

BIG SPRINGS VILLAGE BOARD OF TRUSTEES  
PUBLIC HEARING AND REGULAR MEETING MINUTES  
June 6, 2023

Present Trustees: Van Zee, Van Horn, Farrier, and Everitt. Absent Trustee: Dinkel. Others present: Village Clerk/Treasurer, Tamera Loomis, Village Attorney, Josh Wendell, and Deuel County Sheriff Scott DeCoste.

The public hearing to solicit comments on the Big Springs Updated Zoning Regulations and regular meeting of the Board of Trustees of the Village of Big Springs, Nebraska were called to order at 7:00pm on June 6, 2023 in open and public session by Board Chairman Van Zee. Notice of the public hearing and special meeting was given in advance by posting at the Village Office, U.S. Post Office, and Community First Bank and by publication in the Chappell Register and on the Village Official Website + Mobile App at bigspringsne.org, the Village's designated methods for giving notice, and delivered to members of the Board of Trustees with a copy of their Acknowledgment of Receipt and the Agenda attached to these minutes. Availability of the Agenda was communicated in the advance notice. All proceedings hereafter shown were recorded while said meeting was open to the attendance of the public.

Pledge of Allegiance was recited and a moment of silence was observed.

Chairman Van Zee welcomed the visitors and announced the Open Meeting Law Poster posted on the wall of the meeting room with copies available from the Village Clerk if wanted.

Review of Big Springs Updated Zoning Regulations presented by Daniel Bennett, Panhandle Area Development District. The zoning ordinance is designed to implement and be consistent with the goals, objectives, policies, and strategies of the adopted comprehensive plan through complete, integrated, effective and concise land development regulations. Zoning is land use law. Big Springs key trends: population remain mostly stable for the last 10 years with an increase in the population under 18 with a decrease in housing during that time. Increase in traffic with lake visitation drive through. Big Springs is the leader in Deuel County for taxable sales; driven by interstate activity and business. There is 88,000 sq. ft. of commercial space downtown Big Springs with 55% of it according to the Deuel County Assessor office is being used for storage warehouse. Great for cheap storage. Not as great for a vibrant active business community. The number of districts increased to provide better flexibility where needed when needed. Big Springs has jurisdiction within 1-mile of the village limits, that's where the buffer is. Residential, Commercial and Industrial district boundaries follow the current boundaries of what the zoning ordinance says. There is one extra commercial district and 2 different residential districts. Agriculture zone changes: minimum lot size increased to 10 acres from 40,000 square feet to protect agricultural. If agricultural is wanted, it needs to be agricultural. Farm buildings are not regulated by zoning ordinance. Only residences or commercial buildings not used for farm purposes are regulated by zoning ordinance. Flood plain area changes: discourage development in area to protect properties from flooding. Best suited for farming, ranching, and outdoor recreation uses. For additional information, a full complete copy of the zoning regulations is available for public inspection at the office of the Village Clerk during normal business hours.

Motion by Everitt, we approve the minutes of the May 22, 2023 meeting, seconded by Van Zee. Yea: Farrier, Van Horn, Van Zee, and Everitt. Motion passed unanimously.

Correspondence regarding PowerManager acquisition by Harris Computer System was reviewed.

Brief department reports were heard. Trustee Everitt will touch base with Part-time Park Maintenance to mow the walk way up top at the pool park. Maverik requests a Fire Hydrant be placed South of I-80 in the vicinity of Maverik building area and requests a listing of inspectors for the various building stages. The Clerk will contact Village Engineer to obtain a list of State Inspectors for Maverik.

Motion by Van Zee, we adopt the Big Springs Blight and Substandard Study, seconded by Farrier. Yea: Van Zee, Van Horn, Everitt, and Farrier. Motion passed unanimously.

Chairman Van Zee asked for any comments on the Big Springs Updated Zoning Regulations. There were no comments forthcoming.

