

MINUTE RECORD

REGULAR BOARD MEETING
VILLAGE BOARD OF TRUSTEES
MAY 8, 2025 7:00 PM

The regular meeting of the Chairman and Board of Trustees of the Village of Shelton, Nebraska, was convened in open and public session in the Community Room of the Shelton Municipal Building at 219 "C" Street in Shelton, Nebraska at 7:00 o'clock P.M. on May 8, 2025.

Notice of this meeting was given in advance thereof by publication in the Shelton Clipper on May 1, 2025, and by posting at 11:40 am on May 1, 2025 in five (5) public places in the Village of Shelton, Nebraska, as follows: Larry's Market, Shelton Clipper, Post Office, Cornerstone Bank, and Village Office, all as shown by the Certificate of Posting attached to these minutes. Notice of this meeting was simultaneously given to the Chairman and all members of the Village Board of Trustees and a copy of their acknowledgement of receipt of notice of the meeting and the agenda are attached to these minutes. Availability of the agenda was communicated in the advanced notice and in the notice of this meeting to the Village Board of Trustees.

All proceedings shown were taken while the convened meeting was open to the attendance of the public.

1. CALL MEETING TO ORDER AND ROLL CALL Chairman Roe called the meeting to order at which time he informed the public of the posting of the Open Meeting Act on the bulletin board in the back of the room and led the audience in the Pledge of Allegiance. He then directed the Village Clerk to call roll which reflected the following: Present: Trustee Roe, Rabbe, Oberg, Jensen and Keslar. Absent: None.

It was then moved by Trustee Rabbe, with a second from Trustee Oberg to adjourn the Board of Trustees meeting in order to hold a Board of Adjustment meeting. Ayes: Roe, Rabbe, Oberg, Jensen and Keslar. Nays: None. Absent: None. Motion Carried.

2. BOARD OF ADJUSTMENT MEETING: Chairman Roe called the meeting to order at which time he informed the public of the posting of the Open Meeting Act on the bulletin board in the back of the room. He then directed the Village Clerk to call roll which reflected the following: Present: Trustee Roe, Rabbe, Oberg, Jensen and Keslar. Absent: None.

2A. ADJOURN BOARD OF ADJUSTMENT MEETING TO HOLD A PUBLIC HEARING. It was then moved by Trustee Oberg, with a second from Trustee Jensen to adjourn the Board of Adjustment meeting in order to hold a Public Hearing on the application for a Variance from the set backs. Ayes: Roe, Rabbe, Oberg, Jensen and Keslar. Nays: None. Absent: None. Motion Carried.

PUBLIC HEARING RE: APPLICATION FROM BLAKE AND EMMILY POWER FOR A VARIANCE FROM THE ZONING SET BACKS TO CONSTRUCT AN ADDITION TO THEIR GARAGE. Chairman Roe opened the Public Hearing at 7:00 PM, explaining that the purpose was to hear any concerns for or against the Variance. The Applicants were present and answered all the questions and concerns from the board and public. Village Attorney's opinion was that a Variance was not necessary since he was adding to a structure and was only continuing the present "nonconforming" set backs.

2B. & 2C. CLOSE PUBLIC HEARING AND CALL BOARD OF ADJUSTMENT BACK TO ORDER. Having heard all public comments Chairman Roe closed the public Hearing at 7:14 PM and called the Board of adjustment's meeting back to order with a roll call reflecting the following: Present: Roe, Rabbe, Oberg, Jensen and Keslar. Absent: None. Motion Carried.

2D. REQUEST FROM BLAKE & EMMILY POWER FOR A VARIANCE FROM ZONING SET BACKS TO CONSTRUCT AN ADDITION TO THEIR GARAGE. Taking into consideration the Village Attorney's opinion, it was determined that no variance was necessary, so no action was needed.

2E. ADJOURN BOARD OF ADJUSTMENT MEETING AND RECONVENE AS BOARD OF TRUSTEE. It was moved by Keslar, with a second from Rabbe to adjourn the Board of Adjustment's meeting. Ayes: Roe, Rabbe, Oberg, Jensen and Keslar. Nays: None. Absent: None. Motion Carried.

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Chairman Roe called the Board of Trustees' meeting back to order at 7:15 pm, which time he directed the Village Clerk to call roll which reflected the following: Present: Trustee Roe, Rabbe, Oberg, Jensen and Keslar. Absent: None.

3. CONSENT AGENDA. It was then moved by Trustee Oberg to approve the consent agenda which included: A) Waive reading and approve minutes of the regular meeting of April 10, 2025 and; B) Accept Financial Report. This received a second from Trustee Rabbe with the vote as follows: AYES: Roe, Oberg, Rabbe, Jensen and Keslar. NAYS: None. ABSENT: None. Motion Carried.

