

CITY OF FALLS CITY
BOARD OF PUBLIC WORKS

2307 BARADA STREET, FALLS CITY, NEBRASKA 68355-1546

PHONE (402) 245-2707

A G E N D A

NOVEMBER 17, 2022

5:30 P.M.

- 1.] ROLL CALL.
- 2.] [MINUTES](#): NOVEMBER 3,2022
- 3.] AGENDA APPROVAL
- 4.] OLDBUSINESS:
 - A.
 - B.
 - C.
- 5.] NEW BUSINESS:
 - A. CUST #9605 SEWER ADJUSTMENT
 - B. JIM CRENSHAW REQUEST – REVIS STREET PROPERTY
 - C.

REGULAR MEETING OF THE FALLS CITY BOARD OF PUBLIC WORKS

November 3, 2022
2307 Barada Street
Falls City, Nebraska

A regular meeting of the Board of Public Works of the City of Falls City, Nebraska, was held at the City Hall, 2307 Barada Street in said City on the 3rd day of November, 2022, at 5:30 o'clock P.M. Present were: Board Members: Froeschl, Koopman, Veigel. Absent: Joy. Ray Luhring recorded the minutes of the meeting. Notice of the meeting was given in advance thereof by posting in three public places, a designated method for giving notice as shown by the Certificate of Posting Notice attached to these minutes. Notice of this meeting was given to the Board Chairman and all members of the Board and a copy of their acknowledgment of receipt of notice and the agenda is attached to the minutes. Availability of the agenda was communicated in the advance notice and in the notice to the Chairman and Board of this meeting. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public. The Chairman publicly stated to all in attendance that a current copy of the Nebraska Open Meetings Act was available for review and indicated the location of such copy posted in the room where the meeting was being held.

MINUTES

A motion was made by Koopman and seconded by Froeschl to approve the minutes for the October 20, 2022. Roll was called on this motion and the members voted as follows: "YEA" Froeschl, Koopman, Veigel. "NAY" None. "ABSENT" Joy. Motion carried.

AGENDA

A motion was made by Froeschl and seconded by Koopman to approve the November 3, 2022 agenda as printed. Roll was called on this motion and the members voted as follows: "YEA" Froeschl, Koopman, Veigel. "NAY" None. "ABSENT" Joy. Motion carried.

UTILITY SUPERINTENDENT REPORT

A motion was made by Koopman and seconded by Froeschl to approve the Utility Superintendent's report as presented. Roll was called on this motion and the members voted as follows: "YEA" Froeschl, Koopman, Veigel. "NAY" None. "ABSENT" Joy. Motion carried.

20" WATER LINE RELOCATION BNSF BRIDGE - BID DOCUMENTS

A motion was made by Koopman and seconded by Froeschl to recommend to the City Council to approve relocation agreement and approve to advertise for bids for the project. Roll was called on this motion and the members voted as follows: "YEA" Froeschl, Koopman, Veigel. "NAY" None. "ABSENT" Joy. Motion carried.

IEO PROFESSIONAL SERVICES AGREEMENT FOR GIS IMPLEMENTATION

A motion was made by Froeschl and seconded by Koopman to recommend to the City Council to approve agreement. Roll was called on this motion and the members voted as follows: "YEA" Froeschl, Koopman, Veigel. "NAY" None. "ABSENT" Joy. Motion carried.

ELECTRIC DISTRIBUTION SYSTEM UPGRADE BID DOC'S - IEO

A motion was made by Koopman and seconded by Froeschl to recommend to City Council to approve advertising for bids for the project. Roll was called on this motion and the members voted as follows: "YEA" Froeschl, Koopman, Veigel. "NAY" None. "ABSENT" Joy. Motion carried.

2023 FORD SERVICE TRUCK - GAS DEPARTMENT

A motion was made by Koopman and seconded by Froeschl to approve purchasing of truck for state bid. Roll was called on this motion and the members voted as follows: "YEA" Froeschl, Koopman, Veigel. "NAY" None. "ABSENT" Joy. Motion carried.

CLAIMS

A motion was made by Koopman and seconded by Froeschl to approve the claims for October, 2022 as follows: Electric Department - \$587,458.67, Water Department - \$80,790.22; Mechanic Shop - \$7,688.73; Gas Department - \$81,683.00- Sewer - \$56,255.97. Roll was called on this motion and the members voted as follows: "YEA" Froeschl, Koopman, Veigel. "NAY" None. "ABSENT" Joy. Motion carried.

