

# Village of Page

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

## Regular Monthly Meeting – April 8, 2024

The regular monthly meeting of the Village Board of Page was held Monday, April 8, 2024, at the Village office. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public.

Chair Linquist called the meeting to order at 7:02 p.m. with Trustees Tyrrell, VanEvery, Campbell and Leichleiter present. Also present: Cora Calkins. Absent member(s): None.

Chair Linquist 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 March 11, 2024, regular meeting minutes as presented. Motion was seconded by Tyrrell. Motion passed all Ayes.

Lyle Harvey entered the meeting at 7:04 p.m.

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

### *General Fund*

|                                          |                            |
|------------------------------------------|----------------------------|
| <b>Bank statement balance 2/29/2024</b>  | <b>\$ 45,489.99</b>        |
| Total income                             | \$ 9,419.75                |
| Total Expenditures                       | \$ (4,357.58)              |
| <b>Bank statement balance 03/31/2024</b> | <b><u>\$ 50,552.16</u></b> |

#### Bills Due:

|                      |                               |               |
|----------------------|-------------------------------|---------------|
| Bomgaars             | Supplies                      | \$ (74.97)    |
| C & N Tree Removal   | Move Gray St. pile            | \$ (340.00)   |
| Calkins, Cora        | Wages                         | \$ (1,061.68) |
| Campbell, Kurtis     | Qtrly Stipend                 | \$ (120.00)   |
| CNEDD                | Annual Dues                   | \$ (265.60)   |
| Cold Type Publishing | Publication fees              | \$ (51.50)    |
| Cole Sand & Gravel   | Ice Control                   | \$ (380.00)   |
| Great Plains Comm.   | office - includes DSL         | \$ (135.52)   |
| Hwy Alloc Savings    | Apr 25% Match                 | \$ (637.00)   |
| Intuit               | Payroll / Accounting Software | \$ (153.00)   |
| IRS USA Tax          | payroll liabilities           | \$ (372.69)   |
| Leichleiter, Mary Jo | Qtrly Stipend                 | \$ (120.00)   |
| Linquist, Don        | Wages                         | \$ (102.03)   |
| Linquist, Rachel     | Qtrly Stipend                 | \$ (120.00)   |
| Linquist, Don        | Mileage to pick up supplies   | \$ (92.46)    |
| McNally Law Office   | Legal Fee                     | \$ (150.00)   |
| NCPPD                | street lights / office        | \$ (611.73)   |
| Mitchell Equipment   | Tractor Oil                   | \$ (96.30)    |
| Tyrrell, Mark        | Qtrly Stipend                 | \$ (120.00)   |
| VanEvery, Dennis     | Stipend                       | \$ (120.00)   |

|                  |                         |    |               |
|------------------|-------------------------|----|---------------|
| VanEvery, Dennis | Wages                   | \$ | (511.09)      |
| Visa             | Pothole patch materials | \$ | (240.80)      |
|                  | Total bills due:        |    | \$ (5,876.37) |

**Utility Fund**

|                                          |                             |
|------------------------------------------|-----------------------------|
| <b>Bank statement balance 2/29/2024</b>  | <b>\$ 183,054.27</b>        |
| Total Income                             | \$ 9,181.32                 |
| Total expenditures                       | <u>\$ (9,319.46)</u>        |
| <b>Bank statement balance 03/31/2024</b> | <u><u>\$ 182,916.13</u></u> |

**Bills Due:**

|                        |                                |    |               |
|------------------------|--------------------------------|----|---------------|
| Calkins, Cora - Wages  | Wages                          | \$ | (132.98)      |
| HOA Solutions          | Text Subscription              | \$ | (263.75)      |
| IRS USA Tax            | payroll liabilities            | \$ | (74.06)       |
| J & J Sanitation       | Garbage pick-up                | \$ | (1,830.07)    |
| NCPDP                  | Treatment plant and well house | \$ | (496.26)      |
| NE Dept. of Revenue    | Qtrly Sales Tax                | \$ | (248.93)      |
| NE Public Health Lab   | Testing                        | \$ | (15.00)       |
| Samland, Ron & Heather | Utility Deposit Refund         | \$ | (39.34)       |
| Utility Services       | Qtrly Maint. Contract          | \$ | (2,729.21)    |
| VanEvery, Dennis       | Wages                          | \$ | (312.35)      |
| Visa                   | Postage/Qtrly 811 fee          | \$ | (51.93)       |
|                        |                                |    | \$ (6,193.88) |

A Motion was made by Campbell, 2<sup>nd</sup> by Leichleiter, to pay all bills as presented. Motion passed with Campbell & Tyrrell voting Aye; Linquist, Leichleiter & VanEvery – Abstained.

Chair Linquist suspended the agenda to accommodate Mr. Harvey with updates on the old school property.

Jannan Sobotka entered the meeting at 7:13 p.m.

**School Property – Additional Cleanup / Future Use** – Mr. Harvey advised that he has hired someone to come and remove the remaining debris from the beams that are still standing on the site. These were left standing in the event that future development of the site might be able to be used for a new structure. He advised that he is continuing to clean the block to facilitate mowing through the summer months and will be fielding suggestions from alumni and village residents for future development of the block.

Lyle Harvey exited the meeting at 7:18 p.m.

**Public Comments** – None.

**Water & Utilities Report** – Calkins advised Layne Christensen’s technician was on-site on March 28<sup>th</sup> to test and inspect the wells. While present he also serviced the clay valve at the South site evaluating issues and replacing worn gaskets in the check valve. He will provide his full annual reports, as well as a cost estimate on replacing the clay valve.

Don Linquist entered the meeting at 7:30 p.m.

