

Wahoo Public Library

Wahoo, Nebraska

April 11, 2023

The Council met in regular session in the Wahoo Public Library, 637 N Maple, in compliance with the agenda posted at City Hall, Post Office and First Bank of Nebraska, and the City of Wahoo website, with each Council member being notified of the agenda prior to the meeting. The meeting was called to order by Mayor Gerald D. Johnson at 7:00 p.m. and opened with the Pledge of Allegiance. The public was informed of the location of posting of the Open Meetings Law. Roll call was taken with the following Council members present: Stuart Krejci, Chris Rappl, Patrick Nagel and Ryan Ideus, and Shane Sweet. Council Members absent: Carl Warford.

Mayor Gerald Johnson proclaimed April 23-29, 2023, as national Library Week and Friday April 28, 2023, as Arbor Day.

Police Chief Joe Baudler reported on the activities of the police department over the last quarter.

Street Superintendent Joe Wynn reported on the success of the winter season for the street crew and outlined the plan to address street concerns over the coming months.

Council member Krejci motioned, and Council member Rappl seconded to approve the consent agenda which included Acceptance of excused absence of Council member Warford, approval of minutes of the March 28, 2023, city council meeting, approval of receptionist job description and pay scale, approval of plumber, electrician, and mechanical master licenses, and Resolution No 2023-03 to provide administrative correction to building permit fee schedule for sign permits.

RESOLUTION NO. 2023-03

CITY OF WAHOO MASTER FEE RESOLUTION

WHEREAS, it is necessary for the staff of the City of Wahoo to provide services, materials and products, permits, and facilities for use by the public, that will be reimbursed by said members of the public, and,

WHEREAS, it is necessary for the Mayor and City Council of the City of Wahoo to establish and adopt, by resolution, a schedule of appropriate fees and charges as are necessary to recover City costs in providing City services, materials, permits, and products,

WHEREAS, it is desirable to maintain a Master Fee Schedule which provides a compilation of fees and charges assessed by the departments of the City of Wahoo, as attached herein,

WHEREAS, the City did, on March 11, 2021 adopt a Master Fee Scheduled, containing Attachments 1 to 9 as follows:

- Attachment 1: General Fund Fees and Charges
- Attachment 2: Police Department Fees and Charges
- Attachment 3: Street Department Fees and Charges
- Attachment 4: Cemetery Fees and Charges
- Attachment 5: Park and Recreation Fees and Charges
- Attachment 6: Rescue Squad Fees and Charges
- Attachment 7: Wahoo Public Library Fees and Charges

Attachment 8: Building Department Fees and Charges
Attachment 9: Zoning Department Fees and Charges

WHEREAS, it is necessary to update particular Attachments to adopt changes to said fees and charges, specifically Attachment 8: Building Department Fees and Charges.

THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Wahoo that the following amendments to Attachment 8: Building Department Fees and Charges are hereby adopted and are to be incorporated into the City of Wahoo's Master Fee Resolution, and

BE IT FURTHER RESOLVED that the effective date of this amendment shall be April 1st, 2023.

PASSED AND APPROVED this 11thDay of April 2023.

II.

The following fees shall be charged for the specific items and shall be in addition to the Building Permit Fee as set forth in Section I hereof:

- A. Moving Building. Before any building is moved, a permit for such removal shall be obtained. The fee for such a permit shall be the sum of \$50 except in the case of private garages and small buildings not exceeding 240 sq. ft. of floor area, in which case the fee shall be the sum of \$15.00.
- B. Demolish Buildings. Before any building is demolished, a permit to do so shall be obtained and County Assessor's and County Treasurer's offices notified, and all taxes are to be paid on said property. The fee for such a permit shall be \$30.00 for 240 sq. ft. or less. For buildings over 240 sq. ft., \$30.00 plus \$3.00 for each additional 100 sq. ft. or fraction thereof.
- C. Erection of Signs. Before any sign is erected a permit shall be obtained. The City of Wahoo shall charge and collect the following fee:

For signs valued at \$50 - \$500	\$0.00
All over \$500	Use above fee schedule
Mechanical Permit	
Permit issuance fee:	\$25.00
Up to 100,000 BTU	\$20.00
Over 100,000 BTU	\$30.00
Air Conditioner or Heat Pump	\$20.00
Plumbing Permit	
Permit issuance fee:	\$25.00
Sewer or Septic	\$20.00
Water Service or Well	\$20.00
Gas System	\$10.00
Water heater	\$ 7.00
Each fixture	\$ 7.00

Occupancy certificate will not be issued until the final State Electrical Inspection is complete.

Roll call vote Krejci, yes; Rappl, yes; Nagle, yes; Sweet, yes; Ideus, yes; and Warford, absent and not voting. Motion carried.

Council Member Krejci motioned and Council Member Sweet seconded to amend Ordinance No 2429 regarding AV/UTV's within city limits to include the state regulated maximum speed limit and a June 1st effective date. Roll call vote Krejci, yes; Sweet, yes; Nagle, yes; Ideus, yes; Rappl, yes; and Warford, absent and not voting. Motion carried.

