City of Ogallala

411 East 2nd Street
Ogallala, NE 69153
Phone 308-284-3607
City Fax 308-284-6565

MARCH 10, 2015

AGENDA ATTACHMENTS

4.A. Proclamation – Girl Scout Week.
4.C. Livestock/Fowl Permit – Six to eight chickens at 903 East 3 Street (Abel Salazar).
5.A. Minutes of the Regular Meeting held February 24, 2015.
5.B. Financial Report – February 2015.
6.B. O.V.F.D. – Creating Paramedic/EMT/EMS Coordinator Job Description (Res. 1441).
6.C. Planning and Zoning – Request for amendments to Ogallala zoning code, Chapter 44. Proposed amendments would add regulations pertaining to day-care and pre-school facilities within Commercial zoning districts within the zoning jurisdiction of Ogallala. (Ord 1333).
6.D. Planning and Zoning - Request for special exception to allow a telecommunications tower 75 feet in height on property located at 900 East 1st Street. Property is more particularly described as All of Lot 11 except a tract and a Tract in Lot 12. All South of US Highway 30, Smith's Subdivision, Ogallala, Nebraska.

EQUAL HOUSING OPPORTUNITY

NOTICE OF PUBLIC HEARING

The Ogallala City Council will meet on Tuesday, March 10th, 2015 at 7:00 P.M. at City Hall located at 411 East 2nd Street. The City Council will hear a recommendation from the Ogallala Planning Commission regarding a request for amendments to Ogallala zoning code, Chapter 44. Proposed amendments would add regulations pertaining to day-care and pre-school facilities within Commercial zoning districts within the zoning jurisdiction of Ogallala.

Jane Skinner

Ogallala City Clerk

Publish 2-25-15

3.A.

NOTICE OF PUBLIC HEARING

The Ogallala City Council will meet on Tuesday, March 10th, 2015 at 7:00 P.M. at City Hall located at 411 East 2nd Street. The City Council will hear a recommendation from the Ogallala Planning Commission regarding a request for special exception to allow a telecommunications tower 75 feet in height on property located at 900 East 1st Street. Property is more particularly described as All of Lot 11 except a tract and a Tract in Lot 12. All South of US Highway 30, Smith's Subdivision, Ogallala, Nebraska.

Jane Skinner

Ogallala City Clerk

Publish 2-25-15

3.B.

PROCLAMATION

WHEREAS, *March 12, marks the 103rd anniversary of Girl Scouts of the USA, founded by Juliette Gordon Low in 1912 in Savannah, Georgia; and*

WHEREAS, *throughout its distinguished history, Girl Scouting has inspired millions of girls and women with the highest ideals of courage, confidence, and character; and*

WHEREAS, *through the Girl Scout leadership experience girls develop the skills and lessons that will serve them a lifetime so that they may contribute to their communities; and*

WHEREAS, *Girl Scouting takes an active role in increasing girls' awareness of the opportunities available to them today in math, science, sports, technology and other fields that can expand their horizons; and*

WHEREAS, *more than 3.2 million current Girl Scout members nationwide will be celebrating 103 years of this American tradition, with nearly 50 million women who are former Girl Scouts and living proof of the impact of this amazing movement;*

NOW, THEREFORE, *I, Harold Peterson, Mayor of the City of Ogallala, Nebraska, do hereby applaud the commitment Girl Scouting has made to support the leadership development of America's girls and proudly proclaim the week of March 8-14, 2015 as Girl Scout Week.*

IN WITNESS WHEREOF, I have hereunto set my hand, and cause the Seal of the City of Ogallala to be affixed this 10th day of March, 2015.

_____

Harold L. Peterson, Mayor
City of Ogallala, Nebraska

Attest: _____

Jane M. Skinner, City Clerk

4.A.

City of Ogallala

PERMIT APPLICATION TO KEEP LIVESTOCK OR FOWL

Date 2-26-2015

Name of Applicant Abel Salazar Date of Birth 11/20/1958

Home Address 903 E 3rd St City Ogallala State NE

Home Telephone 308-284-9989 Business/Cell 308-284-6000

a) Types of livestock or fowl: Chickens

b) Approximate number of livestock or fowl to be located at the specific location: 6-8

c) Location where animals will be maintained: back yard

d) City Zoning Classification of location: R-2

e) Facilities at location for maintaining livestock or fowl (explain if facilities are to be erected upon receiving permit): (yes) They are chicks will be held inside house basement until warmer weather

f) Why Permit to maintain livestock or fowl is requested: for eggs

I have been provided a copy of Ogallala City Code Chapter 3 Article 3. I have read, understand, and agree to comply with the requirements of this ordinance. I also understand that any permit issued may be revoked for probable cause by the City Council.

Applicant's signature Abel Salazar Date 2-26-2015

Council Action

☐ Approved ☐ Disapproved Date_____

Permit Number_____

Expiration Date_____

4.C.

Hi Neighbor!

My name is Abel Salazar, I live at 903 East 3rd Street in Ogallala.

I need to petition my neighbors and ask if you would sign your name and address, which would indicate your approval of my plans of having a few egg-laying chickens on my property for my own use.

Thank you in advance for your time.

NAME: Ron Hu

ADDRESS: 906 East 4th

4.C.

Hi Neighbor!

My name is Abel Salazar, I live at 903 East 3rd Street in Ogallala.

I need to petition my neighbors and ask if you would sign your name and address, which would indicate your approval of my plans of having a few egg-laying chickens on my property for my own use.

Thank you in advance for your time.

NAME: Brenda Lowden

ADDRESS: 901 E 3rd STREET #5

4.C.

Hi Neighbor!

My name is Abel Salazar, I live at 903 East 3rd Street in Ogallala.

I need to petition my neighbors and ask if you would sign your name and address, which would indicate your approval of my plans of having a few egg-laying chickens on my property for my own use.

Thank you in advance for your time.

NAME: LESLIE MENDOZA & JIM BARGER

ADDRESS: 905 E. 3RD OGALLALA NE

4.C.

REGULAR MEETING OF THE CITY COUNCIL

FEBRUARY 24, 2015

A Regular Meeting of the City Council of the City of Ogallala, Nebraska, was held at City Hall Council Chambers in said City on the 24th day of February 2015, at 7:00 o'clock P.M. Present were: President of the Council: Harold Peterson; Council Members: Darrell G. Bassett, Kevin Block and Karl Elmshaeuser. Absent: Rodger Rankin. City Manager: Aaron Smith; City Clerk: Jane M. Skinner; City Attorney: Michael McQuillan.

Notice of the was given in advance thereof by publishing one time in the Keith County News and posting at the City Hall Administration Building as shown by the Certificate of Publication and Posting Notice attached to these Minutes. Notice of this meeting was simultaneously given to the President and to all members of the Council on February 20, 2015 and a copy of their Acknowledgement of Receipt of Notice and the Agenda is attached to these minutes. Availability of the agenda was communicated in the advance notice and in the Notice to the President and Council of this meeting. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public. The President of the Council stated this meeting is being convened in accordance with the Open Meetings Act and acknowledged a copy of the Open Meetings Act being duly posted in the southeast Corner of Council Chambers.

Councilman Block moved to excuse Councilman Rankin from the February 24, 2015 City Council Meeting. Councilman Elmshaeuser seconded the motion. The following council members voted Yes: Darrell Bassett, Kevin Block, Karl Elmshaeuser and Harold Peterson. No: None. Absent: Rodger Rankin. Motion declared carried.

Councilman Block moved to approve the consent agenda. Councilman Bassett seconded the motion. The following council members voted Yes: Darrell Bassett, Kevin Block, Karl Elmshaeuser and Harold Peterson. No: None. Absent: Rodger Rankin. Motion declared carried and the consent agenda was approved as follows:

A. Claims.
B. Corporate Manager License William Harris.
C. Plumbing Contractor License and Permit Bond – John Moore.
D. Appointment to Board – Tree Board (1).
   1) Ted Robinette – Three Year Term (1-1-15 – 12-31-17).

The claims were approved as follows:

General Fund:

125 Plan-537.97-Pretx; Eftps-16,771.77-Fit; Hartford-1,371.55-Ins; Hosp&Med-16,167.84-Ins; Icma-511.50-Pen; Kc Court-514.62-P/R; John Hancock-8,449.39-Pen; Ne Child Support-25.00-P/R; Pinn Bank-52,483.02-Pp#26; Valley Bank-1,603.00-Hsa; Eftps-165.88-Fit; Icma-124.32-Pen; Dept Of Rev-5,452.52-Sit; 125 Plan-399.21-Pretx; Am Family Ins-475.53-Ins; Eftps-17,830.64-Fit; Hosp&Med-19,541.00-Ins; Icma-532.22-Pen; Kc Court-204.70-P/R; John Hancock-8,813.90-Pen; Ne Child Support-25.00-P/R; Pinn Bank-53,785.86-Pp#1; Valley Bank-2,084.50-Hsa; 125 Plan-399.21-Pretx; Eftps-17,317.13-Fit; Hartford-1,360.55-Ins; Hosp&Med-18,817.00-Ins; Icma-532.22-Pen; Kc Court-182.10-P/R; John Hancock-8,906.52-Pen; Ne Child Support-25.00-P/R; Pinn Bank-52,975.23-Pp#2; Valley Bank-2,084.50-Hsa; Gen Fund-1,500.00-Su; Ne Dept Of Aero-3,190.83-Lease; Dept Of Rev-622.58-Salestx; Pinn Bank-25.00-Se; 21st Century-358.07-Su; 4d Trenching-19,650.00-Se; Alive Outside-35.24-Su; Allo-997.11-Se; Am Legal Publish-650.00-Se; Napa-226.88-Su; Apwa-179.00-Fees; Arnold Pool-500.30-Su; Baird,Holm-1,250.00-Se; Bittersweet Bakery-54.00-Su; Bound Tree Med-220.97-Su; Richard Brown-83.45-Su; Bruckner, Mike-842.32-P/R; Candy Aero-1,000.00-Contract; Cash-Wa-356.15-Su; True Value-86.51-Su; Cornhusker Intl Trucks-62.23-Su; Culligan-82.50-Su; Dollar Gen-89.20-Su; Eakes-117.10-Su; Emblem Enterprises-308.65-Su; Ems Billing-1,745.62-Contract; Farmers Coop-4,630.04-Su; John Deere Financials-354.10-Su; Fed Ex-37.15-Se; Fyr-Tek-37.44-Se; Home Pc Sales-75.00-Su/Se; Horsley Specialities-

5.A.

10,440.00-Se; Humphreys-544.12-Su; Ideal Linen-240.39-Su/Se; Intellicorp-36.95-Se; Waste Conn-848.54-Se; K&K Service-331.00-Se; Kcad-10,377.63-Contract; Kc Clerk-433.87-Se; Kc Hosp-37,906.73-Salestx; Kc News-503.72-Se; Kc Register-28.00-Se; Kc Treasurer-15,085.20-Se; Kc Court-17.00-Se; Kenfield Gallery-20,000.00-Contract; Kents Towing-100.00-Se; Sourcegas-8,770.54-Su; Kohler Trailer-315.80-Su; Linweld-167.71-Su; Mcginley Construct-5,184.00-Su/Se; Mcm Truck-183.00-Se; Mcquillan Law-1,009.00-Se; Mid-Am Research-115.71-Su; Mighty Clean Janitorial-70.00-Se; Mobile Mechanic-250.00-Se; Ncemsc-75.00-Dues; Ne Society Fire Serv-270.00-Su/Se; Ne Printworks-112.30-Su; Ne Dept Of Labor-61.00-Se; Nppd-18,510.09-Su; Newman Signs-2,904.32-Su; Off Serv-612.28-Su; Og Chamber-100.00-Su; Og Water-1,055.47-Su; Scott England-1,530.00-Se; Og Ace Hardware-103.41-Su; Olsson Assoc-4,201.08-Se; Platte Valley Ag-73.00-Ins; Pocket Press-107.88-Su; Pohlman, Kenny-100.00-Su; Quill Corp-103.44-Su; R & D Welding-39.66-Su; Schmidt Motors-1.34-Su; Servicemaster-392.80-Se; Shopko-94.50-Su; Almquist,Maltzahn-2,450.00-Se; Sunmart-51.30-Su; Snap-On Tools-28.00-Su; Strategic Insights-747.25-Su; Telegraph-21.93-Se; T&C Srv-606.47-Su; U S Postal Service-304.39-Su; Verizon-722.52-Se; Visa-3,103.12-Su; Volunteer Software-300.00-Su; Western Path-52.00-Se; Wilson, Doris-21.00-Su; Winter Equip-284.39-Su; W L Construct-245.99-Su; Xerox-47.87-Su/Se; Sw Auto-169.65-Su/Se; Springer's-4,230.00-Su/Se;

Select Flex:
Rci-350.53-Pretx; Rci-192.30-Pretx;

Water Dept:
Dept Of Rev-7,411.91-Salestx; Adams Bank-25.00-Se; Allo-136.65-Se; Am Ag Lab-82.50-Se; Napa-99.77-Su; Bomgaar's-82.33-Su; Cornhusker Glass-54.16-Se; Eakes-25.06-Su; Farmers Coop-420.08-Su; Gen Fund-20,340.20-Se; Grainger-40.08-Su; Humphreys-96.05-Su; Ideal Linen-197.51-Su/Se; Waste Conn-131.00-Se; Kildare Lumber-28.87-Su; Sourcegas-840.39-Su; Mcmillan Plumbing-493.80-Su/Se; Midwest Elec-3,739.34-Su; Mid-Am Research-275.66-Su; Muni Supply-7,331.59-Su; Nppd-3,601.87-Su; Off Serv-48.11-Su; Og Ready Mix-105.33-Su; Og Water-39.22-Su; Ace Hardware-38.45-Su; One Call Concepts-54.00-Se; Safety-Kleen-263.63-Su; Sunmart-42.59-Su; St Of Ne Dept Health Lab-68.00-Se; T&C Srv-15.00-Se; Usa Blue Book-548.60-Su; U S Postal Service-97.36-Su; Verizon-97.00-Se; Campbell, Scott-22.35-Refund; Crane Construction-199.53-Refund; Ewert, Meridee-26.96-Refund; Garcia, Leonardo-23.69-Refund; Schneider, Ryan-27.97-Refund; Warwick Construction-25.57-Refund;

Sewer Fund:
Adams Bank-25.00-Se; Allo-117.07-Se; Am Ag Lab-103.00-Se; Napa-234.62-Su; True Value-321.27-Se; Electric Pump-77,303.53-Su; Farmers Coop-86.13-Su; John Deere Financials-124.82-Su; Gen Fund-14,811.05-Se; Hach Co-48.50-Su; Ideal Linen-37.68-Su/Se; Waste Conn-149.11-Se; Jc Cross-4,174.00-Su; Kildare Lumber-180.55-Su; Sourcegas-4,458.47-Su; Muni Supply-1,839.48-Su; Nppd-5,214.21-Su; Og Water-77.25-Su; Ace Hardware-6.66-Su; Carkoski Construct-17,998.59-Su/Se; Centurylink-73.80-Se; Rosemount-2,273.19-Su; Usa Blue Book-63.95-Su; Verizon-24.25-Se;

Youth Committee:
Visa-22.20-Su;

Medical/Benefit:
Rci-13,324.46-Ins; Rci-16,713.58-Ins; Rci-71.95-Ins; Rci-4,418.24-Ins; Rci-8,779.06-Ins;

Councilman Bassett moved to approve the minutes of the regular meeting held February 10, 2015. Councilman Block seconded the motion. The following council members voted Yes: Darrell Bassett, Kevin Block and Karl Elmshaeuser. No: None. Abstain: Harold Peterson. Absent: Rodger Rankin. Motion declared carried.

Councilman Block moved to approve the claim payable to West Central Nebraska Development District in the amount of $975.00. Councilman Bassett seconded the motion. The following council members voted Yes: Darrell Bassett, Kevin Block, Karl Elmshaeuser and Harold Peterson. No: None. Absent: Rodger Rankin. Motion declared carried.

Councilman Block moved to approve the U.S. Bank Political Subdivision Addendum to the U.S. Bank Commercial Card Master Agreement and authorize the Council President and

appropriate staff to sign the agreement. Councilman Bassett seconded the motion. The following council members voted Yes: Darrell Bassett, Kevin Block, Karl Elmshaeuser and Harold Peterson. No: None. Absent: Rodger Rankin. Motion declared carried.

Councilman Bassett moved to approve and certify the list of volunteers, as submitted by the Certification Administrator, as qualified participants in the Volunteer Emergency Responder Plan of the City of Ogallala for 2014. Councilman Block seconded the motion. The following council members voted Yes: Darrell Bassett, Kevin Block, Karl Elmshaeuser and Harold Peterson. No: None. Absent: Rodger Rankin. Motion declared carried.

Councilman Block moved to approve the Letter Agreement for Professional Services with Olsson and Associates and authorize the Council President to sign the agreement. Councilman Bassett seconded the motion. The following council members voted Yes: Darrell Bassett, Kevin Block, Karl Elmshaeuser and Harold Peterson. No: None. Absent: Rodger Rankin. Motion declared carried.

Travis Haggard, Keith County Area Development updated the council on economic development efforts in Keith County, specifically KCAD's Dairy recruitment efforts.

Councilman Block moved to approve the Interlocal Agreement with Keith County for Ambulance Services and authorize the Council President to sign the agreement. Councilman Elmshaeuser seconded the motion. The following council members voted Yes: Darrell Bassett, Kevin Block, Karl Elmshaeuser and Harold Peterson. No: None. Absent: Rodger Rankin. Motion declared carried.

Councilman Bassett moved to approve the Interlocal Agreement with Ogallala Rural Fire Protection District and authorize the Council President to sign the agreement. Councilman Block seconded the motion. The following council members voted Yes: Darrell Bassett, Kevin Block, Karl Elmshaeuser and Harold Peterson. No: None. Absent: Rodger Rankin. Motion declared carried.

Councilman Elmshaeuser moved to approve the final change order, #5 for the Nebraska Highway 61, Pony Express Lane & Oregon Trail Drive Paving and Utility Improvements and authorize the Council President to sign the change order. Councilman Block seconded the motion. The following council members voted Yes: Darrell Bassett, Kevin Block, Karl Elmshaeuser and Harold Peterson. No: None. Absent: Rodger Rankin. Motion declared carried.

Councilman Bassett moved to approve and accept the Nebraska Highway 61, Pony Express Lane & Oregon Trail Drive Paving and Utility Improvements as a completed job. Councilman Elmshaeuser seconded the motion. The following council members voted Yes: Darrell Bassett, Kevin Block, Karl Elmshaeuser and Harold Peterson. No: None. Absent: Rodger Rankin. Motion declared carried.

Councilman Block moved to approve the final pay request, #5 in the amount of $55,658.45 to Cement Products Inc. Councilman Bassett seconded the motion. The following council members voted Yes: Darrell Bassett, Kevin Block, Karl Elmshaeuser and Harold Peterson. No: None. Absent: Rodger Rankin. Motion declared carried.

Councilman Elmshaeuser moved to approve Change Order Number 1 and authorize the Council President to sign the Change Order. Councilman Bassett seconded the motion. The following council members voted Yes: Darrell Bassett, Kevin Block, Karl Elmshaeuser and Harold Peterson. No: None. Absent: Rodger Rankin. Motion declared carried.

The City Council gave updates regarding their committee assignments as follows:

A. Keep Keith County Beautiful – Pete Peterson.
B. Library Board – Kevin Block.

5.A.

C. Ogallala Community Hospital Advisory Board – Karl Elmshaeuser.
D. City Council Member/County Commissioner Meeting/School Board.

There being no further business to come before the council, Councilman Block moved to adjourn. Councilman Elmshaeuser seconded the motion. The following council members voted Yes: Darrell G. Bassett, Kevin Block, Karl Elmshaeuser and Harold Peterson. No: None. Absent: Rodger Rankin. Motion declared carried and the meeting adjourned at 7:49 P.M.

Jane M. Skinner
City Clerk

Approved:

Harold L. Peterson
Council President

STATE OF NEBRASKA)
)
COUNTY OF KEITH) SS.
)
CITY OF OGALLALA)

I, Jane M. Skinner, the undersigned, City Clerk for the City of Ogallala, Nebraska, hereby certify that all of the subjects included in the attached proceedings were contained in the Agenda for the meeting of February 24, 2015 kept continuously current and available for public inspection at the office of the City Clerk; 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 Minutes of the President and Council of the City of Ogallala, Nebraska, 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 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.

