

**AGENDA
CITY COUNCIL MEETING
July 17, 2012**

5:00 Tour of Power Plant

5:30 Call to Order

1. Approval of Minutes – July 3, 2012

2. Approval of Claims

Anyone desiring to view the Open Meetings Act may do so. The document is available for public inspection and is located on the south wall of the City Council Chambers.

Anyone desiring to speak on an agenda item is invited to do so, and should limit themselves to three minutes. After being recognized by the Chair, proceed to the rostrum and state your name and address for the record.

The City Council may go into closed session to discuss certain agenda items to protect the public interest or to prevent the needless injury to the reputation of an individual and if such individual has not requested a public hearing.

3. Action on Settlement Agreement (\$65,000) and Release of all Claims regarding the Kate Lassila vs. City of Wayne and Lance Webster matter
4. Action on the Claim to Fitzgerald, Vetter, Attorneys-at-Law in the Amount of \$61,685.00 regarding the Settlement of the Kate Lassila vs. City of Wayne and Lance Webster Matter
5. Action on the Application for Membership of Tyler Mostek to the Wayne Volunteer Fire Department — Phil Monahan, Fire Chief
6. Resolution 2012-53: Adopting Rules for the City of Wayne Dog Park, a/k/a “Bark Park”

Background: This Resolution adopts regulations recommended by our insurance carrier for dog park users and includes proposed regulations provided by the dog park proponents at the Council meeting on June 19th.

Recommendation: The recommendation of our insurance carrier is to include these regulations for operation of the dog park.

7. Resolution 2012-54: Authorizing the Allocation of Property Taxes to the Wayne Airport Authority

Background: The Wayne Airport is owned by the City of Wayne and operated by the publicly elected members of the Airport Authority. The Airport Authority is required by State Law to annually request an allocation of city property tax revenues to operate the airport. Before 2003, the Airport Authority independently levied their own property tax up to 3.5 cents per \$100 valuation on property within

the city limits, even though the airport is located in the county. In 2003, the State Legislature forced all city airport tax levees to be included into the city levy lid of .45 cents per \$100 valuation and requires the Airport Authority to request an allocation of city property tax receipts each budget year. The request for fiscal year 2012-2013 is \$64,000 or the equivalent of 3.5 cents per \$100 of property valuation.

Recommendation: The recommendation of the Airport Authority is to approve the funding request for \$64,000.

8. Action on Request by the Village of Carroll to Grant them Approval to Undertake a Feasibility Study to Build the Infrastructure to Wayne and Purchase Water from the Wayne Water System

Background: The Village of Carroll recently had an inspection from the Nebraska Department of Health and Human Services that discovered a number of deficiencies. Part of what was discovered was the need to make very expensive repairs or replace their water tower and standby well. After considering the cost for these improvements, it was suggested that they look into purchasing their water from a nearby utility. They considered a nearby Rural Water District, but it appears that option won't be feasible because of the terrain separating them. They would like to hire an engineer to study the possibility of building a water main to our system (about 9 miles) and purchasing their water needs from us. The community's average water consumption is approximately 25,000 gpd in winter and 75,000 gpd in summer, with a peak of 100,000 gpd. Mark Tietz from the Village Board will be present to answer any questions, as well as Jeff Brady and myself (Garry Poutre).

9. Action on Recommendation from the LB840 Economic Development Advisory Committee to Increase the Loan Guarantee for Wayne NG Cars, LLC, from \$150,000 to \$250,000

Background: In 2011, Wayne was one of several Nebraska and Iowa towns that were offered an opportunity by a start-up Des Moines car company to organize a local company to assemble natural gas powered cars and sign a production agreement. A review of the proposal by Wayne Area Economic Development determined it was a legitimate opportunity with potential for good profits. Both WAED and the City of Wayne agreed that neither was an appropriate entity to engage in a car assembly production agreement, so a business plan for a local car assembly plant was prepared through a WAED and WSC Business Development Center partnership. A \$150,000 Wayne Revolving Loan Fund loan and a \$150,000 LB 840 loan guarantee to accompany the business plan were also approved by the City Council.

Since no local business entity existed to negotiate a production assembly agreement, use the business plan, or take advantage of the incentives, WAED and the City of Wayne offered the plan and the funding incentives out to people in the community that were willing to represent the community and form a local car company and negotiate with the Des Moines company to assemble cars in Wayne. After numerous contacts, several area people agreed to step up and organize the car assembly company. These owners have been negotiating over a long period of time, but have not finalized a production agreement or used the funding incentives. During this interim time, the Nebraska Department of Economic Development changed their

policy regarding local revolving loan funds, and that has made it unworkable to continue with local revolving loan funds. The NG Cars' \$150,000 revolving loan fund is one of two that you have approved, but were not yet activated and are no longer viable.

This request forwarded to you from the LB840 Economic Development Advisory Committee is to increase the LB840 loan guarantee from \$150,000 to \$250,000 for the private bank loans used to start up the car company.

Recommendation: The recommendation of the LB840 Economic Development Advisory Committee is to approve the request to increase the loan guarantee.

10. [Ordinance 2012-28: Amending Wayne Municipal Code Chapter 2, Article II, Council, Division 1. Generally by Adding Section 2-51 Code of Decorum](#)

Background: This draft was tabled at the last City Council meeting for Councilmembers to review and prepare questions or proposed changes.

11. [Recess](#)

- a. [Convene as Community Development Agency](#)
- b. [Approve Minutes – June 5, 2012](#)
- c. [Action on Housing Construction Incentive Applications for Lots 11 and 12, Benscoter Addition](#)

Background: The CDA has approved \$160,000 in construction loan incentives for new home construction, with a maximum loan amount of \$20,000 per home. The loans are repaid when the homes are sold. The repayment proceeds go back into the fund to be loaned again. To date, two units have been approved for a total of \$40,000. This application is for two more new homes that are part of a 5-home construction project in the Benscoter Subdivision. Approval of this loan request will leave \$80,000 remaining in the fund for additional applicants for new home construction.

Recommendation: The recommendation of Nancy Braden, Finance Director, and Lowell Johnson, City Administrator, is to approve the \$40,000 in loan requests.

- d. [Adjourn CDA and Reconvene as Council](#)

12. [Update on the Joint Strategic Planning Session Between WAED, City, County, School, Hospital, and College, and Discussion Regarding the New Housing Construction Incentives](#)

Background Strategic Plan: Wayne Area Economic Development arranged for two joint strategic planning meetings of the School, City, County, WSC and Providence Medical Center. Some priorities of the group were:

- Engaging community residents into planning and decision making;

- Available labor for new local business expansion;
- Attracting new residents here to live and work; and
- Rental housing and affordable housing.

That was a good discussion group, and they generally agreed on issues that need to be addressed. You will receive a written report of the strategic plan that was developed out of those two meetings for your review and possible action.

Background Housing Construction Incentives: Since our current incentives aren't producing much results with area builders, a proposal to change our construction incentives was brought forward in these two strategic planning meetings. That proposal is to change our current incentive from: 1) a \$20,000 construction loan at 0% interest, to 2) a buy-out of the interest cost to build the house and pay the taxes until the house is sold up to a certain number of years. I suggest 3 years for spec homes. It would be possible to extend this incentive to multi-unit apartments also until such time as they are 70% rented out, sold, or 3 years have passed.

We have also been working on a new incentive proposal to resolve our problem of not being able to offer TIF financing for new construction on lots that were cleared by the City during our property maintenance code enforcement, and we now own them through filing liens for non-payment by the owner and foreclosing on them. Since the City paid the cost of demolition and removal on those properties, we cannot recover those costs by getting TIF ourselves. We can only recover the average \$10 - \$15,000 per lot through future property taxes from private new construction on these lots. We currently have at least one builder interested in constructing some neighborhood style apartments on two City cleared lots, but we can't make TIF available to the builder because we already cleared the lots. The recommendation of our TIF attorney is to accept offers from local builders to buy the lots personally, prepare a TIF agreement that would have their construction company purchase the lot from themselves at a higher price that would trigger the use of TIF to pay for the property, and build apartments that have been pre-approved to meet Council approval. This is being done in other cities to make TIF available for new construction on lots already cleared and may be of interest to you here since we have cleared many lots and will do more in the future.

13. Initial Review of Budget Assumptions

Background: On Tuesday night, we will brief you on the budget draft we will recommend for the budget work session. Our assumptions used in the preparation of the draft recommendation are in this packet.

14. Action to Set Budget Work Session Dates when everyone is Available —
Councilmember Doug Sturm

15. Adjourn

APPROVED AS TO FORM AND CONTENT:

Mayor

City Administrator

[Wayne Airport Authority Minutes – March 12, 2012](#)

[Wayne Airport Authority Minutes – April 9, 2012](#)

[Wayne Airport Authority Minutes – May 12, 2012](#)

[Wayne Airport Authority Minutes – June 18, 2012](#)

July 3, 2012

The Wayne City Council met in regular session at City Hall on Tuesday, July 3, 2012, at 5:30 o'clock P.M. Mayor Ken Chamberlain called the meeting to order with the following in attendance: Councilmembers Brian Frevert, Jim Van Delden, Jon Haase, Dale Alexander, Doug Sturm, Kaki Ley, Kathy Berry and Jill Brodersen; City Administrator Lowell Johnson; and City Clerk Betty McGuire. Absent: City Attorney Amy Miller.

Notice of the convening meeting was given in advance by advertising in the Wayne Herald on June 21, 2012, and a copy of the meeting notice and agenda were simultaneously given to the Mayor and all members of the City Council. All proceedings hereafter shown were taken while the Council convened in open session.

Councilmember Haase made a motion, which was seconded by Councilmember Van Delden, whereas the Clerk has prepared copies of the Minutes of the meeting of June 19, 2012, and that each Councilmember has had an opportunity to read and study the same, and that the reading of the Minutes be waived and declared approved.

Mayor Chamberlain stated the motion, and the result of roll call being all Yeas, the Mayor declared the motion carried and the Minutes approved.

The following claims were presented to Council for their approval:

CORRECTION TO CLAIMS LIST OF JUNE 19, 2012: DELETE ED M FELD, SU, 360.00

VARIOUS FUNDS: AMBRE RUZICKA, SU, 24.11; AMERITAS, SE, 1698.90; APPEARA, SE, 151.58; ARNIE'S FORD-MERCURY, SE, 1494.14; AS CENTRAL SERVICES, SE, 448.00; BANK FIRST, FE, 120.00; BLACK HILLS ENERGY, SE, 1151.19; BOMGAARS, SU, 29.14; CARROT-TOP INDUSTRIES, SU, 730.07; CITY OF WAYNE, RE, 600.00; CITY OF WAYNE, PY, 65786.81; CITY OF WAYNE, RE, 229.48; CLAUSSEN & SONS IRRIG., SE, 113.77; COMMUNITY HEALTH, RE, 3.00; CONNECTING POINT, SE, 1533.75; DANKO EMERGENCY EQUIPMENT, SU, 5175.00; DCL AMERICA, SU, 123290.70; DE LAGE LANDEN FINANCIAL, SE,

77.00; ECHO GROUP INC, SU, 99.88; CITY EMPLOYEE, RE, 42.34; ELECTRIC FIXTURE & SUPPLY, SU, 121.79; ELLIS PLUMBING & HEATING, SE, 300.00; FIRST CONCORD GROUP, SE, 4503.27; FITZGERALD, VETTER, SE, 61685.00; FLOOR MAINTENANCE, SU, 197.04; FORT DEARBORN LIFE, SE, 103.20; GEMPLER'S INC, SU, 317.30; GERHOLD CONCRETE, SU, 959.05; GIS WORKSHOP, SE, 4000.00; GUARANTEE OIL, SU, 59.56; H.K. SCHOLZ, SE, 107590.00; CITY EMPLOYEE, RE, 131.92; HAWKINS, SU, 1315.63; HD SUPPLY WATERWORKS, SU, 923.17; CITY EMPLOYEE, RE, 47.66; HELENA CHEMICAL, SU, 335.00; ICMA, SE, 5292.71; IRS, TX, 20751.10; JAMES PAIGE, RE, 30.00; KRIZ-DAVIS COMPANY, SU, 11620.94; L.G. EVERIST, SU, 2016.20; LANGEMEIER, WAYNE, SE, 175.00; LEAGUE OF NEBRASKA, SE, 1107.00; MCGUIRE & NORBY, SE, 2226.60; MIDLAND EQUIPMENT, SU, 590.22; MONGAN PAINTING CO, SU, 3596.51; NE DEPT OF REVENUE, TX, 3210.30; NE LIBRARY COMMISSION, SE, 1250.00; NE NEB INS AGENCY, SE, 58224.50; NORFOLK IMPLEMENT, SU, 38.97; NNPPD, SE, 3067.00; PITNEY BOWES, SU, 101.99; QUILL, SU, 74.65; SIOUXLAND TURF PRODUCTS, SU, 1880.00; T & S TRUCKING, SE, 1484.01; TERRACON CONSULTANTS, SE, 356.50; UNITED RENTALS, SU, 990.00; USA BLUE BOOK, SU, 49.09; VIAERO, SE, 169.95; WATER ENVIRONMENT, FE, 60.00; WESCO, SU, 108.63; WINNING FINISH, SE, 314.18; AMERICAN BROADBAND, SE, 2237.64; APPEARA, SE, 299.55; CITY EMPLOYEE, RE, 84.57; BSN SPORTS, INC, SU, 323.98; CHARTWELLS, SE, 5330.75; CITY OF WAYNE, RE, 200.00; CITY OF WAYNE, RE, 20.00; CITY OF WAYNE, RE, 57.45; CITY OF WAYNE, RE, 794.31; COPY WRITE PUBLISHING, SE, 656.93; D.R. HASKIN, SU, 10.00; DIAMOND SALES, SU, 175.20; DUTTON-LAINSON, SU, 315.94; EAKES OFFICE PLUS, SE, 39.92; EASYPERMIT POSTAGE, SU, 1689.47; ENGINEERED CONTROLS, SE, 652.27; FLOOR MAINTENANCE, SU, 59.18; FORT DEARBORN LIFE, SE, 1480.35; GERHOLD CONCRETE, SU, 695.40; GILL HAULING, SE, 155.00; GRAINGER, INC., SU, 167.46; GROSSENBURG IMPLEMENT, SU, 298.18; CITY EMPLOYEE, RE, 381.46; CITY EMPLOYEE, RE, 147.54; HAWKINS, INC, SU, 1790.13; HEIKES AUTOMOTIVE, SE, 69.23; HR SPECIALIST, SU, 199.00; JEO CONSULTING GROUP, SE, 2325.00; JOHN'S WELDING AND TOOL, SE, 125.00; JORGENSEN CONCRETE, SE, 1500.00; NANCI WALSH, SE, 300.00; NE CODE OFFICIAL, FE, 130.00; NE SAFETY COUNCIL, SE, 11.53; OLSSON ASSOCIATES, SE, 5667.21; PIEPER & MILLER, SE, 5521.00; PLUNKETT'S PEST CONTROL, SE, 97.34; CITY EMPLOYEE, RE, 71.20; RAMADA INN – KEARNEY, SE, 438.00; STATE NATIONAL BANK, SE, 57.36; STATE NATIONAL BANK, RE, 450.54; US BANK, SU, 2136.61; VERIZON, SE, 69672.50; WAED, RE, 6383.33; WAYNE COUNTY CLERK, SE, 37.00; WAYNE COUNTY JAYCEES, SE, 2000.00; WAYNE HERALD, SE, 1510.33; WESCO, SU, 153.36; ZACH OIL, SU, 5865.30

Councilmember Sturm made a motion and Councilmember Ley seconded to approve all of the claims, with the exception of the claim to Fitzgerald, Vetter in the

amount of \$61,685. Mayor Chamberlain stated the motion, and the result of roll call being all Yeas, the Mayor declared the motion carried.