MEETING ADJOURNED AT 6:45PM.

I, the undersigned, City Clerk for the City of Falls City, Nebraska, hereby certify that the foregoing is a true and correct copy of proceedings had and done by the Chairman and Board on November 3, 2022 that all of the subjects included in the foregoing proceedings were contained in the agenda for the meeting, kept continually current and available for public inspection at the office of the City Clerk; that such agenda items were sufficiently descriptive to give the public reasonable notice of the matters to be considered at the meeting; that such subjects were contained in said agenda for at least twenty-four hours prior to said meeting; that at least one copy of all reproducible material discussed at the meeting was available at the meeting for examination and copying by members of the public; that the said minutes from which the foregoing proceedings have been extracted were in written form and available for public inspection within ten working days and prior to the next convened 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; and that a current copy of the Nebraska Open Meetings Act was available and accessible to members of the public, posted during such meeting in the room in which such meeting was held.

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CUSTOMER #9605 SEWER ADJUSTMENT REQUEST

BOARD OF PUBLIC WORKS

If you have a specific item that you would like to put on the Board of Public Works agenda, please list your name, address, telephone number, and the specific description of your request. The item will be reviewed and possibly scheduled for a future meeting, or forwarded to Utility staff for appropriate action.

NAME: Sharon Adams

ADDRESS: 2004 Barada Street
Falls City, Ne 68355

TELEPHONE #: 402-245-7166

DATE OF REQUEST: 10 31 32

DESCRIPTION OF REQUEST: I was out of town a few days @ my son's in Spandale, Mo. When I returned home someone had used my outside hydrate and left it on. I don't know how many days it was on running water on the ground. I don't feel I should have to pay sewer charges for water that ran on the ground and not in the sewer.

10/25/2022 2:01:28 PM

FALLS CITY UTILITIES
CUSTOMER HISTORY

CUSTOMER # 9605
SHARON ADAMS
FALLS CITY NE 68355-1942
TEL # 402.801.2192

SERVICE LOCATION
2006 BARADA ST
METER # 2001916
DEPOSIT

CURRENT BALANCE \$742.
MONTHLY BUDGET
BUDGET OWED

DATE	TRANSACTION	PRESENT	PRIOR	# DAYS	USAGE	AMOUNT	BALANCE
	Beginning Balance						\$167.00
11/2022	PAYMENT	Online Payment - PSN	Ref#: 120220707			(167.05)	\$0.00
	Electric CHARGE	72386	71262	32	1124	124.30	
	Sewer CHARGE	3201	3179	32	220	29.41	
	Water CHARGE	3201	3179	32	220	20.92	
	Excise Tax CHARGE					2.00	
	TAX					10.76	
12/31/2022	TOTAL					187.39	\$187.39
1/2/2022	PAYMENT	Online Payment - PSN	Ref#: 312022079			(187.39)	\$0.00
	Electric CHARGE	73297	72386	28	911	112.52	
	Sewer CHARGE	3215	3201	28	140	27.12	
	Water CHARGE	3215	3201	28	140	17.17	
	Excise Tax CHARGE					2.00	
	TAX					9.78	
2/31/2022	TOTAL					168.59	\$168.59
3/6/2022	PENALTY					8.43	\$177.02
3/6/2022	PAYMENT	Online Payment - PSN	Ref#: 252022095			(178.00)	(\$0.98)
	Electric CHARGE	74288	73297	31	991	117.57	
	Sewer CHARGE	3241	3215	31	260	29.41	
	Water CHARGE	3241	3215	31	260	22.79	
	Excise Tax CHARGE					2.00	
	TAX					10.29	
4/30/2022	TOTAL					182.06	\$181.08
4/18/2022	PENALTY					6.64	\$187.72
	Electric CHARGE	74817	74288	32	529	83.48	
	Sewer CHARGE	3738	3241	32	4970	194.14	
	Water CHARGE	3738	3241	32	4970	254.61	
	Excise Tax CHARGE					2.00	
	TAX					20.82	
5/31/2022	TOTAL					555.05	\$742.77