Jane M. Skinner
City Clerk

(S E A L)

SUMMARY OF MINUTES OF REGULAR MEETING OF THE OGALLALA CITY COUNCIL

HELD AT CITY HALL COUNCIL CHAMBERS 7:00 P.M. FEBRUARY 24, 2015

Present were: President of the Council: Harold Peterson. Council Members: Darrell Bassett, Kevin Block and Karl Elmshaeuser. Absent: Rodger Rankin. City Manager: Aaron Smith; City Clerk: Jane Skinner; City Attorney: Michael McQuillan.

Moved to excuse Councilman Rankin from the February 24, 2015 City Council Meeting. Carried.

Moved to approve the consent agenda. Carried and the consent agenda was approved as follows:

A. Claims.
B. Corporate Manager License William Harris.
C. Plumbing Contractor License and Permit Bond – John Moore.
D. Appointment to Board – Tree Board (1).
   1) Ted Robinette – Three Year Term (1-1-15 – 12-31-17).

The claims were approved as follows:

General Fund:

125 Plan-537.97-Pretx; Eftps-16,771.77-Fit; Hartford-1,371.55-Ins; Hosp&Med-16,167.84-Ins; Icma-511.50-Pen; Kc Court-514.62-P/R; John Hancock-8,449.39-Pen; Ne Child Support-25.00-P/R; Pinn Bank-52,483.02-Pp#26; Valley Bank-1,603.00-Hsa; Eftps-165.88-Fit; Icma-124.32-Pen; Dept Of Rev-5,452.52-Sit; 125 Plan-399.21-Pretx; Am Family Ins-475.53-Ins; Eftps-17,830.64-Fit; Hosp&Med-19,541.00-Ins; Icma-532.22-Pen; Kc Court-204.70-P/R; John Hancock-8,813.90-Pen; Ne Child Support-25.00-P/R; Pinn Bank-53,785.86-Pp#1; Valley Bank-2,084.50-Hsa; 125 Plan-399.21-Pretx; Eftps-17,317.13-Fit; Hartford-1,360.55-Ins; Hosp&Med-18,817.00-Ins; Icma-532.22-Pen; Kc Court-182.10-P/R; John Hancock-8,906.52-Pen; Ne Child Support-25.00-P/R; Pinn Bank-52,975.23-Pp#2; Valley Bank-2,084.50-Hsa; Gen Fund-1,500.00-Su; Ne Dept Of Aero-3,190.83-Lease; Dept Of Rev-622.58-Salestx; Pinn Bank-25.00-Se; 21st Century-358.07-Su; 4d Trenching-19,650.00-Se; Alive Outside-35.24-Su; Allo-997.11-Se; Am Legal Publish-650.00-Se; Napa-226.88-Su; Apwa-179.00-Fees; Arnold Pool-500.30-Su; Baird,Holm-1,250.00-Se; Bittersweet Bakery-54.00-Su; Bound Tree Med-220.97-Su; Richard Brown-83.45-Su; Bruckner, Mike-842.32-P/R; Candy Aero-1,000.00-Contract; Cash-Wa-356.15-Su; True Value-86.51-Su; Cornhusker Intl Trucks-62.23-Su; Culligan-82.50-Su; Dollar Gen-89.20-Su; Eakes-117.10-Su; Emblem Enterprises-308.65-Su; Ems Billing-1,745.62-Contract; Farmers Coop-4,630.04-Su; John Deere Financials-354.10-Su; Fed Ex-37.15-Se; Fyr-Tek-37.44-Se; Home Pc Sales-75.00-Su/Se; Horsley Specialities-10,440.00-Se; Humphreys-544.12-Su; Ideal Linen-240.39-Su/Se; Intellicorp-36.95-Se; Waste Conn-848.54-Se; K&K Service-331.00-Se; Kcad-10,377.63-Contract; Kc Clerk-433.87-Se; Kc Hosp-37,906.73-Salestx; Kc News-503.72-Se; Kc Register-28.00-Se; Kc Treasurer-15,085.20-Se; Kc Court-17.00-Se; Kenfield Gallery-20,000.00-Contract; Kents Towing-100.00-Se; Sourcegas-8,770.54-Su; Kohler Trailer-315.80-Su; Linweld-167.71-Su; Mcginley Construct-5,184.00-Su/Se; Mcm Truck-183.00-Se; Mcquillan Law-1,009.00-Se; Mid-Am Research-115.71-Su; Mighty Clean Janitorial-70.00-Se; Mobile Mechanic-250.00-Se; Ncemsc-75.00-Dues; Ne Society Fire Serv-270.00-Su/Se; Ne Printworks-112.30-Su; Ne Dept Of Labor-61.00-Se; Nppd-18,510.09-Su; Newman Signs-2,904.32-Su; Off Serv-612.28-Su; Og Chamber-100.00-Su; Og Water-1,055.47-Su; Scott England-1,530.00-Se; Og Ace Hardware-103.41-Su; Olsson Assoc-4,201.08-Se; Platte Valley Ag-73.00-Ins; Pocket Press-107.88-Su; Pohlman, Kenny-100.00-Su; Quill Corp-103.44-Su; R & D Welding-39.66-Su; Schmidt Motors-1.34-Su; Servicemaster-392.80-Se; Shopko-94.50-Su; Almquist,Maltzahn-2,450.00-Se; Sunmart-51.30-Su; Snap-On Tools-28.00-Su; Strategic Insights-747.25-Su; Telegraph-21.93-Se; T&C Srv-606.47-Su; U S Postal Service-304.39-Su; Verizon-722.52-Se; Visa-3,103.12-Su; Volunteer Software-300.00-Su; Western Path-52.00-Se; Wilson, Doris-21.00-Su; Winter Equip-

5.A.

284.39-Su; W L Construct-245.99-Su; Xerox-47.87-Su/Se; Sw Auto-169.65-Su/Se; Springer's-4,230.00-Su/Se;
Select Flex:
Rci-350.53-Pretx; Rci-192.30-Pretx;
Water Dept:
Dept Of Rev-7,411.91-Salestx; Adams Bank-25.00-Se; Allo-136.65-Se; Am Ag Lab-82.50-Se; Napa-99.77-Su; Bomgaar's-82.33-Su; Cornhusker Glass-54.16-Se; Eakes-25.06-Su; Farmers Coop-420.08-Su; Gen Fund-20,340.20-Se; Grainger-40.08-Su; Humphreys-96.05-Su; Ideal Linen-197.51-Su/Se; Waste Conn-131.00-Se; Kildare Lumber-28.87-Su; Sourcegas-840.39-Su; Mcmillan Plumbing-493.80-Su/Se; Midwest Elec-3,739.34-Su; Mid-Am Research-275.66-Su; Muni Supply-7,331.59-Su; Nppd-3,601.87-Su; Off Serv-48.11-Su; Og Ready Mix-105.33-Su; Og Water-39.22-Su; Ace Hardware-38.45-Su; One Call Concepts-54.00-Se; Safety-Kleen-263.63-Su; Sunmart-42.59-Su; St Of Ne Dept Health Lab-68.00-Se; T&C Srv-15.00-Se; Usa Blue Book-548.60-Su; U S Postal Service-97.36-Su; Verizon-97.00-Se; Campbell, Scott-22.35-Refund; Crane Construction-199.53-Refund; Ewert, Meridee-26.96-Refund; Garcia, Leonardo-23.69-Refund; Schneider, Ryan-27.97-Refund; Warwick Construction-25.57-Refund;
Sewer Fund:
Adams Bank-25.00-Se; Allo-117.07-Se; Am Ag Lab-103.00-Se; Napa-234.62-Su; True Value-321.27-Se; Electric Pump-77,303.53-Su; Farmers Coop-86.13-Su; John Deere Financials-124.82-Su; Gen Fund-14,811.05-Se; Hach Co-48.50-Su; Ideal Linen-37.68-Su/Se; Waste Conn-149.11-Se; Jc Cross-4,174.00-Su; Kildare Lumber-180.55-Su; Sourcegas-4,458.47-Su; Muni Supply-1,839.48-Su; Nppd-5,214.21-Su; Og Water-77.25-Su; Ace Hardware-6.66-Su; Carkoski Construct-17,998.59-Su/Se; Centurylink-73.80-Se; Rosemount-2,273.19-Su; Usa Blue Book-63.95-Su; Verizon-24.25-Se;
Youth Committee:
Visa-22.20-Su;
Medical/Benefit:
Rci-13,324.46-Ins; Rci-16,713.58-Ins; Rci-71.95-Ins; Rci-4,418.24-Ins; Rci-8,779.06-Ins;

Moved to approve the minutes of the regular meeting held February 10, 2015. Carried.

Moved to approve the claim payable to West Central Nebraska Development District in the amount of $975.00. Carried.

Moved to approve the U.S. Bank Political Subdivision Addendum to the U.S. Bank Commercial Card Master Agreement and authorize the Council President and appropriate staff to sign the agreement. Carried.

Moved to approve and certify the list of volunteers, as submitted by the Certification Administrator, as qualified participants in the Volunteer Emergency Responder Plan of the City of Ogallala for 2014. Carried.

Moved to approve the Letter Agreement for Professional Services with Olsson and Associates and authorize the Council President to sign the agreement. Carried.

Travis Haggard, Keith County Area Development updated the council on economic development efforts in Keith County, specifically KCAD's Dairy recruitment efforts.

Moved to approve the Interlocal Agreement with Keith County for Ambulance Services and authorize the Council President to sign the agreement. Carried.

Moved to approve the Interlocal Agreement with Ogallala Rural Fire Protection District and authorize the Council President to sign the agreement. Carried.

Moved to approve the final change order, #5 for the Nebraska Highway 61, Pony Express Lane & Oregon Trail Drive Paving and Utility Improvements and authorize the Council President to sign the change order. Carried.

5.A.

Moved to approve and accept the Nebraska Highway 61, Pony Express Lane & Oregon Trail Drive Paving and Utility Improvements as a completed job. Carried.

Moved to approve the final pay request, #5 in the amount of $55,658.45 to Cement Products Inc. Carried.

Moved to approve Change Order Number 1 and authorize the Council President to sign the Change Order. Carried.

The City Council gave updates regarding their committee assignments as follows:

A. Keep Keith County Beautiful – Pete Peterson.
B. Library Board – Kevin Block.
C. Ogallala Community Hospital Advisory Board – Karl Elmshaeuser.
D. City Council Member/County Commissioner Meeting/School Board.

Moved to adjourn at 7:49 P.M. Carried.

Jane M. Skinner, City Clerk

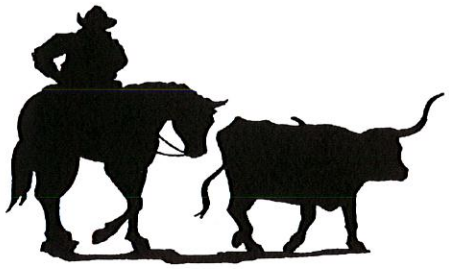
Harold L. Peterson, Council President

Publish: March 16, 2015

5.A.

CITY OF OGALLALA
MONTHLY TREASURER'S REPORT
FOR THE MONTH ENDING FEBRUARY 28, 2015

Fund Name	Beg. Fund Balance	Revenues	Expenses	End. Fund Balance	Cash Balance
10 - Administration	240,831.60	81,531.63	(39,542.09)	282,821.14	221,558.26
21 - Street	1,335,125.08	96,236.34	(112,437.87)	1,318,923.55	1,318,923.55
24 - Water	1,672,206.67	62,379.58	(48,230.58)	1,686,355.67	52,085.76
25 - Sewer	3,577,533.09	57,195.54	(50,116.34)	3,584,612.29	1,664,407.70
31 - Fire	88,252.79	17,918.35	(13,000.08)	93,171.06	93,171.06
32 - Police	206,582.11	113,991.35	(86,326.81)	234,246.65	234,246.65
34 - Cemetery	39,522.98	12,925.21	(9,111.79)	43,336.40	43,336.40
36 - Ambulance	297,031.70	19,941.84	(12,738.69)	304,234.85	304,234.85
37 - Public Transit	92,241.39	10,269.50	(11,121.98)	91,388.91	91,388.91
38 - RSVP	17,491.73	3,845.70	(4,715.50)	16,621.93	16,621.93
40 - Goodall Rec Center	118,455.92	20,041.22	(32,318.74)	106,178.40	106,178.40
41 - Outdoor Pool	44,777.55	10,011.38	(3,286.35)	51,502.58	51,502.58
42 - Parks	70,901.27	46,211.38	(15,075.55)	102,037.10	102,037.10
44 - Library	76,776.35	25,776.46	(21,994.26)	80,558.55	80,558.55
46 - Airport	155,786.59	90,077.64	(95,462.39)	150,401.84	150,401.84
47 - Community Dev.	170,574.53	25,177.54	(6,394.52)	189,357.55	189,357.55
48 - Planning	39,137.16	5,806.13	(7,373.78)	37,569.51	37,569.51
50 - Debt Service	265,798.71	7,126.26	(363.06)	272,561.91	251,663.72
51 - Agency	58,163.45	40,984.02	(31,655.99)	67,491.48	67,491.48
99 - Medical Benefit	109,245.66	36,486.52	(32,972.48)	112,759.70	143,999.15
Totals	8,676,436.33	783,933.59	(634,238.85)	8,826,131.07	5,220,734.95

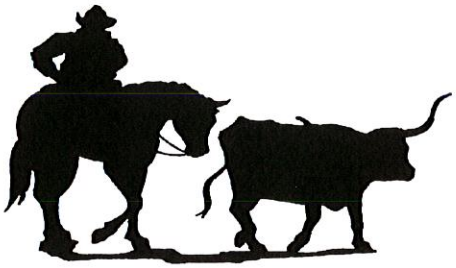


1260	Change Fund	942.00
12700	General Checking	2,797,843.42
12701	Water Checking	167,249.95
12702	Sewer Checking	262,819.36
12704	Debt Service	290,849.99
12705	Medical Benefit	183,581.17
12708	Youth Committee	4,404.04
12709	125 Plan - Select Flex	9,262.54
12710	CDBG Housing Rehab	52,143.28
12715	GRC Expansion	72,667.82
12717	ICS - Cemetery	66,686.32
12718	ICS - Sewer	913,573.48
12719	ICS - Water	366,612.92
12798	Holding Account	(70.46)
1273	Certificates of Deposit	32,169.12
		5,220,734.95

5.B.

CITY OF OGALLALA
MONTHLY TREASURER'S REPORT
FOR FISCAL YEAR TO DATE FOR PERIOD ENDING FEBRUARY 28, 2015

Fund Name	Beg. Fund Balance	Revenues	Expenses	End. Fund Balance	Cash Balance
10 - Administration	192,223.11	306,748.11	(216,150.08)	282,821.14	221,558.26
21 - Street	520,607.64	2,088,405.96	(1,290,090.05)	1,318,923.55	1,318,923.55
24 - Water	2,756,500.96	465,195.62	(1,535,340.91)	1,686,355.67	52,085.76
25 - Sewer	3,648,576.77	380,298.61	(444,263.09)	3,584,612.29	1,664,407.70
31 - Fire	85,661.40	67,115.16	(59,605.50)	93,171.06	93,171.06
32 - Police	303,650.99	405,352.82	(474,757.16)	234,246.65	234,246.65
34 - Cemetery	50,904.05	53,473.19	(61,040.84)	43,336.40	43,336.40
36 - Ambulance	273,125.30	71,449.99	(40,340.44)	304,234.85	304,234.85
37 - Public Transit	79,443.85	82,846.43	(70,901.37)	91,388.91	91,388.91
38 - RSVP	27,118.97	13,904.13	(24,401.17)	16,621.93	16,621.93
40 - Goodall Rec Center	155,103.60	88,918.60	(137,843.80)	106,178.40	106,178.40
41 - Outdoor Pool	38,264.70	35,080.94	(21,843.06)	51,502.58	51,502.58
42 - Parks	44,404.44	165,059.62	(107,426.96)	102,037.10	102,037.10
44 - Library	89,714.12	105,144.71	(114,300.28)	80,558.55	80,558.55
46 - Airport	222,873.93	247,261.11	(319,733.20)	150,401.84	150,401.84
47 - Community Dev.	204,738.18	68,832.50	(84,213.13)	189,357.55	189,357.55
48 - Planning	86,023.59	21,556.00	(70,010.08)	37,569.51	37,569.51
50 - Debt Service	567,830.71	1,220,137.99	(1,515,406.79)	272,561.91	251,663.72
51 - Agency	66,618.82	194,789.65	(193,916.99)	67,491.48	67,491.48
99 - Medical Benefit	103,513.86	222,259.43	(213,013.59)	112,759.70	143,999.15
Totals	9,516,898.99	6,303,830.57	(6,994,598.49)	8,826,131.07	5,220,734.95



1260	Change Fund	942.00
12700	General Checking	2,797,843.42
12701	Water Checking	167,249.95
12702	Sewer Checking	262,819.36
12704	Debt Service	290,849.99
12705	Medical Benefit	183,581.17
12708	Youth Committee	4,404.04
12709	125 Plan - Select Flex	9,262.54
12710	CDBG Housing Rehab	52,143.28
12715	GRC Expansion	72,667.82
12717	ICS - Cemetery	66,686.32
12718	ICS - Sewer	913,573.48
12719	ICS - Water	366,612.92
12798	Holding Account	(70.46)
1273	Certificates of Deposit	32,169.12
		5,220,734.95

5.B

CITY OF OGALLALA
REMAINING REVENUE BUDGET ANALYSIS
58% OF YEAR REMAINING

PROPRIETARY FUNDS

		REMAINING BUDGET	ANNUAL BUDGET	% OF REMAINING BUDGET
24-WATER		3,233,585.38	3,698,781.00	87.42
25-SEWER		476,501.39	856,800.00	55.61
	TOTAL	3,710,086.77	4,555,581.00	81.44

GOVERNMENTAL FUNDS

	REMAINING BUDGET	ANNUAL BUDGET	% OF REMAINING BUDGET
10-ADMIN	517,233.89	823,982.00	62.77
21-STREET	840,337.04	2,928,743.00	28.69
31-FIRE	106,013.84	173,129.00	61.23
32-POLICE	685,827.18	1,091,180.00	62.85
34-CEMETERY	87,575.81	141,049.00	62.09
36-AMBULANCE	108,175.01	179,625.00	60.22
37-OPT	91,087.57	173,934.00	52.37
38-RSVP	44,152.87	58,057.00	76.05
40-GRC	148,238.40	237,157.00	62.51
41-OUTDOOR POOL	86,653.06	121,734.00	71.18
42-PARKS	292,078.38	457,138.00	63.89
44-LIBRARY	157,864.29	263,009.00	60.02
46-AIRPORT	172,653.89	419,915.00	41.12
47-COMMUNITY DEV	717,586.50	786,419.00	91.25
48-PLANNING	44,161.00	65,717.00	67.20
50-DEBT SERVICE	320,140.01	1,540,278.00	20.78
TOTAL	4,419,778.74	9,461,066.00	46.72

INTERNAL SERVICE FUNDS

	REMAINING BUDGET	ANNUAL BUDGET	% OF REMAINING BUDGET
51-AGENCY	215,957.35	410,747.00	52.58
99-MEDICAL BENEFIT	294,602.57	516,862.00	57.00
TOTAL	510,559.92	927,609.00	55.04

CITY OF OGALLALA
REMAINING EXPENSE BUDGET ANALYSIS
58% OF YEAR REMAINING

PROPRIETARY FUNDS

		REMAINING BUDGET	ANNUAL BUDGET	% OF REMAINING BUDGET
24-WATER		1,451,106.09	2,986,447.00	48.59
25-SEWER		472,178.91	916,442.00	51.52
	TOTAL	1,923,285.00	3,902,889.00	49.28

GOVERNMENTAL FUNDS

	REMAINING BUDGET	ANNUAL BUDGET	% OF REMAINING BUDGET
10-ADMIN	525,624.92	741,775.00	70.86
21-STREET	1,776,625.95	3,066,716.00	57.93
31-FIRE	148,268.50	207,874.00	71.33
32-POLICE	616,528.84	1,091,286.00	56.50
34-CEMETERY	88,064.16	149,105.00	59.06
36-AMBULANCE	187,162.56	227,503.00	82.27
37-OPT	113,493.63	184,395.00	61.55
38-RSVP	41,718.83	66,120.00	63.10
40-GRC	167,944.20	305,788.00	54.92
41-OUTDOOR POOL	102,803.94	124,647.00	82.48
42-PARKS	307,830.04	415,257.00	74.13
44-LIBRARY	160,133.72	274,434.00	58.35
46-AIRPORT	160,696.80	480,430.00	33.45
47-COMMUNITY DEV	831,906.87	916,120.00	90.81
48-PLANNING	47,858.92	117,869.00	40.60
50-DEBT SERVICE	24,316.21	1,539,723.00	1.58
TOTAL	5,300,978.09	9,909,042.00	53.50

INTERNAL SERVICE FUNDS

	REMAINING BUDGET	ANNUAL BUDGET	% OF REMAINING BUDGET
51-AGENCY	217,230.01	411,147.00	52.84
99-MEDICAL BENEFIT	306,386.41	519,400.00	58.99
TOTAL	523,616.42	930,547.00	56.27

5.B.

