

City of Gretna, Nebraska  
City Council  
March 5, 2019

A meeting of the Gretna City Council was held on March 5, 2019. Mayor Timmerman announced that the open meetings laws is located in the back of the room. The Mayor called the meeting to order. Absent: Logan Herring, Present: Jason Stahr, Angie Lauritsen, Bill Proctor. Notice of the meeting was given in advance thereof to the Mayor and City Council, published in the Gretna Guide and posted in at least three Public places as shown by the Certificate of Posting Notice attached to these minutes. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the Public.

**CONSENT AGENDA AND INFORMATIONAL REPORTS**

Approval of Consent Agenda:

- 1) Approval of Agenda for March 5, 2019
- 2) Approval of Council Minutes, February 27, 2019
- 3) Approval of Claims

Claims:

A&M ex 580.00; Abes ex 605.36; Advncd Ofc ex 133.70; Advtnng Seed ex 8,360.00; A Lauritsen ex 97.58; Bkr & Tylr ex 198.22; Bnkrs Trst ex 408,957.29; BHI Dvlpmnt ex 42.34; Big Rig Rpr ex 241.22; BCBS ex 17,201.67; BNSF RR ex 8,403.00; Bobcat ex 79.14; C Theulen ex 72.20; Cntr Pnt Lrg ex 86.88; Cntry Lk ex 434.41; Cty Clk ex 19.63; Cty Omh Cshr ex 151,442.15; Cpl Chevy ex 389.07; Core Tech ex 18,611.31; Cox ex 1,219.10; Crdt Mngmnt Srvc ex 334.50; D Whitted ex 101.00; Drbrn Ntl Ins ex 491.14; D Stark ex 27.34; Eden Tree & Lndscp ex 3,600.00; E Kritenbrink ex 34.50; Grtn Brz ex 26.50; Grtn Gde & Nws ex 245.20; Grtn Wldg ex 85.00; H&H Lwn ex 2,837.00; JP Cooke ex 20.30; J Bowman ex 39.47; J Kooistra ex 300.00; J Elliott ex 101.00; J Caniglia ex 953.40; J Nielsen ex 57.00; J Krajicek ex 1,725.00; Krstn Cnstrn ex 10,733.71; Lane Bldg ex 42.34; Lgcy Hms ex 643.51; Menards ex 364.96; Metlife ex 935.75; M Greiner ex 48.85; Mdwst Turf & Irrgtn ex 183.13; Muni Sply ex 328.80; NE Cmtry Assoc ex 20.00; NE Slit & Grn Co ex 1,727.20; OCLC ex 87.01; Olm & Pry ex 34,924.25; Omh Dr & Wndw ex 1,031.86; Omh Otlls ex 7,609.50; Grtn Pysl ex 57,346.14; Quill ex 211.37; R McGee ex 62.04; Srpy Co Treas ex 35,811.41; S Geise ex 75.00; S Moultroup ex 76.00; Shrwn-Willms ex 110.97; SHRM ex 209.00; S Donica ex 0.43; Ty's ex 33.75; USA BI Bk ex 400.33; Wells Frgo ex 316.53; WT Cox Sbscptn ex 100.00; WYAPT ex 25.00; Yng & Wht ex 3,047.60; Zych Cnstrn ex 0.03; TOTAL ex 784,659.09

Motion by Jason Stahr, seconded by Angie Lauritsen to approve consent agenda. Motion carried. Proctor: Yea, Stahr:Yea, Lauritsen: Yea, Herring: Absent. Yea: 3, Nay: 0, Absent: 1

**PRESENTATIONS**

Downtown Revitalization Street Scape Concept Plan Update was given by Steve Perry, PE, City Engineer.

Motion by Jason Stahr, seconded by Angie Lauritsen to approve the Downtown Revitalization Street Scape Concept Plan. Motion carried. Stahr: Yea, Proctor: Yea, Lauritsen: Yea, Herring: Absent. Yea: 3, Nay: 0, Absent: 1

**PUBLIC HEARINGS**

City of Gretna requests approval of the One and Six Year Highway and Street Improvement Program.

Staff Comments were given by Steve Perry.

Mayor Timmerman opened the public hearing for comment. Hearing no comment, Mayor Timmerman closed the public hearing.

City Attorney Jeff Miller read the Resolution 3-19 (1) by title.

City of Gretna, Nebraska  
Resolution 3-19 (1)

BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF GRETNA, SARPY COUNTY, NEBRASKA:

WHEREAS, the City Street Superintendent for the City of Gretna, Nebraska, has prepared plans for the 2019 One-Year and Six-Year Road and Street Improvement Program, and

WHEREAS, the City Street Superintendent recommends that the City adopt said Plans, and

WHEREAS, the Mayor and the Members of the City Council have reviewed said Plans and find that the Plans meet the requirements of the City of Gretna,

NOW, THEREFORE, BE IT RESOLVED that the Mayor and City Council of the City of Gretna, Sarpy County, Nebraska, do hereby approve and adopt the Plans as prepared and submitted for the 2019 One-Year and Six-Year Road and Street Improvement Programs showing certain priorities.

Passed and Approved this 5<sup>th</sup> day of March, 2019.

