

MINUTES OF A REGULAR MEETING OF THE MAYOR AND CITY COUNCIL
OF THE CITY OF PERU, NEBRASKA ON THE 21st DAY of JULY 2026 AT 6:00 P.M.

The Mayor and Council of the City of Peru, Nemaha County, Nebraska were called to meet at City Hall at 614 5th Street, Peru, Nebraska 68421, on the 21st of JULY 2026, at 6:00 P.M., for a Regular Meeting. This meeting was open to the public with advance notice of said regular meeting, the designated method of giving notice, including the agenda for said meeting, or the availability thereof was posted at: Peru City Hall, Western National Bank (Bank of Peru), and the Community Bulletin Board.

Mayor Theresa Westfall called the meeting to order and informed the public of the location of the Nebraska Open Meetings Act.

Agenda Item 1 – Roll Call

At 6:00pm a roll call was taken, and the following was recorded for attendance.

PRESENT – Mayor Theresa Westfall; Councilmembers Brent Brown, Rachel Brown, Julia Perry, and Josh Whisler.

A quorum was declared pursuant to Neb. Rev. Stat. 17-105.

Agenda Item 2 – Recognition of Visitors:

Mayor Theresa Westfall informed the public that a copy of City Resolution #2017-02 Pertaining to Conduct Rules for City Council Meetings may be requested from the City Clerk.

Agenda Item 3 – Consent Agenda

A. APPROVAL OF MINUTES:

- (i.) Approval of Minutes from the June 16th, Regular Council Meeting.
- (ii.) Approval of Minutes from the June 22nd, Special Council Meeting.
- (iii.) Approval of Minutes from the July 2nd, Special Council Meeting.

B. APPROVAL: Acceptance of a \$2,445.88 Donation from the Peru Community Impact Group (PCIG) to the Parks and Recreation Commission for the Following Reasons:

- (i.) \$971.65 from the “\$14 for the 14th ” Fundraiser for General Parks and Recreation Commission projects.
- (ii.) \$100.00 for the “Bark Park”
- (iii.) \$1374.23 for the Sid Brown Park Playground.

C. APPROVAL: Authorizing the City Clerk/Treasurer to Transfer \$400 from the Meter Deposit Checking Account into the Water/Sewer Account for Meter Deposit Refunds.

D. APPROVAL: Removal of Mary Williams as Floodplain Administrator.

E. APPROVAL: Request to use City-Owned Property at 401 5th Street (Parcel #640018882), previously designated as a Community Garden, for Trail of Treasures on October 2nd – 4th, 2026.

R. Brown moved to approve the consent agenda. J. Whisler seconded the motion.

On this roll call vote, the vote was as follows:

B. Brown – AYE, J. Perry – AYE, R. Brown – AYE, J. Whisler – AYE

On this vote, the AYES are 4, the NAYS are 0. Motion Carried.

Agenda Item 4 – Reports From City and Community Organizations

F. CITY REPORTS:

(i.) Water Report: Mayor Westfall stated that a copy of the water report was available in the City Clerk's office during business hours.

(ii.) Mayor's Report: Mayor Theresa Westfall gave the Mayor's Report.

She reported that there was a community meeting facilitated by the Southeast Nebraska Development District (SEND) which helped to identify community concerns including repairing infrastructure, revitalization, creating a culture of communication, growing relationships with area organizations like Peru State College, and a field of dreams. She stated that she hoped to have next steps from SEND.

She reported that she attended a Threat Hazard Identification Risk Assessment (THIRA) session with City Clerk Dennis Kirkpatrick and other representatives from the area counties. This was a region-wide meeting to understand risk factors, set capability targets, and inform planning, exercise, and investment priorities.

She reported that there were staffing changes in the city. She reported that Mary Williams had resigned as Deputy Clerk prior to her appointment as Mayor and that former City Clerk Traci Riehle was filling the role. She also reported that the Maintenance Supervisor position was no longer filled.

She reported that the Deputy Clerk and one of the Maintenance Technicians had passed the class for their Class IV Water Operator's license on their first attempt and that the city had mailed the paperwork for their official licenses. She also reported that they would be taking the lagoon wastewater operator training and testing in August.

She reported that one of the bathrooms at the Trailhead is open and that if anyone sees anything suspicious, out of place, or needs attention to let the city know.

She reported that a letter had been sent to the company that the city leases the skid steer from requesting the use of attachments including the street sweeper.

She reported that the beautification committee from Parks and Recreation had been moved to a Mayoral committee at the committee's request. She stated that there were other vacancies on committees and the list was available on the city bulletin board.

