



CITY COUNCIL REGULAR MEETING
MONDAY – JANUARY 5TH, 2026, 6:00 PM
CITY HALL - COUNCIL CHAMBERS
2307 BARADA STREET
FALLS CITY, NE 68355

Watch the meeting livestream at <https://www.youtube.com/@FallsCityNEstreams>

The City Council may vote to go into Closed Session on any agenda item as allowed by State Law.

1. Mayors Statement of Meeting Procedures
2. Roll Call
3. Pledge of Allegiance
4. Mayors Report
5. City Administrators Report
6. Chief of Police Report

ROUTINE BUSINESS

1. Discussion & Action – Agenda Approval
2. Discussion & Action – Minutes Approval for December 15, 2025
3. Discussion & Action – Claims Approval for January 6, 2025

OLD BUSINESS

4. Discussion & Action – Minutes Approval for December 1, 2025
5. Discussion & Action – Claims Approval for December 16, 2025
6. Discussion & Action – Treasurers Report for November 2025
7. Discussion & Action –Request for a burn permit at 2600 Fulton Street | Dan Simon

REGULAR BUSINESS

1. Public Hearing – Consider approving Chicken Permit Applications for 1616 Valley Avenue, 2212 Stone Street, 2008 Morton Street and 710 East 11th Street
2. Discussion & Action – Consider approving a chicken permit application at 1616 Valley Avenue | Stacie Lewis
3. Discussion & Action – Consider approving a chicken permit application at 2212 Stone Street | Thomas & Mary Bassett
4. Discussion & Action – Consider approving a chicken permit application at 2008 Morton Street | Megan Stamper



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5. Discussion & Action – Consider approving a chicken permit application at 710 E 11th Street | John & Nancy Elms
6. Discussion & Action – Consider request from Richardson County RWD #2 for the City to waive the water infrastructure fee charged to the District until October 2026
7. Discussion & Action – Consider approval of Requisition REQ01980 for legal services from Baird Holm LLP related to the NRG Project
8. Discussion & Action – Consider renewal of a Master Service Agreement with RS Electric Utility Services as recommended by the Board of Public Works
9. Discussion & Action – Resolution authorizing submission of a Letter of Intent and full grant application for the 2026 Civic and Community Center Financing Fund (CCCF)

ADJOURNMENT

Anthony Nussbaum, City Clerk

December 15, 2025

A meeting of the City Council of the City of Falls City, Nebraska, was held in said City on the 15th day of December 2025, at 6:00 o'clock P.M. Council met in regular session. Mayor Harkendorff called the meeting to order, and Clerk Nussbaum recorded the minutes of the meeting. On roll call the following Council persons were present: Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. Absent: Buckminster. 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 Mayor and all persons of the Council 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 Mayor and Council of this meeting. All proceedings shown hereafter were taken while the convened meeting was open to the attendance of the public. Mayor Harkendorff 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.

STANDING REPORTS

Standing reports from the Mayor, City Administrator, and Chief of Police were presented. No formal action was required.

AGENDA APPROVAL FOR DECEMBER 15, 2025

A motion was made by Council person Leyden and seconded by Council person K. Killingsworth to approve the agenda as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

ROUTINE BUSINESS

A motion was made by Council person Fouraker and seconded by Council person Kaster to table until the next regular meeting the approval of the minutes from December 1, 2025; claims approval for December 16, 2025 and the Treasurers Report for November 2025, due to insufficient time to review them. Roll was called on this motion and the Council persons voted as follows: "YEA" Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Ruiz. "NAY" Ferguson and Leyden. "Absent" Buckminster. Motion carried.

CONSIDER ADOPTION OF A LONG-RANGE PLAN FOR A ONE-YEAR AND SIX-YEAR STREET IMPROVEMENT PROGRAM

Mayor Harkendorff declared a public hearing open at 6:03 P.M. for the purpose of hearing support, opposition, criticism, suggestions, or observations relating to the adoption of a long-range plan for one-year and six-year street improvement program. Mayor Harkendorff asked if there was anyone in the audience who wished to speak in favor or opposition. There was no public comment. Mayor Harkendorff then declared the public hearing closed at 6:04 P.M.

RESOLUTION ADOPTING THE 2026 ONE & SIX YEAR STREET IMPROVEMENT PLAN

The Council had a discussion on the 2026 one & six year street improvement plan as presented. A motion was made by Council person F. Killingsworth and seconded by Council person K. Killingsworth to add to the one year plan, improvement to the drainage at the intersections of 21st/Morgan Street and 21st/Valley Street. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

A motion was made by Council person K. Killingsworth and seconded by Council person Kaster to move projects M-282-71, M-282-72 and M-282-73 from the one-year plan to the six-year plan. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

A motion was made by Council person K. Killingsworth and seconded by Council person Kaster to move project number M-282-86 from the six-year plan to the one-year plan. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None.

"Absent" Buckminster. Motion carried.

A motion was made by Council person Kaster and seconded by Council person F. Killingsworth to add the replacement of 7th Street from Harlan to Morton Street/Morton Street to 5th Street and 5th Street to Fulton Street to the six-year plan. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

A motion was made by Council person Kaster and seconded by Council person K. Killingsworth to move project number M-282-46 from the six-year plan to the one-year plan due to a potential safety concern. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

Upon review, a motion was made by Council person F. Killingsworth and seconded by Council person Ruiz to adopt Resolution No. 2025-R159 as amended to incorporate to preceding actions. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

PRESENTATION ON VOLUNTARY SUPPLEMENTAL INSURANCE OPTIONS THROUGH GLOBAL LIFE

A representative from Globe Life gave a presentation on their voluntary supplemental insurance options to the council. No action was taken at this time.

REQUEST FOR A SPECIAL DESIGNATE LIQUOR LICENSE FOR JANUARY 17, 2026 AT PRICHARD AUDITORIUM | ALYSSA FINCK

An application for a Special Designate Liquor License was presented. Upon review, a motion was made by Council person Leyden and seconded by Council person Kaster to approve the application as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

REQUEST FOR A SPECIAL DESIGNATE LIQUOR LICENSE FOR APRIL 21, 2026 AT PRICHARD AUDITORIUM | ALYSSA FINCK

An application for a Special Designate Liquor License was presented. Upon review, a motion was made by Council person F. Killingsworth and seconded by Council person Kaster to approve the application as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

CONSIDER APPROVING EXECUTION OF THE UPDATED CONFIDENTIALITY AND NON-DISCLOSURE AGREEMENT WITH OPPD

An updated Confidentiality and Non-Disclosure Agreement with OPPD was presented. Upon review, a motion was made by Council person Ferguson and seconded by Council person F. Killingsworth to approve the execution of the agreement as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

CONSIDER APPROVING EXECUTION OF THE INTERLOCAL COOPERATION AGREEMENT FOR OUTDOOR WARNING SIRENS WITH RICHARDSON COUNTY

An interlocal agreement with Richardson County was presented for consideration. Upon review, a motion was made by Council person Kaster and seconded by Council person Leyden to authorize execution of the agreement as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

RESOLUTION AUTHORIZING EXECUTION OF THE SOUTHWEST POWER POOL GUARANTOR DOCUMENT

A resolution was presented for consideration. Upon review, a motion was made by Council person Ferguson and seconded by Council person Leyden to adopt the resolution as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

CONSIDER APPROVING THE AMENDED AND RESTATED AGREEMENT REGARDING SPP MARKET ASSISTANCE WITH MEAN

The Municipal Energy Agency of Nebraska (MEAN) proposed an Amended and Restated Agreement Regarding SPP Market Assistance to update the City's existing 2015 agreement for market-related services within the Southwest Power Pool (SPP). This proposed agreement was presented for consideration. Upon review, a motion was made by Council person Ferguson and seconded by Council person Leyden to adopt the resolution authorizing execution of the amended agreement as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

REQUEST FOR A BURN PERMIT AT 2600 FULTON STREET | DAN SIMON

A request for a burn permit at 2600 Fulton Street was presented for consideration by Dan Simon. Upon review, a motion was made by Council person Ferguson and seconded by Council person Leyden to approve the request as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Leyden. "NAY" Kaster, F. Killingsworth, K. Killingsworth, Ruiz. "Absent" Buckminster. Motion failed.

RESCHEDULING OF REGULAR COUNCIL MEETINGS CONFLICTING WITH CALENDAR YEAR 2026 HOLIDAYS

A motion was made by Council person F. Killingsworth and seconded by Council person Ferguson to revise the regular meeting Council dates of Monday, January 19, 2026, to Tuesday, January 20, 2026; Monday, February 16, 2026, to Tuesday, February 17, 2026; Monday, September 7, 2026, to Wednesday, September 9, 2026. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

CONSIDER AUTHORIZING EXECUTION OF A PERMANENT EASEMENT AND RIGHT-OF-WAY AGREEMENT WITH THE DOROTHY J. TOWLE REVOCABLE TRUST AS REQUESTED BY CRA & EDGE

A motion was made by Council person Ferguson and seconded by Council person Kaster to authorize execution of the easement and agreement as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. "Absent" Buckminster. Motion carried.

THERE BEING NO FURTHER BUSINESS, THE MEETING WAS ADJOURNED AT 6:50 P.M.

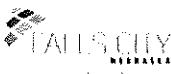
I, the undersigned, City Clerk for the City of Falls City, Nebraska, hereby certify that the foregoing is a true and correct copy of proceedings had and done by Council on December 15, 2025; that all of the subjects included in the foregoing proceedings were contained in the agenda for the meeting, kept 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 three copies of all reproducible material discussed at the meeting was available at the meeting for examination and copying by persons 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 persons of the public, posted during such meeting in the room in which such meeting was held.

(SEAL)

CITY CLERK

CITY CLERK

MAYOR



City of Falls City, NE

Claims Report - 1.06.2026

By Fund

Payment Dates 12/17/2025 - 1/6/2026

Vendor Name	Description (Item)	Amount
Fund: 100 - General		
American National Bank	HSA	\$ 120.00
Halbert, Dunn & Burns, LLC	Legal Services: 11/02/2025 - 11/26/2025	\$ 4,030.00
Quill Corporation	Staples jmb ppr clp n/s 1000ct	\$ 9.49
Quill Corporation	Bic gelocity blue 0.7Mm 12dz	\$ 7.27
Quill Corporation	Staples #1 n/s ppr clp 1000ct	\$ 6.89
Quill Corporation	Fine-Point Markers	\$ 6.49
Quill Corporation	Wow balipoint retractable pen	\$ 4.84
Quill Corporation	Binder Clips - Large	\$ 13.59
Quill Corporation	Stpls 144ct med. Binder Clips	\$ 14.99
Principal Life Insurance Company	Dental Ins	\$ 584.65
Principal Life Insurance Company	Vison Ins	\$ 108.06
Falls City Mercantile	Folgers Regular Coffee Packets	\$ 91.79
Pro Serv	SAV/IM C4500 B&W Copies/Overage	\$ 154.70
Pro Serv	SAV/IM C4500 Color Copies/Overage	\$ 1,506.00
Pro Serv	Contract Lease Charge	\$ 273.50
Farm & City Supply	Disc FML INS22-16G 10pk	\$ 3.99
Farm & City Supply	Indicator Lite 1/2" RND Red	\$ 55.92
Farm & City Supply	Indicator Lite 1/2" RND GRN	\$ 55.92
TASC	Service December 2025	\$ 125.00
Amazon Capital Services	ZEISS Pre-Moistened Lens/Screen Wipes	\$ 11.99
Amazon Capital Services	Post-it Notes, 18pk	\$ 14.42
Amazon Capital Services	600pc Sticky Index Tab Page Flags	\$ 6.98
Falls City Mercantile	Water-Gallon	\$ 22.88
Utility Department	Rural Housing	\$ 157.67
Utility Department	City Offices	\$ 1,167.59
Utility Department	Old City Hall Lease Property	\$ 76.65
Pro Serv	SAV/P 311 MICR: Contract Lease Charge	\$ 55.00
AMERITAS BILLING	457 After Tax %	\$ 65.82
AMERITAS BILLING	457 Pre Tax Percentage	\$ 215.06
CWA Dues	CWA Union Dues	\$ 77.72
Principal Life Insurance Company	Dental Ins	\$ 584.65
Medica Insurance	Group Health	\$ 16,724.66
IBEW Local Union #1536	IBEW Union Dues	\$ 112.48
International Union of Operating Engineers	IUOE Union Dues	\$ 197.52
Dearborn Life Insurance Company	Life Insurance	\$ 316.23
Nebraska Dept of Revenue	Garnishment	\$ 250.00
Principal Life Insurance Company	Vison Ins	\$ 108.06
Ameritas	Pension 457 Pre-Tax	\$ 95.00
Ameritas	Retirement 501a	\$ 11,567.64
Nebraska Department of Revenue	State W/H Tax	\$ 3,436.73
Department of the Treasury	Federal W/H	\$ 7,957.25
Department of the Treasury	Medicare Tax	\$ 2,748.30
Department of the Treasury	Social Security Tax	\$ 11,750.86
Southeast Nebraska Communications, Inc.	Telephone/Internet Services	\$ 604.38
Falls City Economic and Development Growth Enterprises	CY 2024 Monthly Contribution (MOU-7.5.2023)	\$ 10,825.25
Falls City Main Street, Inc.	Monthly Contribution (MOU 7.17.2023)	\$ 2,500.00
Wolfes Printing	AP Checks Blue	\$ 170.84
Fund 100 - General Total:		\$ 78,994.72
Fund: 110 - Police		
Halbert, Dunn & Burns, LLC	Legal Services: 11/02/2025 - 11/26/2025	\$ 1,720.00
Merz Ink	Police Durango Vinyl	\$ 379.00
Harmon's OK Tire	Change Tires	\$ 40.00
Harmon's OK Tire	Old Tire Disposal	\$ 16.00
Harmon's OK Tire	NE Tire Fee (New Tire)	\$ 4.00
Harmon's OK Tire	Balancing	\$ 20.00
Harmon's OK Tire	P255 160 R18 Yokohama G056 XL:	\$ 832.00
Husker Electric Supply	Keystone 15W 4' T8 Color Selectable LED Tube	\$ 201.56
Pro Serv	Contract Lease Charge	\$ 273.50
Pro Serv	SAV/IM C3000 Color Copies/Overage	\$ 150.90
Pro Serv	SAV/IM C3000 B&W Copies/Overage	\$ 62.96
General Petty Cash	12.25.2025 RC Treasurer - Title	\$ 15.00
THE RADAR SHOP	Lidar Recertifications	\$ 430.00
Das State Accounting - Central Finance	Network Serv. Charges 12/2025	\$ 612.50
Southeast Nebraska Communications, Inc.	Telephone/Internet Services	\$ 255.89
Fund 110 - Police Total:		\$ 5,013.31

Fund: 115 - Animal Control		
Omaha Public Power District	Service November 2025	\$ 54.93
Utility Department	Library & Arts Center	\$ 962.29
Utility Department	Animal Control	\$ 15.07
		Fund 115 - Animal Control Total: \$ 1,032.29
Fund: 120 - Fire		
Wolfes Printing	Manilla Folders	\$ 18.25
Wolfes Printing	Paper Clips	\$ 7.94
Wolfes Printing	Correction Tape	\$ 12.18
Wolfes Printing	Legal Pad jr	\$ 16.25
Wolfes Printing	Notebooks	\$ 13.00
Utility Department	Fire Station	\$ 186.26
Utility Department	Ambulance Bldg	\$ 226.89
Utility Department	Fire Station/Hyd	\$ 139.75
Utility Department	Fire Station/Hydrants	\$ 4,426.34
Utility Department	Fire Station	\$ 526.39
Feld Fire	Capital Equipment/ 5 sets of Turnout Gear	\$ 17,750.00
Southeast Nebraska Communications, Inc.	Telephone/Internet Services	\$ 127.73
		Fund 120 - Fire Total: \$ 23,450.98
Fund: 150 - Parks		
Unifirst Corporation	Mops/Towels	\$ 97.44
Farm & City Supply	Wire 12/2 UFWG 250	\$ 219.99
Farm & City Supply	Dynaflex 230 CLR 5.5oz	\$ 7.59
Husker Electric Supply	Time Mark Relay Base	\$ 10.99
Husker Electric Supply	Freight Charges	\$ 29.85
Husker Electric Supply	Timemark Electronic Programmable Timer	\$ 100.50
Amazon Capital Services	Staples 2026 Year 21.75"x17" Monthly Desk Calendar	\$ 5.87
Utility Department	Dallas Jones Park-IRR Mtr	\$ 238.91
Utility Department	Stanton Lake Camper Sites/Caretaker	\$ 153.59
Utility Department	Snack Shack-New	\$ 39.65
Utility Department	Riding Club Site/City Usage	\$ 83.89
Utility Department	Grandview Park	\$ 133.59
Utility Department	Stanton Lake Volleyball	\$ 42.37
Utility Department	SNC Field	\$ 42.24
Utility Department	Hartman Field	\$ 42.24
Utility Department	Parks Dept New Shop	\$ 276.84
Utility Department	Stanton Lake South Camper	\$ 324.29
Utility Department	Snack Shack-New	\$ 52.81
Utility Department	Dallas Jones Tennis Court	\$ 53.58
Utility Department	Legion Park	\$ 56.59
Utility Department	Snack Shack/Old EL Only	\$ 45.25
Utility Department	4-H Barn	\$ 42.24
Utility Department	Stanton Lake North Camper	\$ 42.24
Utility Department	Stanton Lake Cabin	\$ 48.11
Utility Department	F&M Bank Field	\$ 42.24
Husker Electric Supply	Intermatic 24hr SPST Mechanical Time Clock, 120V	\$ 73.50
Husker Electric Supply	2P 30A Definite Purpose Contactor, 120V Coil	\$ 17.50
		Fund 150 - Parks Total: \$ 2,323.90
Fund: 151 - Auditorium		
Amazon Capital Services	Z-Mat Urinal Mat(6pk), 17-1/2" x20-3/8"	\$ 45.52
Farm & City Supply	Line # 15 Monofilament 400yrd	\$ 4.99
Utility Department	Prichard Auditorium	\$ 5,374.83
Unifirst Corporation	Mops/Supplies	\$ 96.00
Southeast Nebraska Communications, Inc.	Telephone/Internet Services	\$ 100.32
		Fund 151 - Auditorium Total: \$ 5,621.66
Fund: 152 - Aquatic Center		
Amazon Capital Services	Drafting Chair, Tall Office Chair	\$ 142.49
Utility Department	Aquatic Center	\$ 91.81
		Fund 152 - Aquatic Center Total: \$ 234.30
Fund: 170 - Library		
Ingram	Credit Memo - Return	\$ (11.96)
Ingram	Books - Periodicals	\$ 457.67
Wolfes Printing	1" Label Tape Refills	\$ 39.98
Wolfes Printing	Ultra Fine Sharpies	\$ 13.80
Electronic Contracting Company	Service	\$ 390.00
Electronic Contracting Company	Service Travel	\$ 780.00
Jones Air Conditioning	10x20x1 Pleated Filters	\$ 63.00
Jones Air Conditioning	Ax45 Browning Gripnotch Belt w/ 46.3"	\$ 65.00
Jones Air Conditioning	Labor	\$ 425.00
Amazon Capital Services	ThinkFun Domino Maze STEM Toy	\$ 29.99
Easy Squeegee Window Cleaning	Window Cleaning-Outside(Library)	\$ 220.00
Library Petty Cash	Postage: 11/26,12/5,12/12,12/19	\$ 163.43
Library Petty Cash	Dollar General 12.04.2025	\$ 41.40
Richard Gilkerson	December 2025	\$ 150.00

Pro Serv	Contract Overage Charge 9/20/2025 - 12/19/2025	\$ 288.93
Pro Serv	Contract Base Charge 12/10/2025 - 3/19/2026	\$ 143.75
Utility Department	Library & Arts Center	\$ 1,434.29
Southeast Nebraska Communications, Inc.	Telephone/Internet Services	\$ 222.93
		Fund 170 - Library Total: \$ 4,917.21
Fund: 180 - Cemetery		
Husker Electric Supply	Sylvania 4ft 32W T8 Fluorescent Lamp, 4100K	\$ 85.46
Farm & City Supply	24.9" XHD UV Black	\$ 14.29
Falls City Auto Supply	Clore	\$ 189.98
Farm & City Supply	"N" 3" Black Die Cut Vinyl	\$ 0.79
Farm & City Supply	"J" 3" Black Die Cut Vinyl	\$ 0.79
Farm & City Supply	"T" 3" Black Die Cut Vinyl	\$ 0.79
Farm & City Supply	5.2oz HP Ultra Silver Synthetic 1/6pk	\$ 30.00
Utility Department	Cemetery	\$ 182.13
Merz Ink	Steele Cemetery Sign 4'x6' printed/laminated	\$ 384.00
Home Lumber Company	5/16" X 3-1/8" Reisser Lag Screws	\$ 2.76
Southeast Nebraska Communications, Inc.	Telephone/Internet Services	\$ 99.28
		Fund 180 - Cemetery Total: \$ 990.27
Fund: 190 - Streets		
Halbert, Dunn & Burns, LLC	Legal Services: 11/02/2025 - 11/26/2025	\$ 180.00
Olsson Associates	Phase 204 2025 Street Superintendent Services	\$ 171.23
Falls City Auto Supply	Scraper	\$ 24.64
Falls City Auto Supply	Diesel Fluid	\$ 49.16
Falls City Auto Supply	Electric Cleaner	\$ 11.99
Falls City Mercantile	Merit Toilet Tissue 2-ply	\$ 79.36
Falls City Auto Supply	Washer Fluid	\$ 19.74
Utility Department	Street Dept	\$ 871.99
Utility Department	Dist 56 SS Stop Sign	\$ 45.50
Utility Department	Street Lights	\$ 6,076.28
Utility Department	Dist 56 Stop Sign	\$ 42.24
Southeast Nebraska Communications, Inc.	Telephone/Internet Services	\$ 52.42
		Fund 190 - Streets Total: \$ 7,624.55
Fund: 195 - Mechanic Shop		
Altec Industries, Inc.	Service, Labor, SSI, PLT	\$ 27.97
Armbruster Motor Co	Oil	\$ 85.50
Altec Industries, Inc.	Charge, Service, Environmental Disposal Fee	\$ (27.97)
Falls City Auto Supply	Filter	\$ 55.63
Falls City Auto Supply	Spark PLug	\$ 6.38
Falls City Auto Supply	Air Filter	\$ 51.38
Farm & City Supply	Adapter SCH 40 PVC "SL2" MPT	\$ 2.79
Farm & City Supply	Pipe PVC SCH 40 2"x10'	\$ 1.61
Farm & City Supply	Ball Vlv 2" PVC SCH 40 THRD	\$ 16.99
Farm & City Supply	DWV Flex Coupl 2x2	\$ 8.59
Farm & City Supply	2" Poly Close Nipple	\$ 4.29
Falls City Auto Supply	1826	\$ 24.27
Farm & City Supply	Valve Assy	\$ 37.00
Farm & City Supply	Screw	\$ 2.00
Farm & City Supply	Sealing Ring	\$ 1.00
Farm & City Supply	Rubber Buffer	\$ 16.00
Falls City Auto Supply	Permatex	\$ 14.67
Bobcat of Omaha	7246790 Coupler	\$ 114.90
Bobcat of Omaha	7246777 Coupler	\$ 108.50
Bobcat of Omaha	7246779 Coupler	\$ 57.80
Bobcat of Omaha	7246793 Coupler	\$ 53.85
Farm & City Supply	O-Ring-By Dept	\$ 1.38
Ditch Witch Under Con	Grommets	\$ 7.56
Southeast Nebraska Communications, Inc.	Telephone/Internet Services	\$ 11.62
		Fund 195 - Mechanic Shop Total: \$ 683.71
Fund: 205 - Dispatching		
Southeast Nebraska Communications, Inc.	Telephone/Internet Services	\$ 710.81
		Fund 205 - Dispatching Total: \$ 710.81
Fund: 280 - Housing Abatement/Demolition Program		
Halbert, Dunn & Burns, LLC	Legal Services: 11/02/2025 - 11/26/2025	\$ 360.00
		Fund 280 - Housing Abatement/Demolition Program Total: \$ 360.00
Fund: 600 - Electric		
Farris Engineering	Professional Services from 8-1-2025 to 8-29-2025	\$ 1,625.00
Farris Engineering	FC SCADA & Relay Upgrade-Design	\$ 1,000.00
Farris Engineering	Professional Services from 8-30-25 to 9.26-2025	\$ 750.00
Farris Engineering	Professional Services from 9.27.2025 to 10.24.2025	\$ 1,800.00
National Business Furniture LLC	4 Drawer Lateral File Cabinet 42"W, Putty.	\$ 577.04
Municipal Energy Agency of NE	October 2025 Service Schedule	\$ 50,302.31
Municipal Energy Agency of NE	October 2025 WAPA	\$ 26,505.90
Halbert, Dunn & Burns, LLC	Legal Services: 11/2/25 - 11/26/2025	\$ 260.00