City of Ogallala
Status Report with Encumbrance Summary
for Calendar Period.: 02-15 Fiscal Period.: 05-15

Percent of Year Remaining: 58%

Revenue Description	Current Month	Year to Date Actual	Annual Encumbrance	Annual Actual+Encum.	Annual Budget	Remain Budget	Rem%
30100 W/S SALES	113,948.82	630,525.37	0.00	630,525.37	1,702,000.00	1,071,474.63	63
30200 W/S TAPS & CONN	2,223.40	8,859.69	0.00	8,859.69	6,500.00	-2,359.69	-36
30300 W/S SALES TAX	0.00	-12.25	0.00	-12.25	0.00	12.25	999
30400 W/S MISC INCOME	2,770.42	15,767.62	0.00	15,767.62	45,000.00	29,232.38	65
31100 GEN PROP TAX	32,093.01	156,784.68	0.00	156,784.68	853,515.00	696,730.32	82
31110 BOND PROP TAX	7,104.12	44,061.15	0.00	44,061.15	175,500.00	131,438.85	75
31130 IN LIEU OF PAY	0.00	0.00	0.00	0.00	50,000.00	50,000.00	100
31140 MOTOR VEHICLE	10,153.62	41,960.03	0.00	41,960.03	92,000.00	50,039.97	54
31200 KENO	19,883.27	38,469.82	0.00	38,469.82	72,000.00	33,530.18	47
31300 CITY SALES TAX	127,892.44	631,371.68	0.00	631,371.68	1,650,000.00	1,018,628.32	62
31301 CITY SALES TAX	14,856.93	57,757.88	0.00	57,757.88	125,000.00	67,242.12	54
31400 FRANCHISE	220,942.52	547,596.49	0.00	547,596.49	1,185,000.00	637,403.51	54
31410 CONTRACTS/AGREE	24,496.16	197,265.58	0.00	197,265.58	467,116.00	269,850.42	58
31510 TICKET & PASSES	13,419.35	57,351.72	0.00	57,351.72	180,000.00	122,648.28	68
31520 CONCESSIONS	35.00	265.00	0.00	265.00	5,790.00	5,525.00	95
31600 NON TAX REVENUE	14,024.84	69,427.99	0.00	69,427.99	175,300.00	105,872.01	60
31605 LOT SALES	433.00	2,453.00	0.00	2,453.00	7,000.00	4,547.00	65
31606 PERPETUAL CARE	475.00	3,330.00	0.00	3,330.00	9,800.00	6,470.00	66
31610 RENTAL REVENUE	6,764.00	29,631.00	0.00	29,631.00	85,580.00	55,949.00	65
31620 TRADE LICENSES	0.00	12,697.50	0.00	12,697.50	27,885.00	15,187.50	54
31621 ANIMAL LICENSES	140.00	852.00	0.00	852.00	2,000.00	1,148.00	57
31630 PERMITS	235.00	1,121.00	0.00	1,121.00	3,300.00	2,179.00	66
31631 BUILDING PERMIT	823.00	3,815.00	0.00	3,815.00	15,000.00	11,185.00	75
31632 PLUMBING PERMIT	30.00	340.00	0.00	340.00	1,000.00	660.00	66
31634 GAS PERMITS	0.00	75.00	0.00	75.00	100.00	25.00	25
31635 ROW PERMITS	30.00	45.00	0.00	45.00	150.00	105.00	70
31636 MANUF. HOME	0.00	50.00	0.00	50.00	100.00	50.00	50
31640 FINES & FEES	2,000.54	7,243.15	0.00	7,243.15	7,750.00	506.85	7
31700 LOCAL GRANTS	0.00	8,011.00	0.00	8,011.00	25,750.00	17,739.00	69
31800 INTEREST INCOME	512.32	3,056.54	0.00	3,056.54	6,245.00	3,188.46	51
32300 HIGHWAY ALLOCAT	42,209.73	234,337.98	0.00	234,337.98	567,447.00	333,109.02	59
32400 VEHICLE PRORATE	0.00	488.12	0.00	488.12	2,300.00	1,811.88	79
32401 MOTOR VEH FEE	0.00	21,942.51	0.00	21,942.51	46,000.00	24,057.49	52
32600 MUN EQUALIZAT	0.00	14,393.52	0.00	14,393.52	92,328.00	77,934.48	84
32700 OTHER ST FUNDS	3,473.10	16,877.00	0.00	16,877.00	48,185.00	31,308.00	65
33100 FED GRANT & REV	83,979.23	232,419.51	0.00	232,419.51	996,144.00	763,724.49	77
34100 MISCELLANEOUS	2,540.77	29,421.61	0.00	29,421.61	31,500.00	2,078.39	7
34200 INS REFUND	60.00	47,602.08	0.00	47,602.08	50,000.00	2,397.92	5
34210 EMP SHARE MED	5,924.00	29,212.88	0.00	29,212.88	88,672.00	59,459.12	67
34215 CITY SHARE MED	30,460.00	145,317.72	0.00	145,317.72	377,740.00	232,422.28	62
34300 BOND PROCEEDS	0.00	2,961,645.00	0.00	2,961,645.00	3,215,650.00	254,005.00	8
34400 LOAN PROCEEDS	0.00	0.00	0.00	0.00	2,211,909.00	2,211,909.00	100
35100 TRANSFERS IN	0.00	0.00	0.00	0.00	240,000.00	240,000.00	100
Total Revenue --------->	783,933.59	6,303,830.57	0.00	6,303,830.57	14,944,256.00	8,640,425.43	58

Expenses Description	Current Month	Year to Date Actual	Annual Encumbrance	Annual Actual+Encum.	Annual Budget	Remain Budget	Rem%
40100 CITY COUNCIL	0.00	2,400.00	0.00	2,400.00	9,600.00	7,200.00	75
40200 CITY MANAGER	7,603.20	41,669.60	0.00	41,669.60	98,850.00	57,180.40	58
40210 CITY CLERK	4,956.80	27,142.40	0.00	27,142.40	64,440.00	37,297.60	58
40220 SUPERVISOR	50,994.37	279,165.57	0.00	279,165.57	657,520.00	378,354.43	58
40222 MECHANIC	3,158.53	17,837.29	0.00	17,837.29	39,475.00	21,637.71	55
40223 FTE - HOURLY	65,052.82	363,669.77	0.00	363,669.77	923,980.00	560,310.23	61
40224 PTE - HOURLY	14,319.17	77,017.45	0.00	77,017.45	302,835.00	225,817.55	75
40225 OTHER - HOURLY	0.00	1,099.52	0.00	1,099.52	2,250.00	1,150.48	51
40226 OVERTIME	4,290.57	24,768.17	0.00	24,768.17	69,400.00	44,631.83	64
40227 SICK BENEFIT PY	2,710.73	21,712.32	0.00	21,712.32	21,045.00	-667.32	-3
40300 F.I.C.A.	10,945.68	61,697.13	0.00	61,697.13	151,460.00	89,762.87	59
40310 UNEMPLOYMENT	0.00	0.00	0.00	0.00	5,400.00	5,400.00	100
40320 WORKERS COMP	248.00	69,360.00	0.00	69,360.00	67,660.00	-1,700.00	-3
40330 RETIREMENT	7,040.46	39,860.95	0.00	39,860.95	114,250.00	74,389.05	65
40340 MED INS - CITY	43,809.46	214,175.52	0.00	214,175.52	587,345.00	373,169.48	64
40341 HEALTH SAVINGS	1,663.00	7,766.00	0.00	7,766.00	18,554.00	10,788.00	58
40345 MED INS SELF FD	19,259.96	143,090.91	0.00	143,090.91	325,000.00	181,909.09	56
40350 LIFE INS - CITY	438.90	2,238.50	0.00	2,238.50	6,042.00	3,803.50	63
40360 OTHER BENEFITS	0.00	6,996.21	0.00	6,996.21	19,840.00	12,843.79	65
40370 DISABILITY PAY	842.32	4,632.76	0.00	4,632.76	10,951.00	6,318.24	58
40380 RECOGN &RECRUIT	10,408.23	12,029.97	0.00	12,029.97	27,315.00	15,285.03	56
41010 PROPERTY TAX	0.00	3,965.16	0.00	3,965.16	0.00	-3,965.16	-999
41100 ELECTRICITY	20,514.17	96,784.20	0.00	96,784.20	284,600.00	187,815.80	66
41105 STREET LIGHTING	11,775.23	59,756.94	0.00	59,756.94	145,000.00	85,243.06	59
41110 WATER & SEWER	892.97	25,047.18	0.00	25,047.18	61,100.00	36,052.82	59
41120 PHONE	2,697.11	11,778.56	0.00	11,778.56	30,179.00	18,400.44	61
41130 SANITATION	1,128.65	5,673.44	0.00	5,673.44	13,800.00	8,126.56	59
41140 NATURAL GAS	12,319.92	49,438.66	0.00	49,438.66	90,700.00	41,261.34	45
41200 INSURANCE	0.00	126,959.75	0.00	126,959.75	130,685.00	3,725.25	3
41210 E & O INSURANCE	0.00	6,609.75	0.00	6,609.75	6,010.00	-599.75	-10
41220 VOLUNTEERS-INS	253.00	1,364.00	0.00	1,364.00	6,175.00	4,811.00	78
41300 ENGINEERING	0.00	344.84	0.00	344.84	13,000.00	12,655.16	97
41310 AUDIT	16,250.00	19,950.00	0.00	19,950.00	18,800.00	-1,150.00	-6
41320 FISCAL AGENT	1,702.50	5,742.50	0.00	5,742.50	0.00	-5,742.50	-999
41330 LEGAL	1,495.00	7,327.00	0.00	7,327.00	19,250.00	11,923.00	62
41340 JANITOR SER-SUP	1,705.41	8,434.78	0.00	8,434.78	25,050.00	16,615.22	66
41350 MISC SERVICE	2,646.90	10,879.65	0.00	10,879.65	25,350.00	14,470.35	57
41400 CONTRACTS & AGR	30,683.45	230,268.82	0.00	230,268.82	599,071.00	368,802.18	62
41410 LEASES	7,038.63	23,413.63	0.00	23,413.63	245,648.00	222,234.37	90
41420 RENTAL	794.20	6,092.20	0.00	6,092.20	9,500.00	3,407.80	36
41500 REP & MAINT	15,233.97	53,214.22	0.00	53,214.22	161,550.00	108,335.78	67

5.B.

Percent of Year Remaining: 58%

Expenses Description	Current Month	Year to Date Actual	Annual Encumbrance	Annual Actual+Encum.	Annual Budget	Remain Budget	Rem%
41501 REP & MAINT -ST	4,205.53	75,328.29	0.00	75,328.29	308,275.00	232,946.71	76
41502 R & M MAIN-WELL	4,699.61	15,713.26	0.00	15,713.26	101,000.00	85,286.74	84
41510 VEHICLE REPAIR	3,504.29	13,517.54	0.00	13,517.54	39,275.00	25,757.46	66
41511 GAS & OIL	4,550.08	33,023.54	0.00	33,023.54	103,300.00	70,276.46	68
41512 TIRES & TUBES	183.75	2,422.54	0.00	2,422.54	9,350.00	6,927.46	74
41513 MILEAGE	0.00	0.00	0.00	0.00	1,800.00	1,800.00	100
41520 STORM EXPENSE	21,927.62	41,555.87	0.00	41,555.87	52,000.00	10,444.13	20
41530 CODE ENFORCEMT	0.00	32,230.80	0.00	32,230.80	28,000.00	-4,230.80	-15
41540 ELECTION EXPENS	0.00	433.87	0.00	433.87	0.00	-433.87	-999
41600 INVENTORY	2,406.50	18,406.54	0.00	18,406.54	30,000.00	11,593.46	39
41610 OFFICE SUPPLIES	1,682.05	5,007.06	0.00	5,007.06	15,250.00	10,242.94	67
41615 OPERATING SUPP	7,047.25	47,452.71	0.00	47,452.71	135,755.00	88,302.29	65
41616 UNIFORMS	129.87	11,033.06	0.00	11,033.06	23,300.00	12,266.94	53
41620 CONCESSIONS	0.00	0.00	0.00	0.00	5,050.00	5,050.00	100
41630 BOOKS & PERIOD	5,476.17	17,345.85	0.00	17,345.85	43,200.00	25,854.15	60
41640 DUES & SUBSCRIP	695.20	48,362.95	0.00	48,362.95	83,435.00	35,072.05	42
41645 TRAINING & TUIT	4,777.06	13,214.06	0.00	13,214.06	55,200.00	41,985.94	76
41650 PRINTING	85.37	1,101.31	0.00	1,101.31	5,540.00	4,438.69	80
41655 PUBLISHING	535.93	3,352.05	0.00	3,352.05	13,300.00	9,947.95	75
41660 POSTAGE	1,703.72	9,568.00	0.00	9,568.00	20,500.00	10,932.00	53
41710 SALES TAX	785.23	2,311.99	0.00	2,311.99	9,275.00	6,963.01	75
41720 CONS USE TAX	113.76	194.08	0.00	194.08	3,000.00	2,805.92	94
41730 BAD DEBT	0.00	-0.90	0.00	-0.90	0.00	0.90	90
41900 CASH VARIATION	1.00	-0.50	0.00	-0.50	0.00	0.50	50
42100 CAPITAL IMPROVE	151,186.76	2,366,081.67	0.00	2,366,081.67	4,615,948.00	2,249,866.33	49
42200 CAPITAL OUTLAY	5,345.00	5,525.00	0.00	5,525.00	198,295.00	192,770.00	97
43100 D/S PRINCIPAL	2,060.00	1,787,120.09	0.00	1,787,120.09	1,902,556.00	115,435.91	6
43200 D/S INTEREST	0.00	61,435.84	0.00	61,435.84	196,745.00	135,309.16	69
43300 D/S CONTRACTS	0.00	7,264.11	0.00	7,264.11	14,052.00	6,787.89	48
44100 MISCELLANEOUS	1,650.85	7,348.55	0.00	7,348.55	14,650.00	7,301.45	50
44211 HOUSING REHAB	0.00	0.00	0.00	0.00	155,000.00	155,000.00	100
44218 CDBG GRANT	0.00	0.00	0.00	0.00	500,000.00	500,000.00	100
44219 DOWNTOWN REVILZ	3,320.00	3,320.00	0.00	3,320.00	0.00	-3,320.00	-999
44300 HOSPITAL S.T.	31,292.94	193,553.94	0.00	193,553.94	403,497.00	209,943.06	52
44310 SCHOOL	0.00	0.00	0.00	0.00	7,250.00	7,250.00	100
45100 TRANSFERS OUT	0.00	0.00	0.00	0.00	240,000.00	240,000.00	100
Total Expenses ---------->	634,238.85	6,994,598.49	0.00	6,994,598.49	14,742,478.00	7,747,879.51	53
Total of all ACCTS	149,694.74	-690,767.92	0.00	-690,767.92	201,778.00	892,545.92	442

5.B.

City of Ogallala
Revenue 3 year comparison

Account	Revenue Description	Month Totals			Fiscal Year to Date Totals		
		Feb-15	Feb-14	Feb-13	Feb-15	Feb-14	Feb-13
30100	W/S SALES	113,948.82	114,830.67	114,632.49	630,525.37	620,968.03	631,934.00
30200	W/S TAPS & CONN	2,223.40	185.34	361.07	8,859.69	1,005.01	1,859.98
30300	W/S SALES TAX	0.00	0.00	0.00	(12.25)	0.00	(5.04)
30400	W/S MISC INCOME	2,770.42	3,242.96	4,146.16	15,767.62	17,117.35	20,339.84
31100	GEN PROP TAX	32,093.01	23,584.13	16,486.35	156,784.68	131,854.59	122,231.73
31110	BOND PROP TAX	7,104.12	8,411.00	5,843.46	44,061.15	56,129.24	44,779.02
31130	IN LIEU OF PAY	0.00	0.00	0.00	0.00	0.00	0.00
31140	MOTOR VEHICLE	10,153.62	9,502.90	9,077.52	41,960.03	38,656.16	37,304.17
31200	KENO	19,883.27	19,194.53	17,662.25	38,469.82	38,727.37	34,961.51
31300	CITY SALES TAX	127,892.44	129,165.58	110,358.79	631,371.68	570,526.42	543,455.73
31301	CITY SALES TAX M.V.	14,856.93	10,399.91	8,359.23	57,757.88	51,791.74	51,771.23
31400	FRANCHISE	220,942.52	248,303.19	183,303.39	547,596.49	599,445.88	576,963.65
31410	CONTRACTS/AGREE	24,496.16	91,967.07	21,498.08	197,265.58	287,360.77	267,285.19
31510	TICKET & PASSES	13,419.35	23,370.20	18,686.25	57,351.72	67,438.60	59,164.40
31520	CONCESSIONS	35.00	64.00	83.00	265.00	452.64	488.40
31600	NON TAX REVENUE	14,024.84	12,532.60	13,968.30	69,427.99	60,343.75	67,741.55
31605	LOT SALES	433.00	660.00	660.00	2,453.00	3,300.00	2,310.00
31606	PERPETUAL CARE	475.00	770.00	910.00	3,330.00	2,725.00	4,155.00
31610	RENTAL REVENUE	6,764.00	9,195.55	5,898.55	29,631.00	37,401.75	32,419.35
31620	TRADE LICENSES	0.00	0.00	90.00	12,697.50	12,120.00	12,435.00
31621	ANIMAL LICENSES	140.00	104.00	60.00	852.00	796.00	696.00
31630	PERMITS	235.00	525.00	500.00	1,121.00	1,040.00	1,270.00
31631	BUILDING PERMIT	823.00	201.00	2,026.25	3,815.00	7,129.75	5,275.75
31632	PLUMBING PERMIT	30.00	130.00	20.00	340.00	420.00	310.00
31634	GAS PERMITS	0.00	0.00	0.00	75.00	0.00	45.00
31635	ROW PERMITS	30.00	0.00	0.00	45.00	30.00	45.00
31636	MANUF. HOME	0.00	0.00	0.00	50.00	100.00	50.00
31640	FINES & FEES	2,000.54	684.53	687.87	7,243.15	2,703.08	5,295.16
31700	LOCAL GRANTS	0.00	0.00	0.00	8,011.00	2,400.00	4,898.46
31800	INTEREST INCOME	512.32	467.81	847.19	3,056.54	2,791.71	4,185.92
32100	STATE AID	0.00	0.00	0.00	0.00	0.00	0.00
32300	HIGHWAY ALLOCAT	42,209.73	43,323.71	37,963.09	234,337.98	228,428.79	203,496.51
32400	VEHICLE PRORATE	0.00	0.00	0.00	488.12	709.09	659.25
32401	MOTOR VEH FEE	0.00	0.00	0.00	21,942.51	21,642.56	20,996.40
32600	MUN EQUALIZAT	0.00	0.00	0.00	14,393.52	15,661.08	16,401.63
32700	OTHER ST FUNDS	3,473.10	3,172.67	6,320.00	16,877.00	14,665.15	36,281.04
33100	FED GRANT & REV	83,979.23	32,322.00	18,295.84	232,419.51	118,889.90	96,646.78
34100	MISCELLANEOUS	2,540.77	10,625.05	49,343.53	29,421.61	37,822.06	58,026.15
34200	INS REFUND	60.00	0.00	0.00	47,602.08	235.00	0.00
34210	EMP SHARE MED	5,924.00	5,349.24	5,407.76	29,212.88	27,830.50	26,692.51
34215	CITY SHARE MED	30,460.00	25,552.42	27,663.20	145,317.72	139,032.44	136,756.04
34300	BOND PROCEEDS	0.00	0.00	246,875.00	2,961,645.00	715,937.50	246,875.00
34400	LOAN PROCEEDS	0.00	0.00	0.00	0.00	0.00	128,544.00
34550	PERSONAL PROP	0.00	0.00	0.00	0.00	0.00	0.00
	Totals	783,933.59	827,837.06	928,034.62	6,303,830.57	3,935,628.91	3,505,041.31