Mayor Chamberlain advised the public that a copy of the Open Meetings Act was located on the south wall of the Council Chambers and was available for public inspection. In addition, he advised the public that the Council may go into closed session to discuss certain agenda items to protect the public interest or to prevent the needless injury to the reputation of an individual and if such individual has not requested a public hearing.

An Application for a Special Designated Liquor License Permit was received from The Max Again for a beer garden which will be located on the premises of the City of Wayne (Softball Complex) on Saturday, July 14, 2012, and Sunday, July 15, 2012, which is in conjunction with the Chicken Show Activities. Ken Jorgensen, representing The Max Again, was present to answer questions, along with Alex Koch, Recreation Services Director. The hours of the beer garden will be from 11:00 a.m. until 9:00 p.m. each day. A double snow fence will be placed around the perimeter of the beer garden.

Alex Koch, Recreation Services Director, stated he was approached to take over the men's slow pitch tournament next year. When he was hired for the position, one of the things he was charged with was to find activities which generated more revenue for the department. One of the biggest revenues in men's slow pitch tournaments is alcohol sales. All of the proceeds from the sale of alcohol at this tournament will go to the Recreation Department. No minors will be allowed in the beer garden.

Councilmember Alexander had concerns about the City making money for youth programs through the sale of alcohol, and the fact that people would probably still bring

their own alcohol into the facility. Mr. Koch responded that this year that will probably happen, because that's how it's been done in the past.

Mayor Chamberlain stated that if this passes, a notice should be sent out with the schedules advising them that we don't want alcohol brought into the facility this year because we're providing a beer garden.

Marlen Chinn, Interim Police Chief, requested that Mr. Jorgensen correct some of the boxes marked on his application (Check "Retail License Holder"; correct subparagraphs b., and c. on page 1; and under Sec. 7, move the dimensions of the area to be covered to "outdoor area" instead of "indoor area") before the Council approves the same.

Councilmember Haase made a motion, which was seconded by Councilmember Sturm approving the request of The Max Again for a Special Designated Liquor License Permit for a beer garden which will be located on the premises of the City of Wayne (Softball Complex) on Saturday, July 14, 2012, and Sunday, July 15, 2012, (11:00 a.m. until 9:00 p.m.), which is in conjunction with the Chicken Show Activities, and to make those changes, as recommended, on the special designated liquor permit. Mayor Chamberlain stated the motion, and the result of roll call being all Yeas, the Mayor declared the motion carried.

Administrator Johnson stated the following Resolution would approve a memorandum to the agreement between the City and Verizon that was passed on June 5th. This document will be recorded at the County Clerk's Office.

Councilmember Sturm introduced Resolution 2012-50, and moved for its approval; Councilmember Ley seconded.

RESOLUTION NO. 2012-50

A RESOLUTION APPROVING MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF WAYNE ("CITY") AND ALLTEL COMMUNICATIONS OF NEBRASKA, INC., D/B/A VERIZON WIRELESS ("ALLTEL").

Mayor Chamberlain stated the motion, and the result of roll call being all Yeas, the Mayor declared the motion carried.

Administrator Johnson stated the following Resolution would direct the City Clerk to file a lien against 509 West First Street for the cost of work hired by the City to abate a violation of City Code after proper notice was given to the property owner.

Councilmember Ley introduced Resolution No. 2012-51 and moved for its approval; Councilmember Sturm seconded.

RESOLUTION NO. 2012-51

A RESOLUTION DIRECTING THE CITY CLERK TO CERTIFY MOWING COSTS TO THE WAYNE COUNTY CLERK AND THE WAYNE COUNTY TREASURER TO BECOME A LIEN ON THE WEST 75' OF THE NORTH 150' OF LOT 30, TAYLOR & WACHOB'S ADDITION TO WAYNE, WAYNE COUNTY, NEBRASKA, MORE COMMONLY DESCRIBED AS 509 WEST FIRST STREET, WAYNE, NEBRASKA.

Mayor Chamberlain stated the motion, and the result of roll call being all Yeas, the Mayor declared the motion carried.

Administrator Johnson stated the following Resolution would direct the City Clerk to file a lien against 908 Circle Drive for the cost of work hired by the City to abate a violation of City Code after proper notice was given to the property owner.

Councilmember Sturm introduced Resolution No. 2012-52 and moved for its approval; Councilmember Ley seconded.

RESOLUTION NO. 2012-52

A RESOLUTION DIRECTING THE CITY CLERK TO CERTIFY MOWING COSTS TO THE WAYNE COUNTY CLERK AND THE WAYNE COUNTY TREASURER TO BECOME A LIEN ON LOT 9, MCPHERRAN'S ADDITION TO WAYNE, WAYNE COUNTY, NEBRASKA, MORE COMMONLY DESCRIBED AS 908 CIRCLE DRIVE, WAYNE, NEBRASKA.

Mayor Chamberlain stated the motion, and the result of roll call being all Yeas, the Mayor declared the motion carried.

Administrator Johnson stated staff had a request to consider a "code of conduct". What is being proposed is mirrored after what the City of Seward passed in 2003. However, we currently do not operate under, nor have we adopted, Robert's Rules of Order, which should be deleted out of the proposed ordinance. This is for discussion purposes this evening.

Mayor Chamberlain advised the Council he just wanted to bring this forward as some food for thought. He thought city employees needed a little bit of protection from the Council. There have been times when elected officials have tried to be the boss instead of letting the department head or the city administrator run their departments. There have also been cases where we haven't exactly been respectful to some of our employees. We have a very good group of employees, and it gets to a point where enough is enough or we'll start losing some people. He asked that the Council go through it and let him know of their concerns or changes they would like.

Councilmember Frevert looked at it as more rules and regulations and something that is not needed. There are a couple of things in there that he did not care for.

Councilmember Sturm stated if we aren't doing anything wrong, then we don't have anything to worry about. This allows recourse.

BJ Woehler spoke regarding concerns he had with certain sections of the current municipal code and the proposed code of decorum.

Councilmember Ley left the meeting at 6:10 p.m.

Councilmember Frevert made a motion to table action on Ordinance 2012-28, and Councilmember Brodersen seconded. Mayor Chamberlain stated the motion, and the result of roll call being all Yeas, with the exception of Councilmember Sturm who voted Nay, the Mayor declared the motion carried.

Councilmember Frevert made a motion, which was seconded by Councilmember Alexander, to adjourn the meeting. Mayor Chamberlain stated the motion, and the result of roll call being all Yeas, the Mayor declared the motion carried and the meeting adjourned at 6:11 p.m.

CLAIMS LISTING JULY 17, 2012

ADVANTAGE TAPE	CAC RECEIPT ADVERTISING	225.00
AMERITAS LIFE INSURANCE	POLICE RETIREMENT	2,062.30
APPEARA	LINEN & MAT SERVICE	99.49
ARNIE'S FORD-MERCURY INC	SENIOR CENTER VAN INSPECTION	105.01
BAKER & TAYLOR BOOKS	BOOKS	1,205.44
BANK FIRST	FRATERNAL ORDER OF POLICE DUES	120.00
BARONE SECURITY SYSTEMS	FIRE SPRINKLER MONITORING	1,080.00
CITY EMPLOYEE	HEALTH REIMBURSEMENT	337.70
CITY EMPLOYEE	HEALTH REIMBURSEMENT	51.28
BROWN SUPPLY CO	COUPLING	426.30
CITY EMPLOYEE	HEALTH REIMBURSEMENT	87.98
CITIZENS NATIONAL BANK	TIF TAXES	3,588.37
CITY OF NORFOLK	INSPECTION	491.10
CITY OF WAYNE	BUILDING PERMIT DEPOSIT REFUNDS	850.00
CITY OF WAYNE	CAT TRAP REFUND	20.00
CITY OF WAYNE	DRIVEWAY DEPOSIT REFUND	500.00
CITY OF WAYNE	LB 840 LOAN	30,000.00
CITY OF WAYNE	PAYROLL	66,065.42
CITY OF WAYNE	YOGA REFUND	30.00
CLAUSSEN & SONS IRRIG.	IRRIGATION REPAIRS	366.60
COMMUNITY HEALTH	HEALTH CHARITIES	3.00
COPY WRITE PUBLISHING	LIBRARY-PAPER	66.74
CITY EMPLOYEE	HEALTH REIMBURSEMENT	64.98
CITY EMPLOYEE	HEALTH REIMBURSEMENT	53.24
ECHO GROUP INC JESCO	STRAP	25.20
ERNEST E PING	GRIND TREE STUMPS	243.00
FLOOR MAINTENANCE	CLEANER	110.70
FREDRICKSON OIL CO	TIRE REPAIRS	86.98
GALE GROUP	BOOK	35.33
GALEN WISER	COOLING INCENTIVE	30.00
GERHOLD CONCRETE CO INC.	CONCRETE/BLADE	169.50
GREAT PLAINS ONE-CALL	DIGGERS HOTLINE	84.30
HARDING & SHULTZ P.C.	ATTORNEY FEES	6,296.07
HD SUPPLY WATERWORKS, LTD	METERS	975.51
CITY EMPLOYEE	SAFETY SHOES	136.41
ICMA RETIREMENT TRUST-457	ICMA RETIREMENT	5,292.71
INGRAM BOOK COMPANY	BOOKS	205.70
INTL PUBLIC MANAGEMENT	POLICE CHIEF TESTING	1,300.00
IRS	FEDERAL WITHHOLDING	21,296.19
JASON CAROLLO	MOWING-CH/LIBRARY/SR CENTER	140.00
JEO CONSULTING GROUP	WELLHEAD PROTECTION PLAN	4,290.50
JOHN'S WELDING AND TOOL	CHANNEL IRON-AQUARIUS PUMPS	45.79
CITY EMPLOYEE	HEALTH REIMBURSEMENT	498.56
KTCH AM/FM RADIO	RADIO ADS	925.00
MAIN STREET AUTO CARE	TOWING	90.00

MELISSA URBANEC	COOLING INCENTIVE	30.00
MIDSTATES ERECTORS INC	COOLING TOWER	195,091.00
MIDWEST LABORATORIES, INC	BOD TESTING	1,463.53
MORROW'S HOUSEMOVING INC	WATER TOWER FRAME-CONCRETE REMOVAL	8,600.00
MSC INDUSTRIAL	WRENCH	125.82
NE DEPT OF REVENUE	STATE WITHHOLDING	3,338.76
NE LIBRARY ASSOCIATION	ANNUAL CONFERENCE	285.00
NE POWER REVIEW BOARD	POWER ASSESSMENT	830.36
NE PUBLIC HEALTH	FLUORIDE/COLIFORM/LEAD TESTING	1,936.25
NEBRASKA U.C. FUND	UNEMPLOYMENT COMP	2,402.40
N.E. NE AMERICAN RED CROSS	PAYROLL DEDUCTIONS	59.24
NORTHEAST NE PUBLIC POWER	WHEELING CHARGES	12,180.28
OLSSON ASSOCIATES	COOLING TOWER	1,963.59
OVERDRIVE, INC.	ADVANTAGE COLLECTION	1,500.00
PAC N SAVE	SUMMER CLUB/READING CLUB SUPPLIES	287.73
PAMIDA STORE # 165	CAMERA CASE/COFFEE/BATTERIES/CUPS	102.32
PRESTO X COMPANY	PEST CONTROL	82.14
CITY EMPLOYEE	HEALTH REIMBURSEMENT	359.75
QUALITY FOODS	ICE/BLEACH	23.39
QUILL CORPORATION	OFFICE SUPPLIES	161.08
RANDOM HOUSE	BOOKS	50.25
CITY EMPLOYEE	HEALTH REIMBURSEMENT	186.40
SPARKLING KLEAN	JANITORIAL SERVICES/SUPPLIES	2,115.25
STATE NATIONAL BANK	LIBRARY PETTY CASH	92.66
TIM POWELL	COOLING INCENTIVE	30.00
TOM ADAMSON	BOOK	8.00
FIREMAN	FIRE SCHOOL REIMBURSEMENT	208.00
UNITED RENTALS	BARRICADES	140.00
UNITED STATES PLASTIC	CABINET	91.58
UNITED WAY	PAYROLL DEDUCTION	10.00
UTILITIES SECTION	LINEWORKERS SAFETY TRAINING	1,793.00
WASTE CONNECTIONS	SANITATION SERVICE	57.99
WAYNE HERALD	CAC ADS	336.00
WAYNE VETERINARY CLINIC	DOG IMPOUNDS	28.00
WESCO DISTRIBUTION INC	CONNECTORS	182.49
WESTERN AREA POWER ADMIN	ELECTRICITY	31,905.64
ZACH HEATING & COOLING	LIBRARY A/C REPAIR/INSTALL WASHER	627.80

W

WAYNE VOLUNTEER FIRE DEPARTMENT
And Rural Fire District No. 2
510 Tomar Drive, Wayne, NE 68787

APPLICATION FOR MEMBERSHIP

This form is to be completed by the Applicant and filed with the Secretary at a regular meeting of the Wayne Volunteer Fire Department.