Amazon Capital Services	XL Short Sleeve T-Shirts Galetton (E38)	\$ 45.57
Amazon Capital Services	2XL Short Sleeve T-Shirt Galetton (E40)	\$ 45.57
Amazon Capital Services	XL Sleeveless T-Shirts Galetton (E39)	\$ 68.37
Amazon Capital Services	L Sleeveless T-Shirts Galetton (E37)	\$ 68.37
Amazon Capital Services	2XL Sleeveless T-Shirts Galetton (E41)	\$ 68.37
THOMASSON COMPANY	35' CL3 CCA REA pole (E1705)	\$ 7,310.00
THOMASSON COMPANY	40' CL3 CCA REA pole (E1710)	\$ 7,396.00
Amazon Capital Services	Zozen Measuring Wheel in Feet and Inches	\$ 39.99
Credit Management	Justin Baker Acct# 13-000073-11	\$ 116.81
Farm & City Supply	Bolts, nuts, washers gr 8	\$ 57.49
Farm & City Supply	Grade 5 Bolts, Nuts, Washers	\$ 5.72
Farm & City Supply	Tap Plug 5/8" -18nf C	\$ 24.71
McMaster-Carr	O-R Aramid Reinforced Gasket w/ bolt holes	\$ 142.68
McMaster-Carr	Remote-Discharge, ASME Pop Safety Air Valve	\$ 687.56
McMaster-Carr	Eyeless Round Sling, WR, 4800lbs, Choker Cap, 5'	\$ 31.19
McMaster-Carr	Eyeless Round Sling, WR, 4800lbs, Choker Cap, 3'	\$ 37.90
Wesco Distribution	1/2" Penta head impact socket B2191 (E1683)	\$ 116.10
Omaha Public Power District (NC2)	Service November 2025	\$ 89,660.70
Omaha Public Power District (NC2)	November 2025	\$ 14,724.42
Cintas Corporation No 2	Supplies/Uniforms	\$ 613.98
Farmers Repair & Machine Shop	Bronze Bushing Stock	\$ 30.10
Farmers Repair & Machine Shop	Machine/Presswork on # 6 Pump Assembly	\$ 225.75
Farmers Repair & Machine Shop	Repairs on Brass Oil Filter Assembly	\$ 64.50
Husker Electric Supply	line pliers Klein D2000-9NE (E1662)	\$ 37.04
Husker Electric Supply	Weatherhead 2 Inch (E3)	\$ 42.19
Husker Electric Supply	8" screwdriver Klein 600-8 (E1658)	\$ 46.12
Husker Electric Supply	6" screwdriver Klein 600-6 (E1659)	\$ 44.16
Border States	Strap, 1"-2 Hole (E110)	\$ 1.94
Border States	Photo Control-LED DTL #DLL127F 1.5 (E993)	\$ 398.18
Farm & City Supply	Howes LUB 64oz	\$ 23.64
Farm & City Supply	Towles Shop Blue 2pk	\$ 15.03
Farm & City Supply	2-5/16 Ball 1" D 2" Long Shank	\$ 24.71
Jeo Consulting Group Inc	On Call GIS Services through 12.05.2025	\$ 680.00
Quill Corporation	WOW Ballpoint retractable pen	\$ 2.92
Quill Corporation	Staples Jumbo Paper Clips, 1000ct	\$ 5.70
Quill Corporation	Fine-Point Markers	\$ 3.90
Quill Corporation	Big gelocity blue 0.7Mm 12dz	\$ 4.37
Quill Corporation	Staples #1 n/s ppr clp 1000ct	\$ 4.13
Quill Corporation	Stpls 144ct med. Binder Clips	\$ 9.00
Quill Corporation	Binder Clips - Large	\$ 8.16
Wolffes Printing	AP Checks Red	\$ 102.50
Seiler Instrument & Manufacturing Inc	SEI-TRIM-SURCHARGE	\$ 8.10
Seiler Instrument & Manufacturing Inc	SI-DISC	\$ (8.10)
Seiler Instrument & Manufacturing Inc	CAT-OD-PR-10-NR	\$ 202.50
Principal Life Insurance Company	Dental Ins	\$ 446.47
Principal Life Insurance Company	Vision Ins	\$ 92.64
Farm & City Supply	Bolts, Nuts, Washers GR 8	\$ 41.98
Farm & City Supply	C4K I/E HG NB 1G	\$ 157.99
Farm & City Supply	RSTP SPRY GRYPRM 15oz	\$ 32.20
Falls City Mercantile	Folgers Regular Coffee Packets	\$ 55.09
Meyer Home Center	Grip Pipe Sealant	\$ 30.42
McMaster-Carr	Hi-Temp Metallic Gasket	\$ 65.27
Farm & City Supply	9/16 Combo Wrench	\$ 11.37
Farm & City Supply	9/16 Ratcheting Wrench	\$ 16.12
Municipal Energy Agency of NE	November 2025 Service Schedule	\$ (15,502.59)
Municipal Energy Agency of NE	November 2025 WAPA	\$ 38,064.45
McMaster-Carr	Pipe Cement for Plastic Pipe for 6" CPVC Pipe	\$ 12.22
McMaster-Carr	CPVC Pipe for Hot Water	\$ 161.06
McMaster-Carr	LP Steel Threaded Pipe Flange	\$ 222.96
McMaster-Carr	CPVC Pipe Fitting for Hot Water	\$ 95.09
Wesco Distribution	Elbow-#2 Strd Elastimold 161LR-B-5220 *** (E554)	\$ 1,112.63
Nebraska Department of Revenue	Nebraska Sales Tax Return November 2025	\$ 27,102.52
Nebraska Department of Revenue	Nebraska Use Tax Return November 2025	\$ 27.38
Farm & City Supply	Rubbing Alcohol	\$ 8.58
Farm & City Supply	4.5 x 5/8-11 40 Grit Flap Disc	\$ 35.44
Martin Marietta	1 1/2" crush run	\$ 655.40
TASC	Service December 2025	\$ 75.00
Utility Department Petty Cash	12.03.2025 USPS - Stamps	\$ 187.20
Utility Department Petty Cash	11.26.2025 USPS - Postage	\$ 7.71
Utility Department Petty Cash	12.12.2025 Cashier Drawer Shortage	\$ 0.05
Utility Department Petty Cash	12.12.2025 USPS - Postage	\$ 13.84
Utility Department Petty Cash	11.26.2025 USPS - Postage	\$ 11.00
Utility Department Petty Cash	12.16.2025 Dollar General - Supplies	\$ 48.61
Farm & City Supply	Bolts, Nuts, Washers	\$ 5.05
Farm & City Supply	Thrd Rod STL 5/8-11xx12"	\$ 5.36

Farm & City Supply	Hefty Slidr Gal 15ct	\$ 4.93
Farm & City Supply	M18 Forge Battr Pak 8AH	\$ 246.18
Farm & City Supply	Chainsaw M18 Btrry 18V 8"	\$ 299.93
Amazon Capital Services	600pc, Sticky Index Tabs Page Flags	\$ 4.18
Amazon Capital Services	Magnetic White Board, 36"x24", Dry Erase	\$ 12.71
Amazon Capital Services	Post-it Notes, 18pk	\$ 8.65
Amazon Capital Services	Lens/Screen Wipes, 600 Count	\$ 7.20
Amazon Capital Services	Magnetic White Board Markers, 12 ct	\$ 3.98
Falls City Mercantile	Water-Gallon	\$ 22.87
Border States	Fuse Link, 30 AMP-S&C 64030*** (E395)	\$ 87.82
Border States	Fuse Link, 50 AMP-S&C 64050*** (E391)	\$ 238.11
Border States	Fuse Link, 65 AMP-S&C 64065*** (E388)	\$ 339.97
Farm & City Supply	M18 Battr Pak 8AH	\$ (246.18)
General Fund	PILOT November 2025- ELECTRIC	\$ 35,904.43
Farm & City Supply	Sanding Masks, 20ct.	\$ 37.61
Utility Department	Inventory Bldg-61	\$ 834.16
Utility Department	Power Plant Unit #9 - 62	\$ 3,048.95
Utility Department	Plant Water Hi/Low-62	\$ 288.01
Utility Department	Power Plant Water Dept-62	\$ 269.42
Utility Department	Power Plant Water Dept-62	\$ 3,052.94
Utility Department	Station Power-62	\$ 9,473.67
Utility Department	Power Plant-62	\$ 5,074.99
Husker Electric Supply	PVC glue	\$ 32.14
Martin Marietta	1 1/2" crush run	\$ 2,005.58
AMERITAS BILLING	457 Pre Tax Percentage	\$ 91.27
CWA Dues	CWA Union Dues	\$ 175.43
Principal Life Insurance Company	Dental Ins	\$ 446.47
Medica Insurance	Group Health	\$ 18,856.42
IBEW Local Union #1536	IBEW Union Dues	\$ 333.73
Dearborn Life Insurance Company	Life Insurance	\$ 607.50
Principal Life Insurance Company	Vision Ins	\$ 92.64
Ameritas	Pension 457 Pre-Tax	\$ 2,010.57
Ameritas	Retirement 501a	\$ 11,413.48
American National Bank	HSA	\$ 668.46
Department of the Treasury	Medicare Tax	\$ 2,810.32
Department of the Treasury	Social Security Tax	\$ 12,016.42
Nebraska Department of Revenue	State W/H Tax	\$ 3,810.09
Department of the Treasury	Federal W/H	\$ 8,448.91
Southeast Nebraska Communications, Inc.	Telephone/Internet Service	\$ 636.47

Fund 600 - Electric Total: \$ 382,827.23

Fund: 610 - Water

American Water Works Assn	Membership Dues	\$ 385.00
Edwards Chemicals	Fuel Surcharge	\$ 9.00
Edwards Chemicals	Reconditioning Fee	\$ 6.00
Edwards Chemicals	Chlorine Cylinder	\$ 400.00
Edwards Chemicals	Hydrofluosilicic Acid	\$ 324.50
Edwards Chemicals	Chlorine Cylinder Deposit	\$ 200.00
Edwards Chemicals	Delivery Fee	\$ 48.00
LINDE GAS & EQUIPMENT INC	Environment Fee	\$ 33.71
LINDE GAS & EQUIPMENT INC	Monthly CO2 Tank Rent	\$ 1,477.00
LINDE GAS & EQUIPMENT INC	Monthly CO2 Tank Telemetry	\$ 105.50
Farm & City Supply	LED Flashlight Blk 100lm	\$ 15.04
Farm & City Supply	1/4 x 2-1/2" PTO Pin w/sq Wire	\$ 4.69
UCI Testing	Non DOT Pre-Employment Test	\$ 80.00
UCI Testing	DOT Annual Employee Fee - 3 qtrs @ \$15each	\$ 45.00
UCI Testing	DOT Pre-Employment Test	\$ 80.00
Farm & City Supply	M18 Forge Battr PAK 8AH	\$ 235.42
Farm & City Supply	M18 Fuel Reciprocating Saw	\$ 299.93
Grainger	Mech TSTAT, HEAT or Cool, Plastic, 110/30F	\$ 133.17
Farm & City Supply	1" DR 1" Female x 3/4 male	\$ 48.36
Farm & City Supply	3/4 FML x 1 M IMP ADP	\$ 21.49
Farm & City Supply	1/2" DR IMP ADP 1/2 x 3/4m	\$ 19.45
Wolfe's Printing	Material Used 10 Pads w/ Design	\$ 134.38
Amazon Capital Services	Metabo Battery Pack 18V 5.2 Ah	\$ 131.49
Edwards Chemicals	Gas Chlorine Cylinder Refund	\$ (500.00)
Edwards Chemicals	FSC Fuel Surcharge	\$ 57.00
Edwards Chemicals	ED-WC012 Gas Chlorine Cylinder, 150#	\$ 800.00
Edwards Chemicals	Gas Chlorine Cylinder Deposit	\$ 400.00
Edwards Chemicals	WC002 Aluminum Sulfate Standard	\$ 160.00
Edwards Chemicals	WC017D Hydrofluosilicic Acid 23-25% 55 Gal Drum	\$ 324.50
Edwards Chemicals	Recondchng Reconditioning Fee	\$ 54.00
Edwards Chemicals	HFDD Hydrofluorilic Acid 55gal Drum deposit	\$ 40.00
Edwards Chemicals	FSC Fuel Surcharge	\$ 9.00
Edwards Chemicals	HFDR Hydrofluorilic Acid 55gal Drum Refund	\$ (40.00)
Amazon Capital Services	Cantonape 1000W/2000W(Peak) Car Power Inverter	\$ 55.99

Hach Chemical Co	Manver 2 PWD Pillows pk/100	\$ 36.40
Hach Chemical Co	PH Storage SOLN PP PK/20	\$ 79.12
Hach Chemical Co	Pot CL REF Electrical Gel CRTG PK/2	\$ 110.78
Hach Chemical Co	Reagent Set, Chlorine Free CL17	\$ 248.93
Farm & City Supply	Tape BARCDE Caution 1000'	\$ 16.11
Farm & City Supply	M18 Fuel IMPC WRNC 1/2"	\$ 267.68
Farm & City Supply	Mag 1-3/4" Cov Lock 1.5 3pk	\$ 38.69
Amazon Capital Services	Chell Plastic Index Card Dividers	\$ 13.99
Home Lumber Company	2x4x10' #1SYP Ecolife Treated	\$ 54.24
Home Lumber Company	3-1/8" Reisser Deck Screws/lb	\$ 59.07
Home Lumber Company	4x8x3/4" CCX Plywood	\$ 135.43
Quill Corporation	WOW Ballpoint retractable pen	\$ 0.38
Quill Corporation	Staples Jumbo Paper Clips, 1000ct	\$ 0.76
Quill Corporation	Fine-Point Markers	\$ 0.52
Quill Corporation	Staples #1 n/s ppr clp 1000ct	\$ 0.56
Quill Corporation	Binder Clips - Large	\$ 1.08
Quill Corporation	Stpls 144ct med. Binder Clips	\$ 1.20
Quill Corporation	Blc gelocity blue 0.7Mm 12dz	\$ 0.58
Wolfs Printing	AP Checks Red	\$ 13.66
Seiler Instrument & Manufacturing Inc	CAT-OD-PR-10-NR	\$ 202.50
Seiler Instrument & Manufacturing Inc	SEI-TRIM-SURCHARGE	\$ 8.10
Seiler Instrument & Manufacturing Inc	SI-DISC	\$ (8.10)
Farm & City Supply	3/4 - 1/2" Reduc Wash 2pk	\$ 2.12
Farm & City Supply	1/2" STR LQD-TIGHT CONN	\$ 25.76
Farm & City Supply	Milkhouse Heater 1500W	\$ 38.69
Farm & City Supply	RDC Coupl 1/2 x 1/4" Blk	\$ 16.09
Farm & City Supply	Nipple Black 3/4" x Close	\$ 2.57
Farm & City Supply	3/4" Locknut 2pk	\$ 5.13
Farm & City Supply	Nipple Black 3/4" x Close	\$ 5.14
Farm & City Supply	Shop Towel 10x12 BX200	\$ 18.27
Farm & City Supply	1/2" XCL Rigid Nipple 2pk	\$ 6.00
Farm & City Supply	3/4" XCL Rigid Nipple 2pk	\$ 10.72
Farm & City Supply	Bushing Hex 3/4 x 1/2 BLK	\$ 6.00
Farm & City Supply	3/4" Threaded Coupling	\$ 12.87
Farm & City Supply	Torch Kit High Heat	\$ 69.86
Amazon Capital Services	MetaboAsc 145 8A 12-36V Air Cooled Charger	\$ 99.99
Amazon Capital Services	Metabo Battery Pack 18v 5.2Ah	\$ 128.47
Falls City Mercantile	Folgers Regular Coffee Packets	\$ 7.34
Concrete Industries, Inc	MINH Charge	\$ 40.00
Concrete Industries, Inc	Concrete- E 17th St & Lane St.	\$ 775.31
Concrete Industries, Inc	Winter Service Charge	\$ 26.25
Nebraska Public Health Environmental Lab	Fluroride	\$ 18.00
Nebraska Public Health Environmental Lab	Coliform by Colilert	\$ 90.00
Nebraska Public Health Environmental Lab	Nitrate, EPA 353.2	\$ 16.00
Nebraska Department of Revenue	Nebraska Use Tax Return November 2025	\$ 20.75
Nebraska Department of Revenue	Nebraska Sales Tax Return November 2025	\$ 1,771.05
Farm & City Supply	Tank Sprayer Ortho 2G	\$ 45.14
Farm & City Supply	Inner Filter	\$ 6.45
Farm & City Supply	Prograde Earmuffs 30DB	\$ 45.14
Farm & City Supply	Micronis Filter (Main)	\$ 19.35
Farm & City Supply	Pre-Filter	\$ 9.66
TASC	Service December 2025	\$ 10.00
Utility Department Petty Cash	11.26.2025 USPS - Postage	\$ 1.03
Utility Department Petty Cash	12.03.2025 USPS - Stamps	\$ 24.96
Utility Department Petty Cash	12.16.2025 Dollar General -Supplies	\$ 27.36
Core & Main LP	3/4" x 1" brass reducer bushing (W840)	\$ 35.69
Core & Main LP	3/4" MIP x PJ CTS C84-33NL(W936)	\$ 115.03
Core & Main LP	3/4" MIP x 3/4" IPS PEP (W922)	\$ 152.27
Core & Main LP	2" water meter OMNI R2 100 CF 17" LL (W981.1)	\$ 1,947.10
Core & Main LP	3/4" CTS poly insert Ford #51 (W917)	\$ 21.93
Amazon Capital Services	Post-it Notes, 18pk	\$ 1.16
Amazon Capital Services	Lens/Screen Wipes, 600 Count	\$ 0.96
Amazon Capital Services	Magnetic White Board Markers, 12 ct	\$ 0.52
Amazon Capital Services	Magnetic White Board, 36"x24", Dry Erase	\$ 1.70
Amazon Capital Services	600pc, Sticky Index Tabs Page Flags	\$ 0.56
General Fund	PILOT November 2025 - EXCISE TAX EXPENSE	\$ 4,056.00
Farm & City Supply	Howes Lub 64oz	\$ 23.64
Farm & City Supply	WWD40 Smart Strae 12oz	\$ 10.74
Farm & City Supply	Catalyst Penetrtr PB 11oz	\$ 10.31
Farm & City Supply	26oz Power Service Fuel Suppleme	\$ 16.11
Core & Main LP	1 1/2" 4' bury stop box Ford EM2-40-56 (W1610)	\$ 621.24
Core & Main LP	3/4" wrap around clamp Ford FSC-105X6R (W1584)	\$ 192.86
Utility Department	Water Tower	\$ 87.37
Utility Department	Rulo Water Plant North Well	\$ 728.30
Utility Department	Rulo Water-Collector Well	\$ 10,177.31