She reported that the current landlord list was being updated and landlords who would like to be included should give them submit their information to the city.

She reported that Red Cross Blood Drive would be hosted at City Hall on Tuesday, August 25th.

She reported that budget season had started, and any committees or council members who have wish list items should communicate them to the clerk for inclusion.

(iii.) Clerk's Report: City Clerk/Treasurer Dennis Kirkpatrick gave the Clerk's Report
(1.) Financial Reports, June, 2026

He reported that following Mary Williams' resignation as Deputy Clerk, Traci Riehle had been hired to fill the role.

He reported that he attended the Municipal Accounting and Finance Conference in June. He attended sessions about legislative changes, TIF Funding, municipal budgets, and more.

He reported that Liquor License notices went out on July 1st to the paper and to the businesses. Written protests are due back to the City Clerk's office by August 10th.

He reported that budget preparations were underway for the next fiscal year. The budget workshop was tentatively scheduled for Wednesday, August 19th. The budget hearing was tentatively scheduled for Tuesday, September 15th.

He reported that one of the maintenance employees was bitten by a dog while reading a water meter in June. He stated that the injury wasn't severe, but it was documented. A letter was also sent to the owner about ensuring that their dogs are restrained.

He reported that there was an accident with the skid steer earlier that month that was filed with the insurance company. He stated that there was no damage to the skid steer but that there was some damage to a parked vehicle. The incident was filed with insurance, and he was waiting to hear back.

G. COMMISSION AND COMMITTEE REPORTS:

(i.) Parks and Recreation Commission: It was reported that the playground would be delivered on August 17th.

(ii.) Board of Health: Mayor Theresa Westfall reported that the Board of Health had met that month and that the board mostly worked to get Council President Brent Brown up to speed. She stated that there was an agenda item to remove Jill Hardy later on the agenda and potentially replace her with someone else.

(iii.) Finance Committee: Mayor Theresa Westfall gave the Finance Committee Report.

She reported that overall accounts appeared mostly stable with no major issues noted.

She reported that water usage and billing discrepancies were being corrected to better reconcile usage, billing, and bulk purchases from Auburn.

She reported that the sanitation account briefly dipped into the red due to citywide cleanup costs and new billing software prorating, with options being evaluated for cost allocation.

She reported on NEMA/FEMA grant progress, noting that required quarterly reports had been submitted following an extension, and that further work is required to compile documentation and close out 13 open projects.

She reported that employee hours from the May windstorm cleanup can be credited toward Auburn's local match requirements with NEMA/FEMA, though payroll costs are not directly reimbursable to Peru.

She reported that the City Clerk was following up with the accountant regarding the property tax rebate paperwork.

She reported that there were no issues with monthly claims and that the annual audit is progressing on schedule for completion before the deadline.

(iv.) Water and Sewer Committee: Mayor Theresa Westfall gave the Water and Sewer Committee Report.

She reported that there was a water audit underway for all water accounts in the city and that the city would be validating physical meter reads and the billing system. City staff would be setting appointments for all water customers. The city hoped to have the process completed in the next month.

She reported that the city was missing quite a few cross-connection reports and that they will be putting another one in the water bill this month for people who had not done theirs.

(v.) Streets and Alleys Committee: Mayor Theresa Westfall gave the Streets and Alleys Committee Report.

She reported that the committee identified and marked areas of concern.

She also reported that the maintenance staff would be working on shoulders and alleys in the coming weeks as well as some smaller potholes. The committee would be planning to calculate the amount of asphalt needed to patch the larger areas. The committee would also be determining the cost to rent a curbing machine to create curbing in areas where water is of concern.

She reported that the recommendation for the One and Six-Year plan would be communicated with the street superintendent at JEO.

She reported that she planned to have bid notices published for the north-end streets by the end of the month.

(vi.) Safety Committee Report: It was reported that there was no meeting that month.

H. REPORTS FROM OTHER ORGANIZATIONS: None for this meeting.

Agenda Item 5 – Old Business

I. APPROVAL OF CLAIMS:

- (i.) Ratification of Claims already paid pursuant to Resolution No. 2018-01.
- (ii.) Claims still needing approval.

There was discussion about the claim for the Sid Brown Slide and the appropriation that council had already made for its purchase. There was no further discussion.

Councilmember J. Whisler moved to approve item 5I, "Approval of Claims". R. Brown seconded the motion.

On this roll call vote, the vote was as follows:

J. Perry – AYE, R. Brown – AYE, B. Brown – AYE, J. Whisler – AYE.

On this vote, the AYES are 4, the NAYS are 0. Motion Carried.

