

**MINUTE RECORD**  
**GIBBON CITY COUNCIL**  
**Monday, July 11, 2022**

The Gibbon City Council, Buffalo County, Nebraska met in open public session at 7:00 p.m. at City Hall on Monday, July 11, 2022. Notice of the meeting was given in The Shelton Clipper on July 7, 2022, and by posting at Gibbon City Hall, Gibbon Post Office and Gibbon Exchange Bank.

Mayor Deb VanMatre called the meeting to order at 7:00 p.m. The Pledge of Allegiance was recited. The Open Meetings Notice is posted on the north wall of the Council Chambers. The City of Gibbon abides by the Open Meetings Act in conducting business.

Roll Call: Jeff Burmood: Present  
          Bob Krier: Present  
          Leon Stall: Present  
          Derrick Clevenger: Present  
Present: 4: Absent: 0

Submittal of Requests for Future Items: None

Reserve Time to Speak on Agenda Items: Kevin Kraenow

**Presentations and Proclamations:**

Buffalo County Sheriff Department— Captain Anderson: Captain Anderson reported this is the busy time of year with outdoor activities going on and more folks out and about. The department is looking to hire a couple employees. One CSO may be moving to the check point at Buffalo County Offices so they will be replacing him. They have good applicants to fill this position. The most recent issue is the cattle truck trailers leaving manure on the streets. Captain Anderson will reach out to other communities who have this type of traffic to see how they handle this problem. We need to come up with a solution and a way to enforce as ultimately it is the truck driver's responsibility to contain the loads.

Mayor Report—Deb VanMatre: Mayor VanMatre gave a brief report on city operations. The Fourth of July celebrations went well. City crews had all the preparations complete. The parks, street painting, flags up and barricades for the parade were all complete and the town looked nice. Bob Krier complimented the city employees for their work in preparing the city for this event.

Mayor VanMatre gave an update on the cemetery directory progress. The pad for the directory has been poured, electrical is there and the directory will be set on Wednesday. Sidewalks were poured this week.

Mayor VanMatre informed the Council that the treasurers report will be presented at the July 25<sup>th</sup> meeting along with keno, sales tax and other reports. The Mayor and Susan Tonniges will begin budget planning on Wednesday.

Mayor VanMatre went over the agenda items including the final approval of the purchase of Buffalo Chipz, the Fire Hall construction project, and the rural fire board funding. She provided and update on the Willis subdivision and the recommendation to allow him to move forward on the east side with more homes being built. She let the council know that twenty letters were sent out on nuisance properties prior to the May cleanup day. Since then, there are currently twelve properties that are still considered nuisance properties and they will be contacted again. Letters were mailed to those affected by the new ordinance on parking, allowing them sixty days to come into compliance. Mr. Kraenow and the council had a number of questions regarding the procedures for handling nuisance properties.

Consent Agenda:

A motion was made by Leon Stall to approve the Consent Agenda, seconded by Derrick Clevenger.

Leon Stall: Yea; Derrick Clevenger: Yea; Bob Krier: Yea; Jeff Burmood: Yea  
Yea: 4; Nay: 0. Motion carried.

The items approved in the Consent Agenda were as follows:

Minutes of the June 27, 2022, Council Meeting

Claims for the Month of July

Buffalo County Sheriff Department Report

Gibbon Volunteer Fire Department

Planning Commission Report

Building Permit 2022-23—Ron Robinson—800 Hershey Street—Deck Repairs/Stairs

Building Permit 2022-24—Clay Coslor—610 7<sup>th</sup> Street--Fence

Building Permit 2022-25—Yesenia T Arias—206 LaBarre Street—Fence/Sidewalk

Building Permit 2022-26—Robert Wagnitz—18 Garfield Street—Addition/Accessory building/Fence

Building Permit 2022-27—Cy Rayburn—520 River Street—Deck/Fence

Resolutions and Motions:

A motion was made by Leon Stall to approve Resolution No. 2022-08—Authorizing the Purchase of the Real Property Commonly Known as Buffalo Chipz, seconded by Jeff Burmood.

Resolution No. 2022-08

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GIBBON, BUFFALO COUNTY, NEBRASKA, authorizing the purchase of the real property commonly known as Buffalo Chipz.

WHEREFORE,

Section 1. The City of Gibbon has proposed to purchase for \$500,000 the real property commonly known as Buffalo Chipz and legally described as follows:

A tract of land being part of the Southwest Quarter of the Northeast Quarter of Section 24, Township 9 North, Range 14 West of the 6th P.M., Buffalo County, Nebraska, being more particularly described as follows: Referring to the Northwest Corner of the Southwest Quarter of the Northeast Quarter of said Section 24 and assuming the North line of said Southwest Quarter of the Northeast Quarter as bearing S89°31'23"E and all bearings contained herein are relative thereto; thence S89°31'23"E on the aforesaid North line a distance of 33.0 feet to the ACTUAL PLACE OF BEGINNING, said place of beginning being on the East line of a public road; thence continuing S89°31'23"E on the afore described course a distance of 445.0 feet; thence South, parallel with the West line of said Southwest Quarter of the Northeast Quarter a distance of 400.0 feet; thence N89°31'23"W, parallel with the aforesaid North line a distance of 445.0 feet to a point on the East line of a public road; thence North on the aforesaid East line a distance of 400.0 feet to the place of beginning; EXCEPTING HOWEVER, the East 130.0 feet thereof, commonly known as 1029 Court Street, Gibbon, Nebraska.

