CITY OF TERRYTOWN
Regular Meeting of the City Council
September 10th, 2026

The City of Terrytown Council met on Thursday, September 10th, 2026, at 6:30 PM, for their regular monthly meeting at the Community Room in the Carpenter Center, 116 Terry Blvd in the City of Terrytown, Nebraska. Notice of said meeting was published in the Star-Herald according to Nebraska State Law and posted in the following three prominent places 89A Woodley Park Road, 116 Terry Blvd, and 120 Terry Blvd as outlined by ordinance. Mayor Chris Perales called the meeting to order at 6:37 p.m. Council Members present in person were Brandon Ettleman, Tyler Feil, Mike Minzey, and Emily Norman. City Clerk, Jeni Matten was present and took minutes. Also present, Jeff Wolfe, City Engineer, Utility Supervisor, Hugo Chairez and City Attorney, Libby Stobel attended via TeamsMeet.

The Pledge of Allegiance was recited by those in attendance. Mayor Perales pointed out the location of the Open Meetings Act, a copy which is also available on the State of Nebraska website.

There were no changes to the agenda and no emergency items.

There was no public comment.

Council received the Letter of Support for HUD Healthy Homes Production Grant Program and Letter from the State Auditor's Office.

Mayor Perales read Remembrance Remarks regarding 9/11 and asked council join in a moment of silence on 9/11 in honor of the lives lost, the first responders, and all others effected by the tragedy.
Mayor Perales read Remembrance Remarks in honor of 9/11. He requested everyone take a moment of silence to remember those lost, first responders, and all affected by the tragedies on that date 25 years ago.

Crystal Schank of Scott Free Brewing requested a Special Designated Liquor License for the Chili Cook-off and Trunk or Treat event on October 11, 2026. The event is from 2-4 p.m. she is requesting from 1:30 – 5:30 due to set up and giving time to finish up. She pointed out where they will be set up as to not allow access to the hallway. Each person that purchases alcohol will be given a wristband as that allows for easy identification. There will be security at the exit door; to be certain no one leaves the building with an alcoholic beverage and another walking around the gym to be sure no one is handing off alcohol to someone without a band. Feil moved to approve the Special Designated Liquor License to Scot Free Brewing on October 11th, 2026, from 1:30 – 5:30 pm. Minzey moved to second the motion. Aye's: Feil, Norman, Minzey, and Ettleman. Nay's: none. Motion carried.

Norman moved to approve the minutes from the Regular Council Meeting held on August 20th, 2026. Ettleman seconded the motion. Aye's: Ettleman, Feil, Norman, and Minzey. Nay's: none. Motion carried.

Norman moved to approve the August 2026 claims. Ettleman seconded the motion. Aye's: Feil, Minzey, Norman, and Ettleman. Nay's: none. Motion carried.

Council discussed the 2027 1 – 6 year street program. Minzey stated he drove all the roads on the proposal and feels #54 - Lake View Drive needs to be first to be worked, then #49 Stable Club and Five Rocks Road Intersection, lastly #37 Stable Club Drive new pavement/curb. Feil opened discussion regarding abandoning Martha Drive. Wolfe cautioned that it could be a touchy situation. He would like to have Dietrich and Terry Carpenter; Inc be part of the conversation as each entity may want to have a say in it and that each may want half of the "road" for their usage. If this is something to be considered he would like both entities be invited to be part of the discussion going forward. Feil recommended #37, #49, and #54 be on the one-year plan.

Mattern mentioned that there is a CDBG available for infrastructure that may be available to assist with paying for road replacement. Wolfe recommended a representative from Panhandle Area Development District (PADD) join the November meeting to discuss requirements.

Council received a proposal for a generator for the Shop SCADA System in the amount of $48,765.00 from Lighthouse Electrical Contractors, LLC. Wolfe asked about pricing for the propane tank, it was not itemized on the proposal. Mattern pointed out that there may be some grant monies available to help with this considering all of the cyber security issues involving water systems. Council directed utility staff to get pricing on the propane tank and Mattern to investigate grant possibilities.

Mayor Perales requested the council ratify his decision to proceed with signature of the Nebraska Political Subdivision Tax Request Act Form as signature was needed in due to time constraints for the Joint Public Hearing. Minzey moved to ratify Mayor Perales' decision to provide signature on the Nebraska Political Subdivision Tac Request Act Form. Ettleman seconded the motion. Aye's: Ettleman, Norman, Feil, and Minzey. Nay's: none. Motion carried.

Council reviewed the 2024-2025 audit report as presented by RJ Meyer. Minzey had questions regarding the "Customer Deposit" lines on page 4 asking one under liabilities and one under net position. Mattern explained these are deposits from utility customers who move in. She explained that the account had to be part of the audit as it is still a "city" account, but will ask about the same line item being in the two places and about the one dollar difference at the bottom of page for and the last columns on page 5. Feil moved to approve the RJ Meyer submission to the NE State Auditor Office for the 2024-2025 fiscal year. Norman seconded the motion. Aye's: Ettleman, Minzey, Norman, and Feil. Nay's: none. Motion carried.

Council received a quote from SoGreen for sprinkler repairs/upgrades for the park systems in the amount of $17,189.37. Utility Assistant, Robert Blanco stated that since the meter was put in there is not as much pressure to the sprinkler system and is no longer efficient. Chairez noted the system was put in over 20 years ago. Minzey asked if it would be possible to get another quote as $17,189.37 seemed high. Chairez said yes, reminding the City has a service contract with SoGreen and they know the system, but will get another quote.