Motion by Van Zee, we close the public hearing to solicit comments on the Big Springs Updated Zoning Regulations, seconded by Everitt. Yea: Everitt, Farrier, Van Horn, and Van Zee. Motion passed unanimously.

Motion by Van Zee, we adopt the Big Springs Updated Zoning Regulations, seconded Everitt. Yea: Farrier, Van Zee, Van Horn, and Everitt. Motion passed unanimously.

Motion by Everitt, we hire Lifeguards Dashle Richards and Cavin Lanman, effective May 23, 2023, seconded by Farrier. Yea: Van Zee, Everitt, Farrier, and Van Horn. Motion passed unanimously.

The clerk reports that 7 swimming pool employees have been hired. 6 have completed the required certifications and are actively working at the pool, 1 has not completed the required certifications and has not attended team meetings or picked up new hire packet.

A letter had been sent Joy Soper notifying her that her swimming pool situation would be discussed at the regular meeting of the Governing Body of the Village of Big Springs being held at 7:00 p.m. on Tuesday, June 6, 2023.

Motion by Van Zee, we enter into close session with the board of trustees, the village attorney, the village clerk and Joy Soper (not present at meeting) for the purpose of discussing the status of certification requirements for Joy to be employed as a lifeguard. Also to evaluate Joys performance as a village

employee. Closed session is required to protect Joys reputation, seconded by Everitt. Yea: Everitt, Farrier, Van Horn, and Van Zee. Motion passed unanimously. Close session entered at 7:40 p.m.

Motion by Van Zee, we come out of close session at 7:48 p.m., seconded by Everitt. Yea: Farrier, Van Horn, Everitt, and Van Zee. Motion passed unanimously.

Motion by Van Zee, we terminate Joy Soper from employment immediately, seconded by Farrier. Yea: Van Horn, Van Zee, Everitt, and Farrier. Motion passed unanimously.

Motion by Farrier, we order custom design t-shirts and crewneck sweatshirts for swimming pool employees, seconded by Everitt. Yea: Van Zee, Farrier, Everitt, and Van Horn. Motion passed unanimously.

Motion by Everitt, the pool swimmer that stole money from the pool last season is not allowed into the pool until restitution to the village is paid in full, seconded by Farrier. Yea: Farrier, Van Horn, Van Zee, and Everitt. Motion passed unanimously.

Motion by Van Zee, we give Pool Manager, Laurette Greenman, authority to hire a Part-time Swimming Pool Concession Stand Attendant at \$10.50/hour, at her discretion, seconded by Farrier. Yea: Van Horn, Everitt, Farrier, and Van Zee. Motion passed unanimously.

Motion by Van Zee, we add adult swimming to the pool schedule from 5:00 p.m. to 6:00 p.m. Monday, Wednesday, and Friday, seconded by Everitt. Yea: Farrier, Everitt, Van Horn, and Van Zee. Motion passed unanimously.

Pool Manager reports that she and the Assistant Manager will be gone July 17<sup>th</sup> through July 20<sup>th</sup>. The pool will be closed those days. A sign should be posted on the pool door giving advance public notice of closure.

Pool Manager requests providing swimming lessons. Lessons have not been provided for years, it's just not happened. None of the pool employees are certified to teach swimming lessons. Can we look into an outside person to come in to give lessons; do the research and be prepared to present the idea next year.

Motion by Van Zee, we approve the Deuel County Interlocal Law Enforcement Cooperation Agreement as presented by the Deuel County Sheriff, effective July 1, 2023, and authorize the Village Board Chairman sign the agreement, seconded by Farrier. Yea: Van Horn, Van Zee, and Farrier. Nay: Everitt. Motion passed.

Motion by Van Zee, we adopt Resolutions 23-06-01 through 23-06-18 Declaration of Nuisance Properties, seconded Everitt. Yea: Farrier, Everitt, Van Zee, and Van Horn. Motion passed unanimously.

