, as well as the pipe by the treatment plant. A discussion was held regarding re-setting the lagoon aerator and getting measurements for a building to house the south well generator. Bathroom fixtures have been updated at the park restroom & the village office.

Village Maintenance Report – Chair Linquist advised that pothole mix has been applied and seems to be working, so work will continue. The board requested Calkins to price out clay rock from local suppliers to direct apply to streets in need. A conversation was had regarding the open sewer line at the old school location. Measurements will be made, and an appropriate cap purchased pending property development.

Ordinance Enforcement –

Kennel Ordinance Enforcement – Calkins presented an email sent to Attorney McNally regarding the matter which is pending response.

Junk / Abandoned vehicle storage yard – A discussion was held regarding the lack of significant progress regarding fencing of the property. A conversation will be had with Attorney McNally regarding cycle for proper documentation for enforcement via legal action.

Chair Linquist advised that she has spoken with a retiring O’Neill Police Department employee about possibly doing some patrol and ordinance enforcement. She advised that discussions were underway regarding pay rates, providing uniform, and job duties. The Board also discussed appointing an Ordinance Enforcement Officer should we not be able to hire a certified officer. Trustee Campbell advised that he would volunteer to provide these services and to develop a procedure with Attorney McNally.

Matchullat, Sobotka, Ickes, Fox exited the meeting at 8:07 p.m.

UNFINISHED BUSINESS

Office / Clinic Building Maintenance & Repair - Calkins advised that CSC has been on site to do mortar repairs to stop water leaks at the clinic. Weather is hindering painting that will require a minimum of 36 hours of cure time, but this will proceed when window replacement of two South facing windows commences. At that time, a reassessment of the clinic water issue will be reviewed to ensure that the problem has been resolved and a determination of any inside repairs needed will be revisited.

Boyd Holt E911 Assessment Dispute Update – Calkins provided an email received through the clerk’s group regarding the review of the issue by the Holt County Supervisors.

Community Recognition Program- A discussion was held regarding the size and type of display for the award. Chair Linquist will contact the family regarding their thoughts on the proposed project.

2024 – 2025 Village Engineer / Street Superintendent - Inquiries have been made pending responses.

Doug Cunningham exited the meeting at 8:32 p.m.

2024 Sewer Jetting and Mapping – Calkins has calculated footages and will contact parties for capability study and interest.

NEW BUSINESS

2024 Water Rate Review / New Rate Ordinance – Calkins presented information from NeRWA regarding average rates throughout Nebraska for similar size communities and concerns regarding the cost of future testing should new regulations be passed by the EPA regarding PFAS sampling. This alone would cost all systems approximately \$6000.00 per well each year. Discussions were held for draft of final ordinance for revised rates to be presented at next month's meeting.

2023 Rural Community Recovery Program – Letter of Intent – Calkins advised that she had submitted a letter of intent to apply for grants under this program in the amount of \$550,000.00 – 600,000.00. A copy of the intent letter was presented with project descriptions including the demolition, site cleanup of up to 7 dilapidated properties for future housing development, revitalization of the village park, and installation/repair of street lights, crosswalks, and sidewalks. A Motion was made by Tyrrell, 2nd by VanEvery to apply for the 2023 Rural Community Recovery Program Grant with the scope of work as indicated in the letter of intent. Motion passed with all members voting - Aye.

OTHER / ANNOUNCEMENTS -

2024 Municipal Accounting & Finance Conference – Calkins reminded the board that she will be attending the conference in Lincoln June 12-14th. This will provide her with the required continuing education requirements for the year.

Public Officials – Social Media Court Ruling – Calkins provided a copy of a League of Municipalities article relating to the latest rulings for the board's information.

There being no further business, Tyrrell made a Motion to adjourn, 2nd by Leichleiter. Motion passed with all members present voting - Aye. The meeting was adjourned at 9:09 p.m.

Next month's meeting is scheduled for Monday, July 8, 2024, at 7:00 p.m.

/s/Rachel Linquist, Chairperson
/s/Cora L. Calkins, City Clerk/Treasurer