Agenda Item 6 – New Business

J. DISCUSSION: Update from Nemaha County on County Road East of California St.

There was discussion regarding the planned improvements for the street including erosion control measures, drainage, water runoff, and curbing. There was no further discussion. No action was taken.

K. APPROVAL: Acceptance of Jill Hardy's resignation from the Board of Health.

There was no discussion.

Councilmember B. Brown moved to accept the resignation of Jill Hardy as Member of the Board of Health. J. Perry seconded the motion.

On this roll call vote, the vote was as follows:

R. Brown – AYE, J. Whisler – AYE, J. Perry – AYE, B. Brown – AYE.

On this vote, the AYES are 4, the NAYS are 0. Motion Carried.

L. COMMISSION APPOINTMENTS: Approval of the Following Mayoral Appointments to Commissions:

(i.) Janet Hope and Karin Tarqwyn as Members of the Planning and Zoning Commission for a term of 3 years.

(ii.) Ken Hastings as Alternate Member of the Planning and Zoning Commission.

(iii.) Miranda Decker as Member of the Board of Health

There was no discussion.

Councilmember J. Whisler moved to approve the mayoral appointments to commissions as presented. B. Brown seconded.

On this roll call vote, the vote was as follows:

B. Brown – AYE, J. Perry – AYE, J. Whisler – AYE, R. Brown – AYE

On this vote, the AYES are 4, the NAYS are 0. Motion Carried.

M. DISCUSSION AND POSSIBLE APPROVAL: Request from Kinetic for Permit to Bury a Fiber Line for 817 2nd St.

There was discussion regarding the fiber line and the supporting materials. There was no further discussion.

Councilmember J. Whisler moved to approve item 6M. "Request from Kinetic for Permit to Bury a Fiber Line for 817 2nd St." R. Brown seconded the motion.

On this roll call vote, the vote was as follows:

J. Perry – AYE, R. Brown – AYE, B. Brown – AYE, J. Whisler – AYE

On this vote, the AYES are 4, the NAYS are 0. Motion Carried.

N. DISCUSSION AND POSSIBLE APPROVAL: Purchase of two 4" Fire Hydrants and Accessory Kit to Replace Hydrants on 5th and California (#22) and West of T.J. Majors (#52A) Including Extensions If Necessary.

There was discussion regarding the need to purchase additional hydrants and potential extensions. There was no further discussion.

Councilmember R. Brown moved to approve item 6N. "Purchase of two 4" Fire Hydrants and Accessory Kit to Replace Hydrants on 5th and California (#22) and West of T.J. Majors (#52A) Including Extensions If Necessary." J. Perry seconded the motion.

On this roll call vote, the vote was as follows:

J. Whisler – AYE, B. Brown – AYE, J. Perry – AYE, R. Brown – AYE.

On this vote, the AYES are 4, the NAYS are 0. Motion Carried.

O. DISCUSSION AND POSSIBLE APPROVAL: Installation of 4" Fire Hydrant #52A West of T.J. Majors by Arban Excavation at the Same Rate of \$2000 as Compared to Recent Installations.

There was no discussion.

Councilmember J. Perry moved to approve item 6O. "Installation of 4" Fire Hydrant #52A West of T.J. Majors by Arban Excavation at the Same Rate of \$2000 as Compared to Recent Installations." J. Whisler seconded the motion.

On this roll call vote, the vote was as follows:

B. Brown – AYE, J. Perry – AYE, R. Brown – AYE, J. Whisler – AYE.

On this vote, the AYES are 4, the NAYS are 0. Motion Carried.

P. DISCUSSION AND POSSIBLE APPROVAL: Replacement of Valve by Arban Excavation Needed to Replace Fire Hydrant at 5th and California.

There was discussion regarding the need to replace the valve and the scope of the work to be done. There was no further discussion.

Councilmember J. Whisler moved to approve item 6P. "Replacement of Valve by Arban Excavation Needed to Replace Fire Hydrant at 5th and California." B. Brown seconded the motion.

On this roll call vote, the vote was as follows:

R. Brown – AYE, J. Perry – AYE, B. Brown – AYE, J. Whisler – AYE.
On this vote, the AYES are 4, the NAYS are 0. Motion Carried.

Q. DISCUSSION AND POSSIBLE APPROVAL: Trailhead Restroom Cleaning Quote from Sarah Harms.

There was discussion regarding the scope of the work including how often this cleaning would be performed, the supplies needed to clean, and her quoted rate of \$50 for the initial cleaning and \$30 for every subsequent cleaning. There was further discussion regarding the current cleaning practices at the trailhead bathrooms and previous conversations with the NRD. There was no further discussion.