Norman moved to approve renewal of Principal – Vision insurance at no additional cost, and Beam – Dental Insurance with at 4% increase. Feil seconded the motion. Aye's: Minzey, Feil, Ettleman, and Norman. Nay's: none. Motion carried.

Council discussed the 2027 utility rate increase reviewing different percentages that would keep the city in the positive. Wolfe explained that smaller increases are easier on the residents rather than no increase for a year or two then having a large increase. Ettleman moved to increase utility rates by 5% across water, water usage, sewer, and storm water. Feil seconded the motion. Aye's: Minzey, Ettleman, and Feil. Nay's: Norman. Motion carried.

Reviewing wage increases Norman is most comfortable with 5% and step increase for the employees. Ettelman moved to approve the 5% and step increase for employees. Norman seconded the motion. Aye's: Minzey, Ettleman, and Norman. Nay's: Feil. Motion carried.

Council received the August Revenue & Expense Report and Communications Report.

Council discussed benefits for employees who are on leave without pay. Stobel reminded council that Terrytown employees do not qualify for FMLA due to the number of employees and therefore, this would fall to the City's determination. Norman would like the FMLA verbiage be mirrored in the Terrytown manual. Norman stated that until there is clarification of all benefits for anyone on leave without pay, everything stays how they are currently being paid. Staff will move forward with updating the leave policy to reflect FMLA and have available for review and approval at the next meeting.

Mattern requested moving the monthly meetings to the third Thursday of the month, this allows time for all the bills to come in for council review and timely payment. Norman recommended Mattern move forward with writing the Ordinance for date adjustment of the monthly meetings.

Noman moved to approve $125.00 membership payment to Western Nebraska Tourism, with pursuit of meeting of clarification. Minzey seconded the motion. Aye's: Ettleman, Feil, Minzey, and Norman. Nay's: none. Motion carried.

Feil moved Minzey as delegate and Norman as alternate to the Western Nebraska Tourism Collation defining meeting destination boundaries to 30 miles/minutes. Norman seconded the motion. Aye's: Norman, Feil, and Ettleman. Nay's: Minzey. Motion carried.

Norman moved to approve Ordinance No 503 **AN ORDINANCE OF THE CITY OF TERRYTOWN, NEBRASKA, DEALING WITH FIREWORKS AND EXPLOSIVES; ESTABLISHING DATES AND TIMES AND RESTRICTIONS FOR DISCHARGING FIREWORKS; REPEALING EXISTING PROVISIONS OF THE CITY CODE NOT CONSISTENT HEREWITH; AND PROVIDING FOR AN EFFECTIVE DATE,** with date and time corrections. Ettleman seconded the motion. Aye's: Feil, Ettleman, Minzey, and Norman. Nay's: none. Motion carried.

Wolfe gave an update on the Spring Valley Lane alley issue. He stated he drove through the area before the meeting, and it is a tight turn and has a dip. He doesn't think that a stop sign will do anything to help. That possibly a fence in the back of the alley would stop the traffic. No action was decided.

The Lake Purchase Committee is scheduled to meet September 22nd, 2026, at the Carpenter Center.

No update on Job Descriptions at this time.

At 8:31 p.m. Norman moved to adjourn the meeting. Ettleman seconded the motion. Aye's: Minzey, Norman, and Ettleman. Nays': Feil. Motion carried.

City of Terrytown

ATTEST:

City Clerk

CITY CLERK Seal TERRYTOWN, NEBRASKA

PAYMENT OF CLAIMS AUGUST 2026

STREET: Doug Clinesmith – Phone, $69.38; Scottsbluff – Street Sweeping, $644.00; Sandberg – Mower, $246.58; Schaff – Engineering, $229.00; Star-Herald, $76.36; Team Chevrolet – Chevy Repairs, $2,376.47; NPPD - $1,986.04; PADD – Membership, $930.16; Pete's Quick Lube – Chevy Oil Change, $65.65; Pomp's Tire - $35.34; Principal – Vision Insurance, $44.88; PrintWorks – Stickers/Paper, $270.00; Hi Performance - $2.75; Infinity – Bellevue Entrance, $6,000.00; A&A Porta-Potties, $285.00; Cyclone Express – Gas, $824.52; Ben's Construction – Spring Valley Lane, $1,700.00 SEWER: NPPD - $363.14; Waste Connections - $8,187.09; Terry Carpenter Inc – Land Lease, $422.00; Scottsbluff – Sewer, $6588.10; One Call Concepts – Locates, $5.70; Enviro Services – Labs, $430.00; Framework IT – phones, $67.91; Allo – Shop internet, $137.27 GENERAL: Garnishment - $734.35; Simple IRA - $1382.79; Visa - $1,195.56; Carpenter Center – Rent, $1,260.30; Humane Society - $491.73; Scb Police - $11,461.67; Medica - $4,762.54; NPPD - $244.76; Region 22 – Q2 billing, $1,079.70; League – Membership, $1,683.00; Ace Hardware - $216.52; B&C Steel – Parks, $46.95; Beam – Dental Insurance, $153.15; County Court - $34.00 WATER: Terry Carpenter – Land Lease, $576.11; Northwest Pipe – Repairs, $135.71; NPPD - $64.15; NPPD - $64.15; League – Membership, $628.00; Enviro Services – Labs, $60.00; Gering – Water/labs, $8,496.14; Century Business – Copier/Copies, $121.16 KENO: Sandberg - Parks, $38.20; NPPD - $129.04 ELECTRIC: NPPD - $36.84; Gering – CC, $56.80