5.B

City of Ogallala
Expense 3 year Comparison

Account	Expense Description	Month Totals			Fiscal Year to Date Totals		
		Feb-15	Feb-14	Feb-13	Feb-15	Feb-14	Feb-13
40100	CITY COUNCIL	0.00	0.00	0.00	2,400.00	2,400.00	2,500.00
40200	CITY MANAGER	7,603.20	7,307.20	6,846.40	41,669.60	40,189.60	36,615.21
40210	CITY CLERK	4,956.80	4,716.80	4,579.20	27,142.40	26,440.40	24,945.60
40220	SUPERVISOR	50,994.37	48,280.91	49,566.85	279,165.57	261,164.73	278,072.98
40222	MECHANIC	3,158.53	2,795.74	2,680.23	17,837.29	15,529.92	14,966.23
40223	FTE - HOURLY	65,052.82	60,080.84	63,147.79	363,669.77	326,272.57	343,543.46
40224	PTE - HOURLY	14,319.17	13,566.09	11,666.57	77,017.45	78,702.60	69,524.64
40225	OTHER - HOURLY	0.00	272.00	134.00	1,099.52	1,082.00	904.00
40226	OVERTIME	4,290.57	6,628.96	4,047.23	24,768.17	29,542.70	25,340.23
40227	SICK BENEFIT PY	2,710.73	14.82	0.00	21,712.32	18,155.28	20,933.45
40300	F.I.C.A.	10,945.68	10,287.28	10,198.44	61,697.13	57,613.89	60,041.81
40310	UNEMPLOYMENT	0.00	0.00	0.00	0.00	509.00	8.33
40320	WORKERS COMP	248.00	4,123.00	0.00	69,360.00	61,343.00	54,253.00
40330	RETIREMENT	7,040.46	6,546.05	4,080.33	39,860.95	36,596.30	24,456.60
40340	MED INS - CITY	43,809.46	40,461.81	41,872.95	214,175.52	210,868.00	265,915.43
40341	HEALTH SAVINGS	1,663.00	1,246.00	1,172.00	7,766.00	6,040.00	5,596.00
40345	MED INS SELF FD	19,259.96	22,684.48	16,682.01	143,090.91	188,491.90	50,008.13
40350	LIFE INS - CITY	438.90	438.90	458.48	2,238.50	2,138.50	2,281.40
40360	OTHER BENEFITS	0.00	1,696.64	1,124.88	6,996.21	8,979.03	9,610.13
40370	DISABILITY PAY	842.32	842.32	842.32	4,632.76	4,632.76	4,632.76
40380	RECOGN &RECRUIT	10,408.23	9,220.15	213.95	12,029.97	10,097.85	2,230.96
41010	PROPERTY TAX	0.00	0.00	0.00	3,965.16	4,085.48	0.00
41100	ELECTRICITY	20,514.17	18,625.05	18,335.61	96,784.20	97,011.90	101,666.74
41105	STREET LIGHTING	11,775.23	12,089.90	12,042.65	59,756.94	60,439.11	60,186.09
41110	WATER & SEWER	892.97	804.42	701.54	25,047.18	23,435.67	32,776.30
41120	PHONE	2,697.11	2,249.69	2,468.04	11,778.56	12,193.29	11,895.98
41130	SANITATION	1,128.65	1,004.57	968.70	5,673.44	5,308.33	4,986.57
41140	NATURAL GAS	12,319.92	11,830.17	9,839.47	49,438.66	44,742.99	34,376.47
41200	INSURANCE	0.00	997.00	0.00	126,959.75	123,914.71	115,750.41
41210	E & O INSURANCE	0.00	0.00	0.00	6,609.75	5,861.00	5,793.00
41220	VOLUNTEERS-INS	253.00	253.00	341.00	1,364.00	923.42	1,764.50
41300	ENGINEERING	0.00	0.00	0.00	344.84	0.00	0.00
41310	AUDIT	16,250.00	0.00	14,475.00	19,950.00	3,150.00	14,475.00
41320	FISCAL AGENT	1,702.50	0.00	0.00	5,742.50	0.00	0.00
41330	LEGAL	1,495.00	1,461.20	1,980.15	7,327.00	9,287.20	7,130.80
41340	JANITOR SER-SUP	1,705.41	1,767.66	3,001.17	8,434.78	7,225.08	9,189.25
41350	MISC SERVICE	2,646.90	688.05	1,184.60	10,879.65	5,100.53	4,903.48
41400	CONTRACTS & AGR	30,683.45	84,732.96	33,801.90	230,268.82	264,305.82	275,347.82
41410	LEASES	7,038.63	0.00	0.00	23,413.63	19,995.57	20,247.70
41420	RENTAL	794.20	350.00	350.00	6,092.20	1,750.00	1,750.00
41500	REP & MAINT	15,233.97	3,697.56	3,022.03	53,214.22	38,513.51	29,231.50
41501	REP & MAINT -ST	4,205.53	6,126.48	2,267.97	75,328.29	22,146.86	22,729.00
41502	R & M MAIN-WELL	4,699.61	2,459.07	4,131.97	15,713.26	21,671.93	16,364.89
41510	VEHICLE REPAIR	3,504.29	4,569.87	2,469.61	13,517.54	29,763.57	13,238.23
41511	GAS & OIL	4,550.08	6,142.99	6,552.78	33,023.54	37,420.31	34,262.25
41512	TIRES & TUBES	183.75	15.00	197.76	2,422.54	567.45	5,058.60
41513	MILEAGE	0.00	0.00	0.00	0.00	0.00	0.00
41520	STORM EXPENSE	21,927.62	14.93	4,132.80	41,555.87	14.93	12,223.40
41530	CODE ENFORCEMT	0.00	113.48	104.99	32,230.80	1,992.73	1,458.20

5.B.

City of Ogallala

Expense 3 year Comparison

Account	Expense Description	Month Totals			Fiscal Year to Date Totals		
		Feb-15	Feb-14	Feb-13	Feb-15	Feb-14	Feb-13
41540	ELECTION EXPENS	0.00	0.00	0.00	433.87	0.00	485.90
41600	INVENTORY	2,406.50	3,957.46	629.57	18,406.54	8,258.72	5,662.92
41610	OFFICE SUPPLIES	1,682.05	1,099.93	1,715.03	5,007.06	5,002.34	7,902.67
41615	OPERATING SUPP	7,047.25	8,410.99	10,343.84	47,452.71	39,230.03	33,266.00
41616	UNIFORMS	129.87	251.22	293.50	11,033.06	6,279.22	1,836.62
41620	CONCESSIONS	0.00	0.00	334.70	0.00	47.00	372.20
41630	BOOKS & PERIOD	5,476.17	2,263.11	1,868.26	17,345.85	14,932.52	16,787.76
41640	DUES & SUBSCRIP	695.20	417.89	4,120.47	48,362.95	45,663.72	76,195.91
41645	TRAINING & TUIT	4,777.06	2,913.92	5,416.60	13,214.06	8,313.94	16,936.23
41650	PRINTING	85.37	99.90	70.00	1,101.31	898.28	1,708.14
41655	PUBLISHING	535.93	592.66	797.60	3,352.05	2,458.24	3,098.56
41660	POSTAGE	1,703.72	1,651.14	1,808.55	9,568.00	7,908.01	5,146.07
41710	SALES TAX	785.23	5,272.65	868.82	2,311.99	6,598.18	2,069.94
41720	CONS USE TAX	113.76	62.92	14.95	194.08	386.34	256.22
41730	BAD DEBT	0.00	(0.40)	0.00	(0.90)	5.85	5.13
41900	CASH VARIATION	1.00	0.00	0.00	(0.50)	0.00	(3.25)
42100	CAPITAL IMPROVE	151,186.76	133,809.16	87,207.20	2,366,081.67	806,533.74	179,289.45
42200	CAPITAL OUTLAY	5,345.00	0.00	22,028.94	5,525.00	430,850.14	61,175.98
43100	D/S PRINCIPAL	2,060.00	2,060.00	2,060.00	1,787,120.09	1,367,536.55	640,958.57
43200	D/S INTEREST	0.00	0.00	0.00	61,435.84	79,625.91	80,226.88
43300	D/S CONTRACTS	0.00	0.00	0.00	7,264.11	7,965.04	8,659.04
44100	MISCELLANEOUS	1,650.85	275.00	952.64	7,348.55	6,460.45	4,758.23
44211	HOUSING REHAB	0.00	0.00	0.00	0.00	29,410.00	0.00
44218	CDBG GRANT	0.00	0.00	0.00	0.00	0.00	0.00
44219	DOWNTOWN REVILZ	3,320.00	31,183.15	0.00	3,320.00	0.00	3,900.00
44300	HOSPITAL S.T.	31,292.94	0.00	31,718.22	193,553.94	177,164.99	175,728.65
44310	SCHOOL	0.00	0.00	0.00	0.00	0.00	0.00
	Totals	634,238.85	595,523.74	513,932.26	6,994,598.49	5,279,140.63	3,459,610.35

5.B.

FRANCHISE FEE - OCCUPATION TAX
FISCAL YEAR 2014 - 2015

COMPANY NAME	Oct-14	Nov-14	Dec-14	Jan-15	Feb-15	Mar-15	Apr-15	May-15	Jun-15	Jul-15	Aug-15	Sep-15	TOTAL
Allo					13,160.40								13,160.40
Charter Communications (5% of Gross Reve	12,416.49			12,452.05									24,868.54
NPPD (12% of Retail Revenue)		235,600.35			187,946.24								423,546.59
Source Gas LLC ($0.01 per therm)													0.00
Total - Franchise Fees	12,416.49	235,600.35	0.00	12,452.05	201,106.64	0.00	0.00	0.00	0.00	0.00	0.00	0.00	461,575.53
Allo Communications					7,849.68								7,849.68
Birch Communications, Inc													0.00
BullsEye Telecom Inc				235.18									235.18
Cellco Partnership	22.65		45.40		33.15								101.20
CenturyLink	618.71	610.97	558.78	559.72									2,348.18
Charter Comm													0.00
Charter Fiberlink													0.00
Compliance Solutions, Inc.				0.00	0.00								0.00
Compliance Solutions, Inc. (GreatCall)				262.24									262.24
Comtel Telcom													0.00
Dish Network	12.20	10.18	9.65	8.42	7.01								47.46
First Communications				0.00	0.00								0.00
Granite Telecommunications	57.93		117.71	56.83	54.35								286.82
Interface Security Systems, Inc.	2.82	2.79	3.41	3.34									12.36
Ionex Communitcations North, Inc.	7.78			6.03									13.81
Level 3 Communications LLC				1.86									1.86
New Cingular	20.70		41.80	2.85									65.35
NT & T	148.86	144.40	144.69	141.42	140.31								719.68
Omaha Cellular	174.01		363.48		188.70								726.19
OnStar LLC	11.40		9.55		4.47								25.42
Ring Central c/o EZtax Services, Inc.				0.00	4.95								4.95
Sprint Nextel	3.47	2.17	2.41		4.35								12.40
Sprint Spectrum	26.03	25.12	8.29	9.36									68.80
USCOC OF NE/KS	518.18		939.09	463.14	421.82								2,342.23
Verizon/Alltel	4,890.62		9,549.73		4,693.04								19,133.39
Verizon/VAW	1,883.10		455.87		242.48								2,581.45
Viaero		1,631.79	1,644.11	1,534.81	1,601.49								6,412.20
WWC License LLC			2.17		2.18								4.35
hone Occupation Tax (5% of Gross Receipts)	8,398.46	2,427.42	13,896.14	3,285.20	15,247.98	0.00	0.00	0.00	0.00	0.00	0.00	0.00	43,255.20
Best Western Stagecoach Inn	1,804.28	1,117.54	742.92	707.70									4,372.44
Comfort Inn		1,486.62	1,210.70	826.32	723.08								4,246.72
Days Inn	2,149.24	746.00	537.00		357.00								3,789.24
Elms Motel	71.86			21.00									92.86
Holiday Inn Express	3,796.18		3,224.16	4,316.26	2,295.60								13,632.20
Oregon Trail Motel	16.00	4.84	6.70	0.00									27.54
Quality Inn (Kennedy Hospitality)	2,764.54	2,379.28	1,340.34	1,405.44									7,889.60
Pump & Pantry Motel	137.47		65.25	83.15	45.60								331.47
Roadway Inn	377.16		297.26	176.56	181.64								1,032.62
South Platte River Cabins & Kennels	168.54		67.60	2.32	0.00								238.46
Super 8 Motel	2,207.57	1,726.14	1,170.47	1,023.45	984.98								7,112.61
lotel Occupation Tax (2% of Gross Receipts)	13,492.84	7,460.42	8,662.40	8,562.20	4,587.90	0.00	0.00	0.00	0.00	0.00	0.00	0.00	42,765.76
Grand Total Franchise Fees/Occupation Tax	34,307.79	245,488.19	22,558.54	24,299.45	220,942.52	0.00	0.00	0.00	0.00	0.00	0.00	0.00	547,596.49

5.B.

REVENUE PROJECTIONS

Sales Tax Projections

	FY 2014-15	FY 2013-14	FY 2012-13	FY 2011-12	FY 2010-11	3 Year Avg.	Projected Revenue	Diff. from Projected	% Diff.	Cumlative +/-	Total % +/-
October	$150,271	$138,041	$136,611	$127,758	$123,273	$134,137	$136,668	$13,603	9.95%	$13,603	9.95%
November	$146,642	$121,027	$120,628	$122,250	$118,439	$121,302	$123,591	$23,052	18.65%	$36,654	14.08%
December	$137,961	$116,077	$109,404	$117,855	$105,174	$114,445	$116,605	$21,356	18.32%	$58,011	15.39%
January	$111,506	$107,608	$109,867	$107,037	$92,333	$108,171	$110,212	$1,294	1.17%	$59,305	12.18%
February	$142,749	$139,565	$118,718	$122,163	$121,092	$126,815	$129,208	$13,541	10.48%	$72,846	11.82%
March		$105,214	$95,465	$102,950	$90,566	$101,210	$103,119	-$103,119	-100.00%	-$30,273	-4.21%
April		$101,423	$102,532	$97,765	$89,615	$100,573	$102,471	-$102,471	-100.00%	-$132,744	-16.15%
May		$115,552	$115,728	$121,399	$111,214	$117,560	$119,778	-$119,778	-100.00%	-$252,522	-26.82%
June		$126,148	$113,874	$117,101	$103,796	$119,041	$121,287	-$121,287	-100.00%	-$373,809	-35.17%
July		$127,448	$131,835	$132,825	$110,770	$130,703	$133,169	-$133,169	-100.00%	-$506,978	-42.39%
August		$143,427	$141,806	$153,671	$125,608	$146,301	$149,062	-$149,062	-100.00%	-$656,040	-48.77%
September		$159,508	$140,284	$141,374	$135,958	$147,055	$149,830	-$149,830	-100.00%	-$805,870	-53.90%
Total	$689,130	$1,501,038	$1,436,752	$1,464,148	$1,327,839	$1,467,313	$1,495,000	-$805,870	-53.90%		

Franchise Fees Projections

	FY 2014-15	FY 2013-14	FY 2012-13	FY 2011-12	FY 2010-11	3 Year Avg.	Projected Revenue	Diff. from Projected	% Diff.	Cumlative +/-	Total % +/-
October	$34,308	$32,913	$32,546	$29,361	$10,081	$31,607	$32,521	$1,787	5.50%	$1,787	5.50%
November	$245,488	$286,649	$310,495	$287,161	$222,034	$294,768	$303,290	-$57,802	-19.06%	-$56,015	-16.68%
December	$22,559	$16,858	$19,127	$18,485	$9,843	$18,157	$18,682	$3,877	20.75%	-$52,138	-14.71%
January	$24,299	$14,723	$31,493	$14,659	$10,686	$20,292	$20,878	$3,421	16.39%	-$48,716	-12.98%
February	$220,943	$248,303	$183,303	$197,185	$154,972	$209,597	$215,656	$5,286	2.45%	-$43,430	-7.35%
March		$13,223	$23,973	$29,460	$30,000	$22,219	$22,861	-$22,861	-100.00%	-$66,291	-10.80%
April		$14,961	$13,889	$32,980	$78,799	$20,610	$21,206	-$21,206	-100.00%	-$87,497	-13.78%
May		$257,855	$242,571	$212,287	$230,981	$237,571	$244,439	-$244,439	-100.00%	-$331,936	-37.74%
June		$16,965	$18,244	$18,106	$14,601	$17,772	$18,285	-$18,285	-100.00%	-$350,222	-39.01%
July		$40,647	$43,154	$42,302	$17,633	$42,034	$43,250	-$43,250	-100.00%	-$393,471	-41.81%
August		$225,911	$216,577	$193,891	$192,063	$212,126	$218,259	-$218,259	-100.00%	-$611,730	-52.77%
September		$27,552	$25,564	$21,740	$46,489	$24,952	$25,673	-$25,673	-100.00%	-$637,404	-53.79%
Total	$547,596	$1,196,560	$1,160,936	$1,097,617	$1,018,183	$1,151,704	$1,185,000	-$637,404	-53.79%		

General Property Tax Projections

	FY 2014-15	FY 2013-14	FY 2012-13	FY 2011-12	FY 2010-11	3 Year Avg.	Projected Revenue	Diff. from Projected	% Diff.	Cumlative +/-	Total % +/-
October	$50,333	$47,308	$31,135	$38,332	$30,488	$38,925	$45,715	$4,618	10.10%	$4,618	10.10%
November	$5,496	$5,067	$6,593	$4,476	$3,769	$5,379	$6,317	-$821	-12.99%	$3,797	7.30%
December	$6,170	$4,848	$10,553	$3,220	$2,945	$6,207	$7,290	-$1,120	-15.36%	$2,678	4.51%
January	$62,693	$51,047	$57,465	$41,104	$33,940	$49,872	$58,571	$4,122	7.04%	$6,800	5.77%
February	$32,093	$23,584	$16,486	$12,398	$11,709	$17,489	$20,540	$11,553	56.25%	$18,353	13.26%
March		$17,436	$18,216	$29,333	$27,222	$21,662	$25,440	-$25,440	-100.00%	-$7,087	-4.32%
April		$41,882	$48,574	$41,677	$32,122	$44,044	$51,727	-$51,727	-100.00%	-$58,814	-27.28%
May		$247,875	$236,121	$248,526	$212,010	$244,174	$286,764	-$286,764	-100.00%	-$345,578	-68.79%
June		$62,168	$54,669	$41,059	$52,666	$52,632	$61,812	-$61,812	-100.00%	-$407,391	-72.21%
July		$13,337	$21,137	$18,792	$12,926	$17,755	$20,852	-$20,852	-100.00%	-$428,243	-73.20%
August		$24,309	$18,645	$24,093	$28,094	$22,349	$26,247	-$26,247	-100.00%	-$454,490	-74.35%
September		$199,482	$215,072	$204,234	$172,064	$206,263	$242,240	-$242,240	-100.00%	-$696,730	-81.63%
Total	$156,785	$738,343	$734,666	$707,244	$619,954	$726,751	$853,515	-$696,730	-81.63%		