Southeast Nebraska Communications, Inc.	Telephone/Internet Service	\$ 366.46
		Fund 610 - Water Total: \$ 28,848.03
Fund: 620 - Gas		
National Business Furniture LLC	4 Drawer Lateral File Cabinet 42"W, Putty.	\$ 577.04
Heath	IS battery	\$ 491.28
Heath	RMLD - CS with bluetooth	\$ 17,909.14
Seiler Instrument & Manufacturing inc	SEI Tri, Surcharge	\$ 27.00
Seiler Instrument & Manufacturing inc	SI-DISC-MGIS	\$ (27.00)
Seiler Instrument & Manufacturing inc	CAT-OD-PR-10-NR	\$ 675.00
Quill Corporation	WOW Ballpoint retractable pen	\$ 1.16
Quill Corporation	Bic gelocity blue 0.7Mm 12dz	\$ 1.74
Quill Corporation	Staples #1 n/s ppr clp 1000ct	\$ 1.66
Quill Corporation	Binder Clips - Large	\$ 3.26
Quill Corporation	Stpls 144ct med. Binder Clips	\$ 3.60
Quill Corporation	Staples Jumbo Paper Clips, 1000ct	\$ 2.28
Quill Corporation	Fine-Point Markers	\$ 1.56
Wolfes Printing	AP Checks Red	\$ 41.00
Industrial Sales Company Inc	Cap - 1 1/4" Blck screwed (G4004)	\$ 29.61
Industrial Sales Company Inc	Riser 1 1/4" x 1 1/4" PERFECTION (G4735.5)	\$ 148.10
Industrial Sales Company Inc	Tee 1" Blk (G4023)	\$ 45.29
Falls City Mercantile	Folgers Regular Coffee Packets	\$ 22.03
Nebraska Department of Revenue	Nebraska Sales Tax Return November 2025	\$ 11,495.25
Nebraska Department of Revenue	Nebraska Use Tax Return November 2025	\$ 6.91
TASC	Service December 2025	\$ 30.00
Utility Department Petty Cash	12.03.2025 USPS - Stamps	\$ 74.88
Utility Department Petty Cash	11.26.2025 USPS - Postage	\$ 3.08
Amazon Capital Services	Magnetic White Board, 36"x24", Dry Erase	\$ 5.09
Amazon Capital Services	Lens/Screen Wipes, 600 Count	\$ 2.88
Amazon Capital Services	600pc, Sticky Index Tabs Page Flags	\$ 1.68
Amazon Capital Services	Post-it Notes, 18pk	\$ 3.47
Amazon Capital Services	Magnetic White Board Markers, 12 ct	\$ 1.59
General Fund	PILOT November 2025- GAS	\$ 14,651.22
True Ag & Turf, LLC	Freight	\$ 21.59
Farm & City Supply	Grounding Plug 15A 3 Wire	\$ 5.36
Farm & City Supply	Chain 1 Jack #14 ZNC200'	\$ 1.71
Farm & City Supply	Screws	\$ 1.02
PEFA, INC	November 2025 PEFA Commodity Invoice	\$ 38,350.20
Utility Department	Gas Dept Office	\$ 519.74
Utility Department	Gas S Fulton St.	\$ 70.54
Utility Department	Gas W 14th St.	\$ 69.73
Utility Department	Gas Pipe Bldg	\$ 68.03
Utility Department	Gas S Fulton St.	\$ 55.00
Utility Department	Gas W 21st St.	\$ 74.26
Utility Department	Gas N Mclean St.	\$ 74.05
Southeast Nebraska Communications, Inc.	Telephone/Internet Service	\$ 61.18
		Fund 620 - Gas Total: \$ 85,602.21
Fund: 630 - Wastewater		
Brown County Transfer	Service	\$ 675.00
GPM	Service Call to Verify of Calibrate Meters	\$ 560.00
SEWER EQUIPMENT CO OF AMERICA	fluid end repair kit #42116-00-F	\$ 1,893.31
Quill Corporation	Staples #1 n/s ppr clp 1000ct	\$ 0.55
Quill Corporation	Fine-Point Markers	\$ 0.52
Quill Corporation	WOW Ballpoint retractable pen	\$ 0.39
Quill Corporation	Staples Jumbo Paper Clips, 1000ct	\$ 0.76
Quill Corporation	Binder Clips - Large	\$ 1.09
Quill Corporation	Stpls 144ct med. Binder Clips	\$ 1.20
Quill Corporation	Bic gelocity blue 0.7Mm 12dz	\$ 0.58
Wolfes Printing	AP Checks Red	\$ 13.68
Falls City Mercantile	Folgers Regular Coffee Packets	\$ 7.34
Nebraska Department of Revenue	Nebraska Sales Tax Return November 2025	\$ 6,243.19
Nebraska Department of Revenue	Nebraska Use Tax Return November 2025	\$ 19.95
Farm & City Supply	Battery Alkaline AA 20pk	\$ 47.98
TASC	Service December 2025	\$ 10.00
Utility Department Petty Cash	11.26.2025 USPS - Postage	\$ 1.03
Utility Department Petty Cash	12.03.2025 USPS - Stamps	\$ 24.96
DOUGLAS WHEELER	Locate of City Main by Fairview Mills	\$ 75.00
Amazon Capital Services	Magnetic White Board Markers, 12 ct	\$ 0.53
Amazon Capital Services	Post-it Notes, 18pk	\$ 0.56
Amazon Capital Services	600pc, Sticky Index Tabs Page Flags	\$ 0.56
Amazon Capital Services	Post-it Notes, 18pk	\$ 0.60
Amazon Capital Services	Magnetic White Board, 36"x24", Dry Erase	\$ 1.70
Amazon Capital Services	Lens/Screen Wipes, 600 Count	\$ 0.96
Sojka's Plumbing	Install new water meter and plumbing	\$ 1,064.25
Utility Department	Waste Water Treatment Plant	\$ 991.41
Utility Department	Lift Station	\$ 76.57

Utility Department Southeast Nebraska Communications, Inc.	Waste Water Treatment Plant Telephone/Internet Service	\$ 9,059.24 \$ 106.46 <u>\$ 20,879.37</u>
Fund: 810 - Community Redevelopment Authority		
American National Bank	Interest	\$ 4,867.39
American National Bank	Principal	\$ 11,965.86 <u>\$ 16,833.25</u>
Fund: 810 - Community Redevelopment Authority Total:		
Fund: 998 - Utilities - Pooled Cash		
Payroll- Utility Fund	Payroll 12.26.2025	\$ 68,883.89 <u>\$ 68,883.89</u>
Fund: 998 - Utilities - Pooled Cash Total:		
Fund: 999 - General Government - Pooled Cash		
Payroll- General Fund	Payroll 12.26.2025	\$ 69,281.69 <u>\$ 69,281.69</u>
Fund: 999 - General Government - Pooled Cash Total:		
		Grand Total: <u>\$ 805,113.38</u>

December 1, 2025

A meeting of the City Council of the City of Falls City, Nebraska, was held in said City on the 1st day of December 2025, at 6:00 o'clock P.M. Council met in regular session. Mayor Harkendorff called the meeting to order, and Clerk Nussbaum recorded the minutes of the meeting. On roll call the following Council persons were present: Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. Absent: None. 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 Mayor and all persons of the Council 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 Mayor and Council of this meeting. All proceedings shown hereafter were taken while the convened meeting was open to the attendance of the public. Mayor Harkendorff 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.

STANDING REPORTS

Standing reports from the Mayor, City Administrator, Chief of Police, and the Southeast Nebraska Land Bank were presented. No formal action was required.

AGENDA APPROVAL FOR DECEMBER 1, 2025

A motion was made by Council person Leyden and seconded by Council person K. Killingsworth to approve the agenda as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. Motion carried.

MINUTES APPROVAL FOR NOVEMBER 17, 2025

A motion was made by Council person Leyden and seconded by Council person F. Killingsworth to approve the minutes for November 17, 2025, as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. Motion carried.

MINUTES APPROVAL FOR NOVEMBER 19, 2025

A motion was made by Council person Leyden and seconded by Council person K. Killingsworth to approve the minutes for November 19, 2025, as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. Motion carried.

CLAIMS APPROVAL FOR DECEMBER 2, 2025

A motion was made by Council person Ferguson and seconded by Council person K. Killingsworth to approve the claims for December 2, 2025, as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. Motion carried.

CONSIDER REQUESTS TO RESCIND THE RESTRICTED PARKING ON THE EAST SIDE OF THE 900 BLOCK OF MORTON STREET FROM 9TH STREET TO APPROXIMATELY 182.00 FEET NORTH OF 9TH STREET

Carla & Vince Behrens, Aubrey Wright, and Anthony & Kala Moore request the City Council to rescind the restricted parking on the east side of the 900 block of Morton Street. Following discussion, a motion was made by Council person Buckminster and seconded by Council person K. Killingsworth to rescind restrictive parking on the east side of the 900 block of Morton Street. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, Leyden, Ruiz. "NAY" F. Killingsworth. Motion carried.

RECONSIDER RESOLUTION 2025-R155 REGARDING NON-UNION WAGE SCALES AND BENEFITS FOR FISCAL YEAR 2026, 2027, AND 2028 PASSED AT THE NOVEMBER 19TH SPECIAL MEETING AS REQUESTED BY COUNCIL PERSON FERGUSON AND COUNCIL PERSON LEYDEN

City Attorney Dunn provided a legal opinion in regard to the non-union wage resolution passed at the special meeting of the City Council on November 19th, 2025. Upon review, a motion was made by Council person Ferguson and seconded by Council person Leyden to reconsider resolution 2025-R155 regarding non-union wage scales and benefits for fiscal year 2026, 2027, 2028 passed at the November 19th special meeting. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. Motion carried.

RESOLUTION CONSIDERING NON-UNION WAGE SCALES AND BENEFITS FOR FISCAL YEAR 2026, 2027, AND 2028

A resolution for non-union wages scales and benefits as recommended by the Non-Union/Management Negotiation Committee was presented for consideration. Upon review, a motion was made by Council person Ferguson and seconded by Council person Leyden to rescind Resolution 2025-R155 regarding non-union wage scales and benefits for fiscal year 2026, 2027, 2028 passed at the special meeting of the City Council on November 19, 2025 and that the resolution first presented to the City Council at the November 17, 2025 meeting and contained in the agenda packet emails on November 15th, as recommended by the committee be adopted. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, K. Killingsworth, Leyden, Ruiz. "NAY" F. Killingsworth, Kaster. Motion carried.

CONSIDER AUTHORIZATION TO EXECUTE AN AGREEMENT WITH SEL ENGINEERING SERVICES, INC. TOTALING \$174,600.00 FOR ITEMS 4, 5, AND 6 OF THE POWER PLANT SCADA CONTROLS UPGRADE PROJECT AS RECOMMENDED BY THE BOARD OF PUBLIC WORKS

An agreement for services was provided for consideration. Upon review, a motion was made by Council person F. Killingsworth and seconded by Council person Buckminster to authorize execution of the agreement as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. Motion carried.

CONSIDER APPROVAL OF REQUISITION REQ01883 FOR THE PURCHASE OF A REMOTE METHANE LEAK DETECTOR AS REQUESTED BY THE NATURAL GAS DEPARTMENT

Requisition REQ01899 was presented for consideration. Upon review, a motion was made by Council person Kaster and seconded by Council person K. Killingsworth to approve the purchase of Requisition REQ01883. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. Motion carried.

CONSIDER APPROVAL OF REQUISITION REQ01899 FOR THE PURCHASE OF A 2026 CHEVROLET SILVERADO 3500 HD WITH STAHL UTILITY BED AS RECOMMENDED BY THE BOARD OF PUBLIC WORKS

Requisition REQ01899 along with supportive bid information was presented for consideration as recommended by the Board of Public Works. Upon review, a motion was made by Council person Ferguson and seconded by Council person Kaster to approve the purchase of Requisition REQ01899. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. Motion carried.

CONSIDER EXECUTION OF A RENEWAL TO THE MAINTENANCE AGREEMENT NO. 10 WITH NEBRASKA DEPARTMENT OF TRANSPORTATION (NDOT) FOR CY2026

A renewal agreement with NDOT was presented for consideration. Upon review, a motion was made by Council person Leyden and seconded by Council person F. Killingsworth to authorize execution of the renewal as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker,

Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. Motion carried.

CONSIDER EXECUTION OF A MEMORANDUM OF UNDERSTANDING (MOU) WITH FALLS CITY SPECIAL OLYMPICS FOR UTILIZATION OF PRICHARD AUDITORIUM

An MOU was presented for consideration. Upon review, a motion was made by Council person Ferguson and seconded by Council person Fouraker to authorize execution of the MOU. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. Motion carried.

CLOSED SESSION – DISCUSSION OF A COMMUNITY BENEFITS AGREEMENT WITH NEBRASKA RURAL GENERATION AND RELATING TO CONFIDENTIAL ECONOMIC DEVELOPMENT DISCUSSIONS FOR THE NRG INDUSTRIAL DEVELOPMENT PROJECT CONDUCTED UNDER A NON-DISCLOSURE AGREEMENT

A resolution and community benefits agreement was presented for consideration. A motion was made by Council person Leyden and seconded by Council person F. Killingsworth to enter into a closed session at 6:50 pm to protect the public interest by discussing confidential economic development negotiations and proprietary information regarding the NRG Industrial Development Project, which are subject to a non-disclosure agreement and not appropriate for public release at this stage. Attendees for the closed session included the Mayor, City Council Members, City Administration, NRG Representatives, and Falls City EDGE leadership. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. Motion carried. A motion was made by F. Killingsworth and seconded by Council person Buckminster to end the closed session at 7:24 pm and resume the regular meeting. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. Motion carried.

Upon entering regular session, a motion was made by Council person Ferguson and seconded by Council person F. Killingsworth to approve the resolution as presented. Roll was called on this motion and the Council persons voted as follows: "YEA" Buckminster, Ferguson, Fouraker, Kaster, K. Killingsworth, F. Killingsworth, Leyden, Ruiz. "NAY" None. Motion carried.

THERE BEING NO FURTHER BUSINESS, THE MEETING WAS ADJOURNED AT 7:26 PM.

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 Council on December 1, 2025; 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 three copies of all reproducible material discussed at the meeting was available at the meeting for examination and copying by persons 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 persons of the public, posted during such meeting in the room in which such meeting was held.

(SEAL)

CITY CLERK

CITY CLERK

MAYOR



City of Falls City, NE

Claims Report - 12.16.2025

By Fund

Payment Dates 12/3/2025 -
12/16/2025

Vendor Name	Description (Item)	Amount
Fund: 100 - General		
American National Bank	HSA	\$ 120.00
Gilmore & Bell PC	Annual Report Yr End 2024.09.30	\$ 1,500.00
TASC	3Q 2025 Matrix Quarterly Trustee Fee	\$ 62.50
Amazon Capital Services	Desktop Name Plate Holder 2" x 8"	\$ 10.39
Amazon Capital Services	32GB USB Flash Drives 10pk	\$ 15.67
Amazon Capital Services	Pentel Energel Deluxe Retractable Pens 12ct	\$ 8.05
Amazon Capital Services	Pentel Refill for Energel Liquid Gel Pen	\$ 6.97
Amazon Capital Services	Lysol Disinfecting Wipes, 6pk	\$ 17.24
Amazon Capital Services	Bostitch 3 in 1 Stapler	\$ 15.74
Amazon Capital Services	Spiral Password Book	\$ 6.46
Amazon Capital Services	Sharpie Gel Pens-Black	\$ 8.99
Amazon Capital Services	Standing Flip Desk Calendar	\$ 11.99
Amazon Capital Services	Desktop Mat Calendar	\$ 26.99
Halbert, Dunn & Burns, LLC	Legal Services 9-02-2025 through 10-31-2025	\$ 3,942.00
Falls City Mercantile	Hawthorn Foaming Soap	\$ 158.78
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 81.00
Verizon	Service November 2025	\$ 47.92
Pro Serv	SAV/P 311M MICR	\$ 55.00
Falls City Journal	Publications 10.29.2025 through 11.24.2025	\$ 958.23
Pest Control Services of SE NE	Pest Control Service: Prichard, City Hall	\$ 75.00
AMERITAS BILLING	457 After Tax %	\$ 70.09
AMERITAS BILLING	457 Pre Tax Percentage	\$ 194.06
Aflac	AFLAC	\$ 269.69
CWA Dues	CWA Union Dues	\$ 77.72
Medica Insurance	Group Health	\$ 16,724.66
IBEW Local Union #1536	IBEW Union Dues	\$ 112.48
International Union of Operating Engineers	IUOE Union Dues	\$ 197.52
Dearborn Life Insurance Company	Life Insurance	\$ 228.97
Nebraska Dept of Revenue	Garnishment	\$ 250.00
Ameritas	Pension 457 Pre-Tax	\$ 95.00
Ameritas	Retirement 501a	\$ 12,861.82
Nebraska Department of Revenue	State W/H Tax	\$ 4,133.16
Department of the Treasury	Federal W/H	\$ 10,182.15
Department of the Treasury	Medicare Tax	\$ 3,070.20
Department of the Treasury	Social Security Tax	\$ 13,127.78
Richardson County Treasurer	2025 Drainage Dist 7	\$ 757.62
Fund 100 - General Total:		\$ 69,481.84
Fund: 110 - Police		
Armbruster Motor Co	Wrecker Service	\$ 129.00
UCI Testing	Non DOT Pre-Employment Test	\$ 80.00
Das State Accounting - Central Finance	Network Serv. Charges 11/2025	\$ 612.50
Halbert, Dunn & Burns, LLC	Legal Services 9-02-2025 through 10-31-2025	\$ 4,404.50
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 112.50
Verizon	Service November 2025	\$ 599.45
Bosselman Pump & Pantry Inc	Fuel Expense November 2025	\$ 1,136.48
Falls City Journal	Publications 10.29.2025 through 11.24.2025	\$ 12.67
Police Department Petty Cash	Car Wash 11.23.2025	\$ 20.00
Police Department Petty Cash	Car Wash 11.16.2025	\$ 4.00
Police Department Petty Cash	Car Wash 11.02.2025	\$ 8.00
Police Department Petty Cash	Car Wash 11.16.2025	\$ 8.00
Police Department Petty Cash	Postage 11.03.2025	\$ 10.48
Harmon's OK Tire	Flat Repair	\$ 25.00
League Association of Risk Management	Auto Liability- 2026 Durango	\$ 161.81
League Association of Risk Management	Auto Physical Damage- 2026 Durango	\$ 354.53
Armbruster Motor Co	2026 Dodge Durango	\$ 39,700.00
Fund 110 - Police Total:		\$ 47,378.92
Fund: 115 - Animal Control		
Halbert, Dunn & Burns, LLC	Legal Services 9-02-2025 through 10-31-2025	\$ 200.00
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 12.50

Verizon	Service November 2025	\$ 39.94
Bosseleman Pump & Pantry Inc	Fuel Expense November 2025	\$ 62.39
		Fund 115 - Animal Control Total: \$ 314.83
Fund: 120 - Fire		
Falls City Volunteer Fire Dept	Fire Prevention	\$ 550.00
Falls City Volunteer Fire Dept	Chrstmas Decorations installed on Lane St.	\$ 500.00
Falls City Volunteer Fire Dept	Secretary Dues	\$ 150.00
Falls City Volunteer Fire Dept	Treasurer Dues	\$ 100.00
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 12.50
		Fund 120 - Fire Total: \$ 1,312.50
Fund: 130 - Building Inspections & Code Enforcement		
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 12.50
Verizon	Service November 2025	\$ 39.94
		Fund 130 - Building Inspections & Code Enforcement Total: \$ 52.44
Fund: 150 - Parks		
Amazon Capital Services	Pentair Floor Inlet Fitting 1-1/2in slip brushing	\$ 11.26
Heritage Landscape Supply Group	Fuel Charge	\$ 13.78
Heritage Landscape Supply Group	NDS STD Valve Box w/ Cover Grn/Grn Box & Cover	\$ 127.20
Farm & City Supply	LED Flashlight BLK 100LM	\$ 13.99
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 37.50
Utility Department	Morehead Field/Irrigation	\$ 279.77
Utility Department	Snackshack - Irrigation	\$ 47.39
Verizon	Service November 2025	\$ 79.88
Husker Electric Supply	Timemark Electronic Programmable Timer	\$ 142.92
Falls City Sanitation Service	October 2025 Service	\$ 130.00
Falls City Sanitation Service	Service November 2025	\$ 130.00
Bosseleman Pump & Pantry Inc	Fuel Expense November 2025	\$ 331.07
Falls City Mercantile	Ice Melt	\$ 56.73
Veronica Hall	Rental AddOn Payment for Candlelight Cabin Rental	\$ 50.00
Judy Werner	Rental AddOn Payment for Candlelight Cabin Rental	\$ 50.00
Tayler Rutland	Rental AddOn Payment for Candlelight Cabin Rental	\$ 50.00
Scott Reynolds	Rental AddOn Payment for Candlelight Cabin Rental	\$ 50.00
		Fund 150 - Parks Total: \$ 1,601.49
Fund: 151 - Auditorium		
Farm & City Supply	Grade 5 bolts, nuts, washers	\$ 0.76
Farm & City Supply	All Purpose Sprayer	\$ 11.97
Farm & City Supply	U-post heavy duty 5ft	\$ 19.18
Farm & City Supply	Fiberglass Cloth 8sq' Bondo	\$ 9.59
Farm & City Supply	Hardener Fiberglass Resin .3	\$ 11.98
Farm & City Supply	Shelving Unit 72x36x18" Blk	\$ 79.99
Farm & City Supply	Lime-A-Way spray cleaner 22oz	\$ 6.59
Farm & City Supply	Keykrafter #228 Brass	\$ 17.97
Farm & City Supply	Clr Brilliant Bath 26oz	\$ 7.59
Farm & City Supply	DSP Glove NIT MD BLK PF	\$ 19.99
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 37.50
Falls City Sanitation Service	October 2025 Service	\$ 130.00
Falls City Sanitation Service	Service November 2025	\$ 130.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.04.25 (AM)	\$ 15.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.18.25 (am)	\$ 15.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.13.25 (pm)	\$ 15.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.13.25 (am)	\$ 15.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.18.25 (pm)	\$ 15.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.20.25 (pm)	\$ 15.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.12.25 (am)	\$ 15.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.11.25 (pm)	\$ 15.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.06.25 (pm)	\$ 15.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.06.25 (am)	\$ 15.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.14.25 (am)	\$ 15.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.20.25 (am)	\$ 15.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.04.25 (pm)	\$ 15.00
Darcy Kiekhaefer	Instructor Fees - Spin Class: 11.25.25 (am)	\$ 15.00
Racy Hullman	Instructor Fees Week of 11.24.25	\$ 30.00
Racy Hullman	Instructor Fees Week of 11.3.25	\$ 45.00
Racy Hullman	Instructor Fees Week of 11.17.25	\$ 45.00
Racy Hullman	Walmart - Lysol disinfectant spray for bikes	\$ 19.61
Racy Hullman	Instructor Fees Week of 11.10.25	\$ 30.00
Falls City Mercantile	Merit Hardwound White Towel 700'	\$ 72.47
Falls City Mercantile	Porcelain Toilet Bowl Cleaner	\$ 59.24

