Kimball City Council
Regular Meeting
September 2, 2025

A City Council meeting was convened in open and public session at 5:00 p.m. September 2, 2025, held at the City Council Chambers, 223 S. Chestnut St. Council members present were, Greg Robinson, Jamie Murdoch, and Creg Pike. Also, present was Mayor John Morrison, City Clerk Paula Tarango, City Administrator Annette Brower and City Treasurer Jean Klassen. The public was represented at the meeting.

Notice of the meeting was given in advance by publication in the Western Nebraska Observer. Notice of the meeting was given to the members and a copy of their acknowledgement of receipt of notice and the agenda is on record at the office of the City Clerk. Availability of the agenda was communicated in advance notice and in the notice to the members. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public except as otherwise indicated.

The Pledge of Allegiance was recited.

Morrison led the room in prayer.

Morrison acknowledge the Open Meetings Act.

Motion by Pike, seconded by Robinson to excuse the absence of board member Austin Garner due to prior commitments. The following votes were recorded: Aye: Murdoch, Pike, and Robinson. Nay: None. Absent: Garner. Nay: None. Motion carried.

Motion by Robinson, seconded by Pike to approve the consent agenda items as presented which include the minutes from the meetings held on August 19 and the special meeting held on August 26. The following votes were recorded: Aye: Pike, Robinson, and Murdoch, Nay: None. Absent: Garner. Motion carried.

Morrison opened a discussion on Landbanks.

Michelle Coolidge – Director BB Associates – Gave an overview of how it Landbanks works, benefits to the community and other. Per Coolidge, the landbank acquires, manages, and repurposes vacant, abandoned, or distressed properties to return them to productive use. Gave examples of neighboring municipalities they have worked with. Explained the protocol to follow in depth. For additional information Coolidge left her contact information to be available for the public at the clerk's office at 223 South Chestnut Street, Kimball NE 69145. Discussion only, no action taken.

Motion by Robinson, seconded by Pike to approve Rodger Dohse as a Keno Outlet Through TLC Enterprises Incorporated. The following votes were recorded: Aye: Murdoch, Robinson, and Pike. Nay: None. Absent: Garner. Motion carried.

Morrison opened a discussion on the demolition grant request for Bright Properties, LLC. Per City Administrator Annette Brower, they have met all of the requirements.

Motion by Robinson, seconded by Murdoch to approve the Demolition Grant for Bright Properties, LLC for removal of old potato cellar at 308 N Walnut. The following votes were recorded: Aye: Murdoch, Pike, and Robinson. Nay: None. Absent: Garner. Motion carried.

Motion by Robinson, seconded by Pike to adopt Resolution #2025-08 Signing of the year-end certification of City Street Superintendent Jim Shoup. The following votes were recorded: Aye: Murdoch, Robinson, and Pike. Nay: None. Absent: Garner. Motion carried.

Motion by Pike, seconded by Murdoch to approve the Year-End Certification of city Street Superintendent Jim Shoup for calendar year 2025. The following votes were recorded: Aye: Murdoch, Pike, and Robinson. Nay: None. Absent: Garner. Motion carried.

Morrison opened a discussion on approving the Mayor's signature on the Memorandum of Agreement between The Kimball Recycling Center and the City of Kimball for the 25-26 FY. Per City Administrator Annette Brower, a representative of the City Council, BPW Member Jim Cederburg, Spud Rowley and herself met to discuss details of the agreement further. They all agreed on the items that needed updating and Brower pointed out that there is a typo on the document that will be fixed. Per Board member Murdoch, there is an area in the document where verbiage was added stating that it should be reviewed on a yearly basis going forward.

Motion by Robinson, seconded by Murdoch to approve the Mayor's signature on the Memorandum of Agreement between the Kimball Recycling Center and the City of Kimball for the 25-26 Fiscal Year. The following votes were recorded: Aye: Murdoch, Pike, and Robinson. Nay: None. Absent: Garner. Motion carried.

