

SANITARY AND IMPROVEMENT DISTRICT NO. 23  
OF SARPY COUNTY, NEBRASKA

Minutes of Meeting of Board of Trustees  
June 5, 2012

A meeting of the Board of Trustees of Sanitary and Improvement District No. 23 of Sarpy County, Nebraska was held on June 5, 2012 at 6:30 o'clock p.m. at Westmont Elementary School, 13210 Glenn Street, Omaha, Nebraska.

Present were Trustees Terry Knief (402.681.3780), Michael Quinn (402.699.1788), Don Schuneman (402.895.0967), and Shirley Merritt (402.896.9047). Absent was David Jasa (402.896.2279). Also present were Gerald Pesek of G.F. Pesek, Inc., Gary Shepherd of Professional Accounting Service, Accounts Receivable Clerk June Jordening, Accounts Payable Clerk Linda Comstock, and one District resident.

Notice of the meeting was given in advance thereof by publication in The Papillion Times on May 23, 2012. All proceedings hereafter shown were taken while the meeting was open to the attendance of the public.

1. **Compliance with Open Meetings Law:** It was announced that in compliance with the Act, a current copy of the Nebraska Open Meetings Act was provided on the table by the Chairman.
2. **Approval of Minutes:** The Chairman stated the next item of business on the agenda was approval of the meeting minutes from May 2, 2012. Trustee Knief noted that there was a typo in the minutes for J & M. Trustee Quinn motioned for approval. Trustee Knief seconded. The vote was unanimous.
3. **Resident Concerns:** Jim Thompson, a Sarpy County Commissioner, was invited by resident Dennis Kelly to speak regarding the sidewalk issues. Denny Wilson, the Sarpy County Engineer, and Mark Wayne, the Sarpy County Administrator were also present. Denny Wilson worked with the current engineer, TD2, for many years. He also worked for the City of Omaha. The current ADA legislation requires ramps on anything newly built in Sarpy County. Mr. Wilson is unsure how that applies to the District. If a sidewalk is ¼ inch to ½ inch uneven with the ground, it needs to be remedied, as an industry standard. Assessments can be done on specific properties to comply. The construction observer is the most important person, not the engineer. Mr. Wayne recommended working with TD2 to get the specs put together. The county could, as a last resort, make the assessment. A VA cemetery is being proposed around Highway 50 and Shramm Street. It will likely touch the subdivision. Amanda Robinson moved into the District in October at 13605 Glenn Street. She would like to replace the chain link fence that surrounds her entire property. Cox Cable regularly enters her property because there is a cable box located on it. Ms. Robinson also asked why there isn't a drop box for water bills. Trustee Knief mentioned that he has had conversations with Gary Shepherd regarding online payment. Discussion was had.
4. **Next Meeting Date:** The next meeting of the Board will be held on July 3, 2012 at 6:30 o'clock p.m. at Westmont Elementary School, 13210 Glenn Street, Omaha, Nebraska.

5. **Professional Accounting Service:** Gary Shepherd reported that fund balances as of April 30, 2012, were as follows:

General Fund	\$	192,561.82
Bond Fund	\$	128,621.28
Bond Investment	\$	0.00
Water Deposits	\$	15,450.00
Bond Reserve Fund	\$	6,439.25

Mr. Shepherd next distributed to the Trustees copies of his graphs of general fund activities and a review of those graphs ensued. Total usage was 332,784. Average usage was 838 cubic feet. Minimum users was 317. Total users was 397. Average water bill was \$28.31. Mr. Shepherd paid \$558.62 for sales tax for the month of April.

Mr. Shepherd next distributed to the Trustees his accounts receivable analysis showing those accounts currently in a delinquent status, after which it was determined that shut-off notices will be mailed with regard to the following accounts if balances are not received by June 15, 2012: Account 1007 William Christofferse, Account 1036 Jonathan Holmes, Account 1055 Michael Brandon, Account 1056 Stacy Mann, Account 1080 Jeff Protector, Account 1105 Russell Swanson, Account 1112 Tracy Swalberg, Account 1122 Leon Morrison, Account 1131 Russell McDonald, Account 1197 James Shemwell, Account 1234 Clint Lutz, Account 1241 David Bidrowsky, Account 1260 Johnathan Floerke, Account 1275, Account 1274 Don Romans, Account 1287 Rodney Bogh, Account 1293 William Bailey, Account 1319 Stephen Warren, and Account 1397 ABC Daycare.