Pest Control Services of SE NE	Pest Control Service: Prichard, City Hall	\$ 75.00
Laci Dettmann	Rental AddOn Payment for Auditorium Rental Deposit	\$ 250.00
		Fund 151 - Auditorium Total: \$ 1,319.43
Fund: 152 - Aquatic Center		
Farm & City Supply	Milkhouse Heater 1500W	\$ 35.99
Adolph Kiefer & Associates, LLC	RISE plastic rescue backboards SKU#2085K	\$ 1,113.20
Farm & City Supply	RV/Marine Antifreeze 1G	\$ 83.76
Brad Griffin Consulting	Bluetooth Receiver	\$ 84.54
Brad Griffin Consulting	Wall Mount Rack - Tecmojo 9u Rac	\$ 209.00
Brad Griffin Consulting	Mixer - 6 Channel Mixer	\$ 249.00
Brad Griffin Consulting	Discount to crowd funded amount of 4K	\$ (1,451.54)
Brad Griffin Consulting	FM Tuner - RM Tuner Rack Moun	\$ 190.00
Brad Griffin Consulting	Wired Mic	\$ 35.00
Brad Griffin Consulting	JBL Control 26 - Pair Control 25	\$ 540.00
Brad Griffin Consulting	Xlx1002 AMP - 350 watt/channel Amp	\$ 599.00
Brad Griffin Consulting	QSC CX108V - 8 Channel Low Z amp	\$ 699.00
Brad Griffin Consulting	Service 2024 - Install	\$ 1,000.00
Brad Griffin Consulting	JBL Control 28 - PA System Speaker 8"	\$ 1,596.00
Brad Griffin Consulting	Wiring/Supplies	\$ 250.00
		Fund 152 - Aquatic Center Total: \$ 5,232.95
Fund: 170 - Library		
Amazon Capital Services	TOPDesign 3pk Large Canvas Tote Bags	\$ 43.98
Amazon Capital Services	Large Canvas Tote Bag 1pk	\$ 8.99
Amazon Capital Services	Progo 50pk Black DVD Replacement Cases	\$ 39.55
Amazon Capital Services	AcePlus Multi 5-Disc Blu-Ray Replacement Cases	\$ 22.99
Amazon Capital Services	25pk Balck 4 disc DVD Replacement Cases	\$ 27.31
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 37.50
Falls City Sanitation Service	October 2025 Service	\$ 65.00
Falls City Sanitation Service	Service November 2025	\$ 65.00
		Fund 170 - Library Total: \$ 310.32
Fund: 180 - Cemetery		
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 12.50
Bosseleman Pump & Pantry Inc	Fuel Expense November 2025	\$ 270.19
		Fund 180 - Cemetery Total: \$ 282.69
Fund: 190 - Streets		
ATCO International	CCC (A/14) (F)	\$ 182.22
Caterpillar Financial Services Corporation	CAT Wheel Loader Payment #1-Principal	\$ 28,011.90
Caterpillar Financial Services Corporation	CAT Wheel Loader Payment #1- Interest	\$ 13,016.40
Falls City Auto Supply	Diesel Ex Fluid	\$ 86.03
Farm & City Supply	Screws	\$ 6.90
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 25.00
Verizon	Service November 2025	\$ 39.94
Falls City Sanitation Service	October 2025 Service	\$ 65.00
Falls City Sanitation Service	Service November 2025	\$ 65.00
Bosseleman Pump & Pantry Inc	Fuel Expense November 2025	\$ 2,131.23
Falls City Auto Supply	Sea Foam	\$ 101.53
Falls City Auto Supply	Power Serv	\$ 135.36
		Fund 190 - Streets Total: \$ 43,866.51
Fund: 195 - Mechanic Shop		
Altec Industries, Inc.	Service, Labor, SSJ, PLT	\$ 678.22
Hullman's Ford Lincoln, Inc.	Moulding - Bump	\$ 56.53
Hullman's Ford Lincoln, Inc.	Retainer	\$ 12.90
Armbruster Motor Co	Oil- 8.800, OW20 Dexos	\$ 85.50
Hullman's Ford Lincoln, Inc.	Motorcraft SAE	\$ 88.89
Moridge Mfg. Inc.	Air Dam Kit M1/M2/3348	\$ 84.68
Falls City Auto Supply	Filter	\$ 67.20
Falls City Auto Supply	Interstate - No Core Charge -Core Exchange	\$ 161.09
Jack Horner's Machinery	Wacker Carb	\$ 130.69
Bosseleman Pump & Pantry Inc	Fuel Expense November 2025	\$ 89.50
Tri-State Truck & Tractor Repair	3/4" Female JIC 45 Degree Swivel for 1/2" Hose	\$ 33.48
Tri-State Truck & Tractor Repair	3/4" JIC Female 1/2" Hose	\$ 19.16
Tri-State Truck & Tractor Repair	1/2" Hydraulic Hose Per Inch 5250 PSI	\$ 17.50
O'Reilly Automotive Inc	QTHYDFLUID	\$ 64.92
Altec Industries, Inc.	Charge, Service, Environmental Disposal Fee	\$ (27.97)
Altec Industries, Inc.	Service, Labor, SSJ, PLT	\$ (650.25)
O'Reilly Automotive Inc	Wiper Transm	\$ 195.97
Falls City Auto Supply	Gasket	\$ 7.83

RIVERSIDE PUMPS	Wear Plate, TP3	\$ 95.96
RIVERSIDE PUMPS	Overhaul Seal Kit TP3	\$ 124.73
RIVERSIDE PUMPS	Impeller Housing, TP3	\$ 243.92
RIVERSIDE PUMPS	Impeller, TP3	\$ 92.21
RIVERSIDE PUMPS	Flapper Valve, TP3	\$ 18.60
RIVERSIDE PUMPS	Nut, Impeller, TP3	\$ 11.92
RIVERSIDE PUMPS	Fed EX Shipping	\$ 47.46
Falls City Auto Supply	Long Life	\$ 11.99
Falls City Auto Supply	Antifreeze	\$ 11.95
Falls City Auto Supply	Floor Dry	\$ 12.99
Falls City Auto Supply	SMP	\$ 125.01
Falls City Auto Supply	HTR Hose	\$ 21.60
O'Reilly Automotive Inc	Alternator	\$ 206.31
Falls City Auto Supply	Motor	\$ 135.44

Fund 195 - Mechanic Shop Total: \$ 2,275.93

Fund: 205 - Dispatching

Lumen	Service October 2025	\$ 3,190.05
Lumen	Service November 2025	\$ 3,191.70
Quill Corporation	Ms431Dw Mono Laser SFP	\$ 275.00
Quill Corporation	LEX 55B1000 RET PROG BLK TNR	\$ 211.98
JUSTICE DATA SOLUTIONS INC	CRIMES Software Support 01/01/26 thru 12/31/26	\$ 2,550.00

Fund 205 - Dispatching Total: \$ 9,418.73

Fund: 280 - Housing Abatement/Demolition Program

Halbert, Dunn & Burns, LLC	Legal Services 9-02-2025 through 10-31-2025	\$ 1,640.00
		Fund 280 - Housing Abatement/Demolition Program Total: \$ 1,640.00

Fund: 281 - Sidewalk Improvement Program

Lucy Strasil	Sidewalk Reimbursement	\$ 1,500.00
		Fund 281 - Sidewalk Improvement Program Total: \$ 1,500.00

Fund: 600 - Electric

American Public Power Assoc	APPA Dues	\$ 3,985.93
TASC	3Q 2025 Matrix Quarterly Trustee Fee	\$ 37.50
Kansas Municipal Utilities	2025 PPO Workshop Registration	\$ 365.00
Harold K Scholz, Co	Right Runback Barrier Sheets	\$ 370.88
Harold K Scholz, Co	Left Rnback Barrier Sheets	\$ 370.88
Brown County Transfer	Service	\$ 180.60
Zoro.com	3-Strand Poly Dacron Combo Rope 3/8" Diameter 600'	\$ 85.52
Amazon Capital Services	Streamlight 75458 Stinger DS LED HL 800 Lumen	\$ 594.99
Amazon Capital Services	32GB USB Flash Drives 10pk	\$ 9.39
Sapps Bros, Inc. Lincoln	Wearcheck oil kits	\$ 135.00
Brown County Transfer	Service	\$ 142.76
Amazon Capital Services	2 Drawer File Cabinet w/ lock	\$ 20.38
Amazon Capital Services	VECELO Tall End Side Table	\$ 51.29
Amazon Capital Services	2 Drawer File Cabinet w/ lock	\$ 20.38
T & R Electric Supply	25.0 KVA Single Phase Pole Mount W/J Taps	\$ (125.00)
T & R Electric Supply	25.0 KVA Single Phase Pole Mount W/O Taps	\$ (125.00)
T & R Electric Supply	25.0 KVA Single Phase Pole Mount w/ taps 2x2	\$ (125.00)
T & R Electric Supply	25.00 KVA Single Phase Pole Mount 4x2	\$ (250.00)
T & R Electric Supply	15.0 KVA Single Phase Pole Mount w/ taps 4x2	\$ (300.00)
Husker Electric Supply	American Fittings 2" Rigid Threadless Connector	\$ 193.44
Husker Electric Supply	Square D Aluminum 250-800A Equip. Grnd Kit	\$ 403.13
Jeo Consulting Group Inc	GIS Services 25-26	\$ 660.00
Amazon Capital Services	Lysol Disinfecting Wipes 6pk	\$ 5.17
Amazon Capital Services	Pentel Refill Ink	\$ 2.09
Amazon Capital Services	Pentel Energel Deluxe Retractable Pens	\$ 2.42
Amazon Capital Services	Lysol Disinfecting Wipes 6pk	\$ 5.17
Amazon Capital Services	Pentel Refill Ink	\$ 2.09
Amazon Capital Services	Pentel Energel Deluxe Retractable Pens	\$ 2.42
Brad Griffin Consulting	Epson High Speed Duplex Scanner	\$ 128.70
Brad Griffin Consulting	Epson High Speed Duplex Scanner	\$ 128.70
Brad Griffin Consulting	Wired Keyboard - Logitech 6120 keyboard mouse set	\$ 7.50
Brad Griffin Consulting	Wireless Keyboard - Edjo Ergonomic keyboard	\$ 21.29
Brad Griffin Consulting	UPS Desktop	\$ 24.00
Brad Griffin Consulting	Power Strip - Metal HD	\$ 9.00
Brad Griffin Consulting	Wireless Keyboard - Edjo Ergonomic keyboard	\$ 21.29
Brad Griffin Consulting	Power Strip - Metal HD	\$ 8.99
Brad Griffin Consulting	UPS Desktop	\$ 23.99
Brad Griffin Consulting	Wired Keyboard - Logitech 6120 keyboard mouse set	\$ 7.49
Farm & City Supply	MI HGX BSH 1-1/4" MX1" F	\$ 7.51

Farm & City Supply	Couple Black 1"x3/4"	\$ 8.16
Municipal Energy Agency of NE	October 2025 Service Schedule	\$ 50,302.31
Municipal Energy Agency of NE	October 2025 WAPA	\$ 26,505.90
Wolfe's Printing	Transformer Cards 50ct	\$ 15.43
Farm & City Supply	3/4" 3" Farm Clevis	\$ (20.95)
Farm & City Supply	1" x 5-5/16" STR Clevis	\$ 34.39
Farm & City Supply	ACE RSTP SRPY GL WHT 15oz	\$ 19.32
McMaster-Carr	Air-Release Valve for Water & Coolant	\$ 122.15
McMaster-Carr	Standard-Wall 304/304L SS Pipe Nipple	\$ 27.25
McMaster-Carr	304 SS Threaded Pipe Fitting	\$ 24.64
159 Lumber & Rentals	1-1/2" Wooster Thin Paint Brush	\$ 13.97
159 Lumber & Rentals	4410 2-1/2 Chinex FTP AS Brush	\$ 18.26
Hach Chemical Co	sulfaVer 4 sulfate reagent	\$ 57.67
Hach Chemical Co	nitrite reagent	\$ 72.40
Hach Chemical Co	copper reagent	\$ 85.56
Hach Chemical Co	Hardness reagent	\$ 135.45
Hach Chemical Co	DR900 portable colorimeter	\$ 2,628.49
Hach Chemical Co	silca reagent	\$ 146.20
Hach Chemical Co	pH tester pocket pro tester	\$ 339.70
Hach Chemical Co	chlorine free reagent	\$ 36.50
Hach Chemical Co	Iron reagent	\$ 41.66
Brown County Transfer	Service	\$ 103.20
T & R Electric Supply	112 KVA 3PH PAD 13800GRDY/7970 240 DELTA/120(E2043	\$ 9,535.45
H-O-H Water Technology, Inc.	Avancid 20	\$ 1,871.19
H-O-H Water Technology, Inc.	BromMax7.1	\$ 2,778.50
Husker Electric Supply	Eaton 3P Contactor	\$ 314.52
Husker Electric Supply	ILSCO 1-Hole Mech. Lug	\$ 120.94
Amazon Capital Services	Klein Tools 5109SLR Canvas Buckets	\$ 165.45
Amazon Capital Services	TZe-241 Label Maker Tape 18mm	\$ 23.64
Amazon Capital Services	Topcolor 6pk 24mm 0.94" Label Maker Tape	\$ 31.05
Amazon Capital Services	12mm 0.47 Laminated Wht Label Maker Tape	\$ 19.34
Wesco Distribution	2" LB PVC	\$ 161.25
Wesco Distribution	2" LL PVC	\$ 161.25
Farm & City Supply	3/4" Pipe Plug	\$ 3.54
Farm & City Supply	3/4" CAP for Male Adapter	\$ 9.67
Farm & City Supply	3/4" Male Adapter 3/4" FPT	\$ 9.66
Farm & City Supply	Hex Bush 3/8" MPT x 1/4" FPT	\$ 14.17
Farm & City Supply	Hex Bush 1/4" MPT x 1/8" FPT	\$ 9.87
Hach Chemical Co	chlorine total reagent	\$ 39.55
Farm & City Supply	Couple 1-1/2 to 1-1/4 blk	\$ 13.96
Halbert, Dunn & Burns, LLC	Legal Services 9.02.2025 through 10.31.2025	\$ 840.00
Meyer Home Center	Labor	\$ 170.00
Meyer Home Center	Q340A1074 24" Thermocouple	\$ 20.37
ATCO International	Pro-Blast II (A/16) (XX-CA)	\$ 224.59
ATCO International	Take-Off (A/16) (XX-CA)	\$ 377.71
El Camino Electric	Midwest outdoor box w/single 20A GFCI recept	\$ 115.65
El Camino Electric	2"SQD hub	\$ 35.95
ATLAS COPCO COMPRESSORS LLC	Inspection engine 9 air compressor	\$ 1,780.00
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 131.00
Blackburn Manufacturing Company	red marking paint solvent based inverted tip (E169	\$ 144.65
McMaster-Carr	Crack-Resistant PFA Clear Tubing for Chemicals	\$ 85.58
Verizon	Service November 2025	\$ 297.70
H-O-H Water Technology, Inc.	GLykoil 38	\$ 1,712.00
Falls City Sanitation Service	Service October 2025	\$ 195.00
Falls City Sanitation Service	Service November 2025	\$ 195.00
One Call Concepts, Inc	Locate Fees-EL	\$ 49.15
Bosseleman Pump & Pantry Inc	Fuel Expense November 2025	\$ 938.36
Farm & City Supply	Thermo Couple 30"	\$ 13.96
Amazon Capital Services	9 volt batteries (E1654)	\$ 11.94
Amazon Capital Services	C cell batteries (E1653)	\$ 22.98
Amazon Capital Services	Battery AA Alkaline (E1655)	\$ 23.99
Amazon Capital Services	Battery AAA (E1655.1)	\$ 23.99
Amazon Capital Services	D cell batteries (E1651)	\$ 59.88
Falls City Journal	Publications 10.29.2025 through 11.24.2025	\$ 25.27
RESCO	5/8" X 12" machine bolt 9912 (E1096)	\$ 110.19
Dollar Fresh	Late Fee	\$ 3.62
Johansen Drainage & Tile	Road Bore for Electrical Conduit	\$ 2,250.00
Johansen Drainage & Tile	Excavate for Transformer Base	\$ 150.00
Farm & City Supply	Ball Vlv 600IPS FIP 1/2"	\$ 32.23

Farm & City Supply	Pipe Tapr Tap 1/2" - 14NPT	\$ 37.61
Farm & City Supply	Hi-Velocity FLR FN 18" BK	\$ 69.87
Farm & City Supply	Nipple 1/2" x Close MPT	\$ 12.88
Dollar Fresh	Bottled Water (E150)	\$ 252.00
McMaster-Carr	Water & Steam-Resistant EPDM Gasket, 3/4 Pipe sz	\$ 8.55
McMaster-Carr	Water & Steam-Resistant EPDM Gasket 6 pipe sz	\$ 31.06
McMaster-Carr	LP Forged Steel Pipe Flange	\$ 28.61
McMaster-Carr	HP Brass Pipe Fitting w/ Sealant	\$ 22.70
McMaster-Carr	Universal Quick-Disconnect Hose Socket	\$ 14.07
McMaster-Carr	LP Steel Unthreaded Pipe Flange	\$ 47.71
McMaster-Carr	Max-Indicating Vibration-Resistant Pressure Gauge	\$ 457.00
McMaster-Carr	LP Pipe Fitting, 1/2 NPT Male x 1/4 NPT Female	\$ 5.81
McMaster-Carr	Steel Pipe Nipple, Fully Threaded, 3/4 NPT	\$ 2.16
McMaster-Carr	LP Pipe Fitting, 1/2 x 3/4 NPT Female	\$ 10.48
McMaster-Carr	Standard-Wall Steel Pipe Nipple w/ Sealant	\$ 17.62
McMaster-Carr	Brass Body On/Off Valve w/ Lever Handle, 1/2 NPT F	\$ 15.64
McMaster-Carr	Water & Steam-Resistant EPDM Gasket w/ Bolt Holes	\$ 24.38
McMaster-Carr	LP Steel Unthreaded Pipe Flange, Cap, 2 pipe size	\$ 34.05
McMaster-Carr	LP Steel Threaded Pipe Flang, 3/4NPTx1-1/2 flange	\$ 91.48
McMaster-Carr	Water & Steam-Resistant EPDM Gasket w/ Bolt holes	\$ 6.90
Wesco Distribution	1/2" Penta head impact socket B2191 (E1683)	\$ 77.40
Wesco Distribution	Fuse, Non 30 AMP 250V (E352)	\$ 26.88
Wesco Distribution	Elec Tape-3M 35-Blue (E235.1)	\$ 62.35
Farm & City Supply	Hex Key T Hndl 8pc 6" Cusn	\$ 26.86
McMaster-Carr	Air-Release Valve for Water & Coolant, Vert. Mount	\$ 157.27
McMaster-Carr	ASME-Code Fast Acting Pressure Relief Valve	\$ 730.44
Farm & City Supply	8x3" Star Drive Wood Screw	\$ 5.74
Farm & City Supply	8x2-1/2" Star Drive Wood Screw	\$ 7.21
Cintas Corporation No 2	Supplies/Uniforms	\$ 998.80
Husker Electric Supply	2/0 quad aluminum URD "Syracuse"	\$ 4,123.70
Wesco Distribution	MIL 2324-32 M-Spector 360 10FT INSP	\$ 311.75
Border States	Milwaukee folding skinning knife 48-22-1525 (E1656	\$ 16.69
Border States	2" square D hubs	\$ 186.96
Border States	2" PVC male adapters	\$ 35.08
Border States	Maclean Vertical Arrestor Brkt G1MDA112ATB 3 Ear (\$ 437.26
Border States	down guy covers yellow Elect Mat 70-7YWOC (E1254)	\$ 65.79
Border States	Milwaukee folding skinning knife 48-22-1525 (E1656	\$ 33.39
Border States	Cutout 100 AMP- S4B1P1A*** (E456)	\$ 1,016.63
Border States	Bushing, Parking or Stand Off, Blk. J2PB 15KV (E55	\$ 1,020.06
Farm & City Supply	Reduc Coupling	\$ 6.44
Farm & City Supply	Reduc Coupling 1/2" x 3/8"	\$ 10.74
Collin Sowards	Mileage	\$ 333.20
Collin Sowards	Meals	\$ 51.00
Farm & City Supply	4" Wheel Brush Coarse 5/8-11 THR	\$ 14.72
McMaster-Carr	Max-Indicating Vibration Resistant Pressure Gauge	\$ 243.03
McMaster-Carr	ASME-Code FA PR Valve for Air	\$ 218.33
McMaster-Carr	Remote-Discharge ASME Safety Air Valve	\$ 351.96
Omaha Public Power District (NC2)	Service November 2025	\$ 89,660.70
Omaha Public Power District (NC2)	November 2025	\$ 14,724.42
AMERITAS BILLING	457 Pre Tax Percentage	\$ 91.27
Aflac	AFLAC	\$ 32.72
Aflac	AFLAC	\$ 43.14
CWA Dues	CWA Union Dues	\$ 175.43
Medica Insurance	Group Health	\$ 22,087.31
IBEW Local Union #1536	IBEW Union Dues	\$ 314.49
Dearborn Life Insurance Company	Life Insurance	\$ 206.27
Ameritas	Pension 457 Pre-Tax	\$ 2,010.57
Ameritas	Retirement 501a	\$ 12,752.36
American National Bank	HSA	\$ 668.46
Department of the Treasury	Medicare Tax	\$ 3,017.86
Department of the Treasury	Social Security Tax	\$ 12,903.70
Nebraska Department of Revenue	State W/H Tax	\$ 4,154.29
Department of the Treasury	Federal W/H	\$ 9,963.67

Fund 600 - Electric Total: \$ 297,718.23

Fund: 610 - Water

TASC	3Q 2025 Matrix Quarterly Trustee Fee	\$ 5.00
Amazon Capital Services	32GB USB Flash Drives 10pk	\$ 1.26
Amazon Capital Services	VECELO Tall End Side Table	\$ 6.84
Amazon Capital Services	2 Drawer File Cabinet w/ lock	\$ 5.44

