

The Council met in Regular session in the Wahoo Public Library, in compliance with the agenda posted at City Hall, Post Office, and First Bank of Nebraska, and the City of Wahoo website, with each Council member being notified of the agenda prior to the meeting. The meeting was called to order by Mayor Gerald D. Johnson at 7:00 PM and opened with the Pledge of Allegiance. The public was informed of the location of posting of the Open Meetings Law. Roll call was taken with the following Council members: Ryan Ideus: Present, Stuart Krejci: Present, Patrick Nagle: Present, Chris Rappl: Present, Shane Sweet: Present, Carl Warford: Present.

City Administrator Harrell talked about the Access Wahoo projects and encouraged completion of a survey.

City Council Member Krejci motioned, City Council Member Sweet seconded to approve the consent agenda which included approval of the December 22, 2025, minutes of the City Council and approval of the following claims:

BEN – Benefits \$52,627.36,
BLD - Baltz, Susan \$600.00, Jackson Services \$464.46, Lee's Refrigeration \$410.00, Uline \$828.70,
EQU – Eakes \$896.52, Hometown Leasing \$88.00,
FIR – Danko \$2,664.88, Toyne \$2,497.10,
LIB - Fredrick, Michael \$25.00, Faronics \$138.60, Heartland Office Cleaners \$1,040.00, Integrated Security Solutions \$720.00, Midwest Tape \$487.22, Paraclete Press \$27.57,
MED – BoundTree \$986.87, One Billing Solutions \$2,601.08,
MEM – Wahoo Chamber of Commerce \$125.00,
MISC - Saunders County Clerk \$937.98, Don Johnson \$1,000.00, First Interstate Bank \$1,600.00, Hancock Construction \$500.00, JEO \$10,283.75, NE Dept of Revenue \$379.00, OnCenter \$500.00, Sandcreek Construction \$1,000.00, Tim & Seth Maly \$500.00, Wahoo Parks and Rec \$50,000.00, Wahoo Area Economic Development \$7,500.00, Wahoo State Bank \$39,895.87,
PAY – Payroll \$110,814.57,
POS - Revolving Fund \$409.10, USPS \$390.00,
PRO - Bromm, Lindahl \$4,730.00, Cline Williams \$6,270.00,
STR - One Call Concepts \$34.59, Rose Equipment \$1,822.00,
SUB - NE Library Commission \$135.46, Reditech \$4,130.77,
SUP – Amazon \$102.25, Caselle \$1,360.45, Knox \$1,298.00, Quill \$49.98, Simons \$656.80,
UNI - \$49.49,
UTL - Butler Public Power \$33.82, Charter \$550.33, Paper Tiger \$35.00, Verizon \$610.59, Waste Connections \$743.17, Wahoo Utilities \$7,909.97,
VEH - Saunders County Tire \$372.50, Sid Dillion \$104.22, Ty's Outdoor Power \$17,718.23.

Roll call vote Krejci, yes; Sweet, yes; Warford, yes; Ideus, yes; Rappl, yes; Nagle, yes. Motion carried.

A public hearing regarding an application regarding an application for TIF for the Wilmer Ridge Residential Development Project (SENAHC) was opened at 7:23pm. Kevin Anderson from JEO spoke to the project and the need to utilize TIF to be able to lower the end cost of the finished homes. There were no other comments from the public. City Council Member Rappl motioned, City Council Member Ideus seconded close the public hearing at 7:32pm. Roll call vote Rappl, yes; Ideus, yes; Krejci, yes; Nagle, yes; Warford, yes; Sweet, yes. Motion carried.

City Council Member Warford motioned, City Council Member Krejci seconded to approve Resolution No 2026-01 to approve a Redevelopment Plan amendment for the Wilmer Ridge Residential Project. Roll call vote Warford, yes; Krejci, yes; Ideus, yes; Sweet, yes; Rappl, yes; Nagle, yes. Motion carried.

City Council Member Warford motioned, City Council Member Krejci seconded to approve Resolution to approve a Redevelopment Agreement for Wilmer Ridge Residential Development. Roll call vote Warford, yes; Krejci, yes; Ideus, yes; Sweet, yes; Rappl, yes; Nagle, yes. Motion carried.

A public hearing regarding the preliminary plat for Krumel Industrial had been continued from the December 22, 2025, meeting. Kevin Anderson from JEO spoke to the application. He stated that there would be an application for rezone and a waiver to decrease the Expressway Design Overlay from ¼ mile to 1/8 mile. City Administrator Harrell spoke to the comments from the Planning Commission and the concerns about the potential waiver. City Council Member Krejci motioned, City Council Member Rappl seconded to close the public hearing at 8:01pm. Roll call vote Krejci, yes; Rappl, yes; Nagle, yes; Sweet, yes; Warford, yes; Ideus, yes. Motion carried.