The turn on and turn off charge for commercial properties is \$60.00. The residential turn on and turn off charge for residential properties and the pool is \$30.00.

6. **Accounts Receivable:** June Jordening reported \$10,593.01 was deposited into the general fund. \$720.00 also was deposited for the Master's turnon, so the actual total deposit is \$11,313.01. The deposits for April and May will be over and under \$2772.72, respectfully. A check was received in the amount of \$30.00 from Consolidated Seeding Maintenance because they hooked up to the water hydrant. That check will be deposited into the general fund.
7. **Report from G.F. Pesek:** Both wells are cycling properly. The routine monthly coliform test was negative. Layne Christensen completed the yearly evaluation of both wells and reports "No corrective action is needed with either well or pump." Liquivision Technology is scheduled to inspect and clean the water tower on Wednesday, June 6. The water supply system will remain on line during this procedure. This will comply with the Title 179 EPA requirement of the 5-year inspection cycle. The contractor for the school computer system will be installing new equipment on the tower structure the following week. Street sign repair and replacement, stop sign replacement, regulatory sign repair and maintenance has been completed. Four signs were replaced because they were on OPPD poles, so OPPD removed them and they were lost. Technically, the signs should not be on the OPPD poles, so Mr. Pesek tries to take them before OPPD does their maintenance and they get lost. Updates on the dam construction and water line improvements were presented at a meeting with Amanda Grint of the NRD. The engineer has to review the plans. Mr. Pesek will set up a time to review the plans with TD2. One park picnic table is complete. The Westmont Waterline Newsletter will be sent out this summer. It has to be done every seven years. Trustee Merritt asked that something be added to it to ask people clean up leaves and grass trimmings and not just push it off onto the street.
8. **Attorney Issues:** There are no new legal issues.
9. **Payment of Bills:** All bills submitted for payment were approved by unanimous vote. Trustee Knief motioned. Trustee Quinn seconded. All voted in favor. The detail of the approved warrants follows:

Warrant#	Date Issued	Issued To	Amount	Purpose	Invoice #
8909	05-06-12	James and Angela Leach	150.00	Deposit refund	Acct 1219
8910		Omaha Public Power District	2,293.31	Replacement 8838	153698-120430
8911	05-20-12	Omaha World Herald	7.43	Publication Notice	4125028
8912	05-20-12	Great Plains One Call	25.87	Diggers Hot Line	425772
8913		Nebraska Public Health	10.00	Water testing	
8914		Century Link	117.80	Phone: water tower	177
8915		Century Link	84.92	Phone: No. Well	169
8916		Century Link	84.92	Phone: So. Well	
8917	06-04-12	Omaha Public Power District	2,301.14	Electrical Service	
8918		Abe's Trash Service	30.00	Trash service	
8919		Nebraska Public Health	10.00	Water testing	426823
8920	06-05-12	T&L Lawn & Landscaping	870.00	Mowing service	
8921		City of Omaha	4,728.38	Sewer Usage Feb	82624
8922		Linda Comstock	300.35	Accounts Payable	
8923		Cassidy Chapman	872.05	Legal fees	22
8924		Omaha World Herald	7.43	Publication Notice	153698120531
8925		G.F. Peseck	3,229.36	May maintenance	
8926		June Jordening	544.05	Accounts receivable	
8927		June Jordening	75.00	Garden maintenance	
8928		Professional Accounting Services	1,153.14	Accounting Service	
8929		Brian Burke	1,400.00	Maintenance well house	
8930		Terry Knief	118.55	Clerk fees	
8931		Thompson, Dressen & Dorner Inc.	200.65	Engineer fees	94593