Motion by Pike, seconded by Murdoch to approve opening a Police-Donation account with Points West Community Bank with the following authorized users: Sergeant Barboza, Officer Luft, City Treasurer Jean Klassen and Chief of Police Jose Ruiz. The following votes were recorded: Aye: Murdoch, Robinson, and Pike. Nay: None. Absent: Garner. Motion carried.

City Administrator Annette Brower provided an update on the Janicek Dam inspection from the Nebraska Department of Water, Energy, and Environment – Brower provided pictures. Our walking trail/dog park area is an active Dam, it has been since 1956, it is called the Janicek Dam. The State does a very thorough inspection of the Dam to ensure that it is adequately safe to hold the water in case of a large storm. This is a yearly inspection. We are unable to dig and/or do anything beyond its surface. The State reached out to inform us that they have successfully applied for a Grant on behalf of Kimball to perform further studies on this Dam for potential future relinquishment back to the city. Discussion only, no action taken.

Motion by Pike, seconded by Robinson to approve the recommendation from Planning Commission for approval of the Lighthouse Subdivision Final Plat for Phase 1. The following votes were recorded: Aye: Murdoch, Pike, and Robinson. Nay: None. Absent: Garner. Motion carried.

Motion by Pike, seconded by Robinson, to approve the recommendation from Planning Commission to approve the Development Agreement for Lighthouse Planned Unit Development.for the Lighthouse Planned Unit Development with the addition of the developer shall be responsible for the cost of extending and opening of the secondary ingress/egress onto Howard Street per state statute and state fire marshal with

additional phases of the subdivision. The following votes were recorded: Aye: Murdoch, Pike, and Robinson. Nay: None. Absent: Garner. Motion carried.

Motion by Robinson, seconded by Pike adopt and approve the passage of: **ORDINANCE #843 - AN ORDINANCE OF THE CITY OF KIMBALL, KIMBALL COUNTY, NEBRASKA, TO AMEND THE CITY OF KIMBALL ZONING MAP; ESTABLISHING STANDARDS AND CONDITIONS FOR DEVELOPMENT OF LIGHTHOUSE SUBDIVISIONPLANNED UNIT DEVELOPMENT, REPEALING ALL ORDINANCES IN CONFLICT HEREWITH, PROVIDING FOR THE PUBLICATION OF THIS ORDINANCE IN PAMPHLET FORM; AND PROVIDING FOR AN EFFECTIVE DATE HEREOF.** With the Statutory requirements of the three (3) readings be waived. The following votes were recorded: Aye: Murdoch, Pike, and Robinson. Nay: None. Absent: Garner. Motion carried.

Morrison opened a discussion on the final review of the 2025/2026 Fiscal Year Budget for all departments. Per City Administrator Annette Brower, the purpose of this is to ensure that the council board is informed and on the same page. Board members participated by reviewing the budget further and asking questions. Board member Murdoch expressed concerns on the Police Department budget regarding adding new positions and the big difference from what was asked last year, Chief Ruiz participated in giving an overall explanation of the goal for the PD. No action taken. Discussion only.

Reports -

City Administrator Annette Brower – Power Generation – We've had a bit of a delay, hoping that the week of September 9th things will be tested, finalized and ready to go. There will be follow up work as far as grading and cleaning up expected. The application for the siren updates has been submitted to FEMA. Brower attended a Seminar for environmental clean-up grants in Kearney, NE a couple weeks ago, it is targeted at properties owned by municipalities. We currently own the old WWTP, Brower met with P.A.D.D. and they are more than willing to work with us on that moving forward. The goal is to find grants that will help pay for remediation of that area. Utility workers have been working with the owners of Banner Capital Bank. Electric should be installed this week. Additional updates given.

Public Comment –

No public comment.

Next regular meeting is scheduled for Tuesday, September 16, at 5:00pm.

There being no further business, motion by Pike, seconded by Murdoch, to adjourn the meeting at 6:29 p.m. The following votes were recorded: Aye: Pike, Robinson, and Murdoch. Nay: None. Absent: Garner. Motion carried.

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John Morrison, Mayor City Clerk