Chairman Van Zee presented and read by title Ordinance No. 23-05-01, AN ORDINANCE OF THE BIG SPRINGS, DEUEL COUNTY NEBRASKA, TO DESIGNATE A HANDICAPPED PARKING SPOT ON THE EAST SIDE OF PINE STREET ON BLOCK 9 OF THE THOMPSON ADDITION TO BIG SPRINGS; TO REPEAL ALL OTHER ORDINANCES AND RESOLUTIONS, OR PARTS THEREOF IN CONFLICT; AND TO PROVIDE WHEN THIS ORDINANCE SHALL BE IN FULL FORCE AND EFFECT.

Ordinance No. 23-05-01 to be ready by title on May 16, 2023, June 6, 2023, and July 11, 2023 before adoption is complete.

Animal control options will be reviewed and decision made at the next regular meeting. Trustee Farrier will be make calls and put together information for the next meeting.

The process in handling yard(s) and lot(s) noxious growths is that a written compliant must be complete on the form provided by the Village Clerk and sign/dated by the complainer. The clerk will take dated pictures and attach them to the compliant, which than will be presented to the Village Board of Trustees at their next regular meeting for their review and provide further instruction to the clerk. The clerk will write a letter to property owner to be served onto them by the Deuel County Sheriff along with a copy of the municipal code upon instruction from the board of trustees.

Community Volunteerism is welcomed. Anyone wanting to do volunteer projects on municipal property must be placed on Village Board of Trustees Meeting Agenda and come to present their project to the trustees prior to their project being done. The Village Board must give consent for all projects being done on municipal property.

Motion by Van Zee, we have Nebraska Rural Water Associate do a water rate study, seconded by Farrier. Yea: Everitt, Van Horn, Van Zee, and Farrier. Motion passed unanimously.

Motion by Van Zee, we increase June 2023 Water/Sewer funds transfer to \$15,200.00 to cover shortfall in the Utility Bond Fund to pay utility bond payments due June 15, 2023, seconded by Farrier. Yea: Van Horn, Farrier, Everitt, and Van Zee. Motion passed unanimously.

Motion by Van Zee, we approve payment of utility bond payments in the amount of \$123,570.00 from Utility Bond Fund, seconded by Farrier. Yea: Everitt, Van Horn, Farrier, and Van Zee. Motion passed unanimously.

Motion by Van Zee, we increase Water/Sewer funds transfer to \$12,250.00/mo. to the Utility Bond Fund to ensure utility bond payments, seconded Farrier. Yea: Van Horn, Everitt, Van Zee, and Farrier. Motion passed unanimously.

Motion by Van Zee, we accept the proposal from WasteQuip for 20 dumpsters in the amount of \$18,585.00, seconded by Farrier. Yea: Everitt, Van Zee, Farrier, and Van Horn. Motion passed unanimously.

Motion by Van Zee, we approve the claims excluding Trustee Everitt \$51.92 claim, seconded by Everitt. Yea: Everitt, Van Zee, Farrier, and Van Horn. Motion passed unanimously.

Motion by Van Zee, we approve Trustee Everitt \$51.92 claim, seconded by Farrier. Yea: Van Zee, Farrier, and Van Horn. Abstain: Everitt. Motion passed.

