

**Osmond City Council Meeting Minutes
Monday, January 13, 2025**

A meeting of the Mayor and City Council of the City of Osmond, Nebraska, was held at the Conference Room at 325 North State Street, in said City on the 13th day of January, 2025, at 7:00 o'clock p.m. Present were: Mayor Dennis M. Kuhl. Council Members: Dennis Haselhorst, Douglas A. Schmit, Daniel E. Timmerman, Neil E. Wattier. Absent: none. Notice of the meeting was given in advance thereof by publication. Notice of this meeting was given to the mayor and all members of the Council and a copy of their acknowledgment of receipt of notice and the agenda are on file at the City Clerk's office. Availability of the agenda was communicated in the advance notice and in the notice to the Mayor and Council of this meeting. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public.

Mayor Kuhl publicly stated to all in attendance that a current copy of the Nebraska Open Meetings Act was available for review and indicated the location of such copy posted in the room where the meeting was being held.

Minutes of the December 9, 2024 regular meeting were prepared and sent to Council Members. Councilman Haselhorst motioned to approve the minutes as printed. Seconded by Councilman Timmerman. Roll call vote: Wattier, yea; Schmit, yea; Timmerman, yea; Haselhorst, yea. Voting nay: none. Motion carried.

Ryan Nickel, with Viaero Fiber Network, presented to council the proposed fiber route for the new tower going up on 4th Street. Their hope is to start running the fiber from the tower north of town to the new tower site starting the first week in February, depending on frost conditions, and have the entire project completed by the first week of March. Clerk Timmerman informed council all necessary permitting for the City was completed during their conditional use permit application process and to her knowledge from conversations with the maintenance crew there were no City utility conflicts. After a bit more discussion council thanked Mr. Nickel for his time.

The city's annual health insurance policy is up for renewal on March 1, 2025. Currently, the city has Medica as their carrier. Agent Josh Sirek provided new monthly premium totals for employees currently using our health insurance coverage and stated that there was only a 3.2% increase to the premiums and doesn't recommend switching to any other plan. Councilman Schmit made a motion to approve the renewal plan of MIC NTL NE 3300-0% - HSA with 100% Preventive RX Gold with a premium of \$5898.72, seconded by Councilman Haselhorst. Roll call vote: Wattier, yea; Schmit, yea; Timmerman, yea; Haselhorst, yea. Voting nay: none. Motion carried.

Mayor Kuhl announced the following 2025 appointments: Dr. Tony Miller (Heartland Vet Clinic, Plainview) to the Health Board to replace retired Dr. Paul Oltjenbruns and Barb Johnson to the Park Board.

The lease agreement for the community sign came back before council with just a few minor changes still needing to be completed before Council's approval. Clerk Timmerman stated it will come back at the February meeting with all the final updates. She also asked how soon Council would have a document to review on the community sign partnership with the school. Councilman Schmit mentioned there is an agreement in the works and hopes to bring it before council in the coming months.

Next, Clerk Timmerman informed council that the city attorney had just sent back the final resolution to be adopted on reclaiming all the cemetery plots. She presented to Council Resolution 2025-2 Reclaiming City of Osmond abandoned cemetery lots. Councilman Timmerman moved for the adoption of said resolution to reclaim abandoned cemetery lots. Seconded by Councilman Haselhorst. Roll call vote: Haselhorst, yea; Timmerman, yea; Schmit, yea; Wattier, yea. Voting nay: none. Motion carried.

RESOLUTION #2025-2

Resolved, that it is in the best interests of the City of Osmond, Nebraska, that the abandoned cemetery lots in The Osmond Cemetery of Osmond, Pierce County, Nebraska, be obtained pursuant to Sections 12-701 and 12-702 of the Nebraska statutes, by reason of which it is hereby resolved that the notice attached to this Resolution shall be published in the Osmond Republican to carry out the return of such lots to the City of Osmond, Nebraska.

ADOPTED at Osmond, Nebraska this 13th day of January 2025.