Councilmember R. Brown moved to approve the Quote from Sarah Harms for the cleaning of the bathrooms at the Trailhead at a price of \$50 for the initial cleaning and \$30 for every subsequent cleaning that is completed along with her regular cleaning of City Hall. J. Whisler seconded the motion.

On this roll call vote, the vote was as follows:

R. Brown – AYE, J. Whisler – AYE, J. Perry – AYE, B. Brown – AYE.
On this vote, the AYES are 4, the NAYS are 0. Motion Carried.

R. ORDINANCE NO. 2026-07 (First Reading): AN ORDINANCE ESTABLISHING PERMITTED FIREWORKS; PERMITTED DAYS AND TIMES OF USE; DEFINING FIREWORKS; PROVIDING FOR THE REPEAL OF ALL PRIOR ORINANDACE IN CONFLICT HERewith; ORDERING THE PUBLICATION OF THE ORDINACE IN PAMPHLET FORM; AND TO PROVIDE THE EFFECTIVE DATE HEREOF.

There was discussion regarding the need for this ordinance and relevant state statutes regarding firework use. There was further discussion about when fireworks are allowed by the city and the process for getting an exemption for New Years. There was also discussion regarding enforcement of this ordinance and potential penalties to violators. There was no further discussion

Mayor Theresa Westfall stated that the introduction of the proposed Ordinance was in order. Councilmember J. Whisler moved that the minutes of these proceedings be kept in a separate and distinct volume known as the “Ordinance Record of the City of Peru”. B. Brown seconded the motion.

On this roll call vote, the vote was as follows:

B. Brown – AYE, J. Perry – AYE, J. Whisler – AYE, R. Brown – AYE.
On this vote, the AYES are 4, the NAYS are 0. Motion Carried.

Councilmember B. Brown introduced the proposed Ordinance by Ordinance No. 2026-07.
Councilmember B. Brown moved for the suspension of the rules. J. Whisler seconded the motion.

On this roll call vote, the vote was as follows:

J. Perry – AYE, R. Brown – AYE, B. Brown – AYE, J. Whisler - AYE
On this vote, the AYES are 4, the NAYS 0. Motion Carried.

Mayor T. Westfall declared that the statutory rules in regard to the passage and approval of Ordinances be suspended so that Ordinance No. 2026-07 might be introduced, read by title, and then moved for final passage at the same meeting.

Councilmember B. Brown introduced the proposed Ordinance No. 2026-07 entitled, “AN ORDINANCE

ESTABLISHING PERMITTED FIREWORKS; PERMITTED DAYS AND TIMES OF USE; DEFINING FIREWORKS; PROVIDING FOR THE REPEAL OF ALL PRIOR ORDINANCES IN CONFLICT HERewith; ORDERING THE PUBLICATION OF THE ORDINANCE IN PAMPHLET FORM; AND TO PROVIDE THE EFFECTIVE DATE HEREOF.” and moved for final passage. J. Whisler seconded the motion.

On this roll call vote, the vote was as follows:

J. Whisler – AYE, B. Brown – AYE, J. Perry – AYE, R. Brown – AYE

On this vote, the AYES are 4, the NAYS 0. Motion Carried.

Mayor T. Westfall declared that said Ordinance No. 2026-07 be approved on its first reading and its title agreed to.

Agenda Item 9 – Other Business

AC. DISCUSSION AND POSSIBLE ACTION: PSC Past Water Billing Issues | *Agenda Item from Previous Meeting*.

There was discussion about the need to audit all of the college’s water meters and compare them with the billing system. There was further discussion regarding how the city would be verifying meter readings going forward.

Agenda Item 10 – Adjournment

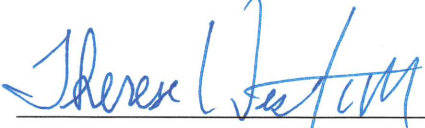
The meeting adjourned on the same day at 6:40pm CT.