Motion by Jason Stahr, seconded by Bill Proctor to approve the 2019 One & Six Year Street Improvement Program. Motion carried. Stahr: Yea, Proctor: Yea, Lauritsen: Yea, Herring: Absent. Yea: 3, Nay: 0, Absent: 1

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Omaha Outlets SPE LLC, 21209 Nebraska Crossing Drive #C-100, Gretna, NE 68028 requesting approval of a Preliminary and Final Plat for subdivision to be known as Nebraska Crossing Replat 5. Lot 1-6 inclusive being a replat of Lot 1 Nebraska Crossing Replat 4. Generally located on the NE corner of the intersection of Hwy 31 and I-80.

Staff Comments were given by Dan Giittinger and Steve Perry.

Doug Kellner spoke on behalf of Omaha Outlets.

Mayor Timmerman opened the public hearing for comment. Hearing no comment, Mayor Timmerman closed the public hearing.

Motion by Angie Lauriten, seconded by Bill Proctor to approve Omaha Outlets SPE LLC Subdivision Agreement and the Preliminary and Final Plat. Motion carried. Lauritsen: Yea, Stahr: Yea, Proctor: Yea, Herring: Absent. Yea: 3, Nay: 0, Absent: 1

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Heartland Self Storage, Inc. 7620 Jones Street, Omaha, NE requesting approval of a conditional use to allow an inside self-storage building in the General Commercial Zoning District of Lot 2, Replat 2 Royal View Apartment Community, Gretna, NE. Generally located on the southeast of Highway 6 and Lincoln Road.

Staff Comments were given by Dan Giittinger and Steve Perry.

Jason Thiellen of E& A Consulting spoke on behalf of Heartland Self Storage.

Mayor Timmerman opened the public hearing for comment. Linda Foxworthy spoke against the action.

Having no further comments, Mayor Timmerman closed the public hearing.

Motion by Bill Proctor, seconded by Angie Lauritsen to approve Omaha Outlets SPE LLC Subdivision Agreement and the Preliminary and Final Plat. Motion carried. Stahr: Yea, Proctor: Yea, Lauritsen: Yea, Herring: Absent. Yea: 3, Nay: 0, Absent: 1

## **ORDINANCES & RESOLUTIONS**

Ordinance 2039 - Approval of Fireworks Revisions  
City Attorney Jeff Miller read the Ordinance by title.

### **ORDINANCE NO. 2039**

An Ordinance amending Sections 8-501, 8-502, 8-503, and 8-504(A) and (B) of the City of Gretna Municipal Code Regarding Fireworks. Be it ordained by the Mayor and City Council of the City of Gretna, Sarpy County, Nebraska.

Motion by Angie Lauritsen, seconded by Jason Stahr to approve third reading of Ordinance 2036 and adopt. Motion carried. Stahr: Yea, Proctor: Yea, Lauritsen: Yea, Herring: Absent. Yea: 3, Nay: 0, Absent: 1

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Ordinance 2040 - Approval to Revise Article 7 of the Gretna Municipal Code regarding Alarm Systems  
City Attorney Jeff Miller read the Ordinance by title.

### **ORDINANCE NO. 2040**

An Ordinance of the City of Gretna, Nebraska amending Article 7 of Chapter 5 of the City of Gretna Municipal Code regarding alarm systems; to declare a time when this ordinance shall take full force and effect; to repeal Article 7 of Chapter 5 of the City of Gretna Municipal Code as originally adopted by City of Gretna Ordinance No. 804 and as amended by City of Gretna Ordinance No. 948 and all ordinances in conflict herewith; and to provide an effective date hereof.

Motion by Bill Proctor, seconded by Jason Stahr to approve third reading of Ordinance 2040 and adopt. Motion carried. Proctor: Yea, Lauritsen: Yea, Stahr: Yea, Herring: Absent. Yea: 3, Nay: 0, Absent: 1

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ORD 2041 – Amending the Water and Sewer Rates  
City Attorney read Ordinance 2041 by Title

ORDINANCE NO 2041

An Ordinance to Amend the Municipal Water and Sewer Rates: to amend Section 3-108.01 Municipal Water Department; Water Use Rates, and Section 3-221 Municipal sewer department; sewer use rates. To declare a time when this Ordinance shall take full force and effect; to repeal all Ordinances in conflict herewith and to provide an effective date hereof.

Motion by Bill Proctor, second by Jason Stahr to introduce and approve first reading of Ordinance 2041. Motion carried. Lauritsen: Yea, Proctor: Yea, Stahr: Yea, Herring: Absent. Yea: 3, Nay: 0, Absent: 1.

**CURRENT BUSINESS**

Approval of Public Works Building – Prairie Construction

1) Pay Request No. 11 - \$138,137.30

Motion by Angie Lauritsen, seconded by Jason Stahr to approve pay request no. 11 for Prairie Construction. Motion carried. Stahr: Yea, Proctor: Yea, Lauritsen: Yea, Herring: Absent. Yea: 3, Nay: 0, Absent: 1

**ADJOURNMENT**


Motion by Angie Lauritsen, seconded by Jason Stahr Motion to adjourn. Motion carried. Stahr: Yea, Proctor: Yea, Lauritsen: Yea, Herring: Absent. Yea: 3, Nay: 0, Absent: 1  
City Council minutes respectfully submitted by Deputy City Clerk Kandis Koozer.

CITY OF GRETNA, NEBRASKA



James W. Timmerman, Mayor

ATTEST:



Kandis L. Koozer  
Deputy City Clerk