4. REPORTS: Written and verbal reports were received from the Attorney, Administrative Clerk, Police Chief, Utility Superintendent and Library.

5. VETS AND FIRE DEPT HEROES DANCE/CLOSING "C" STREET FROM 2ND TO 3RD STREET. CJ (Butch) Doremus addressed the board on behalf of the American Legion Post No. 297, the Vietnam Vets Legacy Motorcycle Club and the Shelton Fire Department to explain they were having a "Show 'n Shine", silent auction, Rocky Mountain oysters (and Chicken) Fry and a Heroes Dance on August 16, 2025. They are requesting that "C" Street be closed from 2nd Street to 3rd Street to accommodate this event. After discussion, it was moved by Trustee Oberg, with a second from Trustee Jensen to close the street for the event. AYES: Roe, Oberg, Rabbe, Jensen and Keslar. NAYS: None. ABSENT: None. Motion Carried.

6. COMPENSATION AGREEMENT WITH FIRE DEPARTMENT. It was explained that the agreement which was approved at the last meeting was revised and a new agreement will be available at the June meeting for approval.

7. INCOME SURVEY. Sharon Hueftle with SCEDD reported (via email) that they had only received 45 surveys and the percent of low-to-moderate income (LMI) persons is at 28.8%. The concern is that to get the LMI percent over 51 we need to do some additional work over what we originally contracted to do. After much discussion, it was decided to have Trustees Roe and Rabbe, along with Village Clerk Doremus sit down with SCEDD to see what the options would be. It was then moved by Trustee Jensen to authorize up to \$2,000 additional costs, if they felt it necessary to achieve the outcome of 51% low-to-moderate income level. This received a second from Trustee Keslar with the vote as follows: AYES: Roe, Oberg, Rabbe, Jensen and Keslar. NAYS: None. ABSENT: None. Motion Carried.

8. HIRING OF SUMMER HELP. After discussion, Chairman Roe indicated that it was time to consider Ordinance No. 872. Whereupon, it was moved by Trustee Jensen seconded by Trustee Keslar that the minutes of the proceedings of the Chairman and Board of Trustees of the Village of Shelton, Buffalo County, Nebraska, in the matter of passing and approving Ordinance No. 872 be preserved and kept in a separate and distinct volume known as "Ordinance Record, Village of Shelton, Nebraska"; and that said separate and distinct volume be incorporated in and made a part of these proceedings the same as though it were spread at large herein. The Chairman instructed the Village Clerk to call the roll and the following was recorded as the vote on this motion: AYES: Keslar, Rabbe, Oberg, Jensen and Roe. NAYS: None. ABSENT: None. Whereupon the Chairman declared the Motion Carried.

Further, a motion was made by Trustee Jensen, seconded by Trustee Keslar that the statutory rules in regard to the passage and adoption of Ordinances be suspended, so that said Ordinance No. 872 might be introduced, read by title, and approved and passed at the same meeting. Trustee Jensen called for the question. The Chairman put the question to

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the vote and instructed the Village Clerk to call roll and the following was the vote on this motion: AYES: Keslar, Rabbe, Oberg, Jensen and Roe. NAYS: None. ABSENT: None. Whereupon, the Chairman declared the Motion Carried.

Following the reading of Ordinance No. 872 by title on the First Reading, the suspension of the rules so that the same may be read by title on the Second and Third Readings, allowing for final passage at the same meeting, Trustee Jensen called for the question as to the approval and passage of Ordinance No. 872 and the following vote was recorded: AYES: Keslar, Rabbe, Oberg, Jensen and Roe. NAYS: None. ABSENT: None. Whereupon, the Chairman declared that five members of the Board having voted in the affirmative for the passage and approval of Ordinance No. 872 and declared said Ordinance duly passed and adopted as an Ordinance of the Village of Shelton, Nebraska.

Whereupon, it was moved by Trustee Jensen, seconded by Trustee Keslar that said Ordinance No. 872 be published in pamphlet form. AYES: Keslar, Rabbe, Oberg, Jensen and Roe. NAYS: None. ABSENT: None. Motion Carried.

9. CLEAN UP DAY/TREE & GRASS DUMP SITE. Utility Superintendent Gillming reported to the board that the cleanup day posed some issues again due to having to wait for dumpsters to return and asked if they wanted to change the way we did the cleanup. It was suggested that maybe doing it over a week's period of time but then a place would need to be designated for the dumpsters for that week. At this time, checking with other companies might be an option as well. Superintendent Gillming also reported that we are again this year having illegal dumping problems at the Tree & Grass Dump Site.

10. WATER METER REPLACEMENT. Utility Superintendent Gillming reported that he had received the Quotes from Municipal Supply for 400 new meters and software. After discussion, it was moved by Trustee Rabbe, with a second from Trustee Jensen to accept the quote of \$186,678. AYES: Keslar, Rabbe, Oberg, Jensen and Roe. NAYS: None. ABSENT: None. Motion Carried.