APPROVED CLAIMS:

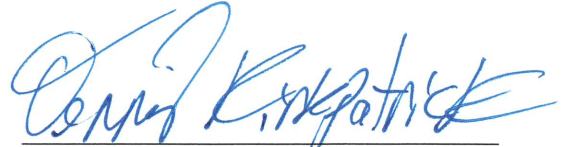
The following claims were presented to the City Council by the City Clerk/Treasurer and were subsequently reviewed, and approved for payment:

City of Peru		July 2026 Claims	
Claims Already Paid / On Autopay			
Vendor	Dept.	Description	Balance
Arban Excavation	Water	Curbstop Changeout at 720 2nd St.	\$900.00
Auburn BPW	Water	City Water Usage	\$9,195.29
Black Hills Energy	Gen, Fire/Res	Gas Service & Service Guard	\$156.05
Chase NYC	Debt Service	General Obligation Refunding Bond (2015 Ser.)	\$30,767.00
Kinetic	Gen, Wtr, City & Rural	Internet and Phone Services	\$657.80
NE Dept. of Water, Energy, and Env.	Water	Water and WWTF Operator Trainings and Licenses	\$1,090.00
OPPD	Gen	Electric Utilities on City Properties & St. Lights	\$2,360.59
Payroll 06/30	Gen	Payroll including payroll tax deposit	\$16,757.97
Payroll 07/15	Gen	Payroll including payroll tax deposit	\$11,334.21
Quick Med Claims	Rescue	Ground Trips/Revenue	\$16.53
Sinclair	Gen	Fleet Fuel	\$1,256.06
Utility Account Deposit Refunds	Meter Deposit	Deposit Refunds for C. Soriano, C. Closner, A. Berg, and E. Miller	\$241.69
xpress-BillPay	Wtr/Swr	Billing Services	\$170.40
Regular Claims			
Vendor	Dept.	Description	Balance
Access Systems Leasing	Gen	Copier Lease Agreement and Ink Usage	\$520.79
Action Technology Services, Inc.	Gen	Installation of Kinetic Fiber	\$125.00
AKRS Equipment	Gen	Polycut Mower Blades	\$27.98
American Recycling & Sanitation	Sanitation, Gen	Regular Residential Services, City Hall, North End Trash	\$2,770.88
Arban Excavation	Water	Meter Pit Repair on 720 2nd Street	\$960.00
Auburn Auto Center	Gen	3/4 Ton Tire Repair and Mower Tire Mounting	\$154.30
Auburn Board of Public Works	Water	Verizon Service	\$50.04
Auburn Design Shop, LLC	Gen	Maintenance Shirts	\$240.00
Bennetts Fire Protection	City & Rural Fire, Gen	Fire Extinguisher Inspections	\$261.00
Boundtree Medical	Rescue	Medical Supplies	\$581.00
Feld Fire	City & Rural Fire	Misc. Fire Equipment, SCBA Testing	\$3,374.97
Fire Catt, LLC	City & Rural Fire	Fire Hose Testing Labor	\$3,154.80
First National Bank of Omaha	Gen	City Credit Card Purchases	\$3,846.68
First Wireless, Inc.	City & Rural Fire, Res	Radio Battery Chargers and Packs	\$280.24
Grainger	Streets	Cold Patch	\$1,583.36
Harms, Sarah	Gen	Cleaning Services	\$360.00
HBE, LLP	Gen	Progress Billing for 24-25 Audit	\$6,000.00
Heather Pemberton, CPA	Gen	Accounting Services	\$670.00
JEO Consulting Group	Sewer	5th Street Sewer Repair Engineering	\$763.75
Koch's Auto Service	Gen, Streets, Wtr/Swr	Repairs on 1-Ton Wheels and Lights	\$3,265.51
Municipal Supply, Inc.	Water	Water Meters	\$4,579.70
Natural Playgrounds Shop	P&R	Sid Brown Slide	\$3,349.73
Nebraska Public Health Environmental Lab	Water	June 2026 Water Sample, Other Water Samples and Kits	\$505.00
Nemaha County Clerk	Gen	Declaration No 2026-02 & 03 Filing Fees	\$62.00
Nemaha Valley Observer	Gen	May Council Meeting Minutes, Sub. Renewal	\$144.20
One Call Concepts	Wtr, Swr	June 2026 Locates	\$2.46
Paper Tiger Shredding	Gen	Paper Shredding on 6/23/2026	\$38.00
Pitney Bowes Purchase Power	Gen, Wtr/Swr	Postage Refill	\$541.36
Southeast Nebraska Development District	Gen	Membership and Housing Dues	\$619.00
Utility Service Co, Inc.	Water	250,000 Elevated City Tank - Quarterly	\$4,417.30
Verizon Wireless	Gen	Maintenance Tablet	\$20.02
Westfall, Theresa	Gen	Office Key Copying, Flagpole Holders and Clamps	\$148.98
		Claims Already Paid / On Autopay	\$74,903.59
		Regular Claims	\$43,418.05
		Total	\$118,321.64

HEREBY ATTESTED AND ACKNOWLEDGED:


THERESA WESTFALL, MAYOR




DENNIS KIRKPATRICK, CITY CLERK