Name Tyler Mostek Address 512 5th Street Apt 3
Phone Number 1-402-380-3297 Social Security # 505-31-7212
Employer Great Dane Occupation Trailer Builder
How long have you been employed by your present employer? Dec. 2011
Previous Employer and Address Roebor Construction West Point NE

Have you previously been a member of a Fire Department? NO
If so, give the name of the fire department, your rank and positions held. If applicable, identify any related credentials and record of training.

Do you have any physical ailments or disabilities that could affect your performance on the department?
NO

- As a member of this department, you will be required to give freely of your time to attend fire calls, meetings, drills, serve and provide leadership on committees, and participate in community events and fundraising activities. Do you agree to this? yes
- There is a 30-day waiting period from the date of this application until the Department formally acts upon this request. Do you agree to this? yes
- Have you read the Bylaws of the Department, and do you understand them? yes Do you agree to abide by them? yes
- The applicant must understand that if accepted for membership he/she will be placed on probation for a six-month period. During that time, he/she must meet certain criteria as stated in the Bylaws and follow the Standard Operating Guidelines.

Applicant's Signature Tyler Mostek Date 5-30-12
Sponsor's Signature (if applicable) _____ Date _____

I agree to a background check with information provided by the Wayne Police Department.

Applicant's Signature Tyler Mostek Date 5-30-12

We, the undersigned representing the Standing Membership Committee, having investigated the background of the applicant, feel that he/she would be an asset to the Department and hereby recommend him/her for membership.

[Signature] [Signature] [Signature]
Secretary's Signature _____ Date _____
Chief's Signature _____ Date _____

Council approved on _____ certified by City Clerk _____

RESOLUTION NO. 2012-53

A RESOLUTION ADOPTING RULES FOR THE CITY OF WAYNE DOG PARK A/K/A "BARK PARK".

WHEREAS, the City Council, at their meeting on June 19, 2012, approved the request of the Leadership Wayne class to use city-owned property for a dog park; and

WHEREAS, EMC, the City's Property and Casualty Insurance Carrier, has recommended that rules for said dog park be formally adopted and posted at the gates and inside the run of the dog park.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Wayne, Nebraska, that the rules for the dog park a/k/a "Bark Park", as recommended by EMC which are attached hereto and incorporated herein by reference, are hereby adopted and shall be posted at the gate and inside the run of the said dog park.

PASSED AND APPROVED this 17th day of July, 2012.

THE CITY OF WAYNE, NEBRASKA,

By _____
Mayor

ATTEST:

City Clerk

“BARK PARK RULES”

- The City of Wayne is not responsible and shall have no liability for the acts or omissions of individuals or their animals that utilize the dog park. You are liable for any injury or damage caused by your animal. Please settle all vet bills with the owner before returning to the run.
- Dogs must have a valid license, be current on their shots, wear a collar with identification, and not have any communicable diseases or infections.
- Children running or chasing after dogs is prohibited. Children within the dog park need to be under close adult supervision at all times.
- Carry a leash at all times. Leash your dog when entering and exiting the dog park and immediately upon any sign of aggression.
- Keep your dog within view and under voice control. Never leave your dog unattended.
- Clean up after your dog anywhere within the park and outside the off-leash area. Dispose of waste properly, utilizing appropriate waste receptacle.
- Prohibited animals: aggressive dogs, dogs in heat, dogs younger than four months and sick dogs.
- Neuter your dog to use the run safely. Un-neutered dogs are likely to be attached or provoke aggression. Your dog must be neutered to use the run... Intact dogs are likely to provoke aggression or be attacked. Puppies under 6 months get to keep them.
- Do not let your dog pester or mount other dogs. Watch for signs of aggression.
- Limit three (3) dogs per person per visit.
- Smoking is not permitted within the dog park.
- No bicycles within the dog park
- Please exercise common sense. Only enter with dogs that get along with other dogs and people.
- No dogs without people. No people without dogs.
- Tennis balls only (No other dog toys, they cause fights).

- Watch your dog at all times. Discourage barking and digging. If your dog digs a hole, fill it in.
- If your dog gets into a fight, exchange contact information and leave. You are financially responsible for any injury caused by your dog. Please settle all vet bills with the owner before returning to the run.
- Bring children at your own risk. Kids must be with an adult and remain seated.
- No spike, prong or pinch collars; However, your dog must wear a collar or harness in the run.
- No glass containers or food (except for training treats) are allowed within the dog park.
- The small dog run is for dogs 23 lbs. and under (and not for use by large breed puppies).

PRELIMINARY LEVY ALLOCATION FROM CITY OF WAYNE
RESOLUTION NO. 2012-1

WHEREAS, Nebraska Statute 77-3443 (3) requires all political subdivisions subject to city/village levy authority to submit a preliminary request for levy allocation to the city council/village board; and

WHEREAS, the Wayne City Council is the levy authority for the Wayne Municipal Airport .

NOW, THEREFORE BE IT RESOLVED that the following is said Board's tax request for budget year 2012-2013:

FUND TAX REQUEST	
General Fund	\$ 64,000
TOTAL	\$ 64,000

BE IT FURTHER RESOLVED that said Public Airport has repayment of Interest-Free Loans from the Department of Aeronautics for \$12,625 and this amount is not included in the above tax request as allowed by law.

NOW, THEREFORE BE IT RESOLVED that the following is said Board's tax request for budget year 2012-2013:

TOTAL

Motion by Dave Ley to adopt Resolution NO. 2012-1. Seconded by Carl Rump.

Voting yes were: Rump, Conradt, Ley Nissen

Voting no were: none

Motion carried.

Date this 9th day of July, 2012.

Mitchell Nissen
Chairman

David R. Ley
Secretary

RESOLUTION NO. 2012-54

**A RESOLUTION AUTHORIZING THE ALLOCATION OF
PROPERTY TAXES TO THE WAYNE AIRPORT AUTHORITY.**

WHEREAS, the Governor signed LB989 of the 1997 Session into law, and this law authorizes the City Council to allocate property taxes to the Wayne Municipal Airport Authority; and

WHEREAS, LB 1114 allows Airport Authorities to adopt a resolution requesting that the governing body of the city include their tax levy in the city budget; and

WHEREAS, the Wayne Municipal Airport Authority has requested \$64,000 in property tax allocation; and

WHEREAS, the Mayor and Council of the City of Wayne, Nebraska, hereby finds and determines that it is in the best interest of the City to allocate \$64,000 in property taxes to the Wayne Municipal Airport Authority.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Council of the City of Wayne, Nebraska, that the City of Wayne allocates \$64,000 to the Wayne Municipal Airport Authority.

PASSED AND APPROVED this 17th day of July, 2012.

THE CITY OF WAYNE, NEBRASKA,

By _____
Mayor

ATTEST:

City Clerk

[Back to Top](#)

VILLAGE OF CARROLL

DOROTHY ANN JENKINS, CLERK
P.O. BOX 66
CARROLL, NE 68723
(402) 585-4405

Email: ajenkins@huntel.net



July 5, 2012

Wayne City Council

The Village of Carroll (assisted by Nebraska Rural Water) was recently evaluated by DHHS of the State of Nebraska. This study revealed shortcomings in the Village's water storage system. One recommendation from them, other than replacing the current storage tank, was joining with another Rural Water District. This had been looked into briefly but elevation problems to the north prohibit feasibility of this as an option. Rural Water suggested exploring the possibility of joining into an agreement with the City of Wayne.

This correspondence from the Village of Carroll is putting the question before the Wayne City Council. The Village would like to seek funding to conduct a feasibility study to explore the possibility of this type of project.

The Village of Carroll would like to put this issue before the Council at the next regular meeting.

Thank you.

A handwritten signature in black ink, appearing to read "Mark Tietz".

Mark Tietz
Village of Carroll Board Chairman

**Wayne
Area**
**Economic Development
Chamber ■ Main Street**

July 13, 2012

Lowell Johnson
City Administrator
306 Pearl Street
PO Box 8
Wayne, NE 68787

RE: Sales Tax Advisory Committee – recommendation for Wayne NG Cars LLC (\$250,000)

Dear Lowell,

The Sales Tax Advisory Committee met on Thursday, July 12, 2012, and reviewed an application from Wayne NG Cars LLC to Wayne's Economic Development Program fund.

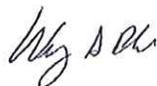
The committee recommended approving a request by Wayne NG Cars LLC for a \$250,000 loan guarantee. The terms the committee agreed to included a deadline for closing the loan by December 31, 2012. This project would bring a compressed natural gas vehicle assembly plant (contract manufacturing) to Wayne. Again, this project would need to find conventional financing before the guarantee would be utilized. The vote on the motion to recommend approving the request was unanimous with 5 committee members present in favor.

Using its "LB 840 Application Review" matrix, the committee scored the project with the following: *Doesn't Meet* scored 18; *Doesn't Meet/Somewhat Meets* scored 1; *Somewhat Meets* scored 7; *Somewhat Meets/Meets* scored 10; and *Meets* scored 21. This review scoring is used for deliberation. The committee does not use a raw number threshold to recommend projects to the Council.

Please note that if this request is approved by the City Council, the previous Council approved loan guarantee for this same project would be void.

Please convey this recommendation to the members of the City Council so necessary steps can be taken to complete the application process. Feel free to contact me if you have any questions.

Sincerely,



Wes Blecke
Executive Director

APPLICATION FOR WAYNE'S ECONOMIC DEVELOPMENT PROGRAM (WEDP) FUND

Application Number:
Date Received 07/02/12

UB40 (form approved 07/31/09) 2012

PART I. GENERAL INFORMATION

TYPE OR PRINT ALL INFORMATION

1. APPLICANT IDENTIFICATION	2. PERSON PREPARING APPLICATION
Applicant Name: Wayne NG Cars LLC	Name/Business: Dan Rose
Mailing Address: 1214 Sunset Drive Wayne NE 68787 (City) (State) (ZIP)	Address: 1214 Sunset Drive Wayne NE 68787 (City) (State) (ZIP)
Telephone Number: 402-375-2340	Telephone Number: 402-375-2340
Fax Number: Federal Tax ID Number: 45-3998912	Federal Tax ID #/SSN:
Email Address: drose@inebraska.com	Email Address:
3. BUSINESS TYPE	5. FUNDING SOURCES
<input type="checkbox"/> Corporation <input checked="" type="checkbox"/> Limited Liability Company <input type="checkbox"/> Partnership <input type="checkbox"/> Sole Proprietorship <input type="checkbox"/> Other	WEDP funds Requested: \$ 250,000 Matching Funds: \$ 0 Other Funds: \$ 100,000 Total Project Funds: \$ 350,000 <i>(Round amounts to the nearest hundred dollars.)</i>
4. ASSISTANCE TYPE REQUESTED	
<input type="checkbox"/> Low interest loan <input type="checkbox"/> Interest buy down <input type="checkbox"/> Performance-based loan <input type="checkbox"/> Grant <input checked="" type="checkbox"/> Other: Loan Guarantee	

6. PROGRAM SUMMARY: Brief narrative description of the project for which WEDP funds are requested

This project would bring a car assembly plant to Wayne, where the Noble line of vehicles would be assembled (engine, transmission and CNG fueling system)...(please see attached business plan) - The location (in or around Wayne) of the plant will be up to the company once it is formed. Currently, investors are being sought as well as a new business to start up as the contract manufacturer or an existing business to expand to the car assembly work.

7. CERTIFYING OFFICIAL: Chief Executive Officer or owner of applicant requesting WEDP funds.

To the best of my knowledge and belief, data and information in this application are true and correct, including any commitment of local or other resources This applicant will comply with all Federal, state, and local requirements governing the use of WEDP funds.

<i>Dan Rose</i>	Dan Rose PRESIDENT	July 2, 2012
Signature in ink	Typed Name and Title	Date Signed
<i>Mesley A. Stecker</i>	Mesley A. Stecker, ED Dir	7/2/12
Attest	Typed Name and Title	Date Signed

SUBMIT THE ORIGINAL AND ONE COPY (UNBOUND) OF THE ENTIRE APPLICATION TO:

Wayne Area Economic Development
Wayne Economic Development Program Fund
108 W 3rd St
Wayne, NE 68787
(402) 375-2240 Fax (402) 375-2246

PART II. FUNDING SUMMARY

(Round amounts to the nearest hundred dollars.)

Eligible Activities	WEDP Funds	Matching Funds	Other Funds	Total Funds	Sources of Matching or Other Funds
The purchase of real estate, options for such purchases, the renewal or extension of such options, and public works improvements					
Payments for salaries and support of City staff to implement the Program or for contracting of an outside entity to implement any part of the Program.					
Expenses for business and industry recruitment activities to locate or relocate a qualifying business into the area and for equity investment in a qualifying business.	250,000		100,000	350,000	Private Equity from Investors
The authority to issue bonds pursuant to the act subject to City Council approval.					
Grants or agreements for job training.					
Small business and microenterprise development including expansion of existing businesses.					
Interest buy down agreements.					
Expand and promote Wayne through marketing, workforce attraction, and tourism related activities.					
Development of housing related programs to foster population growth.					
Activities to revitalize and encourage growth in the downtown area.					
May contribute to or create a revolving loan fund from which low interest or performance based loans will be made to qualifying entities on a match basis.					
Other approved activity					
TOTAL PROGRAM COSTS	250,000		100,000	350,000	

APPLICANT CERTIFICATIONS

- a. There are no legal actions underway or being contemplated that would significantly impact the capacity of this company to effectively proceed with the project; and to fulfill all WEDP requirements.