REVENUE PROJECTIONS

Bond Property Tax Projections

	FY 2014-15	FY 2013-14	FY 2012-13	FY 2011-12	FY 2010-11	3 Year Avg.	Projected Revenue	Diff. from Projected	% Diff.	Cumlative +/-	Total % +/-
October	$18,326	$17,315	$11,382	$20,396	$23,783	$16,364	$9,444	$8,882	94.04%	$8,882	94.04%
November	$1,992	$1,864	$2,490	$2,353	$3,068	$2,236	$1,290	$701	54.36%	$9,583	89.27%
December	$2,231	$9,865	$4,008	$22,702	$2,252	$12,192	$7,036	-$4,805	-68.29%	$4,778	26.89%
January	$14,408	$18,674	$21,056	$15,786	$18,454	$18,505	$10,680	$3,728	34.91%	$8,506	29.90%
February	$7,104	$8,411	$5,843	$4,924	$6,840	$6,393	$3,689	$3,415	92.56%	$11,921	37.09%
March		$6,337	$6,675	$10,921	$14,582	$7,978	$4,604	-$4,604	-100.00%	$7,317	19.91%
April		$15,495	$38,473	$34,112	$42,645	$29,360	$16,945	-$16,945	-100.00%	-$9,628	-17.93%
May		$109,924	$85,687	$90,242	$112,056	$95,284	$54,991	-$54,991	-100.00%	-$64,619	-59.46%
June		$22,549	$19,878	$15,584	$28,909	$19,337	$11,160	-$11,160	-100.00%	-$75,779	-63.23%
July		$8,209	$9,989	$7,080	$7,145	$8,426	$4,863	-$4,863	-100.00%	-$80,642	-64.67%
August		$8,821	$6,789	$8,754	$15,120	$8,121	$4,687	-$4,687	-100.00%	-$85,329	-65.95%
September		$72,284	$76,317	$91,085	$86,684	$79,895	$46,110	-$46,110	-100.00%	-$131,439	-74.89%
Total	$44,061	$299,748	$288,587	$323,939	$361,538	$304,092	$175,500	-$131,439	-74.89%		

Motor Vehicle Tax Projections

	FY 2014-15	FY 2013-14	FY 2012-13	FY 2011-12	FY 2010-11	3 Year Avg.	Projected Revenue	Diff. from Projected	% Diff.	Cumlative +/-	Total % +/-
October	$7,471	$6,241	$6,767	$7,398	$6,937	$6,802	$7,041	$430	6.10%	$430	6.10%
November	$9,223	$8,250	$7,719	$6,964	$6,846	$7,644	$7,913	$1,310	16.56%	$1,740	11.63%
December	$5,596	$6,608	$5,952	$6,395	$5,592	$6,318	$6,540	-$945	-14.44%	$795	3.70%
January	$9,517	$8,054	$7,788	$7,353	$7,561	$7,732	$8,003	$1,514	18.91%	$2,309	7.83%
February	$10,154	$9,503	$9,078	$10,464	$10,422	$9,682	$10,022	$132	1.31%	$2,440	6.17%
March		$5,993	$6,375	$6,052	$5,877	$6,140	$6,356	-$6,356	-100.00%	-$3,915	-8.54%
April		$7,727	$7,324	$7,871	$8,187	$7,641	$7,909	-$7,909	-100.00%	-$11,825	-21.99%
May		$7,851	$7,554	$5,685	$6,913	$7,030	$7,277	-$7,277	-100.00%	-$19,102	-31.28%
June		$8,509	$6,980	$7,459	$6,079	$7,649	$7,918	-$7,918	-100.00%	-$27,020	-39.17%
July		$7,962	$7,528	$7,559	$6,975	$7,683	$7,953	-$7,953	-100.00%	-$34,973	-45.46%
August		$7,477	$6,676	$6,767	$7,518	$6,973	$7,218	-$7,218	-100.00%	-$42,191	-50.14%
September		$7,342	$8,638	$6,767	$7,362	$7,582	$7,849	-$7,849	-100.00%	-$50,040	-54.39%
Total	$41,960	$91,517	$88,379	$86,734	$86,269	$88,877	$92,000	-$50,040	-54.39%		

Keno Projections

	FY 2014-15	FY 2013-14	FY 2012-13	FY 2011-12	FY 2010-11	3 Year Avg.	Projected Revenue	Diff. from Projected	% Diff.	Cumlative +/-	Total % +/-
October	$0	$0	$0	$0	$0	$0	$0	$0	#DIV/0!	$0	#DIV/0!
November	$18,587	$19,533	$17,299	$13,511	$14,524	$16,781	$17,536	$1,051	5.99%	$1,051	5.99%
December	$0	$0	$0	$0	$0	$0	$0	$0	#DIV/0!	$1,051	5.99%
January	$0	$0	$0	$0	$0	$0	$0	$0	#DIV/0!	$1,051	5.99%
February	$19,883	$19,195	$17,662	$14,787	$15,735	$17,215	$17,989	$1,894	10.53%	$2,945	8.29%
March		$0	$0	$0	$0	$0	$0	$0	#DIV/0!	$2,945	8.29%
April		$0	$0	$0	$0	$0	$0	$0	#DIV/0!	$2,945	8.29%
May		$16,868	$20,482	$15,564	$15,234	$17,638	$18,432	-$18,432	-100.00%	-$15,487	-28.70%
June		$0	$0	$0	$0	$0	$0	$0	#DIV/0!	-$15,487	-28.70%
July		$0	$0	$0	$0	$0	$0	$0	#DIV/0!	-$15,487	-28.70%
August		$17,556	$19,042	$15,201	$15,313	$17,266	$18,043	-$18,043	-100.00%	-$33,530	-46.57%
September		$0	$0	$0	$0	$0	$0	$0	#DIV/0!	-$33,530	-46.57%
Total	$38,470	$73,152	$74,485	$59,063	$60,806	$68,900	$72,000	-$33,530	-46.57%		

5.B.

REVENUE PROJECTIONS

Water Revenue Projections

	FY 2014-15	FY 2013-14	FY 2012-13	FY 2011-12	FY 2010-11	3 Year Avg.	Projected Revenue	Diff. from Projected	% Diff.	Cumlative +/-	Total % +/-
October	$92,916	$84,230	$103,727	$91,696	$101,327	$93,218	$93,445	-$530	-0.57%	-$530	-0.57%
November	$75,057	$74,544	$66,284	$57,473	$59,639	$66,100	$66,262	$8,795	13.27%	$8,265	5.18%
December	$56,022	$57,026	$58,967	$54,970	$51,932	$56,988	$57,127	-$1,105	-1.93%	$7,160	3.30%
January	$61,130	$58,775	$59,932	$54,867	$53,047	$57,858	$57,999	$3,130	5.40%	$10,291	3.74%
February	$56,900	$57,622	$58,661	$51,489	$50,369	$55,924	$56,061	$839	1.50%	$11,129	3.36%
March		$55,954	$54,760	$51,377	$47,817	$54,030	$54,162	-$54,162	-100.00%	-$43,033	-11.18%
April		$58,161	$58,309	$82,733	$46,907	$66,401	$66,563	-$66,563	-100.00%	-$109,596	-24.27%
May		$82,536	$67,513	$57,711	$58,729	$69,253	$69,422	-$69,422	-100.00%	-$179,018	-34.36%
June		$97,766	$90,340	$118,688	$78,931	$102,265	$102,514	-$102,514	-100.00%	-$281,533	-45.15%
July		$97,266	$116,148	$154,766	$98,014	$122,727	$123,026	-$123,026	-100.00%	-$404,559	-54.19%
August		$129,819	$119,613	$144,716	$104,988	$131,383	$131,703	-$131,703	-100.00%	-$536,263	-61.06%
September		$104,861	$114,675	$129,754	$115,271	$116,430	$116,714	-$116,714	-100.00%	-$652,977	-65.63%
Total	$342,023	$958,560	$968,929	$1,050,240	$866,971	$992,576	$995,000	-$652,977	-65.63%		

Sewer Revenue Projections

	FY 2014-15	FY 2013-14	FY 2012-13	FY 2011-12	FY 2010-11	3 Year Avg.	Projected Revenue	Diff. from Projected	% Diff.	Cumlative +/-	Total % +/-
October	$58,024	$58,145	$57,623	$60,236	$63,066	$58,668	$59,059	-$1,035	-1.75%	-$1,035	-1.75%
November	$57,575	$58,080	$56,788	$57,621	$59,943	$57,496	$57,880	-$305	-0.53%	-$1,340	-1.15%
December	$57,435	$57,502	$57,651	$55,017	$58,186	$56,723	$57,102	$333	0.58%	-$1,007	-0.58%
January	$58,419	$57,836	$56,328	$55,276	$59,892	$56,480	$56,857	$1,562	2.75%	$555	0.24%
February	$57,049	$57,208	$55,971	$54,617	$57,109	$55,932	$56,305	$744	1.32%	$1,299	0.45%
March		$57,021	$55,786	$53,818	$56,660	$55,542	$55,912	-$55,912	-100.00%	-$54,613	-15.92%
April		$59,514	$60,677	$59,150	$61,400	$59,780	$60,179	-$60,179	-100.00%	-$114,792	-28.46%
May		$59,204	$60,691	$57,974	$62,061	$59,290	$59,685	-$59,685	-100.00%	-$174,477	-37.69%
June		$59,002	$59,432	$62,165	$64,675	$60,200	$60,601	-$60,601	-100.00%	-$235,078	-44.90%
July		$59,286	$59,418	$65,247	$67,018	$61,317	$61,726	-$61,726	-100.00%	-$296,805	-50.71%
August		$58,433	$59,010	$64,151	$65,598	$60,531	$6,094	-$6,094	-100.00%	-$302,898	-51.22%
September		$58,720	$58,591	$63,755	$66,077	$60,355	$60,758	-$60,758	-100.00%	-$363,656	-55.76%
Total	$288,502	$699,951	$697,966	$709,027	$741,685	$702,315	$652,158	$47,793	7.33%		

RESOLUTION NO. 1441
CITY OF OGALLALA, NEBRASKA

A RESOLUTION CREATING THE JOB DESCRIPTION FOR PARAMEDIC / EMT / EMS COORDINATOR.

WHEREAS, the City of Ogallala Municipal Code 32.002 and the City's Personnel Manual 2.030 provide that the City of Ogallala Personnel Manual may be amended from time to time by Resolution of the governing body of the City of Ogallala; and

WHEREAS, the City of Ogallala desires to create the job description for the Paramedic / EMT / EMS Coordinator, attached hereto as EXHIBIT "A".

BE IT THEREFORE RESOLVED, by the Council President and City Council of the City of Ogallala, Nebraska, that:

The job description Paramedic / EMT / EMS Coordinator be created.

The effective date of Resolution 1441 shall be March 11, 2015.

PASSED AND APPROVED THIS 10th DAY OF MARCH, 2015.

_____
Harold L. Peterson, Council President

ATTEST:

_____
Jane M. Skinner, City Clerk

6.B.

City of Ogallala, Nebraska
Position Description

Class Title:	**Paramedic / EMT / EMS Coordinator**
Department:	**Ambulance**
FLSA Classification:	**Non – Exempt**
Age Requirement:	**Minimum- 21 Years / Maximum – 65 Years**
Salary Range:	
Date Effective:	

GENERAL PURPOSE:
To provide advanced EMS coverage and other required function related responsibilities for the City of Ogallala, the rural response area, and mutual aid ALS requests during normal business hours to supplement the existing Ogallala EMS volunteer service.

SUPERVISION RECEIVED:
Works under the General Guidance and Direction of the Fire Chief and City Manager.

SUPERVISION EXERCISED:
None.

ESSENTIAL DUTIES AND RESPONSIBILITIES:

Delivers excellent patient care according to the standard of care and or protocols for A-EMT's, state statute, medical direction and City of Ogallala policy.

Performs patient assessment and evaluation using accepted procedures and equipment to determine life threatening, emergent and non-urgent patient needs.

Performs interventions on patients based on assessment findings, follows patient care protocols, and maintains contact with monitoring physicians or surrogate.

Maintains skills competency as verified by competency check sheets or other evaluation tools as identified.

Maintains annual competency in airway and thoracic trauma management as verified by competency check sheet or attendance record.

Maintains current Nebraska and National Registry License, and current ACLS, BLS, PALS and HAZMAT as verified by current course completion cards or rosters.

Performs scheduled inventory on the ambulance and supply room, and requisitions supplies as needed per policy.

Performs housekeeping duties in and on the ambulance and the ambulance quarters.

Interacts with bystanders, law enforcement, fire, EMS, and hospital professionals in a manner which reflects positively on the City of Ogallala.

Completes all paperwork as required to document patient transports, standbys, canceled calls, etc. according to the City of Ogallala, and State of Nebraska requirements within 24 hours, of the call completion.

Maintains competency in radio communication and usage.

PERIPHERAL DUTIES:
Attends medical, nursing and allied health continuing education programs to remain current as to trends in health care, with emphasis on critical and emergent care of medical and trauma patients.

Serves as a member of various employee committees.

Assist other City Departments as required or assigned.

DESIRED MINIMUM QUALIFICATIONS:
Education and Experience:

(A) High School Diploma or GED, and
(B) Graduate of an educational program for Emergency Medical Technician A-EMT, or equivalent.
(C) Current State of Nebraska and National Registry, licensure.
(D) ACLS, BLS and PALS provider, instructor preferred, or
(E) An equivalent combination of education and experience.

Necessary Knowledge, Skills and Abilities:

(A) Thorough knowledge of emergency medical services principles, procedures, techniques, and equipment; Working knowledge of first aid and resuscitation techniques and their application as demonstrated through National and State E.M.T Certification; Considerable knowledge of applicable laws, ordinances, departmental standard operating procedures and regulations;
(B) Skill in the operation of the listed tools and equipment.
(C) Ability to train and supervise subordinate personnel; Ability to perform work requiring good physical condition; Ability to communicate effectively orally and in writing; Ability to exercise sound judgment in evaluating situations and in making decisions; Ability to effectively give and receive verbal and written instructions; Ability to establish and maintain effective working relationships with other employees, supervisors and the public; and Ability to meet the special requirements listed below.

PREFERRED QUALIFICATIONS

(A) Current Nationally Registered Emergency Medical Technician-Paramedic

and State of Nebraska Emergency Medical Technician-Paramedic License. Must be able to practice within the scope of a paramedic in accordance with State of Nebraska protocols.

(B) (EMS) Degree, ACLS and PALS Instructor. Completion of the Ambulance Service Management Program taught by the American Ambulance Association's Management Training Institute.

(C) 1 year as a paramedic with an Advanced Life Support Service preferred.

SPECIAL REQUIREMENTS:

(A) Must meet the minimum/maximum age requirement at time of hire;

(B) Must possess, or be able to obtain by time of hire, a valid State Driver's License without record of suspension or revocation in any state;

(C) No felony convictions or disqualifying criminal histories within the past seven years;

(D) Ability to read and write the English language; and

(E) Ability to meet Departmental physical standards.

(F) Must be able to be approved by current insurance company.

TOOLS AND EQUIPMENT USED:

Emergency medical aid unit, 12 Lead Defib Machine, EZIO, radio, pager, personal computer, phone.

PHYSICAL DEMANDS:

The physical demands described here are representative of those that must be met by an employee to successfully perform the essential functions of this job. Reasonable accommodations may be made to enable individuals with disabilities to perform the essential functions.

While performing the duties of this job, the employee is frequently required to sit and talk or hear. The employee is frequently required to stand or walk; use hands to finger, handle, feel or operate objects, tools, or controls; and reach with hands and arms. The employee is occasionally required to climb or balance; stoop, kneel, crouch, or crawl; and taste or smell.

The employee must be able to lift using proper mechanics and able to move patients and equipment into and out of the ambulance without assistance of a partner. The employee must be able to lift 100 pound without assistance and must be able to perform CPR for up to 5 minutes without assistance.

Specific vision abilities required by this job include close vision, distance vision, color vision, peripheral vision, depth perception, and the ability to adjust focus.

WORK ENVIRONMENT:

The work environment characteristics described here are representative of those an employee encounters while performing the essential functions of this job.

Work is performed primarily in office, vehicles, and outdoor settings, in all weather conditions, including temperature extremes, during day and night shifts. Work is often performed in emergency and stressful situations. Individual is exposed to hearing alarms and hazards associated with rendering emergency medical assistance, including smoke, noxious odors, fumes, chemicals, liquid chemicals, solvents and oils.

The employee occasionally works near moving mechanical parts and in high, precarious places and is occasionally exposed to wet and/or humid conditions, fumes or airborne particles, toxic or caustic chemicals, risk of electrical shock, and vibration.

The noise level in the work environment is usually quiet in office settings, and loud at an emergency scene.

SELECTION GUIDELINES:
Formal application; review of education and experience; appropriate testing and interviews; oral interview; background check; physical agility; drug screening; final selection and pre-employment medical examination. NOTE: Appointees will be subject to completion of a standard six-month probationary period.

The duties listed above are intended only as illustrations of the various types of work performed. The omission of specific statements of duties does not exclude them from the position if the work is similar, related or a logical assignment to the position.

The job description does not constitute an employment agreement between the employer and the employee and is subject to change by the employer as the needs of the employer and requirements of the job change.

Date Adopted: March 10, 2015

Revision History:

MEMO

TO: Ogallala City Council Members

FROM: Ken Knoepfel

RE: Request for a code amendment to permit pre-schools and day care facilities in a C-2 zoning district.

Kirsten & Sarah Burnside have inquired about operating a child day-care and pre-school facility in a commercial district in Ogallala. The Ogallala zoning code allows child day care facility as a primary use by special exception in residential districts only. Kirsten & Sarah are requesting the Planning Commission make recommendation to the City Council to allow child day-care and pre-school facilities either as a permitted use or as a use by special exception in a highway business district.

According to the C-2 portion of the zoning code, the purpose of the (C-2) Highway Business District is "To establish the location of areas best suited for the needs of highway-related business within the planning area, those commercial types being characterized by the need for larger lot sizes, off-street parking, and immediate access to transient traffic." One other factor would be the possibility of impacting a liquor license in a commercial zone due to proximity to a pre-school. The Planning Commission has to find whether day-care and/or pre-schools meet the definition of a "highway-related business".

Of the primary use day-care or pre-school facilities we have in Ogallala, most or all of them are located in a residentially-zoned area. It is my position that if the code is amended, it should be to allow day care and pre-school facilities in C-2 zoning districts by special exception and not as a use permitted by right. If the code is amended, the applicants will again appear before the Planning Commission to request a specific site for their facility.

Sample motion: *I make a motion to (allow / disallow) a* request for amendments to Ogallala zoning code, Chapter 44. Proposed amendments would add regulations pertaining to day-care and pre-school facilities within Commercial zoning districts within the zoning jurisdiction of Ogallala.

6.C.

CITY OF OGALLALA
APPLICATION FOR AMENDING THE CITY ZONING CODE

(Please type or print legibly)

DATE 02/10/15

NAME OF APPLICANT Kirsten + Sarah Burnside

MAILING ADDRESS 107 Canyon Drive

CITY Ogallala STATE NE PHONE (308) 440-7928

Title of subject Zoning Code: _____

Reason or need for amending the zoning code:
To allow day care or preshool facilities in a commercial zone. (C-2 zoning district)

Applicant signature Kirsten Burnside

For department use only

Fee Paid 150.00

Application accepted by [signature] **Date** 2-12-15

6.C.

ORDINANCE 1333
CITY OF OGALLALA, NEBRASKA

AN ORDINANCE AMENDING SECTION 44 OF THE OGALLALA MUNICIPAL CODE GOVERNING THE PERMITTED LOCATIONS OF PRE-SCHOOL AND DAY-CARE FACILITIES WITHIN THE ZONING JURISDICTION OF THE CITY OF OGALLALA.

WHEREAS, a request has been made to add a section to the Ogallala Municipal Code governing the permitted locations of day-care and pre-school facilities; and

WHEREAS, on the 3rd day of March, 2015, the Ogallala Planning Commission recommended approval of the request to amend the code; and

WHEREAS, a public hearing before the City Council was held on the 10th day of March, 2015, at 7:00 o'clock P.M. to allow the Council to receive testimony regarding said addition from interested persons.

BE IT ORDAINED BY THE PRESIDENT AND CITY COUNCIL OF THE CITY OF OGALLALA, NEBRASKA:

Section 1.	Chapter 44, Zoning Regulations of the Municipal Code of the City of Ogallala, Nebraska, as set forth in Exhibit "A".
Section 2.	Any other ordinance or section passed and approved prior to passage, approval and publication of this ordinance and in conflict with its provisions is repealed.
Section 3.	This ordinance shall take effect and be in full force from and after its passage, approval, and publication as required by law.

Passed and approved this 10th day of March, 2015.

_____
Harold L. Peterson
Council President

ATTEST:

_____
Jane Skinner, City Clerk

6C.

EXHIBIT "A"

CHAPTER 44
ZONING REGULATIONS
(Excerpt)

ARTICLE 6
C-2 BUSINESS DISTRICT – HIGHWAY

Section.
44-601. Purpose and characteristics.
44-602. Permitted uses.
44-603. Special uses.
44-604. Area, yard, and height requirements.