Farmers Repair & Machine Shop	2"x2" x 3/4" Angle(5')	\$ 56.76
Farmers Repair & Machine Shop	1/4"x2" Flat Stock Hot Rolled Gade A-36 Steel(20')	\$ 8.73
Amazon Capital Services	Pentel Energel Deluxe Retractable Pens	\$ 0.64
Amazon Capital Services	Lysol Disinfecting Wipes 6pk	\$ 1.38
Amazon Capital Services	Pentel Refill Ink	\$ 0.56
Brad Griffin Consulting	Epson High Speed Duplex Scanner	\$ 34.32
Brad Griffin Consulting	Wired Keyboard - Logitech 6120 keyboard mouse set	\$ 2.00
Brad Griffin Consulting	Power Strip - Metal HD	\$ 2.40
Brad Griffin Consulting	Wireless Keyboard - Edjo Ergonomic keyboard	\$ 5.68
Brad Griffin Consulting	UPS Desktop	\$ 6.40
Brad Griffin Consulting	Lenovo Neo 50S	\$ 1,016.00
NDWEE - Fiscal Services	Drinking Water State Revolving Fund	\$ 42,530.97
LINDE GAS & EQUIPMENT INC	CO2	\$ 6,585.65
LINDE GAS & EQUIPMENT INC	Delivery Charge	\$ 113.94
LINDE GAS & EQUIPMENT INC	Haz Mat	\$ 31.60
LINDE GAS & EQUIPMENT INC	Fuel Charge	\$ 49.44
Farm & City Supply	1/2 DR Flex Rachet Handle	\$ 28.15
Farm & City Supply	MLW Recip Ax 12" 5-8t 5pk	\$ 30.09
Farm & City Supply	Mini Grinder Kit 4.5" 3pc	\$ 34.39
Farm & City Supply	7/8" x 3-1/4" Farm Clevis	\$ 26.86
Farm & City Supply	Hook Utility Blades 50pc	\$ 37.61
Farm & City Supply	Sledge Hammer 36" 10lb	\$ 75.26
Farm & City Supply	PVC Cutter Ratcheting	\$ 29.01
Farm & City Supply	3/4" x 3" Farm Clevis	\$ 20.95
Farm & City Supply	Blade Sawzal 12" 8-12t pk5	\$ 24.71
Farm & City Supply	1/2 DR 7/16 Deep Impact Socket	\$ 9.13
Farm & City Supply	1/2 DR 3/4 Deep Impact Socket	\$ 9.66
Farm & City Supply	Blade Sawzal 6" 10T pk5	\$ 15.04
Farm & City Supply	MW RCP AX PRUN CRB 12"3T	\$ 15.04
Farm & City Supply	5" x 1/4" x 5/8" Grinding Wheel	\$ 8.58
Farm & City Supply	1/2 DR 5 Extension	\$ 6.44
Farm & City Supply	5x1/16x7/8 Cut off Wheel	\$ 15.13
Farm & City Supply	4-1/2 x 60 Grit Flap Disc Blue Z	\$ 20.40
Farmers Repair & Machine Shop	3/4 Hot Rolled Round	\$ 12.34
Farmers Repair & Machine Shop	7/8 Cold Rolled Square	\$ 138.68
Farm & City Supply	Air Blow Gun 1/4" FNPT	\$ 16.12
Farm & City Supply	Fly Magnet Trap w/ Bait 1qt	\$ 13.96
Farm & City Supply	Fly Catcher Window/Screen	\$ 7.51
Farm & City Supply	Fly Paper 8pk	\$ 7.51
Farm & City Supply	Bolt Eye 1/4" x 2-5/8" SS	\$ 8.58
Farm & City Supply	Screws	\$ 9.08
Farm & City Supply	18" Tarp Strap	\$ 1.92
Farm & City Supply	Ace RS Spry pnt sfty Red	\$ 6.44
Farm & City Supply	Ace RSTP SPRY SAFETY BLUE	\$ 6.44
Farm & City Supply	1/2 DR HINGED HANDLE	\$ 27.40
Farm & City Supply	Coupl Brs 3/4 FH-1/2FP ACE	\$ 9.23
Farm & City Supply	Union Grnd Joint 1/2" Galv	\$ 12.89
Farm & City Supply	Suply Hose 3/4" ID x 1" OD	\$ 32.14
Farm & City Supply	Nipple Galv 1/2"xClose	\$ 2.57
Farm & City Supply	Fly Catcher Window/Screen	\$ 7.51
Farm & City Supply	Vacuum Tubing 7/64" x 50'	\$ 8.49
Farm & City Supply	Elbow 90 Street 1/2" Galv	\$ 8.17
Farm & City Supply	Bracket Shelf "L" 12"Wh	\$ 64.46
Halbert, Dunn & Burns, LLC	Legal Services 9.02.2025 through 10.31.2025	\$ 8.00
Farm & City Supply	Mag Torpedo Lvl 9" 3 Vial	\$ 13.97
Farm & City Supply	Key KW1	\$ 9.66
Farm & City Supply	Keykrafter #97 Brass	\$ 6.44
Lincoln Winwater Works Co	3/4" x 2" brass nipple (W961)	\$ 26.88
Lincoln Winwater Works Co	3/4" x 4" brass nipple (W962)	\$ 53.75
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 12.50
Blackburn Manufacturing Company	blue marking paint Inverted solvent based (W825)	\$ 144.65
Verizon	Service November 2025	\$ 137.87
One Call Concepts, Inc	Locate Fees-WA	\$ 39.86
Bosseleman Pump & Pantry Inc	Fuel Expense November 2025	\$ 131.50
Falls City Journal	Publications 10.29.2025 through 11.24.2025	\$ 230.87
Dutton-Lainson Co	2" Meter Flange CF31-77-NL (W805)	\$ 535.35
Core & Main LP	2" water meter OMNI R2 100 CF 17" LL (W981.1)	\$ 973.55
Farm & City Supply	Hex Key T Hndl 8pc 9" Cushn	\$ 36.54
Farm & City Supply	Mallet Rubbr Hckry 32oz	\$ 13.96

Farm & City Supply	Mirror/Magnet	\$ 10.74
Amazon Capital Services	24"x36" SwiftGlimpse 2026 Wall Calendar	\$ 8.99
		Fund 610 - Water Total: \$ 53,667.98
Fund: 620 - Gas		
TASC	3Q 2025 Matrix Quarterly Trustee Fee	\$ 15.00
Amazon Capital Services	CARBO Instruments 2 1-2" Pressure Gauge 0-60psi	\$ 70.26
Amazon Capital Services	CARBO Instruments 2 1-2" Pressure Gauge 0-100psi	\$ 22.61
Amazon Capital Services	32GB USB Flash Drives 10pk	\$ 3.76
Falls City Auto Supply	Glove	\$ 42.98
Amazon Capital Services	2 Drawer File Cabinet w/ lock	\$ 16.31
Amazon Capital Services	VECELO Tall End Side Table	\$ 20.52
Amazon Capital Services	Pentel Refill Ink	\$ 1.67
Amazon Capital Services	Lysol Disinfecting Wipes 6pk	\$ 4.14
Amazon Capital Services	Pentel Energel Deluxe Retractable Pens	\$ 1.93
Brad Griffin Consulting	Epson High Speed Duplex Scanner	\$ 102.96
Brad Griffin Consulting	Power Strip - Metal HD	\$ 7.20
Brad Griffin Consulting	UPS Desktop	\$ 19.20
Brad Griffin Consulting	Wireless Keyboard - Edjo Ergonomic keyboard	\$ 17.04
Brad Griffin Consulting	Wired Keyboard - Logitech 6120 keyboard mouse set	\$ 6.00
Scheitel Feed & Seed	Kentucky Bluegrass	\$ 8.60
Total Systems and Controls	tank gauge direct read #G1-0029	\$ 70.00
Total Systems and Controls	odorant tank regulator non-bleed 0-35psig #A3-0041	\$ 219.04
Total Systems and Controls	N-300 barriery part #E3-1006	\$ 305.00
Total Systems and Controls	N-200 solenoid valve Part #A4-0003	\$ 590.00
Farm & City Supply	Bushing Hex 3/8 x 1/4 Blk	\$ 3.00
True Ag & Turf, LLC	Freight	\$ 49.07
Halbert, Dunn & Burns, LLC	Legal Services 9.02.2025 through 10.31.2025	\$ 24.00
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 62.50
Blackburn Manufacturing Company	paint - yellow inverted solvent based (G4558)	\$ 216.98
Verizon	Service November 2025	\$ 17.97
Falls City Sanitation Service	Service October 2025	\$ 65.00
Falls City Sanitation Service	Service November 2025	\$ 65.00
One Call Concepts, Inc	Locate Fees-Gas	\$ 39.86
Bosselman Pump & Pantry Inc	Fuel Expense November 2025	\$ 666.55
Amazon Capital Services	goggles DeWalt Concealer NS #28978 (G4817)	\$ 20.88
Falls City Journal	Publications 10.29.2025 through 11.24.2025	\$ 10.11
Farm & City Supply	Milkhouse Heater 1500W	\$ 38.69
Clayton Energy Corp	November 2025 Commodity	\$ 58,005.32
		Fund 620 - Gas Total: \$ 60,829.15
Fund: 630 - Wastewater		
Farm & City Supply	Filter Air Pleat 20x25x1	\$ 20.97
TASC	3Q 2025 Matrix Quarterly Trustee Fee	\$ 5.00
Amazon Capital Services	32GB USB Flash Drives 10pk	\$ 1.25
Amazon Capital Services	2 Drawer File Cabinet w/ lock	\$ 5.44
Amazon Capital Services	VECELO Tall End Side Table	\$ 6.84
USA Bluebook	Hach Nitrogen-Ammonia Test 'N Tube Set, 50 tests	\$ 204.95
USA Bluebook	Hach Nitrogen Ammonia LR TNT Reagent Set	\$ 197.00
Vrba Constructors Inc	Furnish & Apply Seeding	\$ 5,402.37
Vrba Constructors Inc	Staking	\$ 147.36
Vrba Constructors Inc	F&I Fittings a. 8" 45 Degree Bend	\$ 178.06
Vrba Constructors Inc	Remove & Salvage 8" 45 Degree Bend	\$ 372.37
Vrba Constructors Inc	Abandon Existing Piping	\$ 377.37
Vrba Constructors Inc	12" VCP Gravity Sewer Connection	\$ 408.86
Vrba Constructors Inc	Connect to Existing Piping a. 8" FM Connection	\$ 561.56
Vrba Constructors Inc	Mobilization	\$ 10,987.36
Vrba Constructors Inc	Force Main Cleanout Assembly	\$ 14,904.40
Vrba Constructors Inc	Furnish & Apply Gravel Surfacing	\$ 37,133.36
Vrba Constructors Inc	F&I 8" C900 PVC Force Main w Tracer Wire	\$ 80,843.31
Vrba Constructors Inc	48" Flat Top M. H.	\$ 1,707.16
Vrba Constructors Inc	F&I Silt Fence	\$ 2,109.86
Vrba Constructors Inc	Maintain & Administer SWPPP	\$ 2,287.37
Vrba Constructors Inc	Remove & Dispose of Manhole	\$ 2,487.37
Vrba Constructors Inc	Air Release Assembly	\$ 3,641.05
Vrba Constructors Inc	Furnish/install & maint. detour signage/traf cntrl	\$ 4,373.61
NDWEE - Fiscal Services	Clean Water State Revolving Fund-Interest	\$ 368.81
NDWEE - Fiscal Services	Clean Water State Revolving Fund-Principal	\$ 11,178.84
NDWEE - Fiscal Services	Clean Water State Revolving Fund-Admin Fee	\$ 368.81
NDWEE - Fiscal Services	Clean Water State Revolving Fund- Principal	\$ 20,304.72
Amazon Capital Services	Lysol Disinfecting Wipes 6pk	\$ 1.38

Amazon Capital Services	Pentel Energel Deluxe Retractable Pens	\$ 0.64
Amazon Capital Services	Pentel Refill Ink	\$ 0.56
Brad Griffin Consulting	Epson High Speed Duplex Scanner	\$ 34.32
Brad Griffin Consulting	Wireless Keyboard - Edjo Ergonomic keyboard	\$ 5.68
Brad Griffin Consulting	Power Strip - Metal HD	\$ 2.40
Brad Griffin Consulting	UPS Desktop	\$ 6.40
Brad Griffin Consulting	Wired Keyboard - Logitech 6120 keyboard mouse set	\$ 2.00
Miller & Associates	Northeast Lift Station Foremain Replacement	\$ 15,300.40
Amazon Capital Services	Neoprene Rubber Sheet, Rolls, Strips 3/16"	\$ 53.90
True Ag & Turf, LLC	Freight	\$ 43.43
JASON HARTLEY	Mileage	\$ 310.80
JASON HARTLEY	Meals	\$ 238.00
Farm & City Supply	Screws	\$ 0.87
Farm & City Supply	Towels Shop Blue 2pk	\$ 6.99
Brown County Transfer	Service	\$ 225.00
Halbert, Dunn & Burns, LLC	Legal Services 9.02.2025 through 10.31.2025	\$ 8.00
Farm & City Supply	Hook Rope Bnd .327"x4.25	\$ 5.18
Farm & City Supply	Chain Double Loop 2/3 zn275'	\$ 5.37
Farm & City Supply	First Aid Kit 137PC Auto	\$ 21.99
Farm & City Supply	Spring Snap ZNC 0.44" 200#	\$ 5.98
US Signal Company LLC	Microsoft CSP NCE Licensing	\$ 50.00
Verizon	Service November 2025	\$ 217.88
Falls City Sanitation Service	Service October 2025	\$ 90.00
Falls City Sanitation Service	Service November 2025	\$ 90.00
One Call Concepts, Inc	Locate Fees-WW	\$ 8.47
Bosselman Pump & Pantry Inc	Fuel Expense November 2025	\$ 176.99
Falls City Journal	Publications 10.29.2025 through 11.24.2025	\$ 3.37
Grainger	LCD Hour Meter, SAE Round Flush, 8-Digit	\$ 116.04
Midwest Laboratories, Inc	Shipping 2025.11.10	\$ 18.28
Midwest Laboratories, Inc	Shipping for 2025.11.11	\$ 15.00
Midwest Laboratories, Inc	Supply Order 2025.11.03	\$ 11.02
Midwest Laboratories, Inc	Monthly WW - Oct to Apr	\$ 103.07

Fund 630 - Wastewater Total: \$ 217,764.84

Fund: 810 - Community Redevelopment Authority

Dorothy J. Towle Revocable Trust	Towle Realty Easement	\$ 1,500.00
Richardson County Treasurer	2025 Taxes	\$ 1,167.66

Fund 810 - Community Redevelopment Authority Total: \$ 2,667.66

Fund: 998 - Utilities - Pooled Cash

Elan Financial Services	November 2025 Purchase Card Statement	\$ 4,842.33
Payroll- Utility Fund	Payroll 12.12.2025	\$ 72,982.88

Fund 998 - Utilities - Pooled Cash Total: \$ 77,825.21

Fund: 999 - General Government - Pooled Cash

Payroll- General Fund	Payroll 12.12.2025	\$ 75,984.91
Visa	November 2025 Statement	\$ 360.22

Fund 999 - General Government - Pooled Cash Total: \$ 76,345.13

Grand Total: \$ 972,806.78

Treasurers Report

 Summary
 Date Range: 11/01/2025 - 11/30/2025

Fund	Beginning Cash Balance	Revenues	Expenses	Net Change Assets	Liabilities	Calculated Ending Balance	Actual Ending	Calculated - Actual Ending
100 - General	351346.43	73124.7	33525.07	39199.63	39199.63	3474260.8	3555660.06	-78399.26
110 - Police	-2348398.37	178.2	92124.94	-91946.74	-2256451.63	-2443045.11	183893.48	
115 - Animal Control	-77750.91	226	6899.77	-6673.77	-71077.14	-84424.68	13347.54	
120 - Fire	-314215.3	47	9099.97	-9052.97	-305162.33	-323268.27	18105.94	
130 - Building Inspections & Code Enforcement	-113915.08	1878.14	9652.16	-7774.02	-106141.06	-111689.1	15548.04	
150 - Parks	-1314148.42	1560	27748.77	-26438.77	-1287459.65	-1340587.19	53127.54	
151 - Auditorium	-434888.54	1245	19992.44	-18497.44	-416641.1	-453385.98	36744.88	
152 - Aquatic Center	0	0	25	0	0	-25	0	-25
160 - Tree Board	19023.85	0	0	0	0	19023.85	19023.85	0
170 - Library	-807816.45	322.29	33186.66	-32864.37	-774952.08	-846680.82	65728.74	
180 - Cemetery	-275391.67	30	6906.31	-6876.31	-266515.36	-282267.98	13752.62	
190 - Streets	-210012.29	60752.9	53294.05	7557.85	-2107669.14	-2092454.44	-15214.7	
195 - Mechanic Shop	-463017.24	0	11774.17	-11774.17	-451243.07	-474791.41	23548.34	
205 - Dispatching	-769831.78	1683	35591.91	-33908.91	-733942.87	-803760.69	67817.82	
206 - NG911-PSAP	2857.15	4863.76	0	4863.76	-2006.61	7720.91	-9727.52	
210 - Solid Waste	527562.61	0	0	0	0	527562.61	527562.61	0
220 - CDBG - Downtown Revitalization Program	-57974.36	0	0	0	0	-57974.36	-57974.36	0
230 - CDBG-OOR Reuse	-245.44	0	0	0	0	-2655.44	-2655.44	0
240 - CDBG - Owner-Occupier Rehabilitation Program	1826.96	0	0	0	0	1826.96	1826.96	0
245 - Rural Workforce Housing Fund	-14091.93	0	0	-34925.56	53759.19	-49017.49	104776.68	
250 - LB840	113682.72	0	6473.87	-6473.87	120156.59	107208.85	12947.74	
255 - Revitalize Rural Nebraska	0	0	0	0	0	0	0	0
260 - Capital Improvement Sinking	5785911.7	126745.01	0	126745.01	5659166.69	5912656.71	-253490.02	
270 - Library Project Sinking	44874.91	0	0	0	0	44974.91	44974.91	0
280 - Housing Abatement/Demolition Program	-14507.33	0	1370	10	10	-15897.33	-14497.33	-1400
281 - Sidewalk Improvement Program	-38040	0	0	0	0	-38040	-38040	0
400 - Energy Forward	15000000	67043.52	0	0	0	15067043.52	15067043.52	67043.52
500 - Cemetery Trust	39936.48	0	0	0	0	393036.48	393036.48	0
600 - Electric	6135863.77	607695.64	1182475.43	-623032.1	6807148.18	5512831.67	1294316.51	
610 - Water	497708.7	148723.77	312874.34	-177527.64	688613.41	320181.06	368432.35	
620 - Gas	537522.05	218770.55	171583.93	-66352.49	721813.65	468569.56	252244.09	
620 - Gas (Investments)	5000000	22347.73	0	0	22347.73	5022347.73	22347.73	
630 - Wastewater	1243554.35	984865.59	211000.99	-119048	1369235.95	1124606.35	244629.6	
700 - Unemployment	120574.65	0	0	0	0	120874.65	120874.65	0
810 - Community Redevelopment Authority	94379.53	153.33	27990.66	0	0	-27837.33	79714.66	-27837.33
820 - Mutual Finance Organization	905.57	0.19	0	0	0	0.19	905.76	0.19
Report Total:	2988697.32	1435577.32	2253990.44	-1096790.88	-1074443.15	31167153.86	2886490.01	2472255.52

City of Falls City
2307 Barada Street
Falls City, NE 68355

P: (402) 245-2851
F: (402) 245-2741
falls city nebraska.org

REQUEST FOR FUTURE AGENDA ITEM OR ADMINISTRATIVE ACTION



CITY CLERK

All requests for the Agenda must be submitted by noon on the Thursday preceding the meeting in order to be added on the current agenda, any item received after this time would have to be of an emergency nature. Once a request is received, Administration will review it and determine whether or not it requires Board action or if it is an item that needs to be handled by staff.

Requested Board to Review (Select One): City Council Board of Public Works

Date: 1/5/26 Phone No: 402-801-0862

Name: Don Simon Email: ds@falls-city.nebraska.org

Address: 1005 Tatton Street

Description of Topic & Desired Resolution:

Trying to get approval to burn brush piles
in the pasture that I own. Will only
do this with a south to SW wind. I would
be on site from the start to 90% complete.

Any questions prior to meeting call me. I will
be at the meeting.

Signature of Requester:

For City Use only

Received by: _____

Date: _____

Action Taken: _____

Request for Burn Permit - 2600 Fulton Street

Created by: null



- Parcels
- Parcel Numbers
- Roads
- Railroads
- Counties
- Richardson
- Surrounding Counties



Chicken Hen Permit Application

This application is required under Falls City Ordinance No. 2025-106. No person may keep or maintain chicken hens within the city limits without an approved permit. A maximum of ten (10) hens is allowed per permit. Roosters are prohibited.

Applicant Information

Name: Stacie Lewis

Mailing Address: 16116 Valley Avenue, Falls City, NE 68355

Phone Number: 402-801-2578

Property Information

Legal Description of Property: Falls City Evergreen Heights Blk 5 Lot 19, 20 + 21

Number of Hens (Maximum 10): 4 white leghorns (all hens, no roosters)

Enclosure/Coop Plan

Description or site plan showing the location and dimensions of the proposed or existing coop and enclosed run:

Enclosed run under our trampoline and home built coop (64 inches wide
69 inches deep
8 foot tall)

where we lock up @ night and for them to have nesting boxes
for laying eggs - will be making additional run around coop.

Waste Disposal Plan

Describe how manure and waste will be disposed of sanitarily:

We will collect droppings from coop and compost for
our garden and for parents garden @ their farm

Compliance Statement

I hereby certify that I will comply with all requirements of Ordinance 2025-106, including coop construction, rear yard placement, and setbacks.

Signature of Applicant: Stacie Lewis Date: 12/5/25

Application Fee: \$20 (non-refundable)

For Office Use Only

Date Received: 12-5-25

Fee Collected: \$20 Receipt #: Yes, Recd 43484

Council Hearing Date: January 5, 2026

Council Action: Approved Denied

Building/Code Site & Enclosure Inspection: Complaint Non-Compliant

Permit #: _____ Expiration: _____



Chicken Hen Permit Application

This application is required under Falls City Ordinance No. 2025-106. No person may keep or maintain chicken hens within the city limits without an approved permit. A maximum of ten (10) hens is allowed per permit. Roosters are prohibited.