<b>General</b>			
PAYROLL		Salaries	2,403.06
BIG SPRINGS CEMETERY ASSOC		Expenses	5,087.50
BLACK HILLS ENERGY		Gas	76.23
CENTURY LINK		Telephone	49.94
CFB-FBO CURTIS BROWN		Retirement	200.00
CHAPPELL REGISTER		Print/Pub	131.85
DEUEL COUNTY TREASURER		Law Enforcement	7,333.35
EdwardJones		IRA-RETIREMENT	150.00
IRS		Tax	480.07
NPPD		Electricity	178.00
Norma VanZee		Rep/Maint	75.00
OFFICE SERVICE		Supplies	83.98
ONE CALL CONCEPTS INC		Dues and Fees	5.98
PADD		Zoning Services	8,050.00
PRAIRIE MOUNTAIN PUBLISHING LLP		Printing and Publishing	312.00
Shane LaVante		Animal Control	600.00
U.S. Bank		Supplies	26.68
U.S. Bank		Postage	19.08
<b>Street</b>			
PAYROLL		Salaries	1,381.17
CENTURY LINK		Telephone	7.88
CROELL INC		Rep/Maint	571.30
IRS		Tax	425.46
JOHN DEERE FINANCIAL		Rep/Maint	64.95
NPPD		Electricity	1,002.76
<b>Water</b>			
PAYROLL		Salaries	1,916.77
CENTURY LINK		Telephone	217.10
COMMUNITY FIRST BANK		Transfers	6,536.00
IRS		Tax	478.16
JOHN DEERE FINANCIAL		Rep/Maint	24.07
NE DEPT OF REVENUE		State Sales Tax-Use Tax	111.72
NEBRASKA PUBLIC HEALTH ENVIRONMENTAL LAB		Lab Testing	15.00
NPPD		Electricity	785.02
U.S. Bank		Postage	29.05
US POSTAL SERVICE		Postage	38.34
VERIZON		Telephone	110.86
<b>Sewer</b>			
PAYROLL		Salaries	1,916.77
BLACK HILLS ENERGY		Gas	135.66
CENTURY LINK		Telephone	214.16
COMMUNITY FIRST BANK		Transfers	8,664.00
IRS		FICA	478.16
MYERS CONSTRUCTION		Rep/Maint	12,090.00
NDEE - FISCAL SERVICES		Dues and Fees	93.75
NDEE - FISCAL SERVICES		Capital Outlay	3,720.29
NDEE - FISCAL SERVICES		Debt Services - Interest	140.63
NE DEPT OF REVENUE		Tax	759.07
NPPD		Electricity	566.76
SCOTTIES POTTIES INC		Rep/Maint	12,184.00
US POSTAL SERVICE		Postage	37.60
VERIZON		Telephone	110.88
<b>Trash</b>			
US POSTAL SERVICE		Postage	37.60
WASTE CONNECTIONS		Garbage Services	5,038.00
WESTERN RESOURCES GROUP		Recycling	299.00
<b>Parks</b>			
PAYROLL		Salaries	1,899.44
BLACK HILLS ENERGY		Gas	38.60
IRS		Tax	170.18
JOHN DEERE FINANCIAL		Rep/Maint	170.98
JOHN DEERE FINANCIAL		Rep/Maint	88.94
NPPD		Electricity	142.11
<b>Pool</b>			
ARNOLD POOL COMPANY		Rep/Maint	63.90
Big Springs Swimming Pool		Cash	75.00
CITY OF OGALLALA		Training	740.00
Century Link (Lumen)		Telephone	64.21
Chestman Company		Supplies	255.24
JOHN DEERE FINANCIAL		Rep/Maint	243.98

Laurette Greenman  
U.S. Bank

Training 40.00  
Supplies 278.40

**Library**

PAYROLL  
IRS

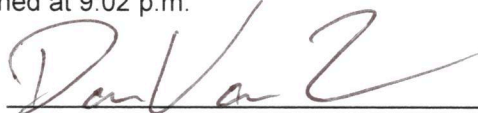
Salaries 805.65  
Tax 128.44

**Depot Museum**

JULIA EVERITT  
NPPD  
U.S. Bank

Supplies 51.92  
Electricity 81.65  
Supplies 663.89

Motion by Van Zee, we adjourn, seconded by Farrier. Yea: Farrier, Van Zee, Van Horn, and Everitt.  
Motion passed unanimously and meeting adjourned at 9:02 p.m.



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Dan Van Zee, Board Chairman  
Village of Big Springs Board of Trustees

ATTEST:



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Tamera Loomis, Village Clerk