44-601. Purpose and characteristics.

The purpose of the (C-2) Business District – Highway is to establish the location of areas best suited for the needs of highway-related business within the planning area, those commercial types being characterized by the need for larger lot sizes, off-street parking, and immediate access to transient traffic.

44-602. Permitted uses.

Within the (C-2) Business District – Highway, a building or premises shall be used only for the following purposes:

(1) Farm equipment sales and service.

(2) Automotive sales, services, and storage.

(3) Restaurants, cafes, drive-in restaurants, and drinking establishments.

(4) Motels, hotels, and tourist accommodations.

(5) Trailer sales, separate from trailer parks.

(6) Commercial recreation and entertainment, such as drive-in theaters, miniature golf courses, bowling alleys, dance halls, skating rinks, drag strips, golf driving and target ranges.

(7) Truck terminals and related storage facilities.

(8) Commercial storage or rental storage facilities completely within an enclosed building.

(9) Gas stations.

(10) Public and private parking lots.

(11) Food, drug, dairy, liquor, furniture, and appliance stores.

(12) Dry cleaners, laundries, barber and beauty shops, lumber yards, paint stores, clothing stores, farm and garden supply, sporting goods, and hobby shops.

(13) Medical clinics, hospitals, convalescent homes, funeral homes, and veterinary clinics excluding kennels.

(14) Public or private clubs, lodges, social, recreational, and entertainment facilities, or grounds for games and sports, including public or privately owned museums.

(15) Public works and public utility facilities such as transformer stations pumping stations, water towers, radio or television transmitter stations, and telephone exchanges.

(16) Banks, financial institutions, loan offices, and tax services.

(17) Insurance, real estate, and business offices or establishments.

(18) Professional offices and establishments.

(19) Accessory uses and buildings that are clearly incidental to the permitted use and that will not create a nuisance or hazard.

(20) Lumber wood sales.

(21) Signs. The following on-premises signs shall be permitted, so long as they do not exceed 35 feet in height:

(a) Permanent advertising signs identifying the use of the building, structure, or premises. Such signs shall be in harmony with the intended use of the land and the character of the zoning district in which they are to be erected, consisting of no more than:

(i) One single sign, attached to each facade of the building, occupying no more than 10% of the surface area of said facade.

(ii) One freestanding on premise sign not to exceed 90 square feet in area.

(b) One temporary on-site, non-illuminated sign, not to exceed eight square feet in area and advertising the sale or rental of the property.

Approval of permits for advertising signs and advertising sign specifications shall conform to section 44-1708.

44-603. Special uses.

The City Council may authorize the following special uses in the (C-2) Business District – Highway, but only after receiving the recommendation of the Planning Commission; after a public hearing; and subject to the conditions and protective restriction set forth in section 44-1503:

(1) Mobile home parks or courts, subject to the regulations outlined in section 44-1503(B).

(2) The open storage, parking, or sale of building materials and supplies, wholesale and warehousing goods, and contractors' equipment.

(3) Recycling facilities as provided for in Chapter 34 of this code. Such a facility in this zone shall only be permitted if it is limited in the scope of its operation. Factors to be considered in determining the scope of operation shall include, but not be limited to, area covered, odor produced, noise produced, and ability to control loose material resulting from the operation.

(4) Churches, Sunday schools, and other places of worship.

(5) Freestanding off-premises signs or billboards which meet the following requirements:

(a) Having a total sign area of 256 square feet or less;

(b) Placed at least 250 feet from any other off-premises sign; and

(c) Having an overall height of 35 feet or less.

(6) Collection and composting of yard waste.
(7) Single family dwellings
(8) Day-care facilities and preschools.

44-604. Area, yard, and height requirements.

Area, yard, and height requirements for the (C-2) Business District – Highway shall be the following:

(1) There shall be no limitations placed on the size of the lot.

(2) Minimum yard requirements shall be as follows:

(a) Front yard depth: none.

(b) Side yard width: none, except on the side of a lot adjoining a residential district, in which case a side yard of not less than eight feet shall be provided. If a side yard is allowed, built, or used, it shall be not less than five feet in width.

(c) Rear yard depth: none, except on the rear of a lot adjoining a residential district, in which case a rear yard of not less than 25 feet shall be provided.

(3) The maximum height of a building in this district shall be 45 feet.

(4) Freestanding on-premises signs shall not exceed 90 square feet in area and 35 feet in height.

MEMO

TO: Ogallala City Council Members

FROM: Ken Knoepfel

RE: Planning Commission meeting on Tuesday, March 3rd, 2015, Viaero Tower application

Viaero Wireless is requesting to construct a telecommunication's tower 75 feet in height. Caradonna Family Amusements Inc. owns the bowling alley located at 900 East 1st Street, Ogallala, NE. They are proposing to lease a portion of their property to NE Colorado Cellular Inc. d/b/a/ Viaero Wireless for them to place a telecommunication's tower on Bowling alley property. The proposal is to erect a free standing structural tower or "cell site" which would consist of a elf-supporting type antenna support structure "tower" (no guy wires). The proposal is to place the tower to the rear (south portion) of the bowling alley property.

The property is zoned as C-2 (Highway Business District). This zoning district permits towers provided that the tower use is specifically reviewed by the Ogallala Planning Commission and approved by the Ogallala City Council.

I have provided the application for this particular project. Ogallala Municipal Code 44-1709 is included with this application. The applicant, Viaero Wireless has been very thorough in addressing all aspects of the City Code with respect to their reasons why they are requesting this specific site.

Sample motion: *I make a motion to (allow / disallow) a special exception for a telecommunications tower 75 feet in height on property located at 900 East 1st Street. Property is more particularly described as All of Lot 11 except a tract and a Tract in Lot 12. All South of US Highway 30, Smith's Subdivision, Ogallala, Nebraska.*

6.D.

CITY OF OGALLALA
APPLICATION FOR SPECIAL EXCEPTION

(Please type or print legibly)

Date February 9, 2015

Applicants name NE Colorado Cellular, Inc. d/b/a Viaero Wireless

Business Address: 1224 West Platte Avenue, Fort Morgan, CO 80701
Home address

Telephone 970-768-6464 (Rick Bailey - Cell #)

Type of special exception requested
Intsall a new telecommunication facility ("Cell Site") which will consist of a 75' self supporting type antenna support structure ("Tower") and equipment cabinet for supporting hardware, to be secured with an approximate 40'x40'x6' cedar fence

Address and legal description of property for which special exception is requested.
900 East 1st Street / Part of Lot 11, Smith's Subdivision to the City of Ogallala, Keith County, Nebraska

Applicant signature
Rick Bailey
Site Acquisition Specialist

For department use only

Fee Paid 150.00

Application accepted by **Date** 2-10-15

6.D.

Honorable City Planning Commission of
The City of Ogallala Nebraska

This request by NE Colorado Cellular Inc. d/b/a Viaero Wireless with an address of 1224 W. Platte Ave. Fort Morgan, CO 80701 is for the approval to install a telecommunication facility or "Cell Site" which would consist of a seventy-five foot tall self-supporting type antenna support structure "tower", (no guy wires) (see attached (Exhibit A), a photo of an existing 75' self-supporting tower located in the Southeastern quadrant of Scottsbluff, NE) and supporting equipment. As it is the policy of the City of Ogallala "to encourage co-location of new communications towers with existing towers or as part of suitable existing structures" this request for a new site is accompanied with a detailed written explanation. Mounted on the tower initially will be a number of panel antennas and a microwave dish. The facility will be an important addition to the City's wireless infrastructure and will be constructed so that it will have additional capacity and space for future co-location of equipment by other service providers. There will be no associated cost to the City of Ogallala for this valuable addition to the City's wireless infrastructure. The tower and supporting equipment will be in full operation 24 hours per day, 7 days a week. The tower and support equipment will be secured with an approximate 40' X 40' X 6' cedar fence. The tower will be a critical link in Viaero's wireless 4G LTE telecommunication network as we continue to enhance performance in our network within the areas of the City of Ogallala that lack reliable service and require additional 4G capacity.

Viaero strives to offer high-quality wireless network services, including Wireless telephone service, Wireless High Speed Internet and wireless Enhanced 9-1-1 service. Viaero strives to provide seamless coverage in its service areas, as well as coverage throughout North America and beyond through dozens of national and international roaming agreements with other service providers. Like Viaero's other towers, the touchstones of its design are safety and durability. The tower will be designed to meet standards greater than Federal, State, County and City minimum standards. The tower will comply with all current City of Ogallala regulations and also complies with the City of Ogallala's Municipal Code as it applies to telecommunication towers and antennas and equipment.

The unmanned site will not be utilized for retail, wholesale purposes and will not require water or sanitation. Electrical service can be provided by the Nebraska Public Power District (100A single phase). The tower will comply with all Federal Communications Commission guidelines and standards and a small unlit sign will be attached to the fence to identify the owner.

Need for Proposed Use in Area

The need for an additional site in Ogallala has reached a critical junction for Viaero. The critical need for an additional site is being driven by two aspects. First, the introduction of 4G service coverage has caused Viaero as well as other carriers to place additional shorter towers in high use areas to provide

better in building coverage. Second, and in this case most critical, the increased usage in the 4G environment has placed extremely high demands on existing capacity for service. The data usage has increased almost 10 fold as customers are using their smart phones, tablets and other wireless devices at a higher level. In Ogallala, this trend is reaching the critical point for capacity. Soon, calls may be blocked that need to get through and it's also possible that an emergency call may not be able to be completed. An attached computer simulation of the existing coverage (Exhibit B) shows the coverage for the Ogallala area is delivered by an existing number of cell sites with number of specific antenna configurations pointed in a number of directions to provide current coverage. The measurements are measured in decibels and the Yellow areas relate to Outdoor coverage, the light Green relates to Transitional coverage while the dark Green is a strong indoor signal. The next simulation (Exhibit C) shows coverage with the proposed new site as well as the existing sites. As in the first simulation the Yellow areas relate to Outdoor coverage, the light Green relates to Transitional coverage while the dark Green is a strong indoor signal. As one can see by comparing the two coverage maps that by adding the new site that indoor coverage get much better for the southeastern side of Ogallala. This will take some of the data load off from the existing sites and distribute over the new cell configuration, which will also produce not only better indoor coverage but it will also increase data speeds. Viaero strives to develop a robust, redundant network by linking its towers together by microwave paths. This provides Viaero's customers a reliable network that is rarely impacted by outages experienced by other telephone companies, because the network is not reliant on third-party carrier facilities.

Location

The proposed 1,600 square foot parcel the tower site would be located would be situated within part of a 90,592 square foot parcel of land of land addressed as 900 E. 1st Street and better described as part of Lot 11, Smith's Subdivision, to the City of Ogallala, Keith County, Nebraska (see Exhibit D, aerial image of parcel) and (Exhibit E, City of Ogallala Zoning Map with specific location referenced) and (Exhibit F, a photo of the location taken from the north side of 1st Street looking south with an arrow designating the proposed tower location).This site was selected for a number of reasons which include being located within the targeted search area to provide optimal network coverage to this portion of the City of Ogallala. A letter (Exhibit G) from Mr. Thomas Burnett, a Radio Frequency Engineer, discusses in detail the reasoning for the site location as well as providing technical reasons for the site selection. The proposed site is zoned C-2 (Commercial Highway Business) where Communications towers and antennas are permitted by a Special Use Permit. The site is located just to the north of the BNRR ROW and parcels located to the north of the ROW are zoned C2, as well as parcels to the east and west. The north and east portions of the parcel are vacant land.

Traffic, and Effect on Adjoining Properties

The location will be accessed from 1st Street and the existing driveways and City streets have adequate capacity. Traffic will be moderately increased during tower construction by foundation crews, cement trucks and tower crews. After the initial installation of the tower is complete, the site will be visited as often as needed by technicians, usually once every month, to make sure the performance of the site is meeting company expectations.

The adjoining properties should not experience any detrimental effects from the slight to moderate increase in traffic. The tower will be designed by a Nebraska Licensed Engineer and (Exhibit H, is a letter from Nello Corporation discussing the towers touchtone design standards). Also included is (Exhibit I, which is an aerial map showing the tower setback distances to the West (the Alco Building), the North,

(1st Street), North East (Bowling Alley building), East (parcel property line) and to the South (BNRR tracks)). It is our belief and understanding that the construction of this communications tower will have little to no measurable impact on the value of the surrounding properties. Although we are not experts on the assessment of property values, we have seen studies from several states (including one from Nebraska) that indicated that the presence of a cellular phone tower had no measurable impact on the property values surrounding the tower. In some instances, the value of the properties have even been shown to grow over time despite the presence of a nearby tower. These studies can be provided at the Commission's request, but it is our position that the construction of this tower in Ogallala will not have a measurable negative impact on the value of the surrounding properties and businesses.

Special Exceptions Standards

a. **Classified special exception shall be authorized only if they meet the following standards:**

(i) **Fire Hazard. The use shall not include any activity involving the use or storage of flammable or explosive material unless protected by adequate firefighting and fire-suppression equipment and by such safety devices as are normally used in the handling of any such material.**
The site will not require special fire-suppression equipment as the galvanized tower does not pose a fire hazard and supporting equipment is specifically installed in an industry specific metal cabinet.

(ii) **Noise. The use shall not include noise which is objectionable due to volume, frequency, or beat unless muffled or otherwise controlled.**
The supporting equipment is cooled with a small air conditioning which will not be objectionable due to volume, frequency or beat.

(iii) **Vibration. The use shall not include vibration which is discernible without instruments on the adjoining lot or property.**
The tower and supporting equipment will not cause any discernible vibrations on the adjoining properties.

(iv) **Air pollution. The use shall not involve any pollution or air by flying ash, dust, vapors, or other substances which are harmful to health, animals, vegetation, or other property or which can cause spoiling, discomfort, or irritation.**
The tower and supporting equipment will meet designated FCC guidelines regarding health, animals, vegetation and will not cause any pollution or flying ash or dust.

(v) **Odors. The use shall not involve any malodorous gas or matter which is discernible on any adjoining lot or property.**
The tower and supporting equipment will not have any matter. Gas or odors.

(vi) **The use shall not involve any direct or reflected glare that is visible from any adjoining property or from any public street, road, or highway.**
The unlit, galvanized tower site will not produce glare.

(vii) **Traffic hazard. The use shall not involve any activity substantially increasing the movement of traffic on public streets unless procedures are instituted to limit traffic hazards and congestion.**
The site will not cause congestion, or other traffic hazards and will not substantially increase traffic on public streets.

(viii) **Overtaxing of public utilities and facilities. The use shall not involve any activity substantially increasing the burden on any public utilities or facilities, unless provision is made for any necessary adjustments.** *In speaking with Mr. Gerald Geisert with NPPD the current electrical system in the specific area will be able to handle the small load in their system by the facility. No water, sewer or permanent refuge removal will be required.*

(ix) **Character of neighborhood. The use shall not involve any activity not in charter with the majority of the uses in the neighborhood unless, by design, setback, nature of operation, and other devices, the character of the neighborhood will be maintained.**
The tower site should not have any negative impact on the character of the neighborhood.

(x) **General welfare of the community. The use shall not involve any activity which adversely affects the general welfare of the community.**
The tower site will provide a higher level or wireless services to the community and will add to the general welfare of the community.

(xi) **Conformity with Comprehensive Plan. The use shall be in conformance witht eh Comprehensive Plan.**

In regards to the 2003 Comprehensive Plan for Ogallala Nebraska participants in formulation the plan identified the following issue areas as most crucial to the city (I will address each individually in italics).

- Economic and commercial development, including attraction and retention of businesses, job creation and downtown revitalization. *By having available the latest and greatest technologies available to business the public at large essential wireless services such as 4G LTE will aid in commercial development and retain and attract business thereby creating jobs and revitalizing the area.*

- Growth and development, including issues related to affordable housing, lake development and population loss. *State of the art wireless technologies are an essential part of most of our everyday lives and are essential tool in the growth and development of a community.*

- Transportation and infrastructure, including maintenance, water quality and stormwater management. *Since the creation of this comprehensive Plan in 2003 wireless technologies have grown and have come to be a very important part of a community's infrastructure.*

- Government and public services, including leadership and a need to broaden the tax base. *The leadership of Government is to provide a path for public services to thrive, the result of such prosperity will have a positive impact on tax revenues.*

- Quality of life, including issues relating to an aging population, appearance of private property and the recycling center, availability of retail goods, public utilities and social services. *Wireless devices have become an important part of almost everyone's lives in so much as they provide us with the power to access phone calls on the move, the internet and software that have all improved the quality and safety of our lives.*

- Education and Youth, including retaining young people. *Youth are one of the biggest users of wireless devices. They demand a high level of quality wireless service's which aids in their education. One can see that a lack of these essential wireless services would most likely result in negative impacts to the participants concerns.*

Thank you for your consideration of this request.

Sincerely,

Rick Bailey
Viaero Wireless
1224 W. Platte Ave.
Fort Morgan, CO 80701
Phone 970-768-6464
E-Mail rick.bailey@viaero.com

6.D.

44-1709. Telecommunication towers.

(1) Definitions. For the purpose of this Section, the following terms shall have the meaning ascribed to them below:

(a) Abandonment shall mean:

(i) To cease operation for a period of sixty (60) or more consecutive days;

(ii) To reduce the affected radiated power of an antenna by seventy-five percent (75%) for sixty (60) or more consecutive days;

(iii) To relocate an antenna at a point less than eighty percent (80%) of the height of an antenna support structure; or

(iv) To reduce the number of transmissions from an antenna by seventy-five percent (75%) for sixty (60) or more consecutive days.

(b) Antenna shall mean any exterior apparatus designed for telephonic, radio, data, Internet or television communications through the sending and/or receiving of electromagnetic waves including equipment attached to a tower, pole, light standard or building for the purpose of providing personal wireless services including, for example, unlicensed wireless telecommunications services, wireless telecommunications services utilizing frequencies authorized by the Federal Communications Commission for "cellular," "paging," "enhanced specialized mobile radio," "low power mobile radio" and "personal communications services" telecommunications services, and its attendant base station.

(c) Antenna Height shall mean the vertical distance measured from the base of the antenna support structure at grade to the highest point of the structure even if said highest point is an antenna. Measurement of tower height shall include antenna, base pad, and other appurtenances and shall be measured from the finished grade of the parcel. If the support structure is on a sloped grade, then the average between the highest and lowest grades of the parcel shall be used in calculating the antenna height.

(d) Antenna Support Structure shall mean any pole, light standard, telescoping mast, tower, tripod or other structure which supports a device used in the transmitting or receiving of radio, telephonic or television frequency or television signals.

(e) Cell Site shall mean a tract or parcel of land that contains the telecommunications service facilities including any antenna, tower support structure, accessory buildings, and parking, and may include other uses associated with and ancillary to telecommunications services.

(f) FAA shall mean the Federal Aviation Administration.

(g) FCC shall mean the Federal Communications Commission.

(h) Governing Authority shall mean the governing authority of the City, namely the City Council.

(i) Personal Wireless Service and Personal Wireless Service Facilities, as used in this Section, shall be defined in the same manner as in Title 47, United States Code, Section 332(c)(7)(C), as they may be amended now or in the future.

(j) Tower shall mean any structure that is designed and constructed primarily for the purpose of supporting one (1) or more antennas, including any antenna support structure, self-supporting lattice towers, guy towers, or monopole towers. The term encompasses personal wireless service facilities, radio and television transmission towers, microwave towers, common carrier towers, cellular telephone towers or personal communications services towers, alternative tower structures, and the like.

(2) Exemptions. The following are exempt from the provisions of this Section and shall be permitted in all zones:

(a) Industrial processing equipment and scientific or medical equipment using frequencies regulated by the FCC.

(b) Antennas and related equipment no more than three (3) feet in height that are being stored, shipped, or displayed for sale.

(c) Radar systems for military and civilian communications and navigation.

(d) Wireless radio utilized for temporary emergency communications in the event of a disaster.

(e) Licensed amateur (ham) radio operations.

(f) Satellite dish antennas less than two (2) meters in diameter, including direct to home satellite services, when used as a secondary use of the property.

(g) Routine maintenance or repair of a personal wireless service facility and related equipment (excluding structure work or changes in height or dimensions of antennas, towers, or buildings), provided that compliance with the standards of this Section are maintained.