**10. Old Business:**

- Trustees Schuneman and Knief met with Pat Lavelle from Dutton & Associates, P.C. regarding their services. They will be retained again this year. Discussions were had with Mr. Lavelle regarding improvements and he recommended doing a new bond. Mr. Lavelle suggested adding the current bond into the new bond at a lower rate to deal with the trees and gazebo at Apollo Park, concrete work to streets, a walk path, concrete sidewalk work, new gates and locks to get in to the field. One down by the park and the other by the maintenance building and additions to the park. \$270,000.00 is the rough bond addition discussed. Mr. Lavelle will look into who to get the bond through. TD2 will need to be brought in to help give estimates for many of the improvements.
- Water deposit returns are still underway. Trustee Knief needs to review the latest list for returns. There are roughly 100 deposits for individuals that have left the District and did not leave forwarding information. These deposits will ultimately have to be paid into the state.
- Trustee Schuneman and Trustee Knief spoke with TD2 regarding amending the street repair bid information.

**11. New Business:**

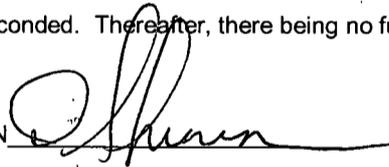
- Trustee Schuneman mentioned that a neighborhood watch be started. Trustee Merritt offered to chair the project. The attorney will provide some contact information regarding how to get things started.
- Trustee Knief was contacted by Melissa Richter regarding cancelling the insurance on the water tower bond. He will deal with this.
- Trustee Schuneman mentioned that the District is not currently receiving rent on the District fields. The attorney will look into this. Neil Sebold, who resides near 72nd Street and Highway 370, has been farming the land for several years. Per June Jordening, the last rent payment was June 30, 2004.
- Discussion was had regarding installing speed bumps. Mike Bendon noted that previous boards have declined to do this. Jim Thompson will send information regarding speed bumps and caution lights because a grant may be available.
- Westmont free cleanup day will be on June 16, 2012 at 8:00am to 1:00pm. Trustee Schuneman asked that someone volunteer to make signs. Discussion was had. The location for the dumpster is 108112 Westmont drive. June Jordening will make the appropriate signs.
- New rates for commercial late fees will be discussed next month.

Trustee Quinn motioned to conclude. Trustee Merritt seconded. Thereafter, there being no further business the meeting was adjourned.

CLERK



CHAIRMAN



**July 4<sup>th</sup>, Independence Day Festivities** – The use of any kind of fireworks is prohibited **anytime** in Apollo Park, on the Baseball Field, Volleyball Court, Tennis Court, Children's Playground, streets, and any other S.I.D. 23 property. If you notice anyone using these areas for fireworks, please call the Sarpy County Sheriff's Office at 593-4111.

**Pet Leash Laws** - There is a leash law in Sarpy County. According to the Nebraska Humane Society, dogs and cats must be on a leash when not caged or in a fenced yard. Citations in Sarpy County require a court appearance and the fine is determined by the judge along with the court costs. You can find out more by going to their web site at [www.nehumanesociety.org](http://www.nehumanesociety.org) or calling 444-7800.

**Dog Waste** - Dog waste can transmit disease and contaminate drinking water. Be a good neighbor and clean up after your dog when you are out for a walk.

**Political Candidate Signs** – These signs are not allowed on S.I.D. 23 property. It gives the impression that the District supports a candidate, which is not allowed. This includes but is not limited to the islands on Richland Drive and the first 12-½ feet in from the curb to your house. Signs on S.I.D. property will be removed without notice.

**Keeping Right-Of-Ways Clear** - Ensure your trees and bushes are trimmed appropriately so they are not encroaching on Right-Of-Way. Anyone not complying with established right-of-ways will receive a warning letter and if clearance is not accomplished, the Board will have a contractor clear the right-of-way and the violator will be billed for the work. From the curb towards your property line, trees and bushes must be trimmed 12 ½ feet in and 8 feet high. There must be a 14-foot clearance over the street.