Applicant Information

Name: Thomas & Mary Bassett

Mailing Address: 2212 Stone St. Falls City NE

Phone Number: (402) 855-6305

Property Information

Legal Description of Property: Falls City Steele Block 11 lots 17-18-19 & South 10 feet of 20

Number of Hens (Maximum 10): 10

Enclosure/Coop Plan

Description or site plan showing the location and dimensions of the proposed or existing coop and enclosed run:

Coop & run is built on south side of garage for wind break. Coop is attached to run measuring 8' wide and goes length of garage roughly 16' long. See Attached Drawing

Waste Disposal Plan

Describe how manure and waste will be disposed of sanitarily:

Will be brought out to a compost bin or in black trash bags hauled to Brown County Landfill

Compliance Statement

I hereby certify that I will comply with all requirements of Ordinance 2025-106, including coop construction, rear yard placement, and setbacks.

Signature of Applicant: Thomas Bassett Date: 12-8-25

Application Fee: \$20 (non-refundable)

For Office Use Only

Date Received: 12. 08. 2025

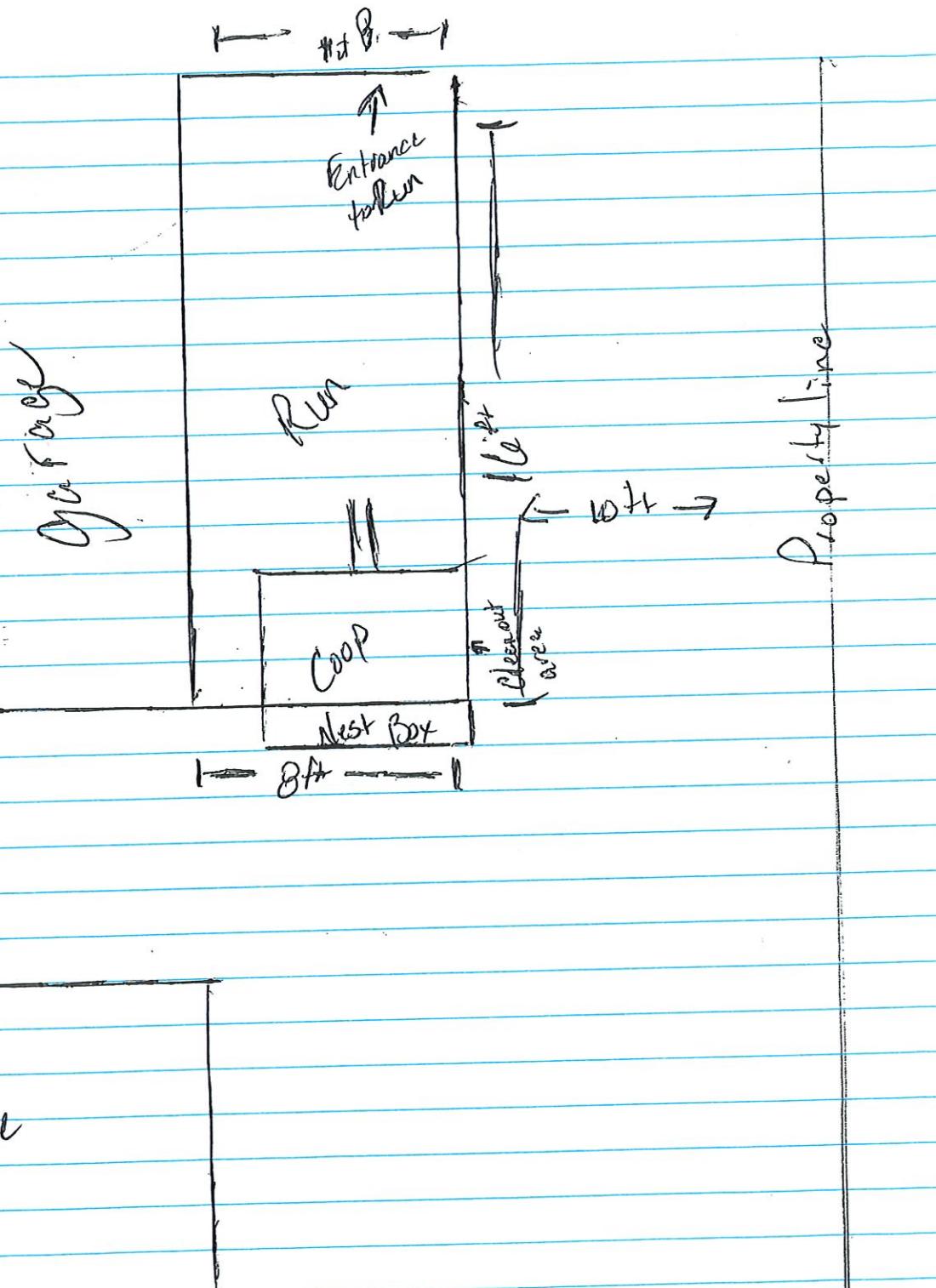
Fee Collected: \$20 Receipt #: cash \$20⁰⁰ R00043575

Council Hearing Date: January 5, 2026

Council Action: Approved Denied

Building/Code Site & Enclosure Inspection: Complaint Non-Compliant

Permit #: _____ Expiration: _____



2212 Stone St



Chicken Hen Permit Application

This application is required under Falls City Ordinance No. 2025-106. No person may keep or maintain chicken hens within the city limits without an approved permit. A maximum of ten (10) hens is allowed per permit. Roosters are prohibited.

Applicant Information

Name: Megan Stamper

Mailing Address: 2008 Morton Street

Phone Number: 402-245-0574

Property Information

Legal Description of Property: FALLS CITY O T BLK 3 LOTS 16 & 17 (2L) A/K/A LOT 18B

Number of Hens (Maximum 10): 10

Enclosure/Coop Plan

Description or site plan showing the location and dimensions of the proposed or existing coop and enclosed run:
See Attached

Waste Disposal Plan

Describe how manure and waste will be disposed of sanitarily:

The coop floor has a removable, washable rubber mat. The mat is covered in a couple inches of pine chips, which is removed frequently to the tree/brush dump. The run floor also gets chained out with fresh peat moss.

Compliance Statement

I hereby certify that I will comply with all requirements of Ordinance 2025-106, including coop construction, rear yard placement, and setbacks.

Signature of Applicant: Megan Stamper Date: 12/16/25

Application Fee: \$20 (non-refundable)

For Office Use Only

Date Received: 12/16/25

Fee Collected: \$20 Receipt #: 00044595

Council Hearing Date: January 5, 2026

Council Action: Approved Denied

Building/Code Site & Enclosure Inspection: Complaint Non-Compliant

Permit #: _____ Expiration: _____



Coop 4x4x4 + Nesting boxes
(Run 4x8x8)
4x12 Total
15' from Property Line

12'
4'





Chicken Hen Permit Application

This application is required under Falls City Ordinance No. 2025-106. No person may keep or maintain chicken hens within the city limits without an approved permit. A maximum of ten (10) hens is allowed per permit. Roosters are prohibited.

Applicant Information

Name: John & Nancy Elms

Mailing Address: 710 E 11th St

Phone Number: 402-883-0527

Property Information

Legal Description of Property: Falls City Weaver Blk 12 Lots 17-18 and S 90° 19'

Number of Hens (Maximum 10): 6

Enclosure/Coop Plan

Description or site plan showing the location and dimensions of the proposed or existing coop and enclosed run:

10'x13' enclosed chain link pen

Waste Disposal Plan

Describe how manure and waste will be disposed of sanitarily:

manure will be composted

Compliance Statement

I hereby certify that I will comply with all requirements of Ordinance 2025-106, including coop construction, rear yard placement, and setbacks.

Signature of Applicant: John Elms Date: 12-19-25

Application Fee: \$20 (non-refundable)

For Office Use Only

Date Received: 12/19/25

Fee Collected: \$20 Receipt #: 00044685

Council Hearing Date: January 5, 2026

Council Action: Approved Denied

Building/Code Site & Enclosure Inspection: Complaint Non-Compliant

Permit #: _____ Expiration: _____

**REPORT TO MAYOR & COUNCIL PERSONS****FROM** ANTHONY NUSSBAUM
CITY ADMINISTRATOR**REGARDING** Request from Richardson County Rural Water District #2 Regarding Infrastructure Fee**DATE** December 11, 2025

Richardson County Rural Water District #2 (RWD #2) submitted a letter dated December 9, 2025 requesting that the City waive the water infrastructure fee charged to the District until October 2026. The District states that during an in-person inquiry in September 2025, they were told the increase would apply only to the water rate and meter charge, with no infrastructure fee.

Staff recall the in-office inquiry referenced in the letter. During that visit, staff provided the RWD #2 representative with a printed copy of Ordinance 2025-103. Staff do not recall giving any verbal information, suggesting that the infrastructure fee would not apply.

The City of Falls City and RWD #2 are parties to long-standing wholesale water contracts that outline the rights and obligations of both entities. These contracts include provisions governing rate adjustments and specifically state that "any changes in the rates of payment by the Buyer to the Seller shall be in the same proportion as rate changes made by the City of Falls City with respect to charges made to its other water users". This clause is critical because it ensures that wholesale customers, including RWD #2, are treated equitably and that rate structures remain consistent across all classes of users. Without proportional application of rate changes, the City's cost-of-service model becomes imbalanced, shifting financial burdens onto other customers and undermining the sustainability of the water utility.

The 2025 Water Cost of Service Study identified wholesale classes: Rulo, Rural Water 2 WTP, and Rural Water 2 from 21st Street as subject to the full 6 percent increase beginning October 2025, of which 4 percent is the infrastructure fee. Rate classes "Rural Water 2 WTP" and "Rural Water 2 from 21st Street" apply specifically to RWD #2, while the "Rulo" rate class applies to the Village of Rulo. Attached is the relevant section of the study detailing those references. It should also be noted that the "Rural Water 2 from 21st Street" class encompasses both the West 21st Street metering point and the North Barada metering point used by RWD #2. All wholesale rate information including the infrastructure fee was publicly available as part of the City Council's review of the Water Cost of Service Study and adoption of Ordinance 2025-103.

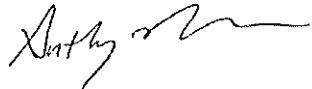
The adopted water rates are established by Ordinance 2025-103, which is currently in effect and legally binding. Any change or waiver would require a formal amendment to the ordinance following the City's established legislative process. Waiving the infrastructure fee for RWD #2's wholesale accounts would reduce projected additional revenue from approximately \$14,323 to \$4,727, creating an estimated shortfall of \$9,596 for FY2026. It should be noted, the Village of Rulo is also a wholesale customer subject to the same ordinance-based rate structure.

RWD #2 independently sets its retail rates, and the City does not participate in or control the District's internal rate-setting decisions. Even if miscommunication may have occurred, the accurate and complete wholesale rate information was publicly available and provided to the District. Additionally, based on RWD #2's 2024 Audit Waiver Request, the District reported an anticipated cash-on-hand balance of \$377,840.00, which appears sufficient to absorb the increased cost of wholesale water until it is recovered through their own rate process.

Recommendation: The City should continue to apply the rates established under Ordinance 2025-103, including the infrastructure fee and encourage Rural Water District #2 to adjust its retail rates to reflect the full 6 percent wholesale increase, either at this time or during its next scheduled rate revision.

Should City Council decide a different direction or action, City Administration will fully accommodate and implement any direction or action that the City Council and the Board of Public Works determine to be the appropriate process moving forward.

Respectfully,



Anthony Nussbaum
City Administrator/Clerk/Treasurer

Table 5
Falls City Utilities
2025 Water Cost of Service Study
Proposed Rate Change by Rate Class - October 2025
Annual

Line	Rate Class	Revenue		Difference		
		Existing Rates	Proposed Rates	\$	Bill (1)	%
1	1" or Less Meter	\$ 996,429	\$ 1,056,214	\$ 59,786	\$ 2.43	6.0%
2	1.5" Meter	16,599	17,595	996	9.22	6.0%
3	2" Meter	153,734	162,958	9,224	19.88	6.0%
4	3" Meter	39,877	42,270	2,393	59.82	6.0%
5	4" Meter	69,451	73,618	4,167	90.59	6.0%
6	6"and Larger Meter	-	-	-	-	0.0%
7	Rulo	36,112	38,279	2,167	180.56	6.0%
8	Rural Water 2 WTP	151,971	161,089	9,118	759.85	6.0%
9	Rural Water 2 from 21st Street	86,756	91,961	5,205	216.89	6.0%
10	Public Fire Hydrant	52,768	55,934	3,166	1.22	6.0%
11	Private Fire Hydrant	17,591	18,646	1,055	21.99	6.0%
12	Total	\$ 1,621,287	\$ 1,718,565	\$ 97,277	\$ 3.51	6.0%

Note:

1. Change in average monthly bill for customers within rate class.

Table 6
Falls City Utilities
2025 Water Cost of Service Study
Proposed Rate Change by Rate Class - October 2026
Annual

Line	Rate Class	Revenue		Difference		
		Existing Rates	Proposed Rates	\$	Bill (1)	%
1	1" or Less Meter	\$ 1,056,214	\$ 1,119,587	\$ 63,373	\$ 2.57	6.0%
2	1.5" Meter	17,595	18,651	1,056	9.78	6.0%
3	2" Meter	162,958	172,736	9,777	21.07	6.0%
4	3" Meter	42,270	44,806	2,536	63.40	6.0%
5	4" Meter	73,618	78,035	4,417	96.02	6.0%
6	6"and Larger Meter	-	-	-	-	0.0%
7	Rulo	38,279	40,575	2,297	191.39	6.0%
8	Rural Water 2 WTP	161,089	170,754	9,665	805.44	6.0%
9	Rural Water 2 from 21st Street	91,961	97,479	5,518	229.90	6.0%
10	Public Fire Hydrant	55,934	59,290	3,356	1.29	6.0%
11	Private Fire Hydrant	18,646	19,765	1,119	23.31	6.0%
12	Total	\$ 1,718,565	\$ 1,821,678	\$ 103,114	\$ 3.68	6.0%

Note:

1. Change in average monthly bill for customers within rate class.

Richardson County Rural Water District #2

P.O. Box 611
Falls City, NE 68355

Phone:4022458750 Email:fcruralwater2@gmail.com

December 9,2025

Dear Council members,

The Rural Water District Board is formally requesting that the infrastructure rate that is currently charged to the District be placed on the January 5,2026 agenda.

In September 2025 a Board member came to the Utility Office requesting information on any upcoming rate increases so that the Rural Water District could adjust their rates accordingly. When he received the ordinance, he was told multiple times specifically that there would only be an increase in the water rate and the meter charge, there would be no infrastructure fee included, which is how the Rural Water Board decided upon there already changed rate increase.

The Board would like to have the infrastructure fee be waived at least until October 2026.

Respectfully,
Richardson County Rural Water District #2 Board

**REPORT TO MAYOR & COUNCIL PERSONS****FROM** **ANTHONY NUSSBAUM**
CITY ADMINISTRATOR**REGARDING** Legal Services Engagement with Baird Holm LLP **DATE** December 22, 2025

Staff is requesting City Council approval of an engagement agreement with Baird Holm LLP to provide specialized legal services related to the Nebraska Power Review Board (NPRB) approval process and the development of complex development and service agreements associated with major energy infrastructure projects.

Legal support is required for the Energy Forward Transmission Project once it advances to the NPRB process. The cost for services related to the transmission project are grant funding eligible. Legal support for a future power generation development may be required at a later date and would be subject to City Council approval through a separate development agreement prior to the City incurring any related costs.

The engagement allows the City to move forward with critical transmission infrastructure while preserving full Council oversight and cost recovery protections related to any future power generation project.

Recommendation: Approve Requisition REQ01980 and authorize execution of the engagement letter dated 12.22.2025.

Respectfully,

Anthony Nussbaum
City Administrator/Clerk/Treasurer

REQUISITION



Requisition #: REQ01980

Date: 12/22/2025

Vendor #: VEN03285

ISSUED TO: BairdHolm, LLP
1700 Farnam Street
Suite 1500
Omaha, NE 68102-2068

SHIP TO: Falls City
Attn: City Hall
2307 Barada Street
Falls City, NE 68355

ITEM	UNITS DESCRIPTION	PROJECT #	PRICE GL ACCOUNT NUMBER	AMOUNT
1	0 Legal Services - Energy Forward Transmission Proj.	25-1002	0.00 600-07-00-52109	100,000.00
2	0 Legal Services - NRG Power Plant Project	25-1005	0.00 600-07-00-52109	100,000.00
PO Description: Legal Services				
Detailed Description: Advise and represent it in connection with Nebraska Power Review Board approval for a transmission line, Nebraska Power Review Board approval for a proposed power generation plant, and assisting with the preparation of service agreements.				

Authorized By: _____

SUBTOTAL:	200,000.00
TOTAL TAX:	0.00
SHIPPING:	0.00
TOTAL	200,000.00

David C. Levy

1700 Farnam Street
Suite 1500
Omaha, NE 68102-2068
Tel: 402.344.0500
Fax: 402.344.0588
Direct: 402.636.8310
dlevy@bairdholm.com
www.bairdholm.com
Also admitted in California, Iowa and
Kansas

December 22, 2025

VIA ELECTRONIC MAIL

The City of Falls City, Nebraska
c/o Anthony Nussbaum
City Administrator
2307 Barada Street
Falls City, Nebraska 68355

Re: Engagement for Legal Services

Dear Mr. Nussbaum:

We are pleased you have asked us to serve as legal counsel to The City of Falls City, Nebraska (the "City"). In accordance with our standard procedures and ethical rules, this letter confirms the City's engagement of this firm and, together with the enclosed *Standard Terms of Representation*, describes the basis on which we will provide legal services to the City. Our goal is to ensure the services we provide are timely, professional and responsive to your needs, and that our fees are fair and reasonable. I am happy to discuss with you any of the matters in this letter or in the *Standard Terms of Representation*.

1. *Client; Scope of Representation.* The City is engaging Baird Holm to advise and represent it in connection with Nebraska Power Review Board approval for a transmission line, Nebraska Power Review Board approval for a proposed power generation plant, and assisting with the preparation of service agreements." Our engagement is limited to the matters described above. It does not include representation of the City or its interests in any other matter unless otherwise mutually agreed in writing.

I will serve as your principal contact with the firm, and I will be primarily responsible for the firm's legal services to the City. Other lawyers and legal assistants in the firm may perform portions of our work for the City from time to time as necessary based on their special expertise in a given area and to provide services in the most efficient and timely manner.

2. *Fees and Expenses.* Our *Standard Terms of Representation* generally describe the basis for our legal fees, and the expense items for which we will charge in addition to legal fees. My current hourly billing rate is \$515. These rates are subject to change from time to time, and we typically adjust them annually effective July 1.

The City of Falls City, Nebraska
December 22, 2025
Page 2

As with most legal matters, the fees and costs relating to this matter are not predictable. Accordingly, we have made no commitment to you concerning the maximum fees and costs that will be necessary to resolve or complete this matter. It is also expressly understood that payment of the firm's fees and costs is in no way contingent on the ultimate outcome of the matter. Notwithstanding the foregoing, we anticipate fees in the range of \$200,000 for this work.

Once again, we are pleased to have this opportunity to work with you. Please call me if you have any questions or comments about the contents of this letter or the enclosed *Standard Terms of Representation*, or if any concerns arise during the course of our representation.

Please sign and return a copy of this letter, confirming your agreement to these terms. To avoid any misunderstanding, we will not proceed with this engagement until we receive back a countersigned copy of this letter. Thank you.

The above Engagement for Legal Services letter and the *Standard Terms of Representation* are hereby agreed to and accepted:

Signed: _____

Title: _____

Date: _____

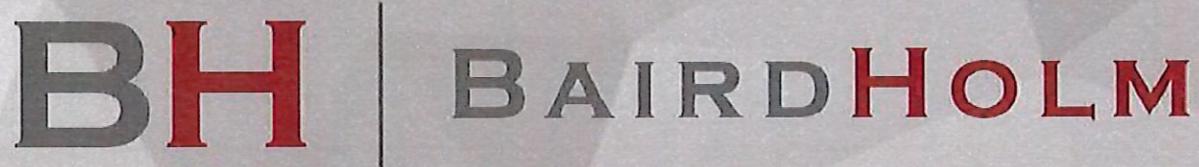
Very truly yours,



David C. Levy

Enclosure

cc: Trevor Campbell, Public Works Director



1700 Farnam Street, Suite 1500 • Omaha, NE 68102 • 402.344.0500

Baird Holm LLP

The City of Falls City, Nebraska

December 19, 2025

PRACTICE AREAS

Agriculture & Agribusiness Finance

Banking

Bankruptcy & Creditors' Rights

Business & Corporate Transactions

Construction

Cyber Law & Security

Education

Employee Benefits & ERISA

Energy & Renewable Energy

Environmental & Natural Resources

Estate Planning, Trusts & Estates

Fair Housing & Public Accommodation Law

Finance

Government Relations & Lobbying

Health Care

Immigration

Intellectual Property, Copyright & Trademark

International Services

Labor & Employment Law

Litigation

Mediation & Arbitration

Nonprofit & Tax-Exempt Organizations

Patent Counseling & Prosecution

Payments & FinTech

Privacy & Data Protection

Product Liability

Public Finance

Real Estate

Securities

Taxation

Tax Credit & Alternative Financing

Technology & E-Commerce

Transportation

For more information about

Baird Holm, please visit

www.bairdholm.com



ABOUT BAIRD HOLM LLP

Baird Holm LLP's integrated team of 100 attorneys, licensed in 17 states, is committed to connecting each of its valued clients to the positive outcomes they seek. With extensive and diverse expertise, Baird Holm leverages each attorney's skills to respond efficiently to its clients' local, regional, national, and international legal needs. Baird Holm proudly represents public and private companies, individuals, private funds and other investors, financial institutions, governmental entities, and nonprofit organizations. Learn more at www.bairdholm.com.