**Village Maintenance Report** – Brief discussion was held regarding additional projects to be completed / placed on “to-do” list (organizing shop, building over generator, replacing park lighting, saplings growing in water rights-of-way).

A discussion was also held regarding delinquent tax properties. Calkins will contact the County Treasurer to see if properties have been/are going to be set for auction and when that will occur.

Don Linquist advised that he had spoken with Barry Kelly at the fire meeting and was advised that the village may hook up to the township drag when they are not using it, to do the village streets.

Don Linquist exited the meeting at 7:44 p.m.

### **Ordinance Enforcement –**

**Junk / Abandoned vehicle storage yard** – A discussion was held regarding setting a timeline for fence installation around the property in question. A suggestion was made to set a date of May 1<sup>st</sup>. Due to the fact that the property owner has had 2-3 months' notice of the fencing requirement, however, after some discussion, the board opted to allow more time so that Mr. Kellum has time to cut trees, mill lumber, and then install fencing. Motion was made by Tyrrell, 2<sup>nd</sup> by VanEvery to have McNally send a notice of a June 1<sup>st</sup> deadline. Motion passed with Tyrrell, VanEvery, Leichleiter, and Linquist voting – Aye. Campbell abstained.

Jannan Sobotka exited the meeting at 8:07 p.m.

**Kennel Ordinance** – Calkins presented the board with a copy of a letter received by Attorney McNally from Steve & Angela Clemens regarding their opposition to compliance with the new kennel ordinance. After minimal discussion, a Motion was made by Campbell, 2<sup>nd</sup> by VanEvery to notify McNally to proceed with legal action regarding compliance. Motion passed all members voting – Aye.

**Animals Running at Large** – Calkins presented documentation of six complaints received since January 1, 2024, from Mrs. Helzer regarding Mr. Kellum's chicken (2), dog (3) and donkeys(1) running at large on/around her property. After some discussion, a Motion was made by Tyrrell, 2<sup>nd</sup> by Leichleiter to have McNally add a reminder that citations will be issued should the violations continue. Motion passed all voting – Aye.

**Nuisances: Friendly Reminder / May Notifications** - Calkins advised the board that the Spring "common nuisance reminder" letters had been sent to ALL residents reminding them of common ordinance violations that seem to occur almost every year. This is the first courtesy letter before enforcement which usually begins in May. Motion was made by Tyrrell, 2<sup>nd</sup> by VanEvery for Calkins to document violations and send notifications beginning May 1<sup>st</sup>, 2024, in accordance with ordinance enforcement including daily fine options if necessary. Motion passed unanimously.

### **UNFINISHED BUSINESS**

**Additional Street Light Installations** - Item was tabled pending determination of school block development.

**Clinic Building Maintenance & Repair** - A bid from Camo Specialty Construction was presented to fix masonry issues, painting, and possible window replacement at the clinic and village office in the amount of \$2150.00. (It was noted that this bid does not include the cost of the two large south windows of the village office that are pending receipt of replacement costs.) After some discussion, a Motion was made by Campbell, 2<sup>nd</sup> by Tyrrell to accept the bid for work outlined on bid with window replacement to be determined when costs can be reviewed. Motion passed all voting – Aye.

**Boyd Holt E911 Assessment Dispute Update** – Calkins provided the board with a copy of letters received via the City of O'Neill regarding the ongoing questions regarding the incredible increases that have occurred to provide the same services with declining quality of call handling.

## **NEW BUSINESS**

**Animal Permit – Colfack**: Campbell made a Motion to grant the permit as submitted. Seconded by Tyrrell. Motion passed all Ayes.

**Animal Permit – Garcia**: Campbell made a Motion to grant the permit as submitted. Seconded by Tyrrell. Motion passed with Tyrrell, Campbell and Linquist voting – Aye and VanEvery & Leichleiter abstaining.

**CNEDD – Appoint Representative** – A Motion was made by Tyrrell, 2<sup>nd</sup> by Campbell to appoint Calkins as the primary representative with Campbell as the alternate. Motion passed unanimously.

**Utility Exemption: PDC** – A discussion was held regarding the current billing of village utilities for the duplex. Calkins advised that the rent-controlled apartment is billed base costs only for water & sewer with a senior citizen garbage rate. The rental side pays for all utilities just as all residents currently are billed. The sprinkler system is on a separate meter and is not billed a base or usage fee. The board discussed issues with the exemption since the village does not own, have any tangible interest in, or have any oversight of the property or funds received from rental. As a result of these discussions, a Motion was made by Campbell, 2<sup>nd</sup> by Leichleiter to discontinue the usage exemption for the duplex property. Motion passed all present voting – Aye.

**2024 Property Cleanup** – Calkins asked if the board was going to again offer assistance with limb removal this Spring. A Motion was made by Leichleiter, 2<sup>nd</sup> by Campbell to sponsor this project in 2024. Motion passed all members voting – Aye.

**2024 Pet Clinic** - Calkins asked if the board would like to sponsor the vaccination clinic in May. Motion was made by Campbell, 2<sup>nd</sup> by Tyrrell to sponsor the pet clinic in 2024. Motion passed all members voting – Aye.

## **OTHER / ANNOUNCEMENTS** -

Calkins advised that she will be out of the office May 6<sup>th</sup> with the remainder of the week to be determined by the outcome of surgery on the 6<sup>th</sup>. She advised that, barring a major issue arising, she should be able to prepare for the May 13<sup>th</sup> regular meeting, but asked that any requested agenda items be texted to her the week of the 6<sup>th</sup> just in case.

There being no further business, Leichleiter made a Motion to adjourn, 2<sup>nd</sup> by Campbell. Motion passed with all members present voting - Aye. The meeting was adjourned at 8:59 p.m.

Next month's meeting is scheduled for Monday, May 13, 2024, at 7:00 p.m.

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