(h) Subject to compliance with all other applicable standards of this Section, a building permit application need not be filed for emergency repair or maintenance of a personal wireless service facility until thirty (30) days after the completion of such emergency activity.

(3) Tower siting.

(a) It is the policy of the City of Ogallala to encourage co-location of new communications towers with existing towers or as part of suitable existing structures. All applications for approval of a communications tower location shall include evidence that all potential alternatives for location on existing towers have been explored and exhausted. Applicants may not be denied space on an existing tower within the City of Ogallala and its jurisdiction unless mechanical, structural, regulatory factors, or legitimate business expansions plans prohibit co-location.

(b) The applicant for a communications tower location is required to demonstrate as part of its application that the tower must be located on the proposed site in order to satisfy its function in the company's system. The applicant must also demonstrate that the proposed height is the minimum height necessary for the successful functioning of the tower.

(4) Tower Setback, Design, Maintenance and Height.

(a) Free standing towers shall be located so that the distance from the base of the tower to any adjoining property line or the supporting structure of a separate neighboring tower is a minimum of 100% of the tower height. The Planning Commission may recommend and the City Council approve a reduction to the setback with a special use permit if they determine that such reduction does not constitute a hazard to safety or property on adjacent properties or rights-of-way.

(b) The tower installation shall be designed to be aesthetically and architecturally compatible with the built environment of the City of Ogallala. The City encourages efforts to hide towers or restrict their visibility from public right-of-way or neighboring properties. Associated support buildings shall be designed with materials that are consistent with those in the surrounding neighborhood.

(c) All tower installations shall maintain landscaped peripheral yards with a

minimum depth of 35 feet from surrounding property lines. One tree shall be planted for every 500 square feet of required peripheral yard area.

(d) As part of the Special Use Permit approval process, the City Council may permit the tower to exceed the height restrictions otherwise allowable in the district.

(e) Towers shall have a color generally matching the surroundings or background that minimizes their visibility, unless a different color is required by the Federal Communications Commission (FCC) or Federal Aviation Administration (FAA).

(f) Lights, signals and signs: No signals, lights or signs shall be permitted on towers unless required by the FCC or the FAA. Should lighting be required, at the time of construction of the tower in cases where there are residential users located within a distance which is 300% of the height of the tower from the tower, then dual mode lighting shall be requested from the FAA. Lighting on towers shall not exceed the minimum requirements of the FAA or other regulatory agencies.

(g) Adequate security measures are required at the base of the tower to prevent vandalism or hazards resulting from casual access to the facility.

(h) Each year after a facility becomes operational; the facility operator shall conduct a safety inspection in accordance with the EIA and FCC Standards and, within sixty (60) days of the inspection, file a report with the City Manager. Submission of a FCC required, and duly filed, safety inspection report, or the facility operator's maintenance reports for the prior twelve (12) months in the event no FCC report is required for such year, to the City Manager shall satisfy the requirements of this section.

(5) City Site Selection criteria in Evaluating Applications for Communications Towers.

(a) The City Council shall authorize towers and antennas as a special use in all zoning districts except the Central Business District but only after receiving the recommendation of the Planning Commission; after a public hearing; and subject to the conditions and protective restrictions set forth in section 44-1503 of the Municipal Code.

(b) Consistent with the policies of this Ordinance, the telecommunications company proposing to construct an antenna support structure, or mount an antenna on an existing structure, shall demonstrate, using technological evidence, that the antenna must go where it is proposed in order to satisfy its function in the company's grid system, Further, the company must demonstrate by technological evidence that the height requested is the minimum height necessary.

(c) Applications for necessary permits will only be processed when the applicant demonstrates that it is either an FCC licensed telecommunications provider or has in place necessary agreements with an FCC licensed telecommunications provider for use or lease of the support structure.

(d) Personal wireless service facilities should be located and designed to minimize any impacts on residential property values, Sites should be placed in locations where the existing topography, vegetation, buildings or other structures provide the greatest amount of screening.

(e) Location and design of sites in all districts should consider the impact of the site on the surrounding neighborhood and the visual impact within the zone district. In residential districts and residential land use areas, the minimum lot size for towers shall be three acres.

(f) Applicants for a special use for a new tower shall file Federal Aviation

Administration form 7460-1 (Notice of Proposed Construction or Alteration) and submit a copy of the FAA report to the City.

(6) Priorities for Siting. The following establishes the priorities for locating new communications facilities:

(a) Public property, (excluding parks, prairie, conservation or wildlife areas or historic structures).

(b) Appropriate existing structures, such as buildings, towers, water towers, and smokestacks.

(c) A-1 and A-2 districts that do not adjoin or adversely impact residential neighborhoods.

(d) Private non-residential property in C-2, C-3, C-4 and I-1 districts.

(e) Place antennas on multi-family residential structures exceeding thirty feet (30') in height in districts zoned R-2, and R-3.

(f) Residential districts only if locations for which a need has been demonstrated are not available on existing structures or in non-residential districts; and only on or in existing churches, parks, schools, utility facilities or other appropriate public facilities.

(g) An applicant for a new antenna support structure to be located in a residential zoning district shall demonstrate that a diligent effort has been made to locate the proposed communications facilities on a government structure, a private institutional structure, or other appropriate existing structures within a non-residential zoning district, that due to valid considerations including physical constraints, or technological feasibility, no appropriate location is available. The telecommunications company is required to demonstrate that it contacted the owners of structures in excess of thirty feet (30') within a one-quarter mile radius of the site proposed, asked for permission to install the antenna on those structures and was denied for reasons other than economic ones. The information submitted by the applicant shall include a map of the area to be served by the tower, its relationship to other antenna sites in the applicant's network, and an evaluation of existing buildings taller than thirty feet (30'), towers and water tanks within one-quarter mile of the proposed tower.

Excerpt from Municipal Code

44-1503. Special exceptions.

(1) Generally. Upon application, pursuant to the provisions of this municipal code, the Council, upon receiving the recommendation of the Planning Commission, shall grant or refuse special exceptions in accordance with the following standards and the intent of this chapter. A written notice of the public hearing stating the time, date, and place of the Planning Commission and City Council meeting shall be sent to all property owners of record within 100 feet of the subject property, said notice to include the type of special exception being requested, prior to the request of special exception being considered. In addition, a notice, in sign form, of the hearing shall be posted in a conspicuous place on or near the property on which such action is pending. The sign shall be placed at least ten days prior to either hearing. In granting any special exceptions, the Council may prescribe and impose appropriate conditions and safeguards, including a specified time limit.

(2) Standards.

(a) Classified special exceptions shall be authorized only if they meet the following standards:

(i) Fire hazard. The use shall not include any activity involving the use or storage of flammable or explosive material unless protected by adequate firefighting and fire-suppression equipment and by such safety devices as are normally used in the handling of any such material.

(ii) Noise. The use shall not include noise which is objectionable due to volume, frequency, or beat unless muffled or otherwise controlled.

(iii) Vibration. The use shall not include vibration which is discernible without instruments on any adjoining lot or property.

(iv) Air pollution. The use shall not involve any pollution of air by flying ash, dust, vapors, or other substances which are harmful to health, animals, vegetation, or other property or which can cause soiling, discomfort, or irritation.

(v) Odors. The use shall not involve any malodorous gas or matter which is discernible on any adjoining lot or property.

(vi) Glare. The use shall not involve any direct or reflected glare that is visible from any adjoining property or from any public street, road, or highway.

(vii) Traffic hazard. The use shall not involve any activity substantially increasing the movement of traffic on public streets unless procedures are instituted to limit traffic hazards and congestion.

(viii) Overtaxing of public utilities and facilities. The use shall not involve any activity substantially increasing the burden on any public utilities or facilities, unless provision is made for any necessary adjustments.

(ix) Character of neighborhood. The use shall not involve any activity not in character with the majority of the uses in the neighborhood unless, by

design, setback, nature of operation, and other devices, the character of the neighborhood will be maintained.

(x) General welfare of the community. The use shall not involve any activity which adversely affects the general welfare of the community.

(xi) Conformity with Comprehensive Plan. The use shall be in conformance with the Comprehensive Plan.

DISCLOSURE LETTER

Mr. Ken Knoepfel
Zoning Administrator for the City of Ogallala
411 East Second
Ogallala, NE 69153

Dear Mr. Knoepfel;

I hereby acknowledge my full awareness of the application/request being presented to the City of Ogallala Nebraska by NE Colorado Cellular, Inc. d.b.a. Viaero Wireless for a Special Use Permit on a parcel of land that we own addressed as part of the 900 East 1st Street Ogallala, Keith County, Nebraska.

I hereby acknowledge that Richard D. Bailey or Jon Becker is the authorized representative in the matter.

Sincerely,

Joe Caradonna
As President of Caradonna Family Amusements, Inc.
3782 Woodbark Court
San Jose, CA 95117

6.D.

NEBRASKA DOCUMENTARY STAMP TAX
10-27-09
$ 641.85 By CMC

STATE OF NEBRASKA
County of Keith
Filed in this office of County Clerk
the 27 day of October
2009 at 9:19 A M
and recorded as Instrument No.
2009-01709
Sandra Dondanville
County Clerk

Warranty Deed

Ameriboss, LLC, a Nebraska Limited Liability Company, GRANTOR, in consideration of $[redacted] received from GRANTEE Caradonna Family Amusements, Inc., a Nebraska Corporation, conveys to GRANTEE, the following described real estate, (as defined in Neb. Rev. Stat. 76-201):

A tract of land located in Lot 11 of Smith's Subdivision, Ogallala, Keith County, Nebraska, more particularly described as follows: Beginning at the Southeast corner of Lot 11 of said Subdivision; thence, along the South line thereof, S 81°11' W 279.12 feet; thence N 7°02' W 300.33 feet to a point on the South line of the Highway 30 right-of-way; thence, along said right-of-way, N 81°11' E 316.32 feet to its intersection with the East lin of said Lot 11; thence, along said East line, S 0°00' E 303.59 feet to the point of beginning.

AND

A part of Lot 12 of E. A. Smith Subdivision described as beginning at the SW corner of Lot 12; thence along the South line thereof, N 81°11' E 47 feet, more or less, to the SW corner of Lot 12 of the Wiseman, Lunger and Elmshaeuser Subdivision; thence, along the West line of the last said Lot 12, N 8°49' W 300 feet to the NW corner of last said Lot 12; thence, along the West line of first said Lot 12 South to the point of beginning.

GRANTOR covenants (jointly and severally, if more than one) with GRANTEE that GRANTOR

1. is lawfully seised of such real estate and that it is free from encumbrances, except easements, reservations, covenants and restrictions of record;
2. has legal power and lawful authority to convey the same; and
3. warrants and will defend title to the real estate against the lawful claims of all persons

Executed: October 26, 2009

Ameriboss, LLC, Grantor
by Rodney E. Boss, Manager/Owner

STATE OF NEBRASKA, COUNTY OF KEITH - ss.

The foregoing Warranty Deed was acknowledged before me on October 26, 2009 by Rodney E. Boss, Manager/Owner of Ameriboss, LLC, Grantor.

GENERAL NOTARY - State of Nebraska
LACY M KRUHA
My Comm. Exp. 11/9/10

Lacy M Kruha
Notary Public

6.D.

Exhibit G

VIAERO™ wireless

January 14, 2015

Mr. Ken Knoepfel
City of Ogallala Planning and Zoning Administrator
411 E. 2nd Street
Ogallala, NE 69153

Dear Mr. Knoepfel:

With regard to Viaero Wireless's Application to Develop a Tower at 900 East 1st Street, Ogallala, NE 69153, we respectfully submit our response to Section 44-1709 which states:

"All applications for approval of a communications tower location shall include evidence that all potential alternatives for location on existing tower have been explored and exhausted. Applicants may not be denied space on an existing tower within the City of Ogallala and its jurisdiction unless mechanical, structural, regulatory factors or legitimate business expansion plans prohibit co-location."

"The telecommunications company is required to demonstrate that it contacted the owners of structures in excess of thirty feet (30') within a one-quarter mile radius of the site proposed, asked for permission to install the antenna on those structures and was denied for reasons other than economic ones."

Using the Federal Communications Commission's Antenna Structure Registration database, we have conducted a search for all registered tower structures which are required to be registered according to the Code of Federal Regulations (CFR) 47 Part 17.7 and 14 CFR 77.13 within a .5 mile radius of the proposed site. This search resulted in a no structures which fall within the .5 mile criteria.

Using an abundance of caution, we further expanded the search radius to 1 mile with the understanding that this would seriously compromise the network design and would likely not produce the desired coverage and signal quality Viaero is trying to achieve. This is done as a good faith effort and to ensure that we have exhausted any additional co-location possibilities.

An engineering analysis was then performed to determine if any of the sites would meet Viaero's criteria for network connectivity, reliability and coverage. Within the scope of this document we will use the following definitions:

Network Connectivity:

The physical and electrical processes necessary to connect a cellular base station to its associated Mobile Switching Center (MSC). This is done via Viaero owned microwave radios utilizing licensed spectrum in the 6, 11 and 18 GHz bands as appropriate and may consist of multiple microwave links. Viaero owns, operates and maintains its entire microwave radio network to provide better reliability and capacity for our subscribers.

Network Reliability:

Network Reliability is the percentage of time that the physical and electrical processes connecting the base station to its associated Mobile Switching Center remain in service.
While there are many factors contributing to Network Reliability, for the purposes of this application, it will essentially be the microwave path reliability from the cell site to the MSC. Viaero's design criteria on a per link basis is 99.9999% or 32 seconds of outage per year. This number is highly dependant on site location, tower construction, interference, antenna size and obstructions along the path.

Coverage:

Coverage is the area in which a mobile station can originate and receive calls reliably. It is affected by the base stations location, antenna type, height, transmit power, receiver sensitivity, terrain, obstructions, interference and the ability to hand off or hand in other base stations traffic as needed to maintain high call quality. Coverage is typically measured in terms of the area in which a mobile will receive a specified signal strength from the base station. Viaero's criteria for an urban environment is that the mobile will receive no less than a -80 dBm signal under worst case conditions for outdoor coverage. These conditions include additional losses due to buildings, vegetation, weather and variations in mobile receive sensitivity and mobile antenna efficiency.

Responding to customer complaints regarding in building coverage in the Eastern and Southeastern areas of Ogallala, we performed extensive drive testing over several months and determined that there is a significantly higher level of signal attenuation due to structures and vegetation in this area. This resulted in the requirement to present higher signal levels with the addition of additional sites to provide good in building service. Based on this new data, we have raised our criteria for signal strength impinged on the outside of a structure to – 65 dBm. Coverage maps reflecting this are included as Figure 3 and 4 showing in building coverage with and without the Ogallala East site.

Using these criteria, we would like to present an analysis of the possible co location site within a 1 mile radius of our proposed location:

The results of this search produced the following:

Site 1:

Alltel Communications of Nebraska

Latitude: 41-08-05.0 N
Longitude: 101-41-47.0 W
Height: 95.7 Meters

The site is too far to the Northeast and at a higher elevation which will cause overshoot into the existing site located at the Viaero Ogallala sales office. This will degrade the signal to noise ratio throughout the city and is not effectively controllable with antenna height or selection.

Site 2:

Capstar Radio Operating Company (KMCX-FM)

Latitude: 41-08-02.0 N
Longitude: 101-41-44.0 W
Height: 121.1 Meters

The site is an existing broadcast FM station, which presents multiple interference issues due to the power levels of the FM station. The site is also too far to the Northeast and at a higher elevation which will cause overshoot into the existing site located at the Viaero Ogallala sales office and the Roscoe site.

Site 3:

Keith County

Latitude: 41-08-08.9 N
Longitude: 101-43-15.6 W
Height: 30.5 Meters

The site is too far to the Northeast and at a higher elevation which will cause overshoot into the existing site located at the Viaero Ogallala sales office. This will degrade the signal to noise ratio throughout the city and is not effectively controllable with antenna height or selection. The tower will also not support Viaero's microwave and PCS antenna loading.

Site 4:

CIG Comp Tower, LLC

Latitude: 41-08-14.0 N
Longitude: 101-43-17.0 W
Height: 106.3 Meters

The site is too far to the Northeast and at a higher elevation which will cause overshoot into the existing site located at the Viaero Ogallala sales office. This will degrade the signal to noise ratio throughout the city and is not effectively controllable with antenna height or selection. The tower will also not support Viaero's microwave and PCS antenna loading.

Analysis of all available data has shown that our Network connectivity, reliability and coverage criteria are achieved with the selection of the proposed site.

Please let me know if there is any additional information I may provide.

Sincerely,

Wes Burnett
BSEE
VP Technical Operations
Viaero Wireless

Attachments:

6.D.

Exhibit H

N E L L O

211 W. Washington St.
Suite 2000
South Bend, IN 46601

Phone: 574-288-3632
Fax: 574-288-5860
www.nelloinc.com

January 22, 2015

Kim Bailey
Viaero Wireless
1220 West Platte Avenue
Ft. Morgan, CO 80701

Re: Safety and Fall Radius of Nello Towers and Poles
SO#21795 – NS 9.5 x 75.3' – Ogallala DT East, Keith County, NE

This is regarding your inquiry about the expected performance of your NS 75.3' self support tower by Nello Corporation for a site in Keith County, Nebraska.

Our towers are designed to meet or exceed industry standards defined by TIA/EIA-222-G, "Structural Standards for Steel Antenna Towers and Antenna Supporting Structures" (EIA Standard). It is our opinion that the possibility of a tower collapse is very unlikely. The tower is designed using extreme wind and ice conditions. In fact, wind speeds specified by the EIA Standard are 50-year wind speeds. That is, they have only a 2% statistical chance of occurring in any given year. Furthermore, the tower is designed with extra factors of safety so that it would not be near a failure point even if the wind conditions were at their maximum design level.

This tower has been designed using the following wind conditions: 1) a 105-mph 3-second-gust wind speed with no ice, and 2) a 70-mph 3-second-gust wind speed with 1" radial ice. The EIA Standard specifies 90 mph as the wind speed required for Keith County, Nebraska. The "3-second-gust wind speed" refers to a wind measured at 33 feet above the ground. Equations in the EIA Standard take into account that the wind speed escalates with the increasing height of the tower.

Although we cannot guarantee exactly how a tower would fall if it were to fail, the most likely mode of failure will be a buckling failure of one of the tower legs due to excessive compression loading. The tower leg with the highest compressive stress ratio is located at the 60' – 75.3' level. The stress ratio in that leg is calculated to be 84.2% of the code-permitted compression loading. Given that the tower leg with the highest stress ratio will most likely fail first, the proposed tower would fail at the 60' level with the top 15.3' of the tower collapsing. Depending on the conditions at the time of failure and the stress levels in structural members below the 60' level, the top 15.3' of the tower would likely fall within a 40' fall radius.

If you have any other questions or concerns regarding the design of your site-specific tower, please contact our engineering or sales department.