City Council Member Krejci motioned, City Council Member Warford seconded approve the preliminary plat for Krumel Industrial Subdivision. Roll call vote Krejci, yes; Warford, yes; Ideus, yes; Sweet, yes; Rappl, yes; Nagle, yes. Motion carried.

A public hearing regarding an amendment to the zoning regulations to remove the parking plan approval process from the Zoning Regulations was opened at 8:02pm. Building Inspector/Zoning Administrator Travis Beavers spoke to the reason that the parking plan approval had been originally adopted. There were no other comments from the public. City Council Member Warford motioned, City Council Member Nagle seconded close the public hearing at 8:04pm.

City Council Member Warford motioned, City Council Member Ideus seconded to approve Ordinance No 2492 amending the City of Wahoo Zoning Regulations regarding parking plan approvals and to waive the required three readings. Ordinance No. 2492 was introduced by Council Member Warford entitled: AN ORDINANCE OF THE CITY OF WAHOO, NEBRASKA, TO AMEND ORDINANCE NO. 1886, KNOWN, AND CITED, AS THE ZONING ORDINANCE OF THE CITY OF WAHOO, NEBRASKA, ADOPTED JANUARY 27, 2005, BY THE AMENDMENT OF SECTION 7.01.14 DESIGN REQUIREMENTS FOR PARKING LOTS, TO REMOVE THE REQUIREMENT OF APPROVAL BY THE PLANNING COMMISSION AND CITY COUNCIL OF A PARKING PLAN UNLESS A WAIVER TO SUITABLE MATERIALS IS REQUESTED.

Council Member Warford moved and Council Member Ideus seconded that the statutory rules in regard to the passage and adoption of ordinances be suspended so that the said ordinance might be introduced, read by title, and then moved for final passage at the same meeting. The Mayor put the question and instructed the Clerk to call for the roll for the vote thereon. Roll call vote: Roll call vote Warford, yes; Ideus, yes; Krejci, yes; Nagle, yes; Rappl, yes; Sweet, yes. Motion carried. The motion having been carried by the affirmative votes of no less than three-fourths of the members of the Council, the Mayor declared the statutory rules in regard to the passage and approval of ordinance be suspended so that Ordinance No. 2492 may be read by title and moved for final passage in the same meeting.

Council Member Warford moved and Council Member Ideus seconded that Ordinance No. 2492 be approved and passed and its title agreed to. The Mayor instructed the Clerk to call the roll for the vote. Roll call vote: Roll call vote Warford, yes; Ideus, yes; Krejci, yes; Nagle, yes; Rappl, yes; Sweet, yes. Motion carried. Motion carried.

City Council Member Warford motioned, City Council Member Krejci seconded to accept scoring results from the scoring committee on the proposals received in response to the RFP for the Downtown

Revitalization Planning Project and authorize staff to proceed with development of scope of service with JEO. Roll call vote Warford, yes; Krejci, yes; Ideus, yes; Sweet, yes; Rappl, yes; Nagle, yes. Motion carried.

City Council Member Krejci motioned, City Council Member Ideus seconded approve the first reading of Ordinance No 2493 an Annexation of Dry Run Commons Phase I. Roll call vote Krejci, yes; Ideus, yes; Sweet, yes; Warford, yes; Rappl, yes; Nagle, yes. Motion carried.

City Council Member Warford motioned, City Council Member Ideus seconded approve Resolution No 2026-03 declaring items as surplus. Roll call vote Warford, yes; Ideus, yes; Krejci, yes; Nagle, yes; Rappl, yes; Sweet, yes. Motion carried.

City Council Member Rappl motioned, City Council Member Nagle seconded approve local borrowing through Wahoo State Bank and acknowledge that local borrowing is the fiscally responsible for the remaining balance for the purchase of a new Fire Engine for the Wahoo Fire Department. Roll call vote Ideus: Abstain, Krejci: yes, Nagle: yes, Rappl: yes, Sweet: yes, Warford: yes. Motion carried.

City Council Member Krejci motioned, City Council Member Sweet seconded approve the purchase of 2024 Chevrolet Silverado Medium Duty 4WD Work Truck and the purchase and installation of snow removal equipment from Sid Dillon. Roll call vote Krejci, yes; Sweet, yes; Warford, yes; Ideus, yes; Rappl, yes; Nagle, yes. Motion carried.

City Council Member Warford motioned, City Council Member Krejci seconded to approve the settlement agreement regarding the Nordstrom lawsuit. Roll call vote Warford, yes; Krejci, yes; Ideus, yes; Sweet, yes; Rappl, yes; Nagle, yes. Motion carried.

Approved:

Christina Fasel, City Clerk

Gerald D. Johnson, Mayor