OUR PEOPLE

Our people are the defining factor that sets our firm apart from others. We are a law firm partnership in the true sense of the word, not just a collection of attorneys practicing law independently. This model differentiates us in that it is set up to promote attorney collaboration; we are not in competition with each other—we are a true team with a shared objective to achieve positive outcomes for our clients.

- Baird Holm is the only Nebraska law firm to be listed in Band 1 (the highest tier) in all five main categories used by Chambers USA 2024: America's Leading Lawyers for Business. The categories are: Real Estate, Litigation, Labor & Employment, Corporate/Commercial, and Healthcare.
- 33 of the firm's attorneys are listed in *The Best Lawyers in America*® 2025.
- 22 of the firm's attorneys are listed in Great Plains Super Lawyers® and Rising Stars.
- The firm and nearly all of its attorneys are rated "AV" (the highest rating for ability and ethics) by Martindale-Hubbell, for ability and ethics) by Martindale-Hubbell.

OUR COMMUNITY

With a population of nearly one million people in the metro area, Omaha is known for its moderate cost of living, vibrant cultural environment, dynamic development, up-and-coming technology entrepreneurial scene and general hospitality. It has become a destination that perfectly blends history, art, and community engagement with Midwestern ethics.

As the longest-standing law firm in the state of Nebraska, the attorneys and staff at Baird Holm understand the value of taking care of the people and the community around us. We contribute to dozens of charitable organizations both financially and with our time. Our attorneys hold leadership positions in many local and regional organizations, professional affiliations, neighborhood associations, art & theater groups, service clubs and educational institutions.



1700 Farnam Street, Suite 1500 • Omaha, NE 68102 • 402.344.0500

Practice Areas



Energy & Renewable Energy

Renewable Energy

We represented the developer of Nebraska's first privately developed Utility-Scale wind energy project, an 80 megawatt Community-Based Energy Development (C-BED) wind farm near Bloomfield, Nebraska, as well as the Laredo Ridge wind project near Petersburg, Nebraska. We also represented developer interests in the drafting and negotiation of Legislative Bill 1048, Nebraska's wind energy export legislation. Since we represented the first projects in Nebraska, we have been involved in nearly every subsequent project.

We also represented a large renewable arm of a regulated utility in extensive due diligence review of a portfolio of wind energy generation facilities, which included facilities in Nebraska, Kansas, New Mexico, Oregon, Wyoming, and Texas. Our experience in renewable energy projects allows us to offer practical advice in all areas critical to success in wind energy development, including:

- Siting and Project Formulation
- Leasing and Landowner Negotiations
- Zoning and Land Use Regulation
- Federal and State Environmental Permitting
- Community-Based Energy Development (C-BED) and Project Structuring
- Power Purchase Agreements and Generator Interconnection Agreements
- Legislative and Lobbying

Renewable Fuels

We know the complicated landscape of renewable energy from the inside out. Our renewable energy group has extensive experience, dating from the infancy of ethanol in the 1970s to the advent of utility-scale renewable energy in the 2000s. We represent owners, developers, lenders, investors, agri-producers, and other key participants in all forms of the renewable energy business.

Our attorneys regularly work in many key areas in renewable fuels. They are adept at routing clients safely around potential regulatory roadblocks. Issues handled by our attorneys include:

- Entity formation, Acquisitions, and Mergers
- Equity Investments, Community-based Investments, Public and Private Offerings, SEC and State "Blue Sky" Regulations
- Financing Vehicles, Traditional Credit Agreements to Loan Syndication, TIF Financing and Leasing Options
- Site Selection and Acquisition
- Technology Licensing and Purchase

- Construction Contracting
- Land Use Issues
- Complex Tax and Tax Credit Regulations, Publicly Traded Partnership Rules and Other Pitfalls
- Environmental Compliance, Pollution Control Devices, Environmental Permitting, Water Rights, Wastewater Issues, Phase I Environmental Assessments, Impact Statements
- Grain, Fuel, and Marketable Byproduct Contracting
- Rail, Truck and Other Transportation Issues
- Work Outs, Insolvency and Litigation
- Exit Strategies
- Taxation
- FAA Permitting
- Financing
- Securities
- Due Diligence

Contact

David C. Levy - 402.636.8310 • dlevy@bairdholm.com

Attorneys

Steven D. Davidson • P. Scott Dye • Lee E. Greenwald • John P. Heil • Emily J. Hervert
Spencer A. Hosch • Amy L. Lawrenson • David C. Levy • Spencer R. Murphy • Amber N. Preston
Jacqueline A. Pueppke • Matthew A. Robinson • Michael D. Sands
Brian R. Schumacher • Steven C. Turner • Hannes D. Zetzsche



Our Focus

We have the real estate, land use, finance, and construction law experience necessary to counsel owners, developers, and lenders through the most complex property, development, and financing issues. Our experience and knowledge covers all facets of commercial real estate transactions, including development, planning, and permitting, project and infrastructure finance, investment, leasing, acquisition/disposition, alternative real estate finance, and municipal finance. We also have extensive experience and expertise in environmental and renewable energy matters.

Our Real Estate section is the largest group of attorneys dedicated to real estate matters in Nebraska. The number and diversity of these attorneys results in a breadth and depth of expertise that allows the group to provide exemplary client service—coast to coast—on a wide range of issues.

OUR SERVICES

The attorneys in our real estate section understand the intricacies of real estate law and have advised clients in each of the following areas.

Commercial Real Estate Development

Real estate development is a complex and varied enterprise. Baird Holm has expertise in all facets of development, from land acquisition and assembly, financing and incentives, land use planning and zoning, development and construction, to litigation defense if a controversy arises. We provide a "one-stop-shop" for the commercial real estate developer, planner and builder.

Zoning and Land Use Planning

Our team has extensive experience in zoning and land use matters. One of our attorneys is a former city planner; another is a licensed architect. We have the practical experience, the legal knowledge and skill, and the political expertise to help a developer or other entity successfully navigate a zoning and permitting process, to support the creation or amendment of plans and regulations, and to defend a project or municipality in zoning or land use litigation.

Commercial Leasing

Our attorneys understand that commercial leasing is not "one-size-fits-all," and we work with each client to identify specific needs that must be addressed in the client's commercial lease. We represent local, regional, and national landlords and tenants in structuring, drafting, and negotiating leases for a broad variety of transactions, including office, retail, industrial, build-to-suit leases, ground leases, and subleases. We also represent landlords in connection with commercial lease defaults, workouts, and evictions.

Real Estate Lending and Finance

We represent lenders, borrowers, investors, and developers in connection with a broad range of financial transactions, including asset-based lending, real estate acquisitions and development, construction loans, agribusiness finance, credit-tenant lease financing, trade finances, financing for asset and stock acquisitions, mezzanine financing, transactions involving new market and federal historic rehabilitation tax credits, and private equity investments. Our attorneys have negotiated, documented, and managed every element of a financial transaction for billion dollar syndicated deals, as well as small-cap traditional financing.

Real Estate Investment Entities

Real estate ownership is more complicated than ever as real estate investors strive to limit their personal liability, reduce the tax consequences of investing in real estate, and create an investment structure that meets the competing needs of multiple investors. We understand these complexities, and have the ability and experience to identify, form, and help manage the most appropriate investment entity based on the needs of each client, whether it is a limited liability company, corporation, or limited partnership. We create the appropriate governance documents and tailor them to meet the specific concerns of a real estate investor.

Environmental Permitting and Compliance

The regulatory atmosphere regarding environmental law is complicated and always-changing. Our attorneys have expertise in both toxic tort and contamination-type matters, as well as wetlands and natural resource matters. We have experience with federal and state agencies with respect to permitting, compliance, and responding to and defending complaints or alleged violations. Our attorneys have negotiated and obtained natural resource permits for many projects, including large residential developments, industrial facilities, and renewable energy facilities.

Renewable Energy

Our renewable energy practice group has extensive experience, dating from the infancy of ethanol in the 1970s, across a full range of industries and issues. We represent owners, lenders, investors, agri-producers, developers, and other key participants in all forms of the renewable energy business. We represented the developer of Nebraska's first privately developed Community-Based Energy Development (C-BED) wind energy project, an 80-megawatt wind farm near Bloomfield, Nebraska, as well as the Laredo Ridge wind project near Petersburg, Nebraska. We are currently working on all aspects of the Broken Bow project near Broken Bow, Nebraska, and the Springview project, which is the first "small renewable" wind project developed in partnership with the Nebraska Public Power District. We also represented developer interests in the drafting and negotiation of Legislative Bill 1048, Nebraska's wind energy export legislation, and we continue to represent these interests before the Nebraska Legislature.

Tax Increment Financing and Other Economic Incentives

We have represented developers in obtaining tax incentives at the local, state, and federal levels. We make sure lenders understand and properly secure real estate loans in which tax incentives are critical to the deal. We have represented clients with respect to many different tax incentives, including: the Nebraska Advantage Act; Tax Increment Financing ("TIF"); Historic Tax Credits; Low-Income Housing Tax Credits; New Markets Tax Credits; U.S. Department of Agriculture funding and loan guarantees for renewable energy projects; the Nebraska Rural Community Based Energy Development tax exemption; and city, state, and federal grants.

Tax-Deferred Exchanges

Our attorneys have represented numerous buyers and sellers in maximizing tax benefits available pursuant to Section 1031 of the Internal Revenue Code. We have participated in a wide range of 1031 exchanges and reverse 1031 exchanges, serve as Qualified Intermediaries, and prepare exchange documentation that ensures a fast and successful closing process.

Who We Represent

The attorneys in our real estate section have, and presently:

- Prepared legislation for the passage of the Historic Property Restoration and Reuse Act to support and foster economic development and historic preservation in Nebraska;
- Served as counsel on the redevelopment of a 59-acre Veterans Administration campus in Lincoln, Nebraska, including an 80,000 square-foot veterans' outpatient facility, a medical office building, housing, and retail uses;
- Represent clients in all aspects of leasing, permitting, environmental review, and development of over 800 megawatts of wind energy generation facilities;
- Advised a client on all legal matters regarding real estate issues, land use planning, and construction of a new 116-bed women's hospital and adjacent medical office building in Omaha, Nebraska;
- Advised a client on all legal matters regarding the acquisition, land use planning, and construction of a new elementary school and a new middle school;
- Advised a client regarding the acquisition of 5.75 acres of property in Omaha and related land use planning for construction of a training facility;
- Successfully defended a client in litigation regarding the development, permitting, and environmental review of a 1,015-acre home golf course community in Solano County, California;
- Successfully defended a client in litigation regarding a 148-unit apartment and retail project in Berkeley, California;
- Represented a real estate private equity fund in the acquisition and leasing of office buildings and retail shopping centers;
- Negotiate retail, office, and industrial leases for landlords and tenants;
- Represented numerous national and state banks in their corporate office leasing and retail branch development work; and
- Obtained wetland and natural resource permits for a large industrial processing facility.

Contacts

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Attorneys

Steven D. Davidson • P. Scott Dye • Lee E. Greenwald • John P. Heil • Emily J. Hervert
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David C. Levy • Lindsay K. Lundholm • Spencer R. Murphy • Jacqueline A. Pueppke
Matthew A. Robinson • Michael D. Sands • Jack R. Schelhaas • Brian R. Schumacher
Vanessa A. Silke • Dustin J. Stiles • Hannes D. Zetzsche



BH | BAIRDHOLM

Litigation

Our Focus

Our trial team focuses on all commercial cases, including those that pose serious risk to the viability of companies if not defended aggressively. The approach is to work with the client to minimize risk from the initial filing of the suit. Because we most often represent institutional and corporate clients, we approach litigation from a business perspective, remaining conscious of balancing the cost of litigation strategy versus the potential benefits. Our litigation attorneys are equipped with the technical support to handle large scale document discovery management, production and electronic presentation of evidence in the courtroom and to assist clients in complying with the preservation and analysis of electronically stored evidence.

We understand that no litigation proceeding is the same, and we never follow a formula, so our clients benefit from a custom tailored approach and full list of litigation service offerings:

- Alternative Dispute Resolution
- Business and Commercial Litigation
- Class/Collective Action
- Computers and Technology
- Construction
- Complex/Mass Tort
- Data Breach
- Divorce
- E-Discovery
- Education
- Employment
- Energy
- Environmental
- Insurance
- Intellectual Property
- Lender Liability
- Media Law/First Amendment/Constitutional
- Personal Injury
- Personal Representation
- Product Liability
- Professional Liability
- Real Estate
- Regulatory/Administrative
- Securities
- Taxation
- Trademark, Copyright and Unfair Competition
- Transportation

Who We Represent

We represent defendants and plaintiffs from all industries in litigation and dispute resolution proceedings. For example, we obtained a seven-figure summary judgment for an Iowa bank, represented a direct marketer defending a nationwide class action matter in California, defended one of the nation's largest livestock producers, defended wage and hour class actions, and submitted an amicus brief to the United States Supreme Court on behalf of the National School Boards Association.

Industry Commitment

Our attorneys excel in the courtroom. Several of our attorneys are fellows of the American College of Trial Lawyers and one is a past president of the Nebraska State Bar Association. Our litigation practice is recognized as a first-tier law firm for litigation by Chambers USA: America's Leading Lawyers in Business. Our attorneys are also recommended in Benchmark: America's Leading Litigation Firms and Attorneys and the Best Lawyers in America. Our team includes a former Justice of the Nebraska Supreme Court and a former adjunct professor who taught trial practice at the Creighton University School of Law. We are the only Nebraska law firm selected to participate in the prestigious Lex Mundi and USLAW referral networks, which are associations of independent law firms that offer legal expertise worldwide.

Alternative Dispute Resolution

We help clients pursue cost-effective alternatives to the courtroom, including mediation, arbitration, and negotiation. Several of our attorneys are experienced mediators who are available to serve as neutral parties to facilitate dispute resolution. We also represent clients who seek to compel parties to arbitration.

Business and Commercial Litigation

We represent businesses and individuals in all types of corporate and commercial disputes, ranging from simple contract claims to complex class actions. We have experience litigating cases involving corporate acquisitions, securities, technology, intellectual property, unfair competition, bankruptcy, antitrust, white collar crime, class actions, shareholder disputes, and a host of other business related claims.

Class/Collective Action

Our attorneys have successfully litigated and resolved class actions, collective actions, and other types of representative suits involving claims under the Fair Labor Standards Act and similar state wage and hour laws, the Americans with Disabilities Act, the Genetic Information Nondiscrimination Act, the Fair Housing Act, the Fair Debt Collection Practices Act, the Truth in Lending Act, and the Telephone Consumer Protection Act, as well as suits alleging various claims around data privacy issues and other state and federal statutes.

Computers and Technology

We have experience representing clients in software, hardware, privacy, internet, medical technology, and other related disputes. We are trial counsel for technology companies and telecommunications and related firms.

Construction

We represent clients in all types of construction litigation, arbitration, and construction dispute resolution, including construction liens, foreclosures, bidding and bond disputes, contract disputes, and construction and design defects. Our clients include owners, design professionals, general contractors, specialty contractors, lenders, municipalities and political subdivisions, school districts, and hospitals.

Complex Business Disputes/Mass Tort

We are experienced in litigating multi-plaintiff, multi-claim toxic tort, regulatory, contract and product liability cases, particularly businesses targeted by such claims.

Data Breach

Our lawyers have experience in representing clients before regulatory bodies and defending against private causes of action and class action litigation. We have handled matters involving a spectrum of data breach and privacy matters, from claims rooted in consumer protection laws to claims based on compliance with privacy statements.

Education

We provide litigation support for a wide range of school-related disputes and issues including personnel matters, labor relations, constitutional concerns, public meetings and public records law issues, student discipline questions, financial issues, legislation, contracts, pensions, and investments.

Employment

We represent employers in all types of employment matters, including employment discrimination, wrongful termination claims, trade secrets, and workers' compensation. Our employment litigators are licensed in 12 states and have experience on the national level.

Energy

We have a long-standing history representing energy companies in the Midwest.

Our litigators represent traditional power generation companies as well as renewable producers—including biofuel and wind—in a broad range of disputes.

Environmental

Our lawyers have experience litigating private and government environmental claims, and have represented clients throughout the Midwest with regard to claims arising under federal and state environmental regulatory and liability schemes. Our attorneys have been involved in litigation relating to contaminated sites and spills, including cost recovery litigation under Superfund (CERCLA), remediation of leaking underground storage tanks, and liability based on other regulatory programs.

Insurance

We represent health, life and disability insurers defending coverage and bad faith claims, general and professional liability carriers, and we handle matters involving workers' compensation, casualty and title insurance. We also handle claims and fiduciary litigation involving self-insured entities.

Intellectual Property

We represent clients in disputes concerning trademark, copyright, unfair competition, trade practices, and covenants. We have intellectual property litigation experience in a great number of industries.

Lender Liability

Our attorneys have experience representing banks, insurance companies and other lenders in cases involving lien priorities, disclosure duties, loan disputes, and regulatory requirements.

Media Law/First Amendment/Constitution

We represent television stations, radio stations, public entities, and political subdivisions oftentimes related to media access rights to judicial and administrative proceedings. We also have experience litigating on behalf of individuals in defamation lawsuits. We have represented clients in constitutional civil rights challenges.

Personal Injury

We represent clients in personal injury and wrongful death lawsuits involving automobile, trucking, and other accidents and unsafe products.

Product Liability

We have defended and prosecuted claims involving the design of and warnings associated with a variety of products involving serious personal injury, wrongful death, and commercial warranty damages. Products include siding, acetone, forklifts, jet skis, penta, and computer batteries.

Professional Liability

We represent physicians, attorneys, and other professionals with respect to malpractice claims and related issues involving allegations of professional negligence.

Real Estate

Our attorneys have experience litigating real estate covenants, boundary disputes, zoning, breach of contract, and many other real estate issues. Our clients include owners, developers, lenders, municipalities and political subdivisions, school districts, and health care facilities.

Regulatory/Administrative

Our trial lawyers represent clients before administrative and regulatory agencies. We have challenged and contested agriculture, environmental, tax, consumer protection, banking, health care, transportation, telecommunications, FDA, and the U.S. Commerce Department (import and export) matters. With regard to state and federal taxing authorities, we have represented clients in all areas.

Securities

Our trial lawyers represent clients in all manners of securities disputes, ranging from share valuation contests in closely held companies and banks to shareholder derivative actions against publicly-traded corporations.

Taxation

We represent clients before state tax commissions, local tax boards, and the courts in cases involving property taxes, sales and use taxes, franchise taxes, income taxes, gift taxes, and estate taxes.

Trademark, Copyright and Unfair Competition

We represent clients in disputes regarding intellectual property rights including assets such as trademarks, copyrights, trade secrets, and unfair competition.

Transportation

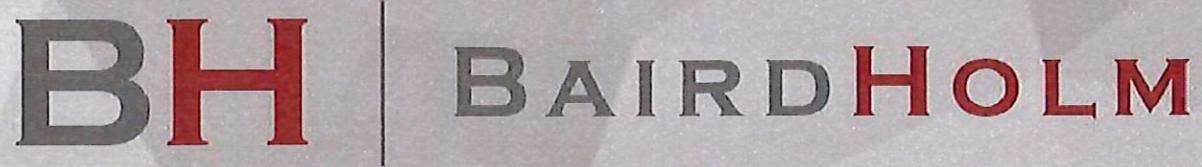
Our attorneys represent clients with respect to various legal aspects of the transportation industry. We have experience with accident litigation, handling the defense of complex litigation in state and federal courts, and also in dealing with various state and federal agencies. We have established a rapid response team to assist our clients with serious events arising from the transportation of goods or cargo.

Contact

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Attorneys

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Sara A. McCue • Brian D. Moore • Spencer R. Murphy • Kylie N. Schmidt • Alexandra M. Speakar
Dustin J. Stiles • Kira K. Strandquest • Brandon R. Tomjack • Jennifer D. Tricker



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Attorneys



David C. Levy

Partner

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Profile

David C. Levy represents clients in zoning, land use, energy, municipal law and general real estate matters. He represents developers of wind, solar and energy storage projects in Nebraska, Iowa and Kansas on over 1,350 megawatts of operating projects, and approximately 3,500 megawatts in development. He also represents developers of large, complex real estate and municipal projects, often including tax-increment financing, tax credits, incentives and other unique financing mechanisms and structures. David advises cities, counties and other governmental entities on a wide range of municipal law matters, and serves as City Attorney or Special City Attorney for multiple municipalities. He also regularly handles property tax valuation and exemption matters, liquor licenses, and property line disputes.

David is a registered lobbyist in the State of Nebraska. In early 2010, he successfully represented wind development interests in the drafting and negotiation of LB 1048, Nebraska's "omnibus" wind export bill, which the Nebraska Legislature unanimously passed. In 2014, David led a group that successfully passed a 20 percent state tax credit for rehabilitation of historic buildings in Nebraska. In 2016, he played a central role in the development and passage of LB 824, which removes regulatory barriers to significant renewable energy development for export outside of Nebraska. In 2018, he helped lead a group that overhauled the state's tax-increment financing statutes.

David has served as an Adjunct Professor in Land Use Law at the University of San Francisco School of Law, and has taught legal writing at Creighton University School of Law. He is admitted to practice law in California, Iowa, Kansas and Nebraska, and has earned the American Institute of Certified Planners designation, the City Planning profession's highest level of certification. Since 2012, David has been selected by his peers for inclusion in *The Best Lawyers in America*® in the field of Land Use & Zoning Law, and was selected as "Lawyer of the Year" by Best Lawyers® for Omaha Land Use and Zoning Law in 2013, 2016, 2023, and 2025. He has also been recognized by *Great Plains Super Lawyers* in the practice area of Real Estate. In 2015, the American College of Real Estate Lawyers elected him as Fellow.

Prior to joining the firm, David practiced land use and environmental law with firms in San Francisco. Before beginning his legal career, he worked for seven years as a City Planner for the City and County of San Francisco. David is a native of Lincoln, Nebraska.