Sincerely,

Jason Lambert, PE
Vice-President, Engineering

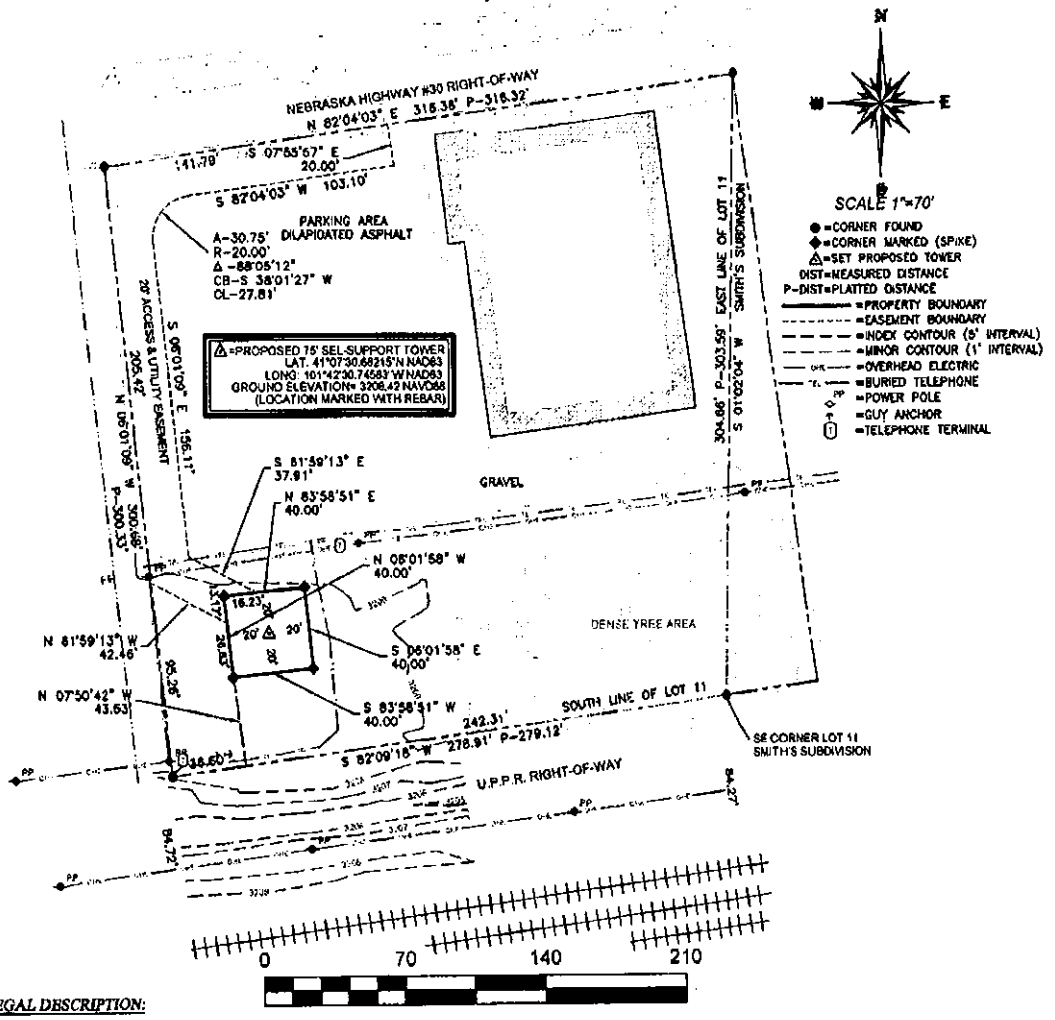
PROFESSIONAL ENGINEER
JASON M. LAMBERT
E-13293
STATE OF NEBRASKA

JAN 22 2015

6.D.

OGALLALA DOWNTOWN-EAST TOWER SITE SURVEY

A TRACT OF LAND IN LOT 11, SMITH'S SUBDIVISION, CITY OF OGALLALA, KEITH COUNTY, NEBRASKA.



LEGAL DESCRIPTION:

A TRACT OF LAND SITUATED IN LOT 11 OF SMITH'S SUBDIVISION OF THAT PART OF THE WEST HALF OF SECTION 5, TOWNSHIP 13 NORTH, RANGE 38 WEST OF THE 6TH PRINCIPAL MERIDIAN, KEITH COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

REFERRING TO THE SOUTHEAST CORNER OF SAID LOT 11; THENCE, ON THE SOUTH LINE OF SAID LOT 11, S82°09'18"W FOR A DISTANCE OF 242.31 FEET; THENCE, N07°50'42"W FOR A DISTANCE OF 43.53 FEET, SAID POINT ALSO BEING THE TRUE POINT OF BEGINNING; THENCE, N06°01'58"W FOR A DISTANCE OF 40.00 FEET; THENCE, N83°58'51"E FOR A DISTANCE OF 40.00 FEET; THENCE, S06°01'58"E FOR A DISTANCE OF 40.00 FEET; THENCE, S83°58'51"W FOR A DISTANCE OF 40.00 FEET TO THE TRUE POINT OF BEGINNING.

ALSO TO INCLUDE AN ACCESS AND UTILITY EASEMENT BEING 20 FEET IN WIDTH AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

REFERRING TO THE SOUTHEAST CORNER OF SAID LOT 11; THENCE, ON THE SOUTH LINE OF SAID LOT 11, S82°09'18"W FOR A DISTANCE OF 278.91 FEET; THENCE, N06°01'09"W FOR A DISTANCE OF 95.26 FEET, SAID POINT BEING THE TRUE POINT OF BEGINNING; THENCE, N06°01'09"W TO A POINT OF INTERSECTION WITH THE SOUTHERLY RIGHT-OF-WAY LINE OF NEBRASKA HIGHWAY 30, BEING A DISTANCE OF 205.42 FEET; THENCE, ON SAID RIGHT-OF-WAY, N82°04'03"E FOR A DISTANCE OF 141.79 FEET; THENCE, S07°55'57"E FOR A DISTANCE OF 20.00 FEET; THENCE, S82°04'03"W FOR A DISTANCE OF 103.10 FEET; THENCE, ALONG A 20 FEET RADIUS CURVE TO THE LEFT, SUPPORTING A CENTRAL ANGLE OF 88°05'12", FOR A ARC DISTANCE OF 30.75 FEET; THENCE, S06°01'09"E FOR A DISTANCE OF 156.11 FEET; THENCE, S61°59'13"E FOR A DISTANCE OF 37.91 FEET; THENCE, S83°58'51"W FOR DISTANCE OF 16.23 FEET; THENCE, S06°01'58"E FOR A DISTANCE OF 13.17 FEET; THENCE, N61°59'13"W FOR A DISTANCE OF 42.46 FEET TO THE TRUE POINT OF BEGINNING.

SURVEYOR'S CERTIFICATE:

I, SCOTT M. BOSSE', NEBRASKA REGISTERED LAND SURVEYOR NUMBER 603, DO HEREBY CERTIFY THAT I HAVE SURVEYED THE TRACT OF LAND DESCRIBED IN THE LEGAL DESCRIPTION AND SHOWN ON THE ACCOMPANYING DRAWING; THAT THE ACCOMPANYING DRAWING IS A CORRECT DELINEATION OF SAID SURVEY DRAWN TO A SCALE OF 70 FEET TO THE INCH; THAT SAID SURVEY AND DRAWING WAS CONDUCTED BY ME OR UNDER MY DIRECT SUPERVISION; THAT THE DISTANCES ARE GROUND DISTANCES GIVEN IN FEET AND DECIMALS OF A FOOT; AND THE MONUMENTS WERE FOUND OR SET AS INDICATED AND THE BOUNDARY IS DEPICTED BY A THICKENED SOLID LINE.

WITNESS MY HAND AND SEAL this 15TH day of DECEMBER, 2014.

Scott M. Bosse'
NEBRASKA REGISTERED LAND SURVEYOR NUMBER 603

NEBRASKA REGISTERED LS-603 LAND SURVEYOR SCOTT M. BOSSE'

SHEET 1 OF 1	PROJECT: OGALLALA DOWNTOWN--EAST TOWER NE COLORADO CELLULAR INC. FORT MORGAN, COLORADO	ACCUSTAR SURVEYING 30601 COUNTY ROAD 17 MITCHELL, NE 69357 PHONE:(308) 623-0197 CELL: (308) 631-0737	Scale 1"=70' Date: DECEMBER 15, 2014 Dwn By: SMB REVISED

6.D.

Mail Processing Center
Federal Aviation Administration
Southwest Regional Office
Obstruction Evaluation Group
2601 Meacham Boulevard
Fort Worth, TX 76193

Aeronautical Study No.
2014-ACE-5139-OE

Issued Date: 01/27/2015

Kevin P. Delaney
Industrial Tower and Wireless, LLC.
40 Lone Street
Marshfield, MA 02050

**** DETERMINATION OF NO HAZARD TO AIR NAVIGATION ****

The Federal Aviation Administration has conducted an aeronautical study under the provisions of 49 U.S.C., Section 44718 and if applicable Title 14 of the Code of Federal Regulations, part 77, concerning:

Structure:	Antenna Tower Ogallala Downtown East
Location:	Ogallala, NE
Latitude:	41-07-30.60N NAD 83
Longitude:	101-42-30.70W
Heights:	3208 feet site elevation (SE)
	95 feet above ground level (AGL)
	3303 feet above mean sea level (AMSL)

This aeronautical study revealed that the structure does not exceed obstruction standards and would not be a hazard to air navigation provided the following condition(s), if any, is(are) met:

It is required that FAA Form 7460-2, Notice of Actual Construction or Alteration, be e-filed any time the project is abandoned or:

_____ At least 10 days prior to start of construction (7460-2, Part 1)
__X__ Within 5 days after the construction reaches its greatest height (7460-2, Part 2)

Based on this evaluation, marking and lighting are not necessary for aviation safety. However, if marking/ lighting are accomplished on a voluntary basis, we recommend it be installed and maintained in accordance with FAA Advisory circular 70/7460-1 K Change 2.

This determination expires on 07/27/2016 unless:

(a) the construction is started (not necessarily completed) and FAA Form 7460-2, Notice of Actual Construction or Alteration, is received by this office.
(b) extended, revised, or terminated by the issuing office.
(c) the construction is subject to the licensing authority of the Federal Communications Commission (FCC) and an application for a construction permit has been filed, as required by the FCC, within 6 months of the date of this determination. In such case, the determination expires on the date prescribed by the FCC for completion of construction, or the date the FCC denies the application.

6.D.

NOTE: REQUEST FOR EXTENSION OF THE EFFECTIVE PERIOD OF THIS DETERMINATION MUST BE E-FILED AT LEAST 15 DAYS PRIOR TO THE EXPIRATION DATE. AFTER RE-EVALUATION OF CURRENT OPERATIONS IN THE AREA OF THE STRUCTURE TO DETERMINE THAT NO SIGNIFICANT AERONAUTICAL CHANGES HAVE OCCURRED, YOUR DETERMINATION MAY BE ELIGIBLE FOR ONE EXTENSION OF THE EFFECTIVE PERIOD.

This determination is based, in part, on the foregoing description which includes specific coordinates , heights, frequency(ies) and power . Any changes in coordinates , heights, and frequencies or use of greater power will void this determination. Any future construction or alteration , including increase to heights, power, or the addition of other transmitters, requires separate notice to the FAA.

This determination does include temporary construction equipment such as cranes, derricks, etc., which may be used during actual construction of the structure. However, this equipment shall not exceed the overall heights as indicated above. Equipment which has a height greater than the studied structure requires separate notice to the FAA.

This determination concerns the effect of this structure on the safe and efficient use of navigable airspace by aircraft and does not relieve the sponsor of compliance responsibilities relating to any law, ordinance, or regulation of any Federal, State, or local government body.

Any failure or malfunction that lasts more than thirty (30) minutes and affects a top light or flashing obstruction light, regardless of its position, should be reported immediately to (877) 487-6867 so a Notice to Airmen (NOTAM) can be issued. As soon as the normal operation is restored, notify the same number.

A copy of this determination will be forwarded to the Federal Communications Commission (FCC) because the structure is subject to their licensing authority.

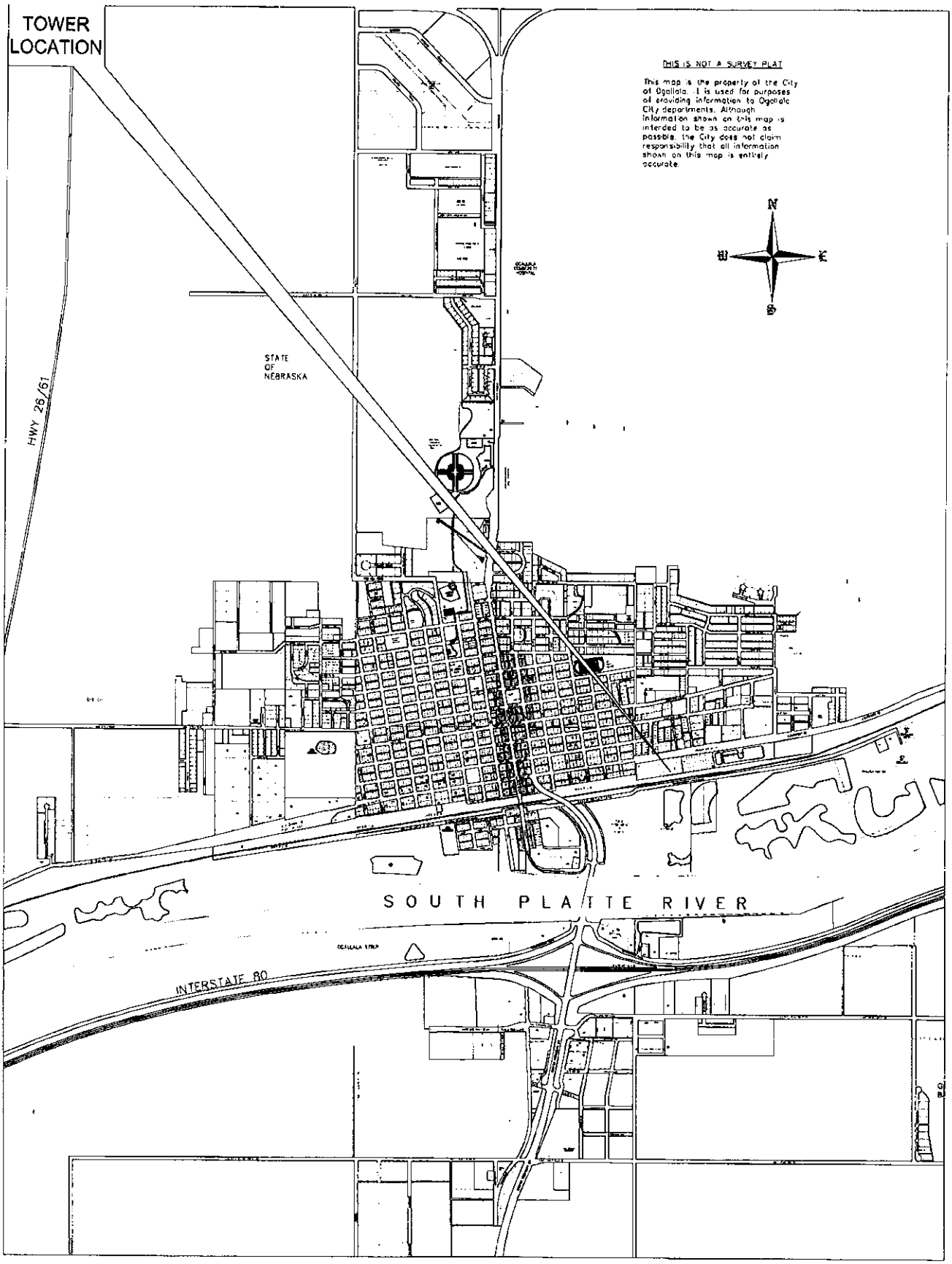
If we can be of further assistance, please contact our office at (310) 725-6558. On any future correspondence concerning this matter, please refer to Aeronautical Study Number 2014-ACE-5139-OE.

Signature Control No: 238200025-241458761 (DNE)
LaDonna James
Technician

Attachment(s)
Frequency Data
Map(s)

cc: FCC

6.D.


TOWER LOCATION
THIS IS NOT A SURVEY PLAT
This map is the property of the City of Ogallala. It is used for purposes of providing information to Ogallala City departments. Although information shown on this map is intended to be as accurate as possible, the City does not claim responsibility that all information shown on this map is entirely accurate.
N
W
E
S
STATE OF NEBRASKA
HWY 26/61
SOUTH PLATTE RIVER
INTERSTATE 80

6.D.

OGALLALA PLANNING COMMISISON
MEETING
March 3rd, 2015

Meeting of the Ogallala Planning Commission was called to order at 7:30 P.M. by Chairman Doug Davis. Members present were: Dave Schwasinger, Joe Malone, Kris Springer, Clyde Bryant, Kevin Klockman, Doug Davis and Darrel Hyberg Sr. Absent members were Lance Larington and Ron Bloomquist. Also in attendance was Ogallala Zoning Administrator, Ken Knoepfel. Audience member present was Rick Bailey with Viaero Wireless, Kirsten and Sarah Burnside.

AGENDA

1. Roll call
2. Verification of publication and open meetings law
3. Approval of minutes of last meeting January 6th, 2015
4. **Public Hearing:** A request for special exception to allow a telecommunications tower 75 feet in height on property located at 900 East 1st Street. Property is more particularly described as All of Lot 11 except a tract and a Tract in Lot 12. All South of US Highway 30, Smith's Subdivision, Ogallala, Nebraska.
5. **Public Hearing:** A request for amendments to Ogallala zoning code, Chapter 44. Proposed amendments would add regulations pertaining to day-care and pre-school facilities within Commercial zoning districts within the zoning jurisdiction of Ogallala.
6. Adjourn

Chairman Davis opened the public hearing on Items 4 and 5 of the agenda.

Agenda Item # 4: Rick Bailey with Viaero Wireless addressed the Commission requesting to construct a telecommunication's tower 75 feet in height. Caradonna Family Amusements Inc. owns the bowling alley located at 900 East 1st Street, Ogallala, NE. They are proposing to lease a portion of their property to NE Colorado Cellular Inc. d/b/a/ Viaero Wireless for them to place a telecommunication's tower on that property. The proposal is to erect a free standing structural tower or "cell site" which would consist of a self-supporting type antenna support structure "tower" (no guy wires). The proposal is to place the tower to the rear (south portion) of the bowling alley property. The property is zoned as C-2 (Highway Business District). This zoning district permits towers provided that the tower use is specifically reviewed by the Ogallala Planning Commission and approved by the Ogallala City Council.

Questions from the Commission pertained to why the tower could not be located south of the tracks in an industrial–zoned area. Mr. Bailey provided the Commission with information saying that the ideal site for this tower would have been in the Collister Park area. City regulations prohibit towers from being located in a park. Placing the tower further south across the tracks would defeat their intentions to provide maximum service for the east part of Ogallala.

Mr. Bailey said this tower would be available for additional capacity to permit additional antennas from other companies.

Question was asked whether the antennas on the existing Viaero tower creates unwanted frequencies that are discernable to sensitive senses. Bailey responded that frequency output on their facility is in conformance with FCC requirements. Comments were made regarding whether placement and appearance would create non-desirable appearances for the highway 30 corridor. There was no representation or comments from neighboring property owners either for or against this request.

Davis closed the public hearing on this matter and asked for a motion.

A motion was made by Klockman to recommend the City Council allow a special exception for a telecommunications tower 75 feet in height on property located at 900 East 1st Street. Property is more particularly described as All of Lot 11 except a tract and a Tract in Lot 12. All South of US Highway 30, Smith's Subdivision, Ogallala, Nebraska. Schwasinger seconded the motion. There was no discussion. Members voting Aye were Kris Springer, Dave Schwasinger, Clyde Bryant, Kevin Klockman and Doug Davis. Members voting nay were Joe Malone and Darrel Hyberg Sr. Motion was carried.

Agenda Item # 5: Kirsten & Sarah Burnside were present to ask for the Commission to consider allowing pre-schools and day care facilities in a C-2 Highway Business District. The Burnside's have inquired with the Zoning Administrator about operating a child day-care and pre-school facility in a commercial district in Ogallala. They were informed the Ogallala zoning code allows child day care facilities as a primary use by special exception in residential districts only. Kirsten & Sarah are requesting the Planning Commission make recommendation to the City Council to allow child day-care and pre-school facilities either as a permitted use or as a use by special exception in a Highway Business District.

According to the C-2 portion of the zoning code, the purpose of the (C-2) Highway Business District is "To establish the location of areas best suited for the needs of highway-related business within the planning area, those commercial types being characterized by the need for larger lot sizes, off-street parking, and immediate access to transient traffic." One other factor would be the possibility of impacting a liquor license in a commercial zone due to proximity to a pre-school. The Planning Commission has to find whether day-care and/or pre-schools meet the definition of a "highway-related business".

Of the primary use day-care or pre-school facilities that are established in Ogallala, most or all of them are located in a residentially-zoned area. Knoepfel commented that it was his position that if the code were amended, it should be to allow day care and pre-school facilities in C-2 zoning districts by special exception and not as a use permitted by right. If the code is amended, the applicants will again appear before the Planning Commission to request a specific site for their facility.

Davis closed the public hearing on this matter and asked for a motion.

Hyberg made a motion to recommend the City Council allow a request for amendments to Ogallala zoning code, Chapter 44. Proposed amendments would add regulations pertaining to day-care and pre-school facilities within C-2 Highway Business zoning districts within the zoning jurisdiction of Ogallala. Klockman seconded the motion. There was no discussion. All members present voted "Yes". Motion was carried.

With no further business to discuss, the meeting was adjourned at 8:30 P.M.

Respectfully submitted by,

Clyde Bryant
Secretary