Dennis Kuhl, Mayor

Brittney Timmerman, City Clerk

Notice is hereby given that (1) proceedings have been initiated by the City of Osmond, Nebraska to revest all rights to the following cemetery lots in the City of Osmond, Nebraska, (2) the owners of the following cemetery lots may, within 30 days after the last date this Notice has been published, file with the Osmond, Nebraska City Clerk, a statement in writing explaining how rights in the lots were acquired and such person desires to assert interment rights in the lots and (3) a general description of the title reversion proceedings to be undertaken is that the City of Osmond, Nebraska, shall bring an action in the District Court of Pierce County, Nebraska, to have the rights of the parties in such lots or parcels terminated and the property restored to the City of Osmond, Nebraska, free of any right, title or interest of all such defaulting parties, or their heirs, administrators, personal representatives, legatees, devisees, trustees, beneficiaries or assigns. Such action in all other respects shall be brought and determined in the same manner as other actions to determine title to real estate. The relevant lot numbers, descriptions and names of the lot owners, if known, are as follows:

City of Osmond Cemetery Plots to Reclaim				
Block	Lot	Plots	Year Purchased	Owner
1	12	4-6	Unknown	Sextons
2	1	4-6	Unknown	Magnor Easthoare
2	3	1,4,5	1948	Matt Goeden
2	5	4-6	1946	Oliver Dredge
2	7	4-6	1947	Vernon Dredge
2	8	1, 4	1944	William Moore
2	9	3, 6	1944	Charles Young
2	11	2-6	1944	Lois & William Minert
2	12	4-6	1943	Bert Davis
2	19	3-6	1936	Mrs. F.W. Meyers
2	24	3-6	1955	Fred Schaefer
2	28	1-6	Unknown	Brock
3	1	1-6	1976	Milford Wecker
3	2	2-6	1952	Dale Buol
3	3	4-6	1951	Lyle Schaefer
3	7	1-3	1955	Henry Kahler
3	9	1-3	1916	Hans Albrecht
3	10	1, 2	1931	John Albrecht
3	14	4-6	1910	Wm Beckman

3	15	1,3,4-6	1911	Freida Karner
3	17	1,4	1910	Alvina Mehrens
3	19	4-6	1919	Wm Lorenz
3	23	3,6	1920	Floyd Yost & Joe Baer
3	25	3,6	1950	Gus Golter
3	26	1-6	1917	John Mohr
4	2	4-6	1949	Frank Tegemeir
4	4	3-6	1917	Chris Mohr
4	7	3-6	1901	John Rehder
4	8	1-6	Unknown	Christ Petersen
4	9	1,3,4-6	1901	JR Smathers
4	10	2-6	1899	Henry Pfanstiel
4	11	3-6	1898	James Davis
4	12	4-6	1897	Anna Petersen
4	14	2-9,11-17	1895	EC Haas
4	17	3-6	1914	Henry Melcher
4	19	5,6	1919	Harry Albers
4	20	4,5	1919	Carl Blunck
4	21	4-6	1922	Paul Buol
4	22	4-6	1923	Fred Lucas
4	23	1-6	Unknown	Clyde Dobbin
5	1	1-3, 6	1926	August Schneider
5	3	2-6	1901	Nick Engle
5	4	1,2	1954	Mary Koppelman
5	6	4-6	1923	EM Barrett
5	7	5,6	1911	Peter Albers
5	8	1,4,5	1908	Rosa York
5	11	3,6,7,10-12,15,16	Unknown	WF Bogenhagen
5	12	1-4, 8-12	1901	Anton Sorenson
5	13	2,4-6	1894	Otto Bruegman
5	15	4-6	1894	Louis Hausworth
5	16	4-6	1899	Henry Minert & J. Scott
5	17	1,4-6	1906	John Minert
5	18	4-6	1909	Henry Martin
5	19	4-6	1914	John Minert Jr.
5	20	4,5	1934	August Schroerluke
5	21	3-6	1936	WS Dredge
5	22	1,3	1906	Nick Wecker
5	23	4-6	1895	Edward Zeurcher
6	17	1-6		JK Bayer
6	18	4-6		AM Blackmer
6	19	4-6		Denny Turner
6	20	4		Herb Turner
6	20	5,6		Swede Nelson
6	21	2-6		DA Senift