MEMBER



[learn more about SLR](#)

Areas of Practice

- Energy & Renewable Energy
- Government Relations & Lobbying
- Real Estate
- Tax Credit & Alternative Financing
- Transportation

Education

- University of California, Hastings College of Law, J.D., 1999
- University of California, Berkeley, M.S. in City and Regional Planning, 1996
- University of California, Berkeley, B.S. in Urban Studies, 1991

Bar & Court Admissions

- California, 1999
- Nebraska, 2006
- Iowa, 2009
- Kansas, 2021
- United States Court of Appeals for the Ninth Circuit, 1999
- United States District Court for the Northern District of California, 1999
- United States District Court for the District of Nebraska, 2014
- United States District Court for the Central District of California, 2015

Professional & Civic Affiliations

- Omaha Housing Authority, Commissioner (NAHRO Commissioner Certification) (2015 – Present); Vice-Chairman (2017 – 2018); Chairman (2018 – Present)
- Douglas County Planning Commission (2016 – Present); Vice-Chairman (2017 – 2021); Chairman (2021 – Present)
- Omaha by Design, Board of Directors (2013 – Present); President (2020 – Present)
- City of Omaha Administrative Board of Appeals (2007 – Present); Vice-Chairman (2009 – 2016); Chairman (2016 – Present)
- History Nebraska, Trustee (2019 – Present); President (2022)
- The Nature Conservancy, Nebraska Chapter, Trustee (2019 – Present)
- Susan LaFlesche Picotte Center Board of Directors, Member (2021 – Present)
- State Law Resources, Inc., Board of Directors (2013 – 2020); President (2018 – 2019)



Brian Barmettler

Associate

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Profile

Brian Barmettler is a commercial litigator whose practice spreads across a broad range of industries, including insurance, employee benefits & ERISA, construction, financial transactions, energy, and trust and estates. Among others, he has represented insurers and insureds in defense and coverage disputes, employee welfare benefit plans in reimbursement adjudications, banks in U.C.C. Article 9 collection disputes, contractors and project owners in construction defect cases, and suppliers and purchasers in U.C.C. Article 2 matters.

Prior to joining the firm, Brian earned his law degree from the University of Michigan Law School, *magna cum laude* & *Order of the Coif*. There, he received the Merit Certificate (Book Award) for Constitutional Law; Jurisdiction and Choice of Law; and International Litigation. Brian grew up in Switzerland and moved to the United States in 2012 to attend the University of Nebraska-Lincoln, from where he received his undergraduate degree, *summa cum laude*.

Brian has been selected by his peers for inclusion in the 2026 edition of *The Best Lawyers in America: Ones to Watch*® for Commercial Litigation.

Areas of Practice

- Litigation
- Bankruptcy & Creditors' Rights

Education

- University of Michigan Law School, J.D., *magna cum laude*, 2020
- University of Nebraska at Lincoln, B.A., History and Political Science, 2016

Bar & Court Admissions

- Iowa, 2022
- Nebraska, 2020
- United States District Court, District of Nebraska, 2020



Hannes D. Zetzsche

Associate

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Profile

Hannes D. Zetzsche is a real-estate and energy attorney. He helps clients negotiate land rights, prepare real-estate agreements and secure land-use and environmental permits for energy, infrastructure and other commercial and industrial projects throughout Colorado, Iowa, Kansas, Nebraska, Oregon and Wyoming. He has experience developing renewable energy projects, including wind, solar and battery storage, electric-vehicle charging stations, hydrogen, carbon capture and storage, pipelines, mineral rights and water rights. Hannes is also a registered lobbyist in Nebraska.

After attending college, Hannes managed a large hay farm in central Oregon. He then moved to Nebraska to attend law school. Before joining the firm, Hannes worked as a judicial clerk to the Chief Justice of the Nebraska Supreme Court, Michael G. Heavican.

Areas of Practice

- Energy & Renewable Energy
- Environmental & Natural Resources
- Government Relations & Lobbying
- Real Estate

Education

- University of Nebraska College of Law, J.D., *with distinction*, Concentrations in Real Estate and Water Law
- University of Denver Sturm College of Law, visiting student, Junior Staff Editor for University of Denver Water Law Review
- University of Portland, B.A., *cum laude*

Bar & Court Admissions

- Colorado
- Iowa
- Kansas

- Nebraska
- Oregon
- US District Court, District of Nebraska
- Wyoming

Professional & Civic Affiliations

- Habitat for Humanity of Lincoln/Lancaster County: Board Member and Chair of Homeowner Support Committee
- Kids Can Community Center: Board Member and Vice Chair
- American Bar Association: Leadership Development Program Graduate, Co-Chair of Project Development Committee and Vice Chair of Water Resources Committee
- Foundation for Natural Resources and Energy Law: Programs Committee Member
- Nebraska State Bar Association: Leadership Academy Graduate and Executive Committee Member and Newsletter Editor for Agriculture, Natural Resources, Environment, and Energy Law Section

Selected Recent Publications

- "Whose Pore Space Is It? Carbon Capture and Storage Prompts New Questions in Property Law," American Bar Association Natural Resources & Environment Magazine, July 2024
- "How to address water rights in an agricultural transaction," Progressive Cattle, January 2024
- "Nebraska's Groundwater Law Turns 90," The Nebraska Lawyer Magazine, November 2023
- "Seven Best Practices for Making Mixed Use of Cattle Grazing Land," Progressive Cattle, July 2023
- "After AltEn Spill, Legal Claims Sink In," Nebraska Lawyer, June 2022
- "Severance: Ownership of Land and the Right to Withdraw Groundwater in Nebraska," 23 U. Denv. Water L. Rev., 2020
- "Engineering a Water Case and Ethical Considerations," 22 U. Denv. Water L. Rev. 847, 2019
- "Not All Aguas Caliente: Proposing the Winters Groundwater Test," 98 Neb. L. Rev. 220, 2019

Recent Speaking Engagements

- "Agricultural, Natural Resources, Environmental, & Energy Law Section Seminar," Nebraska State Bar Association Annual Meeting, La Vista, NE, October 2024
- "Permitting a Carbon Capture, Transportation and Storage Project," The American Coalition for Ethanol Biofuels Conference 2024, Aug. 2024
- "Environmental Permitting a Carbon Capture and Storage Project," National Carbon Capture Conference & Expo, Des Moines, IA, November 2023
- "What Real-Estate Agents Should Know about Environmental Law," Omaha, Nebraska, November 2023
- Moderator, "Everything Everywhere All At Once: Updating Your Transactional Toolkit for Managing Expanding Environmental Risks," ABA Fall Conference, Washington, DC, October 2023
- "PFAS: How Are They Regulated and Where Are They Headed," Nebraska State Bar Association Annual Meeting, La Vista, NE, October 2023
- "Why Water, Wastewater and Solid Waste Utilities Should Care About New PFA Regulation," 2023 League of Nebraska Municipalities Utilities/Public Works Management Conference, Lincoln, NE, November 2022



REPORT TO MAYOR & COUNCIL PERSONS

FROM ANTHONY NUSSBAUM
CITY ADMINISTRATOR

REGARDING Renewal of Master Service Agreement with RS Electric DATE December 31, 2025

During the prior fiscal year, the City utilized RS Electric to provide dock crew services while the Electric Distribution Line Crew was understaffed. While City staff perform all day-to-day electric distribution operations, maintaining master service agreements with qualified contractors provides flexibility for specialized work, equipment limitations, and mutual aid support during storm or emergency events.

The proposed renewal establishes service rates only and does not guarantee or authorize any work. Any future services would be procured in accordance with budget and normal City procurement policies.

The Board of Public Works reviewed the agreement and, at its regular meeting on December 18 with unanimous recommended approval. The Board is also engaging additional electric contractors for future Council consideration.

Respectfully,

Anthony Nussbaum
City Administrator/Clerk/Treasurer



Proposal for Electrical Work

TO: City of Fall City, NE
ATT: Trevor Campbell

Proposal# 1211251
Date: 12/11/2025

We hereby propose to furnish labor and equipment rates to the City of Fall City, Nebraska. For general line construction, maintenance, and storm restoration. Work shall be performed in accordance with our agreement with the local union. Work to be performed in a safe and professional manner. RS Electric Utility Services is fully bonded and insured for your protection. Our employees are CDL Qualified and receive on going safety training, first aid and CPR. Our foreman trucks are equipped with on board AEDs.

We appreciate the opportunity to continue to support the city of Fall City, Nebraska

Scope of Work: Time and Material Rates

Please see the attached Labor and Equipment rate sheets

Due to the current shortage of qualified lineman in the area there is a per diem being paid/charged to attract and retain qualified lineman. This will be invoiced as a separate line item and is not included in the rates attached. We will notify the city regarding any future changes in this charge.

Note: Rates are effective until 12/31/2026.

Additional equipment rates @ 2022 2023 NECA Tool and equipment rates.

Material @ cost plus 15%.

Per diem @ cost, including hotels, meals, etc.

Note: Tax (if applicable) is not included in the above rates.

The price for the work described above will be billed as stated, payable on the following terms: Billed by the 25th and paid by the 10th of the following month. By offering this proposal, RS Electric Utility Services does not automatically accept any terms and conditions unless accepted in writing. This proposal is void if not accepted in writing within 30 days after the date noted at the top of the proposal.

Accepted By: _____
(City of Fall City, NE)



(Chief Estimator)

Date: _____

R/S Electric Utility Services
(Contractor)



Labor	ST	OT	DT
General Foreman	\$127.32	\$190.98	\$254.64
Foreman	\$122.30	\$183.45	\$244.60
Journeyman	\$112.30	\$168.45	\$224.60
Operator	\$102.52	\$153.77	\$205.03
Groundman	\$73.96	\$110.95	\$147.93
App 7	\$102.30	\$153.45	\$204.60
App 6	\$97.30	\$145.96	\$194.61
App 5	\$92.30	\$138.45	\$184.60
App 4	\$87.29	\$130.94	\$174.59
App 3	\$82.30	\$123.45	\$164.59
App 2	\$77.29	\$115.94	\$154.58
App 1	\$72.30	\$108.44	\$144.59
Mechanic	\$102.52	\$153.77	\$205.03
Safety Officer	\$112.30	\$168.45	\$224.60
Project Manager/Coordinator	\$127.33	\$190.99	\$254.66

Equipment Description	Hourly Rate
46' Material Handler Bucket	\$30.12
60' Material Handler Bucket	\$30.90
Digger Derrick 47' SH	\$32.57
Pole Trailer	\$8.40
Pick-up	\$13.50
Flatbed Truck 1 Ton	\$18.06
Back yard Machine w/Trailer	\$39.00
Dump Trailer	\$8.50
Vacuum Machine w/ Trailer	\$43.00
Skid Steer	\$19.00
Powered Reel cart	\$11.47
Wire Puller 1 Drum	\$31.71
Wire Puller 4 Drum	\$40.79
Wire Tensioner 4 Reel	\$38.22
Bull Wheel Tensioner	\$31.52
Flatbed Trailer	\$5.25

REGULAR MEETING OF THE FALLS CITY BOARD OF PUBLIC WORKS

December 18th, 2025

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 18th day of December 2025 at 5:30 o'clock P.M. Present were: Board Members: Koopman, Johansen, Froeschl, Joy, Rieger. Absent: None. Trevor Campbell 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 Chairperson 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 Chairperson and Board of this meeting. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public. The Chairperson 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.

PUBLIC WORKS DIRECTOR REPORT

Trevor Campbell gave the Public Works Report. No action was required.

CONSENT AGENDA

A motion was made by Joy and seconded by Froeschl to approve the consent agenda as follows: *WHEREAS*, certain business of the Board of Public Works of the City of Falls City (City) transpires on a regular and routine basis or is not of controversial nature; and *WHEREAS*, roll call votes on each individual issue greatly extend the meeting time. *NOW, THEREFORE, BE IT HEREBY RESOLVED* BY the Board of Public Works that in the interest of economizing time, yet complying with the Public Meeting Laws of the State of Nebraska, which require roll call voting, the following issues are hereby consolidated in this Consent Resolution: *1. BE IT FURTHER RESOLVED* BY the Board of Public Works that the minutes from the December 4th, 2025, meeting is hereby approved. *2. BE IT FURTHER RESOLVED* BY the Board of Public Works that the agenda for December 18th, 2025, is hereby approved. *3. BE IT FURTHER RESOLVED* BY the Board of Public Works that the Consent Agenda for December 18th, 2025, is hereby approved. Roll was called on this motion and the members voted as follows: "YEA" Koopman, Johansen, Froeschl, Joy, Rieger. "NAY" None. "ABSENT": None. Motion carried.

REVIEW AND ADOPT UPDATED UTILITY EXTENSION RESOLUTION AND ADD INCLEMENT WEATHER POLICY FOR FALLS CITY UTILITY CUSTOMERS

A motion was made by Joy and seconded by Froeschl to adopt the updated utility extension resolution with the newly added inclement weather policy for Falls City Utility customers as amended. Roll was called on this motion and the members voted as follows: "YEA" Koopman, Johansen, Froeschl, Joy, Rieger. "NAY" None. "ABSENT": None. Motion carried.

RESCHEDULING OF REGULAR BOPW MEETINGS CONFLICTING WITH CALENDAR YEAR 2026 HOLIDAYS

A motion was made by Froeschl and seconded by Johansen to cancel the January 1, 2026, meeting. Roll was called on this motion and the members voted as follows: "YEA" Koopman, Johansen, Froeschl, Joy, Rieger. "NAY" None. "ABSENT": None. Motion carried.

REQUEST APPROVAL FOR THE RENEWAL OF THE MASTER SERVICE AGREEMENT WITH RS ELECTRIC FOR CALENDAR YEAR 2026

A motion was made by Froeschl and seconded by Rieger to approve the renewal of the Master Service Agreement with RS Electric for Calendar Year 2026. Roll was called on this motion and the members voted as follows: "YEA" Koopman, Johansen, Froeschl, Joy, Rieger. "NAY" None. "ABSENT": None. Motion carried.

MEETING ADJOURNED AT 6:51 PM

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 Chairperson and Board on December 18th, 2025, 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.

(SEAL)

CITY CLERK

SECRETARY

CHAIRPERSON

**REPORT TO MAYOR & COUNCIL PERSONS****FROM** **ANTHONY NUSSBAUM**
CITY ADMINISTRATOR**REGARDING** CCCFF 2026 Grant Application Summary**DATE** December 31, 2025

The purpose of this item is to inform the City Council of the City's intent to pursue funding through the 2026 Civic and Community Center Financing Fund (CCCF) program in partnership with the Falls City Creative District. The Falls City Amphitheater Park is a proposed downtown public improvement intended to enhance community gathering space, support arts and cultural programming, and contribute to downtown economic vitality. The project is located adjacent to the Falls City Library and Arts Center and has been developed in partnership with the Falls City Creative District and other community stakeholders.

The City previously submitted an application for this project during the 2025 CCCFF grant cycle. While the project was not selected for funding, state reviewers cited strong project readiness, local support, and partnerships and encouraged resubmittal in a future funding cycle.

The deadline for submission of a full 2026 CCCFF application is February 15, 2026. Although the City Council is scheduled to meet on February 2, 2026, that meeting does not provide sufficient time to finalize and upload the complete application following Council action. As a result, advance authorization is requested to ensure eligibility for the 2026 funding cycle.

The 2026 CCCFF program requires a minimum cash match of \$375,000. To date, \$265,000 has been generated, consisting of:

- A \$200,000 funding commitment from the Stalder Foundation; and
- Donation of the project site property, which may be applied as eligible in-kind match.

The remaining cash match required to meet program thresholds will be fundraised by the Falls City Creative District.

This action does not commit any City cash funds. The requested authorization is limited to submission of the grant application. Acceptance of any award or future City financial participation would require separate City Council approval.

Requested Action: Approve the resolution authorizing submission of the Letter of Intent and the full 2026 CCCFF grant application for the Falls City Amphitheater Park.

Respectfully,

Anthony Nussbaum
City Administrator/Clerk/Treasurer



RESOLUTION NO. _____

**AUTHORIZING SUBMISSION OF A LETTER OF INTENT AND FULL GRANT APPLICATION
FOR THE 2026 CIVIC AND COMMUNITY CENTER FINANCING FUND (CCCF)**

Whereas, the City of Falls City, NE ("City") previously submitted a CCCFF application for this project in the 2025 grant cycle, which was not selected for award due to the competitive nature of the program, despite favorable evaluation related to project readiness, partnerships, and local support; and

Whereas, the Nebraska Department of Economic Development requires submission of a Letter of Intent in advance of a full application, and the attached Letter of Intent outlines the proposed project and anticipated request for the 2026 CCCFF grant cycle; and

Whereas, the deadline for submission of the 2026 CCCFF full application is February 15, 2026, and while the City Council will meet on February 2, 2026, that meeting does not provide sufficient time to complete, finalize, and upload the full grant application following Council action; and

Whereas, the 2026 CCCFF program requires a minimum cash match of \$375,000, of which \$265,000 has already been generated through a \$200,000 commitment from the Stalder Foundation and the donation of the project site property, which may be applied as eligible in-kind match; and

Whereas, the remaining cash match necessary to meet the CCCFF requirement shall be fundraised by the Falls City Creative District, and the City of Falls City is not committing any City cash funds toward the project as part of this authorization;

Therefore, be it resolved by the Mayor and City Council of the City of Falls City, NE, that:

1. The City Council hereby approves the Letter of Intent for the 2026 CCCFF application and authorizes its submission.
2. The City Council hereby authorizes the City Administrator or his designee to prepare and submit a full CCCFF grant application for the Falls City Amphitheater Park for the 2026 grant cycle prior to the February 15, 2026 deadline.
3. This resolution does not authorize the expenditure or obligation of City cash funds, and acceptance of any grant award or future city financial participation, if any, shall require separate City Council approval

PASSED AND APPROVED this _____ day of January, 2026.

ATTESTED TO:

CITY OF FALLS CITY

Clerk

Mayor



January 5, 2026

Tia Loftin, CCCFF Program Coordinator
Nebraska Department of Economic Development
245 Fallbrook Blvd, Ste. 002
Lincoln, NE 68521

RE: Letter of Intent to Apply
2026 CCCFF Application Cycle

Dear Ms. Nickerson:

This letter is formal notice to the Nebraska Department of Economic Development that the City of Falls City, NE intends to apply for an award through the Civic and Community Center Financing Fund program. After reviewing the CCCFF Application & Program Guidelines, we are aware that, if awarded, CCCFF monies cannot account for more than fifty percent (50%) of total project costs and costs incurred prior to an award are ineligible. In addition, the City of Falls City, NE has a general accounting system in place to track project costs and expenditures.

CCCFF Application Summary	
PROJECT/APPLICATION NAME	Falls City Amphitheater Park
PROJECT TYPE (select one)	<input type="checkbox"/> Planning <input checked="" type="checkbox"/> Construction
HISTORIC PROPERTY ACKNOWLEDGEMENT (select one)	<input checked="" type="checkbox"/> YES, project involves one or more properties 50 years old or older <input type="checkbox"/> NO, project does NOT involve properties 50 years old or older
ESTIMATED TOTAL PROJECT COST	\$875,000.00
ANTICIPATED CCCFF GRANT REQUEST AMOUNT	\$375,000.00

The Falls City Amphitheater Park is a transformative project designed to enhance community engagement, cultural enrichment, and economic vitality in downtown Falls City. Located adjacent to the Falls City Library and Arts Center, this park will serve as a vibrant hub for public events, performances, and recreational activities. The project includes a permanent stage, festival lawn, public art installations, enhanced streetscaping, and year-round public restrooms. In submitting this revised letter of intent, we understand and acknowledge the following statutory requirements, which are discussed in the CCCFF Application & Program Guidelines:

1. Our Project conforms with one or more of the defined eligible facilities.
2. Our Project conforms with the ownership and location requirements.
3. Attached to this letter is a Historic Properties/SHPO Compliance Form.
4. The amount of our anticipated grant request falls within the applicable award floor and award ceiling for the type of grant being requested.

Should any of our Project information change between the date of this letter and our full application, those details will be so noted upon its submission.

Sincerely,

Mark Harkendorff, Mayor
Chief Elected/Authorized Official

CC: Amber Holle, Executive Director of Falls City Creative District



ONLINE SECTION 106 PROJECT FORM FOR
INDIVIDUAL STANDING STRUCTURES

History - Nebraska	NESHPO Use Only
RECEIVED	Date Received
	HP Number
DEC 16 2024	
2402-001-01	

Submission of a completed Project Information Form with adequate information and attachments constitutes a request for review pursuant to Section 106 of the National Historic Preservation Act of 1966 (as amended). More information may be required to adequately complete the Section 106 process. Submit completed form to HN.HP@nebraska.gov.

NOTE: Section 106 regulations provide for a 30-day response time by the Nebraska State Historic Preservation Office from the date of receipt.

PROJECT NAME (If applicable)

Outdoor Amphitheater Park (Previously submitted as City Park 1506 Stone)

COUNTY

Richardson

STREET ADDRESS (No P.O. Box Numbers)

1506 Stone Street

PROJECT NUMBER

(If applicable)

24-1002

CITY

Falls City

FEDERAL AGENCY OR DESIGNEE

City of Falls City, NE

CONTACT PERSON

Anthony Nussbaum

CITY, STATE ZIP

2307 Barada Street, Falls City, NE 68355

TELEPHONE

+1 (402) 245-2851

EMAIL (for response)

a.nussbaum@fallscityne.us

PROJECT DESCRIPTION

Briefly describe the overall project.

The proposed park will activate and improve a currently vacant lot within Falls City's Historic Downtown District, while also providing infrastructure for public programming such as concerts, the farmer's market, street dances, and yoga classes. On non-event days, the park will provide for the daily needs of Falls City's residents. The project will include a stage attached to an existing building, which will be used for park and city storage. An open lawn that serves the stage during events and acts as a daily flexible space for other programming and general use. A festival lawn that can be isolated for special events, locations for sculptural and visual public art, concessions and restroom building. Enhanced streetscaping along Stone Street, which aligns with previously completed streetscaping improvements on adjacent blocks, contributing to a cohesive downtown character. See included site concepts and photos.

DESIGNATIONS

To the best of your knowledge, is the structure any of the following?

Listed Individually on the National Register Listed within a National Register Historic District

Designated Local Landmark Designated Local Landmark District

PHOTOGRAPHS

Please provide photographs of all structures. Photographs of neighboring or nearby buildings are helpful. Go to page 2 to insert photo(s).

NESHPO USE ONLY

Nebraska SHPO Determination

Site Number: RH03-HD002

No potential to cause effects

Adverse effect (More consultation needed)

No historic properties affected

The SHPO requests additional information (see attached)

No adverse effect


Jade Mandoca
Review & Compliance Coordinator
State Historic Preservation Office, Nebraska State Historical Society

Date 1/10/2025