

The regular meeting of the Mayor and City Council of the City of Henderson, Nebraska was held at 7:00 p.m. on August 8, 2023, at City Hall in Henderson, Nebraska. Notice of this meeting was posted at City Hall and published in the August 3, 2023 *Henderson News*.

Mayor Corbin Tessman called the meeting to order at 7:00 p.m. Mayor Tessman declared the meeting to be legal and properly advertised with all members having been informed of the nature of the meeting and having received related information. Mayor Tessman referred to the open meetings law poster and stated if a member of the public wishes to speak on matters not listed on the agenda, they may speak during the Public Forum Period. Speakers will be given five minutes to address the Board. The public should be aware that the Board is unable, by law, to deliberate or act on the items raised during the Public Forum Period. The public may request the item to be placed on a future agenda for deliberation and/or action.

Roll call showed the following present: Mayor Corbin Tessman. Council members: Kevin J. Friesen, Brian Hiebner, Teri Pollet and Mitch Huxoll. Also present were Planning Commission members Joni Powers and Eric Traxler.

Minutes from the July 11, 2023 meeting were reviewed. Kevin J. Friesen made a motion to accept the minutes as presented. Mitch Huxoll seconded. Roll vote: Ayes - Kevin Friesen, Mitch Huxoll, Teri Pollet and Brian Hiebner. Motion carried.

Brian Hiebner made a motion to pay the claims as presented. Kevin Friesen seconded. Roll vote: Ayes - Brian Hiebner, Kevin Friesen, Teri Pollet and Mitch Huxoll. Motion carried.

Four building permits were issued since the last meeting including Maritza Martinez for a pergola, Lowell Hiebner for a house, David Clarence for a fence and Royce Schweitzer for a fence.

Teri Pollet made a motion to enter into an agreement with Southeast Nebraska Affordable Housing Council and to name Corbin Tessman as Henderson's representative. Mitch Huxoll seconded. Roll vote: Teri Pollet, Mitch Huxoll, Kevin Friesen and Brian Hiebner. Motion carried.

Kevin Friesen made a motion to release the \$200,000 to Southeast Nebraska Affordable Housing Council for Henderson's share in the Rural Workforce Housing Fund awarded in May. Teri Pollet seconded. Roll vote: Ayes - Kevin Friesen, Teri Pollet, Brian Hiebner and Mitch Huxoll. Motion carried.

Brian Hiebner made a motion to adopt Resolution 2023-09, a resolution authorizing the Mayor to sign the Year-End Certification for City Street Superintendent for Henderson. Kevin Friesen seconded. Roll vote: Ayes - Brian Hiebner, Kevin Friesen, Mitch Huxoll and Teri Pollet. Motion carried.

At 7:15 p.m., Mayor Tessman opened the public hearing for the special exception for Karley Friesen to allow a clothing boutique to be operated in an area zoned as R2 - Residential Medium Density District at 1030 14<sup>th</sup> Street. Planning Commission members Joni Powers and Eric Traxler reported the Planning Commission recommends that the City Council considers allowing the special exception.

At 7:21 p.m., Mayor Tessman closed the public hearing for the special exception.

As no public was present with concerns not to allow the special exception, Brian Hiebner made a motion to accept the special exception to allow a clothing boutique to be operated in an area zoned R2 - Residential Medium Density District at 1030 14<sup>th</sup> Street. Teri Pollet seconded. Roll vote: Ayes - Brian Hiebner, Teri Pollet, Kevin Friesen and Mitch Huxoll. Motion carried.

At 7:30 p.m., Mayor Tessman opened the public hearing for the annexation of .61 acres of agricultural land located north of the existing ballfields.

At 7:35 p.m., Mayor Tessman closed the public hearing for the annexation of .61 acres as no public was present for discussion.

The first reading of the ordinance for the annexation of the recently purchased real estate from Johnnie and Lori Steingard north of the ballfields was held. The second reading will be held on September 12, 2023 and October 10, 2023 will be the date of the third and final reading.

Stop signs and yield signs were discussed further. The City Attorney stated before a resolution to add, change or eliminate traffic control signs can be considered, it is required by guidelines set out in the Manual on Uniform Traffic Control Devices that a study and a recommendation by the city's engineer is needed to justify the resolution. It was suggested to work with the city's engineers to be more consistent on the placement of traffic control signs within city limits. No formal action was taken.

Teri Pollet made a motion to adjourn. Kevin Friesen seconded. Roll vote: Ayes - Teri Pollet, Kevin Friesen, Mitch Huxoll and Brian Hiebner. Motion carried.

Corbin A. Tessman, Mayor  
Connie Brown, City Clerk