6	22	4-6		Alanzo Snyder
6	23	3-6		Emma Schlanger
6	24	2,3,6		William Hank
6	25	4-6		CJ Christensen
6	26	4-6		Hugh Albers
6	27	4-6		W.H. Newhard
7	9	3-6	1959	John & Harry Thomsen
7	11	1-3,6	Unknown	Wahlstrom
7	12	1-3,5,6	1952	John Folkers
7	13	1-3	1917	Grover J. Wiekins
11	2	4-6	1895	John Suckstorff
11	4	1-6	Unknown	Peter Knudsen
11	5	4-6	1901	Peter Goettsch
11	9	1,2,4-6	Unknown	Jim Kline
11	22	1,2,4-6	1913	Eli Hamer
11	23	3,6	1913	Dr. E.H. Whitehead
11	25	4,5	1901	John Nelson
12	1	1,6-8,10-16	1919	H.L. Matteson
12	2	1-6	Unknown	E.N. Booth
12	5	1-3,5,6	1910	W.A. Barnes
12	7	1,2,4-6	1898	RJ Chrystal
12	8	1,2,4-6	1899	C Anderson
12	11	1-3	1948	Fred Kroupa
12	15	1-6	1950	Ren Kroupa
12	16	1-6	1925	Clarence Fisher
12	17	2-6	Unknown	JB Swan
12	20	4-6	1903	WA Tawney
12	22	1,3,4-6	1899	WD Sidnam
12	24	1-11	Unknown	HF Barnhart
13	1	1-5,7	1906	John Siemsen
13	2	1,2,4,5	1904	John Senn
13	3	4-6	1903	Ingiber Nicolaisen
13	5	4-6	1905	JR Long
13	6	1-5	Unknown	AM Day
13	7	1-6	Unknown	Harry Fullen
13	8	1-3,5,6	1905	WJ Barnes
13	9	1-6	Unknown	Mitchell
13	11	4-6	1906	Herman Kumm
13	13	1,2,5	1899	Frank Zella
13	14	1-3,5,6	1895	John Stedry
13	16	5,6	1907	John Stedry
13	17	2-6	1903	AL Graham
13	18	3,4,6	1919	WS Adams
13	19	2-6	1901	Gen B. Weyhrich
13	21	2-6	1904	Geo Olson

13	22	2-6	1901	JC Scott
13	23	1-3	1933	Lousa J Farrow
13	24	3-8,10-16	1894	JA Ballantyne
14	1	2-6	1915	Jane Moore
14	2	4-6	1919	AR Miller
14	3	1,3,4-6	1919	WR Bruegman
14	5	4-6	1918	Ernest Rosberg
14	6	4-6	1919	Nick Riessen
14	8	1,2,4-6	1922	Sam Pearson
14	13	3-6	1925	Dr Mayer
14	15	1-6	1915	Paul Boelter
14	16	5,6	1928	Hans Hansen
14	18	4-6	1922	Ellen Tupper
14	19	4-6	1920	John Salisbury
14	20	1-3,5,6	1912	JR Bailey
14	21	1-5	1914	Edward Herbst
14	23	1,4,6	1906	James Canon
14	25	4,5	1917	John Mohr Jr
14	26	3-6	1918	TM Salisbury
14	27	2,4-6	1913	Emma Barchert
15	1	3,6	1919	Paul Schneider
15	4	4-6	1928	Oscar Johnson
15	6	4-6	1930	Rev Paddock
15	7	4-6	1930	Louis Weber
15	8	4-6	1931	Aldoph Kudera
15	10	4-6	1925	WM Bowling
15	12	4,5	1935	Floyd Barnett
15	13	4-6	1935	Raymond Becker
15	14	3-6	Unknown	John Peters
15	15	4-6	1939	Matt Sageser
15	16	5,6	1923	VJ Denk & Joe Beter
15	27	4,5	1918	Peter Petersen
16	1	1-6	1908	Wm Tucker
16	2	4,5	Unknown	Aug. Dittman
16	3	1-6	Unknown	HH Hansen
16	4	1-6	1912	Steven Gillispie
16	5	1,2,4-6	Unknown	Sue Schrum
16	7	1,4-6	Unknown	Otto Schlangen
16	8	4-6	1949	Joe Grause
16	9	1,4-6	1954	John Grause
16	11	1,3,4-6	Unknown	Leonard Wickizer

Councilman Haselhorst said updated plans for the City Cemetery directory will be presented to council at the May 12th council meeting.

Updates on vacant properties added a few extra properties to the list. Clerk Timmerman said a nuisance letter has been issued to another property owner, who now has until Thursday, January 16th to complete the action listed on the letter before fines will start accruing and turned over to the county court. Another property along Logan Street now has a deadline set by council to be demolished by March 31st. Mayor Kuhl spoke with the property owner along Highway 20 and stated they plan to demolish and remove it themselves and asked for some time to get it taken care of. Council all agreed they will work with the property owner since they are willing to address the structure as soon as possible. Two new properties were added to the list with one in the works to be demolished yet this year and another that the office will follow up with the owner on. This agenda item will continue forward to next month's meeting for updates.

