

CITY OF HASTINGS, NEBRASKA
MINUTES OF CITY COUNCIL WORKSESSION
Monday, April 19, 2021

Pursuant to due call and notice thereof, a Worksession of the City Council of the City of Hastings, Nebraska was conducted in the Council Chambers of City Hall, 1228 N. Denver Avenue, on April 19, 2021.

The meeting was called to order at 5:30 p.m. in Worksession by Council President, Ginny Skutnik with the following members present: Mayor Corey Stutte, Matt Fong, Shawn Hartmann, Chuck Rosenberg, Joy Huffaker, Butch Eley, Ted Schroeder.
Absent: Jeniffer Beahm.

The following City Officials were present: City Administrator, David Ptak; City Attorney, Clint Schukei; City Clerk, Kimberly Jacobitz; Police Chief, Adam Story; Asst. Fire Chief, Troy Vorderstrasse; Finance Director, Roger Nash; Utility Manager, Kevin Johnson; Information Technology, Jake Frerichs; Development Services Director, Lisa Parnell-Rowe; Director of Engineering, Lee Vrooman; Public Information Manager, Amanda Scott; Human Resource Director, Lori Hartman; Environmental Engineering, Marty Stange.

Council President Skutnik led the group in recital of the Pledge of Allegiance to the United States of America.

Moved by Butch Eley seconded by Ted Schroeder to adopt current agenda for April 19, 2021 Worksession. Roll Call: Ayes: Matt Fong, Shawn Hartmann, Chuck Rosenberg, Joy Huffaker, Butch Eley, Ted Schroeder, Ginny Skutnik. Nays: None. Absent: Jeniffer Beahm. The motion carried.

PUBLIC NOTICE - Official Notice of the Worksession was published in the Hastings Tribune on Friday, April 16, 2021. Pursuant to Nebraska Revised Statute Section 84-1412, the public is advised that a copy of today's agenda and all reproducible written material which will be discussed at today's meeting is available. Also, a current copy of the Nebraska Open Meetings Act is posted and accessible to members of the public.

1. Presentation on Hastings Vadose Zone Study - Dr. Daniel Snow, University of Nebraska-Lincoln.

Dr. Daniel Snow, University of Nebraska Water Sciences Laboratory, presented a PowerPoint on the Vadose Zone Agrichemical Transport Study for the City of Hastings.

Project Objectives

- * Compare nitrogen concentration profiles between 2011 and 2016
- * Estimate the changing mass of nitrate and related contaminants
- * Estimate transport rate from land surface to ground water
- * Evaluate the potential for nitrate attenuation (loss) and effect to other contaminants

Cores were collected, reaching depths of 45 - 60 feet. Highest accumulations of nitrate occurred beneath gravity irrigated corn. It is important to note that groundwater flows from northwest to southeast. Lower rates of leaching was found beneath pivot irrigated fields. The 2016 study looked at residential vs. ag and sites that converted from gravity to pivot irrigation. Charts were

used to show the soil profile and overall changes in stored nitrate in the Vadose Zone. Average nitrate decreased under urban land use, irrigated manual/underground sprinklers and hoses. Average nitrate under cropland increased, with the largest increase on gravity irrigated. There were nitrate reductions realized when converting from gravity to pivot irrigation.

Summary of the study:

- * Overall 50% net increase in stored Vadose nitrate-N
- * Statistically significant differences by land use (Gravity irrigation, pivot, non-irrigated)
- * Change from furrow to pivot irrigation associated with reduced nitrate-N in vadose zone
- * Vadose uranium and arsenic associate with fertilizer use and water application rates

Recommendations:

- * Recommend future sampling to track stored nitrate-N, and focus on role of vadose zone iron and ammonia-N
- * Relate vadose nitrate to N and water application practices, forms of nitrogen fertilizer used, BMPs implemented
- * Use coupled model to make predictions on effectiveness of management options

The Aquifer Storage and Restoration project (ASR) intends to reduce the amount of nitrates in groundwater, which includes dual pumping, focused water treatment, aquifer storage and restoration, irrigation management, blending and storage.