11. CCCFF GRANT. The Village had been notified of a \$562,000 grant awarded to Shelton for the construction of the new pool by Nebraska Economic Department Civic and Community Center Financing Fund (CCCFF). Chairman Roe indicated it was time to consider Resolution No. 25-05-08.

RESOLUTION NO. 25-05-08:

BE IT RESOLVED BY THE CHAIRMAN AND BOARD OF TRUSTEES OF THE
VILLAGE OF SHELTON, NEBRASKA,

1. That Award Contract No. 25-03-337 between the State of Nebraska Department of Economic Development Civic and Community Center Financing Fund (CCCFF) and the Village of Shelton for the swimming pool project for Shelton, NE, in the form presented to this Governing Body, and the same hereby is approved and accepted.
2. That the Chairman of the Governing Body and Village Clerk be and hereby are authorized and directed to execute said agreement on behalf of and in the name of the Village of Shelton, Nebraska and that an executed copy of the same be affixed to this resolution and by reference made a part of these official proceedings.

It was then moved Trustee Keslar to approve and adopt Resolution No. 25-05-08 as presented. This received a second from Trustee Rabbe with the vote as follows: AYES: Keslar, Rabbe, Oberg, Jensen and Roe. NAYS: None. ABSENT: None. Motion Carried.

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12. REAPPLING FOR POOL GAME & PARKS GRANT. Since the Village was very close last year in getting awarded (the state funded four projects with the Village coming in fifth) it was felt we would have a strong application if we would apply again. If we did apply and receive the grant (\$600,000), it would put the timeline back a year before we could begin the project. This would jeopardize the CCCFF grant and we would need to get an extension on the time to finish the project. After careful consideration of all the pros and cons, it was moved by Trustee Rabbe to not apply for the grant. This received a second from Trustee Keslar with the vote as follows: **AYES:** Keslar, Rabbe, Oberg, Jensen and Roe. **NAYS:** None. **ABSENT:** None. Motion Carried.

13. RESTRUCTURING MAKEUP OF SHELTON HOUSING AUTHORITY BOARD AND FILLING VACANCIES. Hall County Housing Authority (who has been contracted to manage the Shelton Housing Authority) Director Artena Thompson had asked the board to consider some changes in the makeup of the Shelton Housing Authority. After discussion, it was moved by Trustee Rabbe, with a second from Trustee Keslar not to make any changes. **AYES:** Keslar, Rabbe, Oberg, Jensen and Roe. **NAYS:** None. **ABSENT:** None. Motion Carried.

Village Attorney Truell then reported to the board that he and the Shelton Housing Authority Chairman had met with the Hall County Housing Authority and their attorney that day. They were informed that Hall County Housing Authority would be giving their 30-day notice to terminate the management contract at the May 27th Shelton Housing Authority meeting.

14. CLAIMS. After review, it was moved by Trustee Keslar, seconded by Trustee Jensen to pay the claims as presented. **Ayes:** Roe, Oberg, Rabbe, Jensen and Keslar. **Nays:** None. **Absent:** None. Motion Carried.

15. ADJOURNMENT. All agenda items having been considered, Trustee Keslar with a second from Trustee Rabbe, moved to adjourn the meeting. **Ayes:** Roe, Oberg, Rabbe, Jensen and Keslar. **Nays:** None. **Absent:** None. Motion Carried. Whereupon, the Chairman declared the motion carried and the meeting duly adjourned at 8:50 P.M.

RESPECTFULLY SUBMITTED

BONNIE DOREMUS, MMC
VILLAGE CLERK

APPROVED:

WILLIAM C. ROE
CHAIRMAN

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CERTIFICATION

I, the undersigned, Village Clerk for the Village of Shelton, Nebraska, hereby certify that the foregoing is a true and correct copy of proceedings had and done by the Chairman and Board of Trustees of the Village of Shelton at the regular meeting held on May 8, 2025 at the Community Room, 219 "C" Street, Shelton, NE and that all the subjects included in the foregoing proceedings were contained in said agenda for at least twenty-four hours prior to said meeting; that said minutes from which the foregoing proceedings have been extracted were available for public inspection within ten working days of the meeting of said body; that all news media requesting notification concerning meetings of said body were provided advance notification of the time and place of said meeting and the subjects to be discussed at said meeting; that the notice of the meeting was posted by Assistant Clerk Smith on May 1, 2025 in five public places in the Village of Shelton, as follows: Village Office, Cornerstone Bank, Shelton Clipper, Post Office, and Larry's Market.

Dated this 14th day of May, 2025.

BONNIE DOREMUS, MMC
VILLAGE CLERK