Resolution 2025-1 came before the Council to explain the purpose of the Osmond Housing Authority Board. Councilman Timmerman moved for the adoption of said resolution for the Osmond Housing Authority Board. Seconded by Councilman Schmit. Roll call vote: Haselhorst, yea; Schmit, yea; Timmerman, yea; Wattier, yea. Voting nay: none. Motion carried.

Resolution 2025-1

RESOLUTION OF THE CITY OF OSMOND, NEBRASKA: IT IS HEREBY RESOLVED THAT, the City of Osmond, Nebraska, hereby declares that the Osmond Housing Authority Board was previously created and remains in full force and effect, the Members of said Board being as follows:

Grant Albers
Doug Ketelsen
Walter Aschoff
Jim Schmit
Kelly Hodson

Members of the Board are on a 3-year term, appointed by the Mayor. Three of the five members constitute a quorum. Such Board is an advisory Board, with the Osmond City Council having the final decision on the distribution of any funds.

Passed at the meeting of the City Council on the 13th day of January, 2025.

Dennis Kuhl, Mayor
Brittney Timmerman, City Clerk

After attending a meeting with the Housing Authority Board, Clerk Timmerman informed Council that the funds in their Osmond Rehab Fund account had been de-obligated from the State and no longer are regulated by Federal and State regulations. She said that both accounts the funds were in have been merged together and will remain in that account for qualified people in the community to apply for small, low interest loans for home repairs. After reviewing the current program guidelines and the suggested changes from the Housing Board Councilman Wattier made a motion to approve the changes to the program guidelines. Seconded by Councilman Timmerman. Roll call vote: Wattier, yea; Schmit, yea; Timmerman, yea; Haselhorst, yea. Voting nay: none. Motion carried.

Next, Council reviewed a housing reuse loan application that was submitted during the funds being de-obligated. Councilman Haselhorst made a motion to approve the application with the new changes to the program guidelines. Seconded by Councilman Wattier. Roll call vote: Wattier, yea; Schmit, yea; Timmerman, yea; Haselhorst, yea. Voting nay: none. Motion carried.

With personnel changes needing to be made to the employee life insurance policy Treasurer Timmerman wanted to get clarification as to which employees should be eligible to be added to the policy. She mentioned there hasn't been anything in any of the personnel policies and asked for clarification so it can be added and make the necessary changes to the current life insurance policy. After some discussion Councilman Wattier made a motion to add all full-time employees to the city's life insurance policy and add this change to our personnel handbook. Seconded by Councilman Schmit. Roll call vote: Wattier, yea; Schmit, yea; Timmerman, yea; Haselhorst, yea. Voting nay: none. Motion carried.

A billing error to a few new accounts was brought to council's attention by Treasurer Timmerman. She explained that three new accounts with meter sizes larger than one inch were added to the water billing during the past year and when the new information was entered into the billing accounts she was unaware that meters larger than one inch required an additional box to be changed. Timmerman stated she informed the property owners of the mistake, apologized for the unexpected bill and informed them she would take it before council to see what could be done. After some discussion amongst themselves, council agreed to let Mayor Kuhl speak with the property owners to decide how to correct the billing mistake. Treasurer Timmerman has since updated the training notes with all the information found out during the process to avoid these mistakes being made in the future.

R&M Lawn Care submitted information on services for 2025 at Poolside Park and the camper pads. Councilman Haselhorst suggested we contract for three applications at the city park for \$2,425.00 and the maintenance crew will take care of the camper pad area. Councilman Haselhorst made a motion for three applications at Poolside Park for a total cost of \$2,425.00. Councilman Schmit seconded the motion. Roll call vote: Wattier, yea; Schmit, yea; Timmerman, yea; Haselhorst, yea. Voting nay: none. Motion carried.

With the recent issues of vehicles being parked on streets during snow removal, Clerk Timmerman and the maintenance crew agreed the verbiage of the snow emergency policy needed to be changed. Council agreed that adding "A provision that automatically declares a snow emergency when" to part of the policy instead of the Mayor or Councilman Schmit declaring it a snow emergency. The policy verbiage will be added and an ad with the new policy will be run in the paper and on the City's Facebook page.

Next, Councilman Wattier asked that the pool staffing ad be run the beginning of February so all applications can be turned in by the March meeting to be reviewed. Council agreed to have the ad run the first week in February.