If benefiting business/organization is a proprietorship or partnership, sign below:

By: _____ Date: _____

If benefiting business/organization is a Corporation, sign below:

By: Wes Blecke, WAED Executive Director Date: October 10, 2011

Attest

Typed Name/Title

Date

PART III. PROJECT DESCRIPTION AND IMPACT

On separate sheets of paper, provide any additional information (such as jobs to be created, collateral assignments, community impact, etc.) and enclose with this application form.

Submit the original and one copy of the application form and all application materials.
DO NOT BIND, FOLD, OR STAPLE

Wayne NG Cars, LLC

BUSINESS PLAN **July 01, 2012**

Dan Rose, President

1214 Sunset Dr.

Wayne, NE 68787

Tel: [402] 369-0219

Fax: [402] 375-4556

Email: [drose54@inebraska.com]

CONFIDENTIAL

No offering is made or intended by this document. Any offering of interests in Midwest Energy Group, LLC (MEG) will be made only in compliance with Federal and State securities laws.

This document includes confidential and proprietary information of and regarding Noble Car Company (Noble) and MEG. This document is provided for informational purposes only. You may not use this document except for informational purposes, and you may not reproduce this document in whole or in part, or divulge any of its contents without the prior written consent of Noble and MEG. By accepting this document, you agree to be bound by these restrictions and limitations.

Table of Contents

I. Business Description	Error! Bookmark not defined.
Industry Overview	
II. Company Overview	2
III. Executive Summary	Error! Bookmark not defined.
Background	
Market Overview	
Relevant Market Size	
IV. Customer Analysis	Error! Bookmark not defined.
Target Customers	
Customer Needs	
V. Competitive Analysis	7
Direct Competitors	
Indirect Competitors	
Risk	
VI. Marketing Plan	7
Products, Services & Pricing	
Advertising	
Distribution Plan	
VII. Operations Plan	8
Key Operational Processes	
Production	
VIII. Management Team	9
Management Team Members	
Management Team Gaps	
Board Members	
X. Financial Plan	10
Start Up and Personnel	
Proforma	
Cash Flow and Ramp Up P & L (All Confidential Documents)	

Executive Summary

Noble Automotive Group, Inc. was established in 2008 for the purpose of importing automobile parts from Asia, Canada, Mexico, Argentina and Italy combined with certain American parts for the assembly in America of fuel efficient alternative fuel vehicles for the North American market. Noble's main focus is to build cars, trucks and SUVs which run on abundant American, clean burning, low cost CNG (Compressed Natural Gas). Noble's first vehicle is the Noble G4; a CNG powered four passenger car that gets 50 miles per gallon on CNG. Noble will also supply CNG filler compressor pumps for refueling vehicles with CNG at the owners home at a fraction of the price of gasoline or diesel fuel. Travel range on a fill-up is approximately 297 miles. Noble vehicles are completely re-engineered by Noble Automotive in order to meet and pass DOT and EPA safety and environmental requirements. One MCF of Compressed Natural Gas costs \$4.00 and replaces seven gallons of gasoline or diesel fuel that costs \$30—a significant savings.

Substantial tax credits are available to the buyers of alternative fuel vehicles such as up to a \$7,500 federal tax credit and state tax credits of up to \$7,000 (varies by state). When the NAT Gas bill is passed (The Pickens Bill-HR 1380) there will be up to \$.50 per gallon tax credit on the federal fuel tax for the owner of the filler and use of CNG in personal vehicles. The Pickens bill will also provide a \$2,000 tax credit toward the purchase of the CNG home filler pump and up to a \$100,000 tax credit for the installer of a commercial CNG station. There are over 188 co-sponsors in Congress of HR1380 and both President Obama and Speaker Boehner have endorsed the legislation.

Overall, our company can be characterized as an importer, assembler, distributor, and engineering company specializing in providing fuel efficient alternative fuel vehicles to the existing automotive dealership network throughout America, Canada and Mexico.

Background

High gasoline prices and potential gasoline shortages will force many Americans to buy smaller, fuel efficient alternative fuel vehicles. Currently there is an enormous under supply of these types of vehicles.

Today, Automobile Dealers have a significant need for these types of low cost, high MPG vehicles (which we provide) and this demand will grow significantly over the next several years.

Noble Automotive Group, Inc. has an agreement with two major foreign manufacturers of gliders for automobiles and trucks as well as engines for import, assembly, and distribution to dealers throughout North America including Canada and Mexico.

Additionally within the next 9 months Noble will add dual fuel Gasoline/CNG versions of the Noble car and, within 18 months, a double cab pickup truck that runs on 100% CNG and within 24 months an SUV that runs on 100% CNG. With the dual fuel version the driver can switch between fuels by simply pressing a switch on the dash. If gasoline prices continue to climb and we experience gasoline shortages, CNG is the best alternative fuel available today. America has an abundant supply of natural gas. The U. S. Energy Information 2009 estimate for technically recoverable natural gas reserves is 1747 trillion cubic feet, enough natural gas to provide domestic production at 2005 rates for nearly 100 years. The United States has more domestic natural gas reserves than Saudi Arabia has in oil.

Noble Automotive Group, Inc. has been established as a corporation. This structure will give Noble Automotive the best tax and operational advantages based on the nature of our business and our anticipated growth at this time. We may be positioned for an IPO within the next 24 to 36 months and we are currently working with a securities law firm in Atlanta, GA. The firm's security specialist attorney David Cooper has over 30 years of experience organizing and planning an IPO.

Noble Automotive Group, Inc. is located at 1000, 2nd Ave. South, Suite 312, North Myrtle Beach, SC 29582 with a satellite office in Asia.

Presently, Noble Automotive Group, Inc. is doing the final testing of cars for DOT and EPA certification. We received our pre-production cars in December 2010. These cars have all the necessary engineering changes completed that are required to pass DOT and EPA

certification.

Market Opportunity

Noble Automotive's sales channels are automobile dealerships and fleet operators throughout North America. Our type of cars and trucks will represent a good percentage of the market currently and in coming years. Due to cutbacks by the big three automobile manufacturers of some 4,500 dealerships such as Chrysler, GM, Saturn, Mercury, Pontiac, Hummer, Saab and others, there is a large gap in the market and these dealers need these types of cars to sell. Thousands of car showrooms across the country have been closed in the past three years. We have made contact with many dealers and our vehicles have been well received.

We hired engineers who specialize in the development and testing of vehicles through their certified government labs in order to meet DOT / EPA safety and environmental requirements and prove that standards are complete and correct. We make a dedicated effort to follow all the rules and requirements of DOT / EPA and to not only meet, but to exceed their requirements.

Noble Automotive Group, Inc. is making arrangements with Flextronics, an international logistics and assembly company, to do final assembly and quality control on the Noble cars. Flextronics has agreed to finance the logistics and to inventory the cars for shipment to the dealer locations. This agreement with Flextronics greatly reduces our requirement for operating capital. Flextronics has the facilities, equipment, people and experienced assembly operations to assemble quality cars and trucks.

Noble Automotive distributors are currently taking applications from existing new car dealers nationwide. We expect to grow our dealer network to 250 dealers over the next 4 years. Based on this, we will assemble 10,000 plus cars in 18 months. We realize that this is a difficult task. However, this gives us a good sense of the volume of cars needed by dealers and clearly marks their enthusiasm for our product.

We selected Gene Gabus from Des Moines, Iowa as our Master Distributor. Gene's family has been in the automobile business since 1953. Gene currently has Ford, Toyota, Chrysler and Subaru dealerships. Gene chose Jim Mudd of Mudd Advertising to head up our national advertising program. Gene has the financial strength to stock the parts and the automobiles required to service a dealership network of 200 dealers nationwide. Gene has contracted with us for the states of Missouri, Illinois, Wisconsin, Minnesota, North Dakota, South Dakota, Iowa, Nebraska, Kansas, Colorado, Wyoming, Montana, Idaho, Utah, New Mexico, Arizona, California, Nevada, Oregon, Washington, Oklahoma, Kentucky, Indiana, Michigan, Ohio, Alaska and Hawaii. Gene's company will also act as our parts warehouse and parts distribution facility for the entire country and will warehouse several million dollars in parts as required by the federal government.

The suggested retail price of the Noble G4 CNG is \$16,900 with an automatic transmission which provides an excellent profit for the dealer and an excellent value for the client. Noble Automotive profits are well above the per vehicle normal.

Noble Automotive Group, Inc. has investigated the number of dealerships likely to benefit from our type of cars. Based on market research we estimate the number of potential dealers throughout America to be approximately 400 of the 16,000 existing new car dealers in the United States.

According to an article in the trade journal—Car & Driver, dated June 2008, the overall market for the fuel efficient alternative fuel vehicles will be in the \$18 to \$20 Billion range by the end of 2012.

Based on our research, we have determined that customers will purchase our type of car primarily at automobile dealerships as well as substantial sales to fleet operators.

Over the next four years, we forecast sales of more than 60 thousand CNG vehicles.

Customers

Noble Automotive has a target market which includes existing automotive dealerships and fleet operators throughout North America.

The typical customer for our vehicles is any person who wants to purchase a low cost fuel efficient alternative fuel vehicle which runs on \$.80 a gallon or less of clean burning fuel.

Product Strategy

Noble Automotive Group, Inc. currently offers the Noble G4 CNG four passenger car, 1.1 liter 4 cylinder CNG cars to the automotive dealership market, soon to be followed by CNG pickup trucks and SUVs.

Noble Automotives Noble G4 CNG meets customer requirements with its estimated 50 MPG highway fuel efficiency. The Noble G4 CNG can pay for itself in just a few years from fuel savings alone. The overall price of the vehicle is another attractive part of the equation.

Business Model

With the huge interest in the Noble G4 CNG in the last several months of research, we have concluded that our business model must include existing automotive dealerships. We find that we need the sales support, parts distribution, and service through these dealerships. This allows us to penetrate the market far more effectively. The cost advantage of buying the parts from Asia and doing the final assembly in America allows Noble Automotive to provide both good jobs and good wages and to produce an affordable product.

Competition

Companies that compete in this market are selling the small fuel efficient cars and small hybrid cars. These competitors charge a wide range of prices: The price range charged by our competition is from \$24,900 to over \$45,000.

Competitive Pricing

The major advantages we have over our competitors include their inability to deliver our type of vehicle in enough quantity to meet demand and their higher price to the end user.

Key factors, such as first-to-market will give us a leadership position in the industry. This means Noble Automotive will need to seize the opportunity and ramp up as quickly as possible which due to coordinated commitments from our suppliers is reality.

Risk

Top business risks for Noble Automotive as we enter the fuel efficient alternative fuel car market include explosive growth that exceeds our ability to respond to the demand.

Our strategy for minimizing risks is: Keeping our cost low, maintaining good margins of profit and reapplying a reasonable amount of profits back into additional models.

Marketing Plan

Inquiries from prospective customers suggest that there is considerable demand, and we are preparing to meet this demand.

Relationships with OEMs (Original Equipment Manufacturer) and automotive dealerships substantiate Noble Automotive's positioning for consistent sales volumes and market expansion.

Noble Automotive's marketing strategy is to enhance, promote and support the significant benefits and profits available to dealerships

that sell our Noble G4 CNG vehicles.

Sales Strategy

The Noble G4 CNG vehicle national appeal will allow us to capitalize on the fuel efficient car markets and, as a result, our sales strategy is expected to eventually yield \$400 million in annual sales within 4 years.

Distribution Channels

Noble Automotive's marketing strategy includes selling our Noble vehicles through authorized automotive dealerships nationwide as well as the opportunity to sell the CNG vehicles to fleet operators, city, county, state and federal governments, car rental companies, security companies, taxi cab operators, schools and etc.

The determining factors in choosing these channels are they present the greatest access to the end user customer and ability to service the cars after the sale.

Advertising & Promotion

Our advertising and promotion strategy is to position Noble Automotive as the leading [manufacturer / distributor in the market.

We will utilize the following media and methods to drive our message home to our customers:

For the first 12 months, advertising and promotion is provided by Mudd Advertising, a national automotive specialty advertising agency.

On an ongoing basis we will budget our advertising investment at 1.5% of total gross sales. By consistently tracking the results of our advertising, we will be able to determine the effectiveness of our ad campaigns. This will allow us to adjust this budget allocation appropriately to ensure the highest possible return on our investment in advertising and promotion.

Publicity / Public Relations (PR)

During 2011, Noble Automotive will focus on the following publicity strategies:

Complete at least 10 media contacts per month.

Have our cars mentioned and included in competitive round-ups, and featured as the subject of full articles at least 5 times per month.

We will track, wherever possible, all revenue generated from our advertising, promotion and publicity efforts. We currently have our website online at www.thenoblecar.com.

Production, Delivery & Fulfillment

Our plans are to bring the SKD parts for the Noble vehicles by ship to the Charleston, SC and west coast ports and have the car assemblies railed or trucked to the assembly/distribution facilities. Key considerations in terms of production and delivery include rising costs of fuel or electricity, transportation costs associated with raw materials, and the falling dollar value in Asia.

Due to expected rapid demand, our production should be expanded over the 4 year period. Our biggest production advantage is the lower cost of raw materials and labor.

Distribution of parts for general repair and maintenance will be stocked and shipped by Gabus Automotive. Gabus will stock any and all parts required for quick overnight delivery to any dealer in the country. Also, the 2 year, 30,000 mile extended warranty on the engine, transmission and drive train is in place through a national warranty company. Our suppliers provide Noble the same warranty and 2% in free parts which will help offset labor cost for repairs.