Section 2. After proper notice, a public hearing was held on the proposed purchase of said real property.

Section 3. No remonstrance petition has been filed objecting to such purchase.

Section 4. A certified appraisal for such real property was obtained indicating a value greater than \$500,000.

BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GIBBON, BUFFALO COUNTY, NEBRASKA:

That the City of Gibbon purchase the above-described real property for \$500,000.

Leon Stall: Yea; Jeff Burmood: Yea; Derrick Clevenger: Yea; Bob Krier: Yea

Yea: 4; Nay: 0. Motion carried.

A motion was made by Derrick Clevenger to approve Resolution 2022-09—Temporarily Closing Public Street for the Exchange Bank Customer Appreciation BBQ, seconded by Bob Krier.

Resolution 2022-09

RESOLUTION TEMPORARILY CLOSING PUBLIC STREET

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF GIBBON, NEBRASKA that LaBarre Street from Front Street to the alley between Front Street and 1<sup>st</sup> Street will be closed to vehicular traffic on September 15, 2022 from 2:30 p.m. to 8:00 p.m. for a Customer Appreciation BBQ for Exchange Bank.

Derrick Clevenger: Yea; Bob Krier: Yea; Jeff Burmood: Yea; Leon Stall: Yea

Yea: 4; Nay: 0. Motion carried.

A motion was made by Derrick Clevenger to require the repair of any damage to the Buffalo Chipz building due to the removal of personal property to be at the current owner's expense, seconded by Jeff Burmood.

Derrick Clevenger: Yea; Jeff Burmood: Yea; Leon Stall: Yea; Bob Krier: Yea  
Yea: 4; Nay: 0. Motion carried.

A motion was made by Derrick Clevenger to approve the request by Willis Construction to continue the housing development on the east side of Turkey Drive with the understanding that all identified and agreed upon deficiencies will be completed, seconded by Bob Krier.

A motion was made by Leon Stall to amend the motion to permit the twenty-five (25) foot width of the street with parking only on the west side, seconded by Jeff Burmood.

Leon Stall: Yea; Jeff Burmood: Yea; Bob Krier: Yea; Derrick Clevenger: Yea  
Yea: 4; Nay: 0. The amendment to the motion carried. Action on the motion as amended followed. Leon Stall: Yea; Jeff Burmood: Yea; Bob Krier: Yea; Derrick Clevenger: Yea  
Yea: 4; Nay: 0. Motion as amended carried.

A motion was made by Jeff Burmood to allow the use of Rosen Park on Saturday, August 13, 2022 by the Gibbon Volunteer Fire Department for their Annual BBQ Fundraiser, seconded by Leon Stall

Jeff Burmood: Yea; Leon Stall: Yea; Bob Krier: Yea; Derrick Clevenger: Yea  
Yea: 4; Nay: 0. Motion carried.

A motion was made by Leon Stall to approve a Special Designated Liquor License for the Gibbon Volunteer Fire Department BBQ and Street Dance on August 13, 2022, seconded by Derrick Clevenger.

Leon Stall: Yea; Derrick Clevenger: Yea; Bob Krier: Yea; Jeff Burmood: Yea  
Yea: 4; Nay: 0. Motion carried.

A motion was made by Leon Stall to enter into closed session for the purpose of protecting the public interest with respect to contract negotiations, seconded by Derrick Clevenger.

Leon Stall: Yea; Derrick Clevenger: Yea; Bob Krier: Yea; Jeff Burmood: Yea  
Yea: 4; Nay: 0. Motion carried.

The Mayor, Council and City Attorney moved into closed session at 8:22 p.m.

A motion was made by Bob Krier to return to open session at 8:41 p.m., seconded by Jeff Burmood. The purpose of the closed session was to protect the public interest with respect to contract negotiations.

Bob Krier: Yea; Jeff Burmood: Yea; Leon Stall: Yea; Derrick Clevenger: Yea  
Yea: 4; Nay: 0. Motion carried.

Other Items:

The Council will meet on Monday, July 25, 2022, at 7:00 p.m. at City Hall.

The next regular Council Meeting will be on Monday, August 15, 2022, at 7:00 p.m. at City Hall.

Adjourn:

A motion was made by Derrick Clevenger to adjourn the meeting, seconded by Jeff Burmood.

Derrick Clevenger: Yea; Jeff Burmood: Yea; Bob Krier: Yea; Leon Stall: Yea  
Yea: 4; Nay: 0. Motion carried.

Mayor VanMatre adjourned the meeting at 8:42 p.m.

Pamela Rasmussen



City Clerk

Deborah VanMatre



Mayor

SEAL