Mayor Kuhl informed council that a parcel of land in South Osmond has been donated to the city. He stated that the City attorney is in the process of finishing up the necessary documents and should have it all complete before the next council meeting. Treasurer Timmerman asked council to approve reimbursing Mayor Kuhl the appraisal cost on the property, that was needed to finish the donation. Councilman Wattier made a motion to reimburse Mayor Kuhl the cost of the appraisal. Seconded by Councilman Timmerman. Roll call vote: Wattier, yea; Schmit, yea; Timmerman, yea; Haselhorst, yea. Voting nay: none. Motion carried.

After reviewing the work comp audit documents, Treasurer Timmerman informed the council that there were some discrepancies and she hopes to have it finalized before the end of the week. Final update will be provided at the February meeting.

Treasurer Timmerman presented the last quarter profit and loss, budget vs actual to the council. After reviewing the report a few questions were answered on some of the expenses, Timmerman reminded council of where General Checking is sitting at for funds and reminded them during the winter month's income is limited. Assistant Treasurer Cindy Hoffman informed council of a recent newspaper article that said the City of Norfolk had a recent decrease in sales tax income over three months and they've considered cutting out major expenses that weren't necessary.

Treasurer Timmerman reported on total claims in the amount of \$74,495.33. Councilman Timmerman made a motion to approve to pay all non-conflicting bills, seconded by Councilman Haselhorst. Roll call vote: Haselhorst, yea; Schmit, yea; Timmerman, yea; Wattier, yea. Voting nay: none. Motion carried.

Motion was made by Councilman Wattier, seconded by Councilman Timmerman, to pay the bill submitted by Allstar Parts LLC and Northeast Tire and Trailer. Roll call vote: Haselhorst, yea; Timmerman, yea; Wattier, yea. Abstaining: Schmit. Voting nay: none. Motion carried.

After reviewing the November and December 2024 reconciliations and bank statements, council had no questions or concerns.

There were no building or floodplain permits to review.

Mayor Kuhl stated city sales tax for October 2024 was \$12,738.98 (of that amount \$1,090.72 is from motor vehicle tax).

Correspondences received were Christmas cards from Leon Herbolsheimer thanking the City Council for the Christmas remembrances, Jake Dugger with Maguire Iron and First National Bank. Also received was a letter from Frahm Construction Company letting the City know of services they provide and a letter from the LENRD informing us of the open application for their Community Forestry Incentive Program.

Police Chief Wells presented a short report on recent activity within the city including one report of theft of services, one report of vandalism, one report of suspicious activity, two questions regarding stolen items, two motorist assist and one report of a nuisance animal to name a few. Chief Wells informed council that the interlocal agreement with the City of Plainview to board impounded dogs has been finalized. A copy was provided to the Council and Councilman Timmerman made a motion to approve Mayor Kuhl to sign the interlocal agreement. Seconded by Councilman Haselhorst. Roll call vote: Wattier, yea; Timmerman, yea; Haselhorst, yea; Schmit, yea. Voting nay: none. Motion carried. Mayor Kuhl then asked about code/ordinances prohibiting semis being parked on asphalt streets and after some discussion Wells stated he will check into the matter and talk to the owner of the truck.

There were no attorney matters to discuss.

There being no further business, motion was made by Councilman Wattier, seconded by Councilman Schmit to adjourn the Council meeting at 8:50 p.m. Roll call vote: Wattier, yea; Timmerman, yea; Haselhorst, yea; Schmit, yea. Voting nay: none. Motion carried.

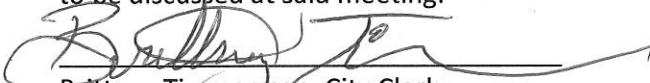
CITY OF OSMOND

Dennis M. Kuhl, Mayor



Brittney Timmerman, City Clerk

I, Brittney Timmerman, Clerk of the City of Osmond, Nebraska, hereby certify that the subjects included in the foregoing proceedings were contained in the agenda for the meeting, kept continually current and available at City Clerk's office, that such subjects were contained in said agenda for at least 24 hours prior to said meeting; that the minutes of the meeting of the City Council of the City of Osmond, Nebraska, from which the foregoing proceedings have been extracted were in written form and available for public inspection within 10 working days and prior to the next convened meeting of said body; that all news media requesting notification concerning meeting of said body were provided advance notification of the time and place of said meeting and the subjects to be discussed at said meeting.



Brittney Timmerman, City Clerk