Management Team

Bob Smith - Founder, CEO/Business Manager, Degree In Computer Science from Columbia Commercial College and has served as President of three successful companies: banking software development and implementation, factory building micro computers and software development for the first pre-paid cellular telephone platform. Bob has over 30 years experience in the import/export industry and has traveled worldwide most of his life throughout China, Russia, CIS, Central America, Mexico and South America. Bob has the necessary business skills to direct the operations of Noble Automotive with primary emphasis on streamlining operations, continued development of the latest technologies and implementing them in a time efficient manner with the primary emphasis on streamlining operations and providing cost-saving alternatives.

Al Cox – President, Mr. Cox brings to Noble Automotive over 35 years of successful experience in sales, general management, team building and leadership. During his 12 year tenure with Mannington Mills, Inc. He served as Executive Vice President and later President/CEO of two separate divisions of Mannington. Cox has established and maintained relationships with banks and equity partners in each of his positions.

He also has International experience; successfully negotiating contracts with companies in Italy, Spain and Mexico with Grupo Carso.

Mr. Cox was awarded the Chicago Merchandise Mart scholarship to Ohio State University, one of two in the U.S. He attended Elon University, and continued graduate studies at the graduate school of marketing at Columbia University. He has completed studies at the University of North Carolina in financial management for non-financial managers and pricing strategies and tactics. He has owned his own business and organized a team that built the business to record sales and profits. He has proven experience in raising capital and leading companies to record sales and profits. Cox is a Viet-Nam veteran; married 41 years and the father of three. He has served on the Board of Directors of five trade organizations. Cox has on numerous occasions been recognized as manager of the year by his peers and associates.

Gene Gabus – Master Distributor - Genes father, Charles Gabus, opened his first Ford store in Holdrege, Nebraska in 1953. I was 6 years old when I started doing odd jobs at the dealership and by the time I was 12, I was cleaning floors, bathrooms and cleaning used cars. During my junior year at Holdrege High School, I started learning how to keep the dealership books in the accounting office. I went on to college and got an Automotive Marketing degree and a Business Management degree at Northwood in Dallas, Texas. In 1971, I came back and went to work for my father at Charles Gabus Ford in Des Moines, Iowa selling cars and working in the service department. I worked there for 3 years and resigned. I was unsure of my future in the car business and went to work for Burroughs selling computers for 3 years. I then went to work for Seneca as the Comptroller. In August of 1978, I made the decision to go back to Charles Gabus Ford after realizing the car business was in my blood. In 1979, my father bought the Chrysler franchise in Des Moines and I became the Vice President and General Manager of Des Moines Chrysler Plymouth. I ran the dealership until Chrysler Corporation went bankrupt and revoked our franchise in 2009. My father, Charles Gabus, passed away and I became the President of the Gabus Automotive Group. The group consists of Charles Gabus Ford, Toyota of Des Moines, Des Moines Imports, Des Moines Motors and Buy Here/Pay here.

Gene is the Master Distributor for the Upper Midwest, West Coast, Southwest & Southeast Distributor – Parts Warehouse and Parts Distribution and Training of Service Techs.

Objectives

Projected revenues for fiscal year 2012 through 2015 are expected to be \$424 million. Annual growth is projected to be 45% per year through 2015. At this time, our objective is to propel Noble Automotive into a dominant market position and establish a new market in an emerging market of alternative fuel vehicles. Each assigned car dealer pays \$75,000 as a cost for their rights to sell Noble vehicles in their selected area.

Capital Requirements

Based on the opportunities identified through research and analysis, and building on Noble Automotives research experience and what we feel are sound business assumptions, our initial capital requirements are covered on startup and by Gene Gabus in initial capital required to purchase the parts inventory needed to support the dealers and the inventory required for vehicle assembly. Ongoing sales should provide sufficient growth capital without a large amount of additional capital.

To accomplish this goal, we have developed a comprehensive plan to make scheduled road trips to automotive dealership locations for the purpose of showing the dealerships the quality of the cars and to book advance orders. Additionally we plan to maximize sales with an extensive campaign

This will allow us to achieve our marketing, development and sales goals for the immediate future. Our projections for post-funding sales are included in this document.

We anticipate additional funding requirements to be collected from the profits of our ongoing sales, and the reinvestment of profits will allow us to increase our sales, expand our facilities and assembly areas for the Noble CNG trucks and SUVs vehicles to meet market demand in this emerging market.

Conclusion

The Noble CNG G4 is clearly what the market is looking for, giving us a prime opportunity to provide highly fuel efficient alternative fuel vehicles to automotive dealerships and fleet managers throughout North America. Our consistent sales volume and rapidly expanding annual sales figures in this growth segment of the market supports Noble Automotive reaching good profitability in the first year. By investing profits back into the company, we expect to accelerate loan payments and reduce our line of credit balance to zero and to be debt free within the two years.

Initial response to test marketing with potential customers indicates a strong affinity for Noble Automotive vehicles. Test marketing also provided important insights into the customer and end-user experience, both with the purchase process and using the beta version of the product. This plan reflects the application of suggestions from the test market. We anticipate even stronger growth than indicated in this plan based on our most recent test market response.

Noble Car Company

Assembly Plant for Compressed Natural Gas Vehicles

Term Sheet for Assembly Plant License

Noble Automotive, Inc. designs, assembles and markets quality high mileage Compressed Natural Gas (CNG) vehicles. Noble Automotives current vehicle is a 60 MPG CNG vehicle 4 cylinder fuel efficient car called the Noble G4. The Noble G4 is the ideal vehicle due to the rising cost of gas which could very well reach \$4 a gallon, thereby providing an excellent market for high mileage CNG vehicles. The Noble G4 will retail for \$16,995 for the manual transmission and \$17,995 for the automatic transmission. Federal tax credit program reduce the retail price by \$7500 and state CNG incentive range from \$0-10,000. The average net price of a Noble CNG G4 is expected to be \$4000 to the consumer. The average price for CNG is \$1 per gallon which will power the G4 for 60 miles. The range of the CNG-dedicated G4 is expected to be 325 miles per tank. The range of the CNG/gasoline bi-fuel G4 is expected to be nearly 700 miles.

Background

Noble Automotive, LLC was formed in 2008 for the purpose of importing parts for the assembly of fuel efficient vehicles into North America from China. Filler compressors for home use are available from several suppliers which are used for refueling at a fraction the price of gas. Average cost of CNG is 80 cents per gallon. Prices vary by state.

Overall, our company can be characterized as an importer, assembler and distributor specializing in providing fuel efficient gas and all electric vehicles to the existing automotive dealership network throughout North America and certain other countries.

High gas prices have caused Americans to seek out smaller, more fuel efficient vehicles. Currently there is an under supply of low cost fuel efficient and alternative fuel vehicles.

Today, Automobile Dealers have a significant need for the exact type of vehicles we are importing and this demand should continue to rise significantly in the foreseeable future.

Noble Automotive, LLC has an agreement with two major foreign manufactures of automobile and truck parts for the import, assembly and distribution dealers throughout North America this includes Canada and Mexico.

The body of the car comes from the same Chinese factory as the gas car. Noble offers a dual fuel Gasoline/CGN version of both the car and truck. A drive can switch between fuels by simply flipping a switch on the dash board. This can even be done while driving. If gas prices continue to climb or we begin seeing gasoline shortages, CNG is an excellent alternative. America has an abundant supply of natural gas.

Need for Assembly Plants

Noble estimates that the demand for its vehicles will outstrip production for the next five years. The need to establish assembly plants is critical to the company's success. A program to rapidly develop assembly plants and set jobs has been developed to provide a fair arrangement for both noble and the company or community that is setting the assembly plant.

Assembly Plant Licensing Contract

The ideal size of the assembly plant is 5000 square feet of indoor assembly space and 3 acres of staging parking lot (gravel or paved). Noble will assist in setting up the plant with the contract manufacturer. If the investors of the plant need a management staff, Noble can help arrangement that staff. Noble does not want to own the assembly plants. Either local investors or an individual company has to own the facility. Noble will assure that the assembly plant receives an agreed upon number of vehicle components each month for the first 2 years of the plant. It is expected that the demand for CNG vehicles will mature and the plant will be in operation far beyond that point. This would include the gas-powered vehicle and the conversion kit to allow that vehicle to either be a bi-fuel vehicle or a single CNG vehicle. The number of vehicles provided to the assembly plant is based on the level of the licensing contract:

- 125 vehicles per month.....10 jobs.....staged in payment of \$250,000
- 250 vehicles per month.....20 jobs..... staged in payment of \$500,000
- 500 vehicles per month.....40 jobs.....staged in payment of \$1,000,000
- 1000 vehicles per month.....80 jobs.....staged in payments of \$2,000,000

The licensing fee is a one-time payment for the life of the plant.

The assembly plant is guaranteed the net revenues of \$500 per assembled vehicle. Estimating that labor and building expenses will cost 50% of gross revenue, the assembly plant will realize a profit of between \$62,500-500,000 per month based on the Assembly Plant License level set.

WAYNE NG CARS, LLC

Confidential Business Plan Numbers

6/27/2012		Version 5				
Wayne Noble CNG						
Personnel Costs						
Proposed Salary	#	Salary	FICA	Retirement	Insurance	Total
125 Cars / Mo						
Managers	1	\$ 60,000.00	\$ 4,590.00	\$ 1,800.00	\$ 4,800.00	\$ 71,190.00
Office Per	1	\$ 30,000.00	\$ 2,295.00	\$ 900.00	\$ 4,800.00	\$ 37,995.00
Techs	8	\$ 29,568.00	\$ 2,261.95	\$ 887.04	\$ 4,800.00	\$ 300,135.94
Total Personnel	10	\$ 119,568.00	\$ 9,146.95	\$ 3,587.04	\$ 14,400.00	\$ 409,320.94
8 Full Time Techs						
\$14.00 per hour avg.						
Start Up Soft Costs			Start Up Hard Costs			
Labor						
Manager	1	\$ 5,000.00	\$ 5,000.00		Licensing	\$ 50,000.00
Office	1	\$ 2,500.00	\$ 2,500.00		Hoists 3	\$ 18,000.00
Techs	8	\$ 2,464.00	\$ 19,712.00		Forklifts 1	\$ 5,000.00
FICA	10		\$ 9,146.95		Freon Chrg	\$ 1,500.00
Liability Ins			\$ 3,000.00		Engine Caddy 3	\$ 1,500.00
Startup Mgr & Off	Wages		\$ 7,500.00		Office Eqpt/Furn	\$ 5,000.00
Startup Travel	Costs		\$ 10,000.00			
Supplies						
Engine Supplies			\$ 1,250.00		Total	\$ 81,000.00
Office Supplies			\$ 1,000.00			
Freon Kegs	6		\$ 1,500.00			
CNG Station	1		\$ 1,500.00			
Mortgage Downpmt	1		\$ 55,000.00			
Building Insurance			\$ 500.00			
Maintenance			\$ 1,000.00			
Recruiting			\$ 600.00			
Professional Svc			\$ 2,500.00			
Telephone/Int			\$ 500.00			
Utilities			\$ 800.00			
Depreclation						
Human Resources			\$ 3,000.00			
Misc overall 15%			\$ 18,901.34			
Subtotal Soft Costs			\$ 144,910.29			
Subtotal Hard Costs			\$ 81,000.00			
Total Start Up Costs			\$ 225,910.29			
Licensing payment is	reduced	by \$200,000 which	will be due within	12 months	from startup.	
State National Bank	is going	to require 20% down	to secure the	loan for the	building and	the land.
The building and land	loan	amount will now be	\$220,000 at 6%	(EST.) amor	over 20 yrs.	

6/27/2012		Version 5			
Wayne Noble					
Proforma					
125 Cars per Month					
Income / Revenues		Hours			
Labor		\$100 per Hour	6.0	\$ 600.00	\$ 75,000.00
15% Profit Conv Kits		\$1,800 per kit total		\$ 270.00	\$ 33,750.00
Freon Recharge				\$ 36.00	\$ 4,500.00
Tank Frame Install				\$ 60.00	\$ 7,500.00
Total					\$ 120,750.00
Expenses					
Labor		Manager	1	\$ 5,000.00	\$ 5,000.00
		Office	1	\$ 2,500.00	\$ 2,500.00
	\$ 14.00	Techs	8	\$ 2,464.00	\$ 19,712.00
		Overtime	25	\$ 21.00	\$ 525.00
		FICA	10		\$ 2,121.88
		Workers Comp	10 Percent		\$ 2,721.20
		Empl Benefits			\$ 4,800.00
		Human Resources			\$ 1,000.00
		Liability Ins.	0		\$ 3,000.00
		Engine Supplies	0		\$ 1,250.00
		Office Supplies	0		\$ 1,000.00
		Freon Kegs	3		\$ 1,500.00
		CNG Station (Lease)	1		\$ 1,500.00
		Loan 7 yr	1		\$ 3,417.00
		License Fee			\$ 18,182.00
		Property Mortgage	1		\$ 1,576.00
		Building Insurance	0		\$ 500.00
		Maintenance	0		\$ 1,000.00
		Professional Svcs	0		\$ 500.00
		Telephone/Internet	0		\$ 500.00
		Utilities	0		\$ 800.00
		Depreciation	0		\$ -
		Misc.	0		\$ 5,358.75
Total Expense/Mo					\$ 78,463.83
Net Profit/MO.					\$ 42,286.17
12 Mos. At 100%					\$ 507,434.03
Net Income before taxes.		Based on 125 / mo.	<u>all year.</u>		\$ 507,434.03
Note: Taxes are not included		in this spreadsheet			
Mortgage \$220,000 at 6%		starting Month 4			
Loan 7 year \$250,000	starts	month 4			
License Fee for 11 months		only based on 125 cars.			

ORDINANCE NO. 2012-28

AN ORDINANCE AMENDING MUNICIPAL CODE CHAPTER 2, ARTICLE II. COUNCIL, DIVISION 1. GENERALLY, BY ADDING SECTION 2-51 CODE OF DECORUM; TO PROVIDE FOR THE REPEAL OF CONFLICTING ORDINANCES OR SECTIONS; AND TO PROVIDE FOR AN EFFECTIVE DATE.