Marty Stange presented on Selenium Groundwater Contamination. We have been investigating the issue of selenium in the aquifer due to impacts to our municipal wells, ASR operations and Whelan Energy Center (WEC) operations. New regulations are being proposed by Nebraska Department of Environmental Energy (NDEE) to control selenium in wastewater discharge - Ag Limits and Water Fowl issues. We needed to find the source of selenium at WEC as the Environmental Protection Agency (EPA) assumes it is caused by our own operations - WEC Ash Pond. Selenium is naturally occurring. Cooling Tower operations concentrate selenium in the wastewater. It is expected the next NPDES Permit will require treatment. The application for permit is to be submitted mid-summer 2021.

2. Discussion of Ethics/Code of Conduct draft ordinance.

A draft copy of City Code Chapter 2 was distributed to the group. Dave Ptak reported that he and Clint Schukei reviewed and made changes after the Council Worksession in March. Changes were made to Page 2, Section 2-106 Attendance, per the consensus of the City Council at the previous worksession. The Potential Conflict of Interest Statement Form C-2A was discussed and the requirement noted in Chapter 2, Section 2-112. This form must be completed each time there is a potential conflict of interest. This form is available at all times in the Council Chamber. This is something the Accountability and Disclosure Committee requires. The City Attorney and City Administrator are at meetings to advise council on any potential conflicts. The question arose on who council members contact when they are aware they will not be in attendance at a meeting. The mayor, council president, and administration staff should be notified of the absence as soon as possible. Dave Ptak stated that staff will reduce Chapter 2 to ordinance form and place it on the April 26th agenda.

3. Discussion of City Building renovation.

Dave Ptak reported that City Council went on a tour of City Hall last worksession. He asked Marty Stange to give us a band-aide approach to address water, asbestos, and mold to make it

a better environment for the employees who work at city hall for the short-term. Marty drafted what would need to be done within the next two years to improve the air quality and cut down water infiltration. When working on a sanitary sewer issue this past week, a foundation was located 3-4 feet outside city hall's foundation. That area was filled with gravel and acted as a French drain keeping water next to the building. Marty Stange reported additional concrete was removed from the south side of city hall and it is the same situation with gravel and sand. Marty broke the needs up into several parts. It is all about how to keep the water out, what to do with the damage in the building, and how to make it better for employees working in the building. The roof membrane needs to be examined by a contractor to tell us if we can patch or need to replace.

City Hall Repair Plan - Summary of Implementation Issues:

- * Water Abatement - Roof repair and foundation leakage
- * First and second floor restroom repairs
- * Basement Cleaning - Removal of mold and asbestos contamination
- * HVAC Cleaning and Upgrade - Cleaning of the duct work, installing high efficient particulate air filters, and dehumidification
- * Employee and Public Access and safety during renovation activities

The total cost of renovation less disruption of city service is estimated to be \$178,000 to \$762,000.

The potential future use of the building was discussed. Selling the building as-is affects the price. Staff needs direction from council on whether we are staying and repairing city hall, or making plans to move to a different permanent location. Timeliness and return on investment is important. Dave Ptak told the group we could utilize property we already own and renovate to our needs. One of the options would be to relocate offices to the North Denver Station, where the turbine room is currently located. It would be more costly to build from scratch. A plan needs to be made of what we do with staff in the meantime. Primary concern is employees and keeping them safe. An overall plan should be made for the short-term and long-term needs. The timeline for moving staff and renovation was discussed, as well as ways to finance.

The council asked for a timeline by next Monday night's City Council meeting to figure out temporary places for staff. Dave Ptak will coordinate with IT for internet connections. Now that staff is working from laptops, it is easier to work from remote locations. The City Council needs to set the direction and staff will sort out the details.

4. Tour of Turbine Room.

Lee Vrooman led the group on a tour of the North Denver Station.

Moved by Butch Eley seconded by Shawn Hartmann there being no further business to adjourn at 7:15 P.M. Roll Call: Ayes: Matt Fong, Shawn Hartmann, Chuck Rosenberg, Joy Huffaker, Butch Eley, Ted Schroeder, Ginny Skutnik. Nays: None. Absent: Jeniffer Beahm. The motion carried.