

**City Administrator's Report  
July 3, 2025**

**Pool**

Pool has had a bit of a rocky start as far as water chemistry. The blast of 6" of rain in 36 hours didn't help matters either. However, I wasn't as involved in start-up as I should have been given that we have younger and less-experienced managers. Over the course of the past couple of weeks I've been more hands-on and believe we have the water chemistry figured out and stabilized, as well as the expectations of management and facility appearance.

There are several solenoid valves for a few of the spray pad features that are not working and have been ordered. They will be replaced as soon as possible.

**Water & Sewer**

We are working on a punch list of items for Obrist to finish up by August 1<sup>st</sup>.

Corey has enrolled in an online waste water course and plans to retake his test in August in Lincoln.

Amber Wynn and Warren Myers have reviewed Chapter 6 of the Albion City Code – concerning public utilities – and are recommending some updates. Darren and I are currently reviewing these recommendations and will present to the Mayor and Council for consideration at a future meeting.

**Park**

The Eli Porter Memorial Project dedication held last month was a very special and significant community event.

Shelby and I will be meeting with JEO reps on July 9<sup>th</sup> to review and discuss Trail and Pavilion revisions that were made following our meeting last month. We anticipate getting an Opinion of Cost from them shortly after this review so that we may further develop the project budget and determine the scope of the Park amenities we wish to pursue.

The Cardinal Cage Project – fundraising for Phase II continues. The Phase 1 building materials have been delivered. Work to commence soon.

I will be meeting with Legion leadership to discuss formalizing an agreement with the city regarding the "Leon Nelson Memorial/Legion Field" facilities and maintenance. Any formal agreement will be provided to the Mayor and Council for formal approval.

**Street**

Staff has been working on keeping storm sewer inlets and drainage ditches open.

Staff recently began fogging for mosquitos after several weeks of rain and moisture. The first round seems to have been successful.

Ron is focusing as much time and energy as he can on getting streets cleaned up starting first with intersections that have a lot of gravel/sand in them.

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**General Administration / Other:**

The City Employee group benefits platform and provider has undergone a transition over the past month. The City participates in LIGHT (The League of Nebraska Municipalities Benefits Group) through an interlocal agreement among other Nebraska communities. The Health & Dental insurance provider (Blue Cross and Blue Shield of Nebraska) remains unchanged; however, the other benefits (Vision, Accident, Life, Hospital, Critical Illness) has transitioned from Mutual of Omaha to Guardian effective July 1st. The transition window was very short and had a few bumps in the road, but we've seem to come out on the other side successfully without any issues regarding employee enrollments or coverage.

Budget season is upon us, I'm a little late getting started this year, but I plan to be prepared to present the preliminary budget information at a special meeting on July 29<sup>th</sup>. A time will need to be established according to what the Mayor and Council prefer. At this meeting I will review where I estimate our current year budget performance will be, the starting point for next fiscal year, and a preliminary budget for 2025-2026.

Tire-Amnesty Collection Grant – was approved and will be held in fall of 2025.

The new organic refuse (grass pile) and community burn site is nearing completion. We are still awaiting state approval and then we will be transitioning sites sometime likely within the next 30-60 days.

Warren still anticipates that the State of Nebraska will be updating the Building Code standard to ICC 2024 this year so we will be reviewing our building codes and may present a draft ordinance this winter to update to the ICC 2024 series of codes.

**Planning Commission**

The planning commission is scheduled to hold a pre-application conference on June 7<sup>th</sup> regarding a subdivision application for property located outside of city limits but inside the city's zoning jurisdiction.

There is still one (1) vacancy on the planning commission.

**\*Please direct any interested parties to City Hall or to the Mayor.**

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Attached is the previous month Sales Tax Report – showing the monthly trend of sales tax receipts.  
Also attached is an unaudited Treasurer's Report/Budget Performance Report and an unaudited Balance Sheet Comparison Report.