BE IT ORDAINED by the Mayor and Council of the City of , Nebraska:

Section 1. That Chapter 2, Article II., Division 1., of the Municipal Code is amended by adding Sec. 2-51 as follows:

Sec. 2-51. Code of Decorum.

It is the policy of the City of Wayne that the proper operation of democratic government requires that public officials and employees be independent, impartial and responsible to the people; that governmental decisions and policy be made in proper channels of the governmental structure; that public office not be used for personal gain; and that the public have confidence in the integrity of its government. In recognition of these goals, a code of conduct for all city officials and employees is adopted. The City Council may adopt, amend, and/or rescind this code. If any portion of this Code of Conduct is found to conflict with City Ordinance or State Law, the provisions of City Ordinance or State Law shall be followed.

MAYOR:

1. Presides at all the meetings of the City Council.
2. May debate any matter coming before the City Council.
3. Votes when his/her vote shall be decisive and the City Council is equally divided on any pending matter.
4. Has superintending control of all officers and affairs of the Municipality and shall take care that the State and Municipal law are complied with.
5. Has the power to approve or veto any ordinance, order, by-law, resolution, award of contract, or allowance of a claim passed by the City Council.
6. Demonstrates respect, kindness, consideration, and courtesy to others.
7. Prepares in advance of City Council meetings and becomes familiar with agenda items.
8. Will not willfully and knowingly use confidential information acquired in the course of and by reason of their official duties for personal gain.
9. Shall communicate to the City Council such information and recommend such measures as in the Mayor's opinion may tend to improve the municipality.
10. May call for a special meeting.
11. Makes judgment calls on proclamations and similar situations.
12. Recognized as spokesperson for the City. The Mayor may designate another.
13. Selects substitute for City representation when unable to attend events.
14. Recommends subcommittees and names for appointment to Committees for City Council confirmation.
15. Leads the City Council into an effective, cohesive working team.
16. Signs documents on behalf of the City.
17. Serves as official delegate of the City at events and conferences.
18. Provides advance notice to City Hall if he/she is unable to attend any called meeting.
19. Demonstrates honesty and integrity in every action and statement.

20. Inspires public confidence in Wayne City government.
21. Will treat all people fairly, based upon authority and recognized standards.

COUNCIL PRESIDENT:

1. Chairs Council meetings in the absence of the Mayor.
2. May debate any matter coming before the City Council and may move, second, debate and vote from the chair, subject only to such limitations of debate as are imposed by these rules on all members, and shall not be deprived of any rights and privileges of a Councilmember by reason of his/her acting as presiding officer.
3. Performs the duties of the Mayor if the Mayor is absent or disabled.
4. Represents City at ceremonial functions at the request of the Mayor.

COUNCILMEMBERS:

All members of the City Council have equal votes. No Councilmember has more power than any other Councilmember, and all should be treated with equal respect. The Council is the policymaker of Wayne City Government, and therefore the City Council should feel free to ask for, and receive thorough answers to reasonable questions. It is their responsibility to make good policy by understanding the form of government and the role they play in that form. The Council shall make all decisions in the City of Wayne's best interest.

Councilmembers should:

1. Fully participate in City Council meetings and other public forums while demonstrating respect, kindness, consideration, and courtesy to others.
2. Prepare in advance of City Council meetings and be familiar with agenda items.
3. Not willfully and knowingly use confidential information acquired in the course of and by reason of their official duties for personal gain, including confidentiality in executive session.
4. Represent the City at ceremonial functions at the request of the Mayor.
5. Apply knowledge and expertise to the assigned activity and to the interpersonal relationships that are part of the job in a consistent, confident, and competent manner.
6. Serve as a model of leadership and civility to the employees of the City and the citizens of the community.
7. Inspire public confidence in Wayne City government.
8. Provide advance notice to City Hall whenever possible if he/she is unable to attend any called meeting.
9. A vacancy will exist on the City Council if a Councilmember is absent from more than five (5) consecutive regular meetings unless the absences are excused by a majority vote of the remaining members. This procedure, by law, requires notice and a hearing be provided to the Councilmember.
10. Demonstrate honesty and integrity in every action and statement.

MEETING PROCEDURES:

Regular City of Wayne Council meetings are held on the first (1st) and third (3rd) Tuesdays of every month. The Mayor or four (4) Councilmembers can call for a special meeting, the object of which shall be submitted to the City Council in writing.

In chairing official meetings of the City Council, the Mayor, or Council President shall:

1. Maintain order, decorum, and the fair and equitable treatment of all speakers.
2. Keep discussion and questions focused on specific agenda items under consideration.
3. Open public hearings at the designated time(s) and inform those in attendance that each person addressing the City Council shall step up to the podium, state their name and address for the record, and unless further time is granted by the City Council, limit their remarks to three (3) minutes in length.

ELECTED OFFICIALS CONDUCT IN PUBLIC MEETINGS:

1. Every Councilmember desiring to speak shall address the chair, and upon recognition by the presiding officer, shall confine himself/herself to the question under debate, avoiding all personalities and indecorous language.
2. A member, once recognized, shall not be interrupted when speaking, unless the presiding officer is required to call the member to order or as otherwise provided in this article. If a member, while speaking, is called to order, they shall cease speaking until the question of order is determined, and if in order, the member shall be permitted to proceed.
3. A member having the floor shall yield the same for a point of order addressed to the chair, a question of personal privilege raised by any member and an inquiry for information addressed to the chair. The member may, upon request of any other member, temporarily yield the floor for a question or a statement by any member, at the conclusion of which they will again be entitled to the floor.
4. The City Council may limit debate or discussion on any matter, by "calling the question" on a motion. "Calling the question" requires a second and must pass by a two-thirds vote.
5. A Councilmember may request, through the Mayor, the privilege of having a transcript of their statement on any subject under consideration of the Council entered in the minutes.

ELECTED OFFICIALS CONDUCT WITH CITY STAFF:

1. Clear, honest communication that respects the abilities, experience, and dignity of each individual is expected. Rude or boorish behavior towards staff is not acceptable.
2. Questions of City staff should be directed only to the City Administrator, City Attorney, City Clerk, or Department Heads. All requests for information concerning staff should be copied to the City Administrator. Requests for follow-up or directions to staff should be made only through the Mayor or City Administrator when appropriate and should be in writing so there is no confusion on the request. When in doubt about what staff contact is appropriate, Councilmembers should contact the Mayor or City Administrator for direction.
3. Materials supplied to a Councilmember in response to a request will be made available to all members of the City Council so that all have equal access to information.
4. Councilmembers should never express concerns about the performance of a City employee in public, to the employee directly, or to the employee's supervisor. Comments about staff performance should only be made to the Mayor or City Administrator through private correspondence or conversation.
5. Councilmembers should not attempt to influence City staff in their daily work or in the granting of City licenses and permits.

ELECTED OFFICIALS CONDUCT WITH CONSULTANTS/ENGINEERS AND THE PUBLIC:

1. Making individual presenters feel welcome is an important part of the democratic process. No signs of partiality, prejudice or disrespect should be evident. Every effort should be made to be fair and impartial in listening to testimony that is presented.
2. It is disconcerting to speakers to have Councilmembers not look at them when they are speaking. It is acceptable to look down at documents or to make notes, but continual visiting, reading or gazing around gives the appearance of disinterest.
3. All speakers should be allowed the privilege of making an appropriate presentation without interruption. If a speaker becomes flustered or defensive by questions, it is the responsibility of the Chair to stay calm, focus the speaker, and maintain the order and decorum of the meeting.
4. Questions directed to the public/consultants/engineers should seek to clarify or expand information. It is never appropriate to belligerently challenge or belittle the speaker.

ELECTED OFFICIALS CONDUCT WITH OTHER AGENCIES, BOARDS AND COMMISSIONS:

1. If an elected official appears before another governmental agency, legislative hearing or organization to give a statement on an issue, the elected official must clearly state: 1) if his/her statement reflects his/her personal opinion or if it is the official stance of the City; and 2) whether this is the majority or minority opinion of the City Council.
2. If the elected official is officially representing the City, he/she must support and advocate the official City position on an issue, and not his/her personal viewpoint.
3. Elected officials may be asked to attend a Board or Commission meeting as a liaison of the City Council. The elected official should be sensitive to the way his/her participation could be viewed as unfairly affecting the process. Any public comments by an elected official should be clearly made as individual opinion and not as representation of the feeling of the entire body unless directed to do so.
4. A primary role of Boards/Commissions is to represent the many points of view in the municipality and to provide advice to the elected officials based on a full spectrum of concerns and perspectives. Elected officials shall be fair and respectful of all citizens serving on Boards/Commissions. It is inappropriate for a Councilmember to contact a Board or Commission member to lobby on behalf of an individual, business, or developer.

ELECTED OFFICIALS CONTACT WITH THE MEDIA:

1. The best advice for dealing with the media is to never go "off the record".
2. The Mayor or his/her designee is the designated representative of the City Council to represent and speak on the official City position. If an individual Councilmember is contacted by the media, the Councilmember should be clear about whether his/her comments represent the official City position or his/her personal viewpoint.

ELECTED OFFICIALS CONDUCT IN UNOFFICIAL SETTINGS:

1. Councilmembers should make no promises on behalf of the City Council. It is appropriate to give a brief overview of City policy and to refer to City staff for further information. It is inappropriate to overtly or implicitly promise City Council action, or to promise City staff will do something specific (fix a pothole, remove a library book, etc).

2. It is acceptable for Councilmembers to publicly disagree about an issue, but it is unacceptable to make derogatory comments about other Councilmembers, their opinions or actions.

REQUIREMENT OF THE PUBLIC WHEN ADDRESSING THE CITY COUNCIL AS A BODY:

1. The presiding officer of the City Council can, but is not required by state law to, provide opportunity during City Council meetings for discussion by interested persons or their authorized representatives on any City Council agenda item prior to final action thereon; provided, that a preference shall be given to any person who, at least three (3) days prior to the meeting, shall have requested opportunity for discussion by notice directed to the City Clerk.
2. Any member of the public may direct a written communication to the City Council on any matter concerning City business by directing the communication to the City Council through the Mayor, City Administrator, or City Clerk. Any such written communication that cannot be handled administratively shall be placed on the agenda at the next regularly scheduled meeting.
3. The presiding officer shall, from time to time, make such rules as he/she may deem necessary to fulfill and carry out the intent of the provisions of this section.
4. As a general rule, each person addressing the City Council shall step up to the podium, state his/her name and address for the record, and unless further time is granted, limit his/her remarks to three (3) minutes in length. All remarks shall be addressed to the City Council as a body and not to any member thereof. No person, other than the City Council and the person having the floor, shall be permitted to enter into any discussion, either directly or through a member of the City Council, without permission of the Mayor or Presiding Officer.
5. Nothing in this section shall prohibit any citizen from contacting a Councilmember(s) regarding an issue of concern.

SANCTIONS:

1. Members of the public who do not follow proper decorum after a warning in a public hearing may be barred from further testimony at that meeting or removed from the Council Chambers.
2. Councilmembers should refer to the Mayor or City Administrator any City staff who do not follow proper decorum in their dealings with Councilmembers, other City staff, or the public. Such employees may be disciplined in accordance with City Personnel regulations.
3. City Councilmembers who intentionally and repeatedly do not follow proper decorum may be reprimanded, formally censured by the Council, and/or lose seniority or committee assignments. Serious infractions of the Code of Conduct could lead to other sanctions as deemed appropriate by the City Council.
4. It is the responsibility of the Mayor to initiate action if a Councilmember's behavior may warrant sanction. If no action is taken by the Mayor, the alleged violation(s) can be brought up with the full City Council in a public meeting.
5. If a violation is outside the observed behaviors of the Mayor or City Council, the alleged violation should be reported to the Mayor who will then conduct a study on the report and take the next appropriate action.

6. These actions can be, but are not limited to: discussing and counseling the individual on violations; recommending sanction to the full City Council to consider in a public meeting; or forming a City Council ad hoc subcommittee to review the allegation, the investigation and its findings, as well as to recommend sanction options for council consideration.

CHECKLIST FOR MONITORING CONDUCT:

1. Will my decision/statement/action violate the trust, rights or good will of others?
2. What are my interior motives and the spirit behind my actions?
3. If I have to justify my conduct in public tomorrow, will I do so with pride or shame?
4. How would my conduct be evaluated by people whose integrity and character I respect?
5. Even if my conduct is not illegal or unethical, is it done at someone else's expense?
6. Is my conduct fair? Just? Morally right?
7. If I were on the receiving end of my conduct, would I approve and agree, or would I take offense?
8. Does my conduct give others reason to trust or distrust me?
9. Am I willing to take an ethical stand when it is called for?
10. Am I willing to make my ethical beliefs public in a way that makes it clear what I stand for?
11. Do I exhibit the same conduct in my private life as I do in my public life?
12. Can I take legitimate pride in the way I conduct myself and the example I set?
13. Do I listen and understand the views of others?
14. Do I question and confront different points of view in a constructive manner?
15. Do I work to resolve differences and come to mutual agreement?
16. Do I support others and show respect for their ideas?
17. Will my conduct cause public embarrassment to someone else?

Section 2. All Ordinances or parts of Ordinances in conflict herewith are repealed.

Section 3. This Ordinance shall be in full force and effect after its passage, approval, and publication as provided by law.

PASSED AND APPROVED this _____ day of _____, 2012.

THE CITY OF WAYNE, NEBRASKA

By _____
Mayor

ATTEST:

City Clerk

**COMMUNITY DEVELOPMENT AGENCY
MINUTES OF JUNE 5, 2012**

Councilmember Ley made a motion, which was seconded by Councilmember Sturm, to recess as Council and convene as the Community Development Agency. Mayor Chamberlain stated the motion, and the result of roll call being all Yeas, the Mayor declared the motion carried.

Chair Haase called the meeting of the Community Development Agency to order. Those in attendance were: Members Brian Frevert, Jim Van Delden, Ken Chamberlain, Doug Sturm, Kaki Ley, Kathy Berry and Jill Brodersen; City Attorney Amy Miller; City Administrator Lowell Johnson; and City Clerk Betty McGuire. Absent: Member Dale Alexander.