REMARKS

Customer #9605
2006 Barada Street

Water Usage

Oct - 21	370
Nov - 21	240
Dec - 21	120
Jan - 22	250
Feb - 22	230
Mar - 22	200
Apr - 22	120
May - 22	280
Jun - 22	390
Jul - 22	220
Aug - 22	140
<u>Sep - 22</u>	<u>260</u>
Total	2,820

2,820/12 = 235 Avg

Oct - 22 Usage 4,970

Sewer	
MSC	\$23.67
<u>Usage</u>	<u>\$ 8.06</u>
	\$31.73

Oct. Bill	
MSC	\$23.67
<u>Usage</u>	<u>\$170.47</u>
	\$194.14

Tax	\$14.56
	<u>\$2.38</u>
	\$12.18

Oct. Bill	\$194.14
Adjustment	<u>\$31.73</u>
	\$162.41
Tax Adjustment	<u>\$12.18</u>
Account Credit	\$174.59

JIM CRENSHAW REQUEST – REVIS STREET PROPERTY

CITY OF FALLS CITY
REQUEST FOR
BOARD OF PUBLIC WORKS

If you have a specific item that you would like to put on the Board of Public Works agenda, please list your name, address, telephone number, and the specific description of your request. The item will be reviewed and possibly scheduled for a future meeting, or forwarded to Utility staff for appropriate action.

NAME: JAMES CRENSHAW

ADDRESS: 503 N. 13th Terrace
SAVANNAH MO 64465

TELEPHONE #: 816 294 5901

DATE OF REQUEST: 11/9/22

DESCRIPTION OF REQUEST: ① Request To pull plastic
water meters in pits To avoid damage

② Request Amending policy of utilities reverting back
To Landlord when Tenant takes utilities out of their
name ③ request acct # 10106 To have a 0 balance

Landlord Agreement

This agreement made and entered into this 30 day of April, 2019, by and between the City of Falls City, hereinafter referred to as "City", and JAMES CREWS/HHW, hereinafter referred to as "Property Owner". Smart Homes

WHEREAS, property owner is the owner of certain real property located in Falls City, Richardson County, Nebraska, being commonly described as see list and,

WHEREAS, City provides utility service to said property; and,

WHEREAS, said property is owned as residential/commercial rental property; and,

WHEREAS, property owner desires to automatically leave all utility services at such location in their name, when the utility department has been notified that the tenant has vacated the location.

Be it agreed as follows:

1. That Property Owner will accept and pay all charges for interim period service between the termination time requested by an outgoing tenant and the time of service requested by an incoming tenant.
2. That Property Owner agrees that this services is for all meters which are provided by City at the above address for utility services supplied by the City.
3. City reserves the right to discontinue any and all services at the above address when a tenant becomes delinquent on their bill, or has in any way interfered with normal service. If service is terminated to the property, utility services for the property will only be reconnected upon the payment of appropriate reconnection charges.
4. City reserves the right to discontinue any or all utility services at an address and/or the property owner's personal residence when a property owner becomes delinquent on their bill, or has in any way interfered with normal service.
5. The City, at its option, may terminate this agreement and require the property owner to pay deposits for lease premises when utility bills are in property owner's name, if property owner becomes delinquent on any bills owed to the Falls City Utilities department at any address. In such, City shall provide 10(ten) days written notice of termination of this agreement and the requirement of the payment of the utility deposit, if needed.
6. City and property owner may terminate this agreement without cause with 30 (thirty) days written notice to the other party.

7. That so long as this agreement remains in full force and effect, a property owner residing in Falls City Utilities Service Area, shall not be required to file with the City, a utility deposit for utilities supplied between tenants.

CITY OF FALLS CITY

X Ray Ludwig
UTILITY SUPERINTENDENT

X James Crenshaw
PROPERTY OWNER

X _____
PROPERTY OWNER

Name of Property Owner(s) JAMES CRENSHAW
SMART HOMES LLC
Address of Property Owner(s) 806 N. 6th Terrace
SAVANNAH MO 64485
Phone Numbers of Property Owner(s) 816 294 5901

Landlords need to inform the Utility Office if their phone number changes.

Revised 3/17/16

(OVER)

Approved BOPOW 3/17/16

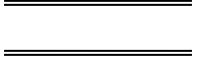
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ANTHONY NUSSBAUM CITY CLERK