Discussion was had about staff suggested limitations to streets on which ATVs and UTVs could be allowed. If these amendments to the Ordinance were passed it would eliminate the ability for ATVs and UTVs to drive on Chestnut street, 1st Street, 15th Street west of Chestnut, and J Road west of Chestnut.

Council Member Krejci motioned, and Council Member Nagel seconded to table the 3rd reading of Ordinance No 2429. Roll call vote Krejci, yes; Nagle, yes; Sweet, yes; Rappl, yes; Ideus, yes; and Warford, absent and not voting. Motion carried.

Krejci motioned and Rappl seconded to approve the second reading of Ordinance No 2431 regarding amendment to zoning regulations as recommended by the Planning Commission to increase required parking stalls for multi-family residences.

Krejci introduced Ordinance No 2432 a Renewal of Liberty House Conditional Use Permit. Ordinance No. 2432 was introduced by Council Member Krejci entitled: AN ORDINANCE OF THE CITY OF WAHOO, SAUNDERS COUNTY, NEBRASKA, TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF WAHOO, NEBRASKA, PERTAINING TO THE FOLLOWING-DESCRIBED REAL ESTATE, TO WIT: LOTS 1, 2 AND THE EAST HALF OF THE VACATED OAK STREET ADJACENT TO BLOCK 13, ALL IN BLOCK 13, DICKINSON'S SECOND ADDITION TO THE CITY OF WAHOO, SAUNDERS COUNTY, NEBRASKA, AND LOTS 1 AND 2 BLOCK 1, IN ANDRUS ADDITION OF SUBURBAN LOTS TO THE CITY OF WAHOO, SAUNDERS COUNTY, NEBRASKA, WHICH IS CURRENTLY ZONED R-2 RESIDENTIAL DISTRICT, BY ALLOWING THEREON A CONDITIONAL USE, I.E.: ASSISTED LIVING FACILITY.

Council Member Krejci moved that the statutory rules in regard to the passage and adoption of ordinances be suspended so that the said ordinance might be introduced, read by title, and then moved for final passage at the same meeting. Council Member Sweet seconded said motion. The Mayor put the question and instructed the Clerk to call for the roll for the vote thereon. The Clerk called the roll, and the following was the vote on the motion to suspend the rules: Roll call vote Krejci, yes; Sweet, yes; Nagle, yes; Ideus, yes; Rappl, yes; and Warford, absent and not voting. Motion carried. The motion having been carried by the affirmative votes of no less than three-fourths of the members of the Council, the Mayor declared the statutory rules in regard to the passage and approval of ordinance be suspended so that Ordinance No. 2432 may be read by title and moved for final passage in the same meeting.

Council Member Krejci moved that Ordinance No. 2432 be approved and passed, and its title agreed to. Council Member Sweet seconded the motion. The Mayor instructed the Clerk to call the roll for the

vote and the following was the vote on this motion: Roll call vote Krejci, yes; Sweet, yes; Nagle, yes; Ideus, yes; Rappl, yes; and Warford, absent and not voting. Motion carried.

The passage and adoption of said Ordinance having been concurred then by a majority of all members of the Council, the Mayor declared the Ordinance adopted and the Mayor, in the presence of the Council, signed and approved the Ordinance and Clerk attested the passage and approval of the same and affixed her signature thereto. The Mayor ordered the Ordinance to be published in pamphlet form and that said Ordinance be kept in a separate and distinct Ordinance volume record, and that said and distinct Volume be incorporated and made a part of these proceedings the same as though it was read at large herein.

Ideus motioned and Krejci seconded to approve the waiver of preliminary platting process and authorization to move onto final platting for Destiny Ministries lot combination application as recommended by staff. Roll call vote Ideus, yes; Krejci, yes; Nagle, yes; Sweet, yes; Rappl, yes; and Warford, absent and not voting. Motion carried.

Richard Vernon gave a presentation of a product that he would like to be able to use for the parking lot on the Destiny Campus. The Planning Commission had recommended denial of the parking plan due to the material not meeting the current zoning regulations. The council did express interest in the product and City Attorney Lausterer advised that either a waiver for the specific project could be granted or the regulations changed which would allow any project to use the same surfacing materials. The council expressed interest in allowing a single project to utilize the presented material and gauging its success before making sweeping changes to zoning regulations.

Council Member Ideus motioned, and Council Member Rappl seconded to approve the Waiver of height requirement for fencing for the Wahoo Public Schools bus yard. Roll call vote Ideus, yes; Rappl, yes; Nagle, yes; Krejci, yes; Sweet, yes; and Warford, absent and not voting. Motion carried.

Council Member Ideus motioned, and Council Member Nagel seconded to adjourn the meeting at 8:46pm.

The next regular meeting is April 25, 2023, at 7:00pm at the Wahoo Public Library, 637 N Maple Street.

Approved:

Christina Fasel, City Clerk

Gerald D. Johnson, Mayor