Chair Haase advised the public that a copy of the Open Meetings Act was located on the south wall of the Council Chambers and was available for public inspection.

The next item on the CDA agenda was to approve the minutes of the May 1, 2012, meeting.

Member Frevert made a motion and Member Van Delden seconded approving the minutes of the May 1, 2012, meeting. Chair Haase stated the motion, and the result of roll call being all Yeas, the Chair declared the motion carried.

Chair Haase stated the next item on the agenda is to consider a request for a third extension (December 31, 2012) on the closing date regarding the purchase of Lot 2A, Replat of Kardell Industrial Park, a subdivision by Wayne NG Cars, LLC.

Member Chamberlain thought Council should also have discussion on the Offer to Purchase Lots 2A and 2B in the Kardell Industrial Park Subdivision submitted by Robert Woehler & Sons Construction.

Attorney Miller advised the CDA that they have a reasonable time to accept the second offer that was submitted. Therefore, if Council wanted to table the agenda item to take action on the third closing date extension request to purchase Lot 2A by Wayne NG Cars until the next meeting so that they could review the new offer that came in, they could do that. She also advised the CDA that the actual purchase agreement with Wayne NG Cars has expired. The CDA could, at the next meeting, make a determination not to accept the new offer that came in. They could also reject that offer or make a counteroffer, or go back and enter into a new agreement with the original offer.

The new offer from Robert Woehler & Sons Construction is essentially the same offer as Wayne NG Cars.

Administrator Johnson stated a lot of time has been put into the Wayne NG Cars package to make this happen in Wayne. They went out and sought investors for this project. He understood that there are options to look at, but he thought there was some obligation to let them know the CDA was going to keep moving forward on this.

Member Chamberlain didn't think they (Wayne NG Cars) would be taking the City down this road and asking for extensions if they didn't truly believe it was going to happen.

Dan Rose, representing Wayne NG Cars, stated, to date, they have spent \$16,000 on this project, \$10,000 of which was on the site preparation. They have five individual investors, and they do have the capital to make this work. Their enthusiasm was pretty high at first and some of that was based on a market they thought was open in the Caribbean. The next market they are looking at is domestic - Canada. He visited with Gene Davis who said this project will happen before the end of the year.

Administrator Johnson stated we have unwittingly put these two companies on a collision course for the same property. There is a proposal coming to the Planning Commission to put an end time on the Woehler's location for crushing concrete. If they are going to stay in business, they have three choices:

- This is the only lot left that is zoned correctly that allows them to move their plant;
- They can move out to the country which is outside our zoning; or
- We can add crushing concrete to an I-1 (Light Industrial) District.

The Planning Commission, however, can elect to change nothing or extend the date (e.g. three or five years) to allow them to continue crushing concrete.

When asked if the 10 acres could be split between the two companies, BJ Woehler, advised that when they went out and looked at the site, they determined if they were going to move the plant, they wanted all 10 acres. Right now, they have five acres.

Councilmember Berry opined she is all for new businesses coming in, but she thought they needed to be there for the businesses that are already here and been here awhile.

Mr. Woehler stated in his proposal, he asked the Council not to block, but just delay any action so that everyone can sit down and discuss the matter and see if there are any other solutions.

Member Chamberlain stated because the purchase agreement has lapsed, he thought this agenda item needed to be tabled because there is not a purchase agreement to extend.

Member Chamberlain made a motion and Member Sturm seconded to table action on the Request for a third extension (December 31, 2012) on the closing date regarding the purchase of Lot 2A, Replat of Kardell Industrial Park, a subdivision, by Wayne NG Cars, LLC.

Administrator Johnson requested the CDA to commit to finding another parcel of land then for Wayne NG Cars, LLC.

Member Chamberlain stated if the CDA, between now and the next meeting, cannot find another place for Wayne NG Cars, LLC, he would vote to extend their offer until the end of the year.

In addition, it was noted that the Council can amend any recommendation from the Planning Commission (e.g. extend deadline for crushing concrete).

Chair Haase stated the motion, and the result of roll call being four Nays (Members Sturm, Chamberlain, Ley and Haase), and four Yeas (Members Frevert, Van Delden, Berry and Brodersen), the Chair declared that the motion did not pass.

Member Chamberlain then made a motion and Member Ley seconded accepting a new purchase agreement with the same terms and approving an ending

date of December 31, 2012, regarding the purchase of Lot 2A, Replat of Kardell Industrial Park, a subdivision, by Wayne NG Cars, LLC.

Chair Haase stated the motion, and the result of roll call being all yeas, the Chair declared the motion carried.

Administrator Johnson stated we have received the first application for the housing construction incentive program which was approved in April and provides short-term zero percent interest construction loans of \$20,000 per single-family structure for homes built and sold to households with annual incomes of 150% of the Wayne County median income or less. This request from Kelby Herman is for \$40,000 for two market rate homes, which are being built as town homes on two individual lots in Western Ridge.

Member Chamberlain made a motion and Member Ley seconded approving the Housing Construction Incentive Application (\$40,000) of Kelby Herman for Lots 1 and 2, Western Ridge II Subdivision. Chair Haase stated the motion, and the result of roll call being all Yeas, the Chair declared the motion carried.

Member Sturm made a motion and Member Frevert seconded to reject the offer to purchase Lots 2A and 2B in the Kardell Industrial Park Subdivision by Robert Woehler & Sons Construction, with the stipulation that if there is such a time that Wayne NG Cars, LLC, does not purchase the property, that Robert Woehler & Sons Construction be given the first option to purchase said property. Chair Haase stated the motion, and the result of roll call being all Yeas, the Chair declared the motion carried.

Member Frevert made a motion and Member Chamberlain seconded to adjourn as the Community Development Agency and reconvene as Council. Chair Haase stated the motion, and the result of roll call being all Yeas, the Chair declared the motion carried.

CITY OF WAYNE
Application for Residential Construction Incentive Loan

Date: 7/12/12
Name of applicant: Benscotter inc
Address: 57773 882 Rd Newcastle
Phone Number 402-355-2369

1. Legal description of the Lots to be built on within the city limits:
Lot 11 Benscotter addition

2. Attach front elevation design of each house receiving a construction loan
3. Total amount of incentive requested:
- a. Builder as applicant (\$20,000/lot) 20 000
 - b. Owner as applicant (\$30,000/lot) _____

Terms of agreement:

1. Funds will only be advanced upon Builder/buyer's proof of participation in the Energy Star Program and copies of invoice from builder are received.
2. Eligible home buyers must have an annual household incomes of no more than 150% median income for Wayne County
3. Builder will be eligible for two incentive loans at a time.
4. Builder will be eligible for \$20,000 construction loan per speculative housing unit and \$30,000 per housing unit being built by an owner of a lot, at 0% interest until date of sale or (4) four years, which ever comes first, from LB840 funds or other funds provided by the city with payback from the home buyer at time of permanent financing.
5. Construction loan will be secured by a Deed of Trust on the property and subordinate to commercial or private construction financing.
6. Houses must be ready for occupancy permit (within 24 months of date of execution) of incentive agreement.
7. Penalties for not completing house within the required 24 months are:

- a. If primary construction loan is not secured within 6 months of approval of the incentive the City incentive loan become void.
- b. If the house is not ready for occupancy within 24 months the builder is not eligible for future city incentives.
- c. If the house does not have an occupancy permit within the 24 months, the loan is in default and due immediately at 5% interest from the date of loan approval.

Approved by:

Jim Reint
Owner or Builder

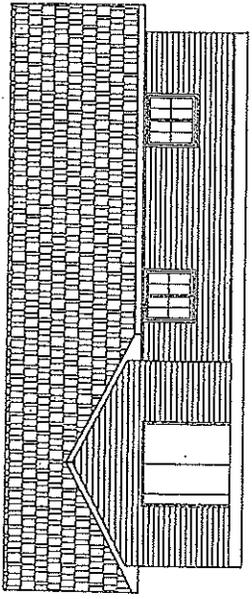
7/12/12
Date

Approved by:
COMMUNITY DEVELOPMENT AGENCY
OF THE CITY OF WAYNE

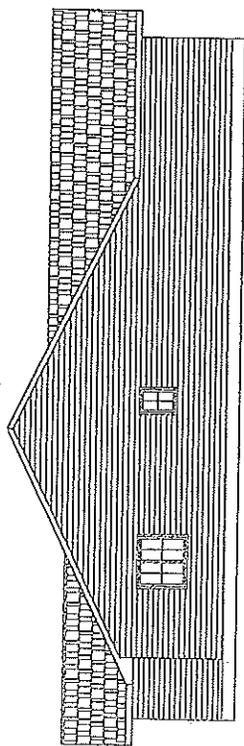
Chairman

Date

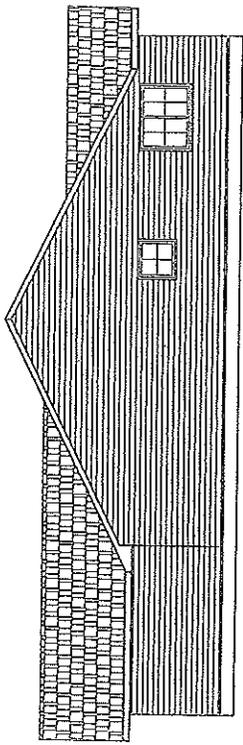
Lot 11
Plan C



REAR ELEVATION

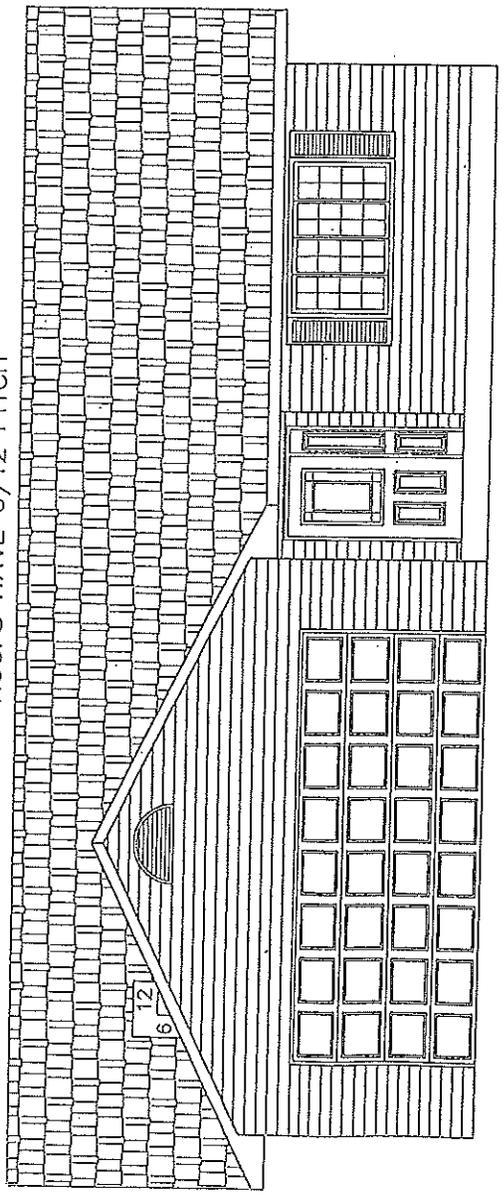


LEFT ELEVATION



RIGHT ELEVATION

ROOFS HAVE 6/12 PITCH



FRONT ELEVATION

NEBRASKA

2012 INCOME LIMITS (100%) Effective 02/09/2012

COUNTY NAME	100% Limit 1 Person	100% Limit 2 Person	100% Limit 3 Person	100% Limit 4 Person	100% Limit 5 Person	100% Limit 6 Person	100% Limit 7 Person	100% Limit 8 Person
¹⁾ Lincoln, NE HUD Metro FMR Area	\$49,400	\$56,400	\$63,500	\$70,500	\$76,200	\$81,800	\$87,500	\$93,100
²⁾ Seward County NE HUD Metro FMR	\$52,000	\$59,400	\$66,800	\$74,200	\$80,200	\$86,100	\$92,100	\$98,000
³⁾ Omaha-Council Bluffs, NE-IA HUD Metro FMR Area	\$50,100	\$57,200	\$64,400	\$71,500	\$77,300	\$83,000	\$88,700	\$94,400
⁴⁾ Saunders County, NE HUD Metro FMR Area	\$4,9300	\$56,300	\$63,300	\$70,300	\$76,000	\$81,600	\$87,200	\$92,800
⁵⁾ Sioux City, IA-NE-SD MSA	\$41,800	\$47,700	\$53,700	\$59,600	\$64,400	\$69,200	\$740,00	\$78,700
Adams County	\$40,900	\$46,700	\$52,500	\$58,300	\$63,000	\$67,700	\$72,300	\$77,000
BoxButte County	\$40,800	\$46,600	\$52,400	\$58,200	\$62,900	\$67,600	\$72,200	\$76,900
Buffalo County	\$44,700	\$51,100	\$57,500	\$63,800	\$69,000	\$74,100	\$79,200	\$84,300
Burt County	\$41,500	\$47,400	\$53,300	\$59,200	\$64,000	\$68,700	\$73,500	\$78,200
Butler County	\$40,800	\$46,600	\$52,400	\$58,200	\$62,900	\$67,600	\$72,200	\$76,900
Cedar County	\$40,200	\$45,900	\$51,600	\$57,300	\$61,900	\$66,500	\$71,100	\$75,700
Cheyenne County	\$41,800	\$47,800	\$53,800	\$59,700	\$64,500	\$69,300	\$74,100	\$78,900
Cuming County	\$41,200	\$47,100	\$53,000	\$58,800	\$63,600	\$68,300	\$73,000	\$77,700
Dodge County	\$41,300	\$47,200	\$53,100	\$58,900	\$63,700	\$68,400	\$73,100	\$77,800
Dundy County	\$40,300	\$46,000	\$51,800	\$57,500	\$62,100	\$66,700	\$71,300	\$75,900
Gage County	\$40,400	\$46,200	\$52,000	\$57,700	\$62,400	\$67,000	\$71,600	\$76,200
Hall County	\$40,000	\$45,700	\$51,400	\$57,100	\$61,700	\$66,300	\$70,900	\$75,400
Hamilton County	\$43,100	\$49,200	\$55,400	\$61,500	\$66,500	\$71,400	\$76,300	\$81,200
Howard County	\$40,500	\$46,300	\$52,100	\$57,800	\$62,500	\$67,100	\$71,700	\$76,300
Johnson County	\$41,100	\$46,900	\$52,800	\$58,600	\$63,300	\$68,000	\$72,700	\$77,400
Kearney County	\$45,100	\$51,600	\$58,000	\$64,400	\$69,600	\$74,800	\$79,900	\$85,100
Lincoln County	\$44,100	\$50,400	\$56,700	\$63,000	\$68,100	\$73,100	\$78,200	\$83,200
McPherson County	\$41,800	\$47,800	\$53,800	\$59,700	\$64,500	\$69,300	\$74,100	\$78,900
Madison County	\$42,600	\$48,700	\$54,800	\$60,800	\$65,700	\$70,600	\$75,400	\$80,300
Merrick County	\$40,000	\$45,700	\$51,400	\$57,100	\$61,700	\$66,300	\$70,900	\$75,400
Nemaha County	\$40,900	\$46,700	\$52,500	\$58,300	\$63,000	\$67,700	\$72,300	\$77,000
Otoe County	\$42,100	\$48,100	\$54,100	\$60,100	\$65,000	\$69,800	\$74,600	\$79,400
Perkins County	\$41,300	\$47,200	\$53,100	\$59,000	\$63,800	\$68,500	\$73,200	\$77,900
Phelps County	\$43,300	\$49,500	\$55,700	\$61,800	\$66,800	\$71,700	\$76,700	\$81,600
Pierce County	\$41,800	\$47,800	\$53,800	\$59,700	\$64,500	\$69,300	\$74,100	\$78,900
Platte County	\$43,900	\$50,200	\$56,500	\$62,700	\$67,800	\$72,800	\$77,800	\$82,800
Polk County	\$41,800	\$47,800	\$53,800	\$59,700	\$64,500	\$69,300	\$74,100	\$78,900
Saline County	\$41,100	\$47,000	\$52,900	\$587,00	\$63,400	\$68,100	\$72,800	\$77,500
Stanton County	\$40,200	\$46,000	\$51,700	\$57,400	\$62,000	\$66,600	\$71,200	\$75,800
Thomas County	\$41,800	\$47,800	\$53,800	\$59,700	\$64,500	\$69,300	\$74,100	\$78,900
Wayne County	\$41,400	\$47,300	\$53,200	\$59,100	\$63,900	\$68,600	\$73,300	\$78,100
Wheeler County	\$41,800	\$47,800	\$53,800	\$59,700	\$64,500	\$69,300	\$74,100	\$78,900
York County	\$43,900	\$50,100	\$56,400	\$62,600	\$67,700	\$72,700	\$77,700	\$82,700
All other counties:	\$39,900	\$45,600	\$51,300	\$57,000	\$61,600	\$66,200	\$70,700	\$75,300

¹⁾ Lincoln Metro FMR Area includes Lancaster County only

²⁾ Seward County Metro FMR Area includes Seward County only

³⁾ Omaha Metro FMR Area includes the counties of Cass, Douglas, Sarpy, and Washington

⁴⁾ Saunders County Metro FMR Area includes Saunders County only

⁵⁾ Sioux City MSA includes the counties of Dakota and Dixon

Note: NAHP 100% AMI income limits are based on the 50% Very Low Income limit as set by HUD for the HOME program. Metropolitan Areas are not necessarily the same from year to year.

CITY OF WAYNE
Application for Residential Construction Incentive Loan

Date: 7/12/12
Name of applicant: Benscoten Inc
Address: 57773 882 Rd Newcastle
Phone Number: 402-353-2369

1. Legal description of the Lots to be built on within the city limits:

Lot 12 Benscoten addition

2. Attach front elevation design of each house receiving a construction loan

3. Total amount of incentive requested:

a. Builder as applicant (\$20,000/lot) 20000
b. Owner as applicant (\$30,000/lot) _____

Terms of agreement:

1. Funds will only be advanced upon Builder/buyer's proof of participation in the Energy Star Program and copies of invoice from builder are received.
2. Eligible home buyers must have an annual household incomes of no more than 150% median income for Wayne County
3. Builder will be eligible for two incentive loans at a time.
4. Builder will be eligible for \$20,000 construction loan per speculative housing unit and \$30,000 per housing unit being built by an owner of a lot, at 0% interest until date of sale or (4) four years, which ever comes first, from LB840 funds or other funds provided by the city with payback from the home buyer at time of permanent financing.
5. Construction loan will be secured by a Deed of Trust on the property and subordinate to commercial or private construction financing.
6. Houses must be ready for occupancy permit (within 24 months of date of execution) of incentive agreement.
7. Penalties for not completing house within the required 24 months are:

- a. If primary construction loan is not secured within 6 months of approval of the incentive the City incentive loan become void.
- b. If the house is not ready for occupancy within 24 months the builder is not eligible for future city incentives.
- c. If the house does not have an occupancy permit within the 24 months, the loan is in default and due immediately at 5% interest from the date of loan approval.

Approved by:

Sevi Burt
Owner or Builder

7/12/12
Date

Approved by:
COMMUNITY DEVELOPMENT AGENCY
OF THE CITY OF WAYNE

Chairman

Date

NEBRASKA

2012 INCOME LIMITS (100%) Effective 02/09/2012

COUNTY NAME	100% Limit 1 Person	100% Limit 2 Person	100% Limit 3 Person	100% Limit 4 Person	100% Limit 5 Person	100% Limit 6 Person	100% Limit 7 Person	100% Limit 8 Person
¹⁾ Lincoln, NE HUD Metro FMR Area	\$49,400	\$56,400	\$63,500	\$70,500	\$76,200	\$81,800	\$87,500	\$93,100
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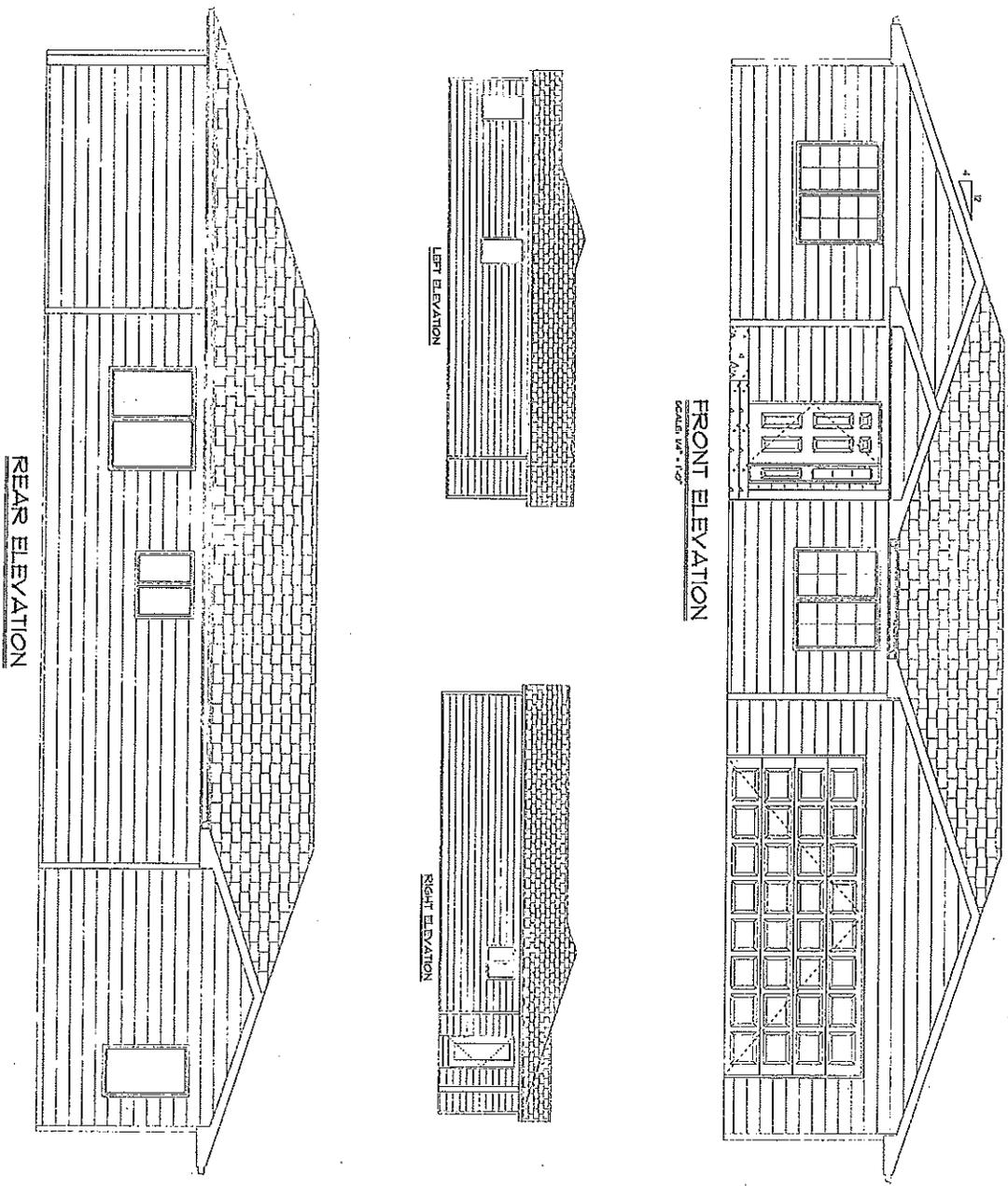
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FRONT ELEVATION
SCALE: 1/4" = 1'-0"

LEFT ELEVATION

RIGHT ELEVATION

REAR ELEVATION

THESE GENERAL DRAWINGS ARE DEVELOPED AND COPYRIGHTED BY CARHART LUMBER COMPANY FOR MATERIAL SPECIFICATIONS AND ARE NOT PROVIDED BY AN ARCHITECT OR ENGINEER FOR CONSTRUCTION. YOU, THE CUSTOMER, SHOULD CONSULT WITH A LEGALLY LICENSED ARCHITECT, CONTRACTOR OR A PROFESSIONAL ARCHITECT TO DETERMINE IF THESE DRAWINGS NEED TO BE MODIFIED TO SATISFY ALL APPLICABLE STATE AND LOCAL BUILDING CODE REGULATIONS OF THE PROJECT'S STRUCTURAL REQUIREMENTS, ALL EXISTING SITE CONDITIONS AND ALL INSTALLATION CODES AND REQUIREMENTS. CARHART ASSUMES NO RESPONSIBILITY FOR CLAIMS OR DAMAGES ARISING FROM ERRORS, OMISSIONS, DEFICIENCIES OR DEFECTS OF THE DRAWINGS.


CARHART LUMBER CO.

 SPEC

DATE: 5-1-12	DRAWN BY: M. GANSEBOM
REVISED:	SCALE: 1/4" = 1'
	DRAWING# 1

Budget Assumption 2012-13

Administrative staff looked at the following options when preparing the budget

Step plus 2% COL in wages

All columns include the following assumptions

- 25% increase in health & accident insurance premiums
- 60% of the group health self insurance liability funded
- 5% increase in life & disability insurance premium
- 5% increase in workers compensation premium

Prior years we have budgeted a position in street/water/sewer split in thirds + benefits

- 5% increase in general business insurance premium
- 6% utility increase

We are using the assumption of a 2% change in the current valuation to \$182,901,867

This budget includes a tax request at \$670,000 for the general fund.

This increases the levy by \$.003/100 and takes advantage of growth from last year and 2% for the current year.

\$653,660	2012 if we take advantage of growth
\$636,059	2011 Asking
<u>\$ 17,601</u>	taxes attributed to growth

WAYNE MUNICIPAL AIRPORT AUTHORITY

March 12, 2012

7:00 P.M.

The regular meeting of the Airport Authority of the City of Wayne was called to order at the Wayne Municipal Airport's Pilots Lounge on the above date and time by Chairman Mitchell Nissen. The following members were present: Mitchell Nissen, Carl Rump, Todd Luedeke, Jerome Conradt and David Ley. Also, attending the meeting were Jill Broderson, Clay Bode, Karma Schulte, Tom Becker FBO & Airport Manager, Representatives of Har-Mor Ag Air, Tom Trumble and Curt Christensen of Olsson Associates, Dawn Navikal and Nancy Braden Treasurer.

Rump moved and Ley 2nd to accept the amended minutes of February 13, 2012. Roll was called with the following results: Yeas: Nissen, Rump and Ley. Nays: None. The Chairman declared the motion carried.

Other matters requiring the attention of the Authority were discussed and it was determined that no further formal action was needed.

There being no further business Luedeke moved and Conradt 2nd that the meeting be adjourned. All voting in the affirmative the meeting was adjourned.

David R. Ley
Secretary

WAYNE MUNICIPAL AIRPORT AUTHORITY

April 9, 2012

7:00 P.M.

The regular meeting of the Airport Authority of the City of Wayne was called to order at the Wayne Municipal Airport's Pilots Lounge on the above date and time by Chairman Mitchell Nissen. The following members were present: Mitchell Nissen, Carl Rump, Todd Luedeke, Jerome Conradt and David Ley. Also, attending the meeting were Jill Broderson, Clay Bode, Karma Schulte, Tom Becker FBO & Airport Manager, Representatives of Har-Mor Ag Air, Tom Trumble and Curt Christensen of Olsson Associates, and Dawn Navrkal.

Luedeke moved and Conradt 2nd to accept the Claims of April 9, 2012. Roll was called with the following results: Yeas: Nissen, Rump, Luedeke, Conradt and Ley. Nays: None. The Chairman declared the motion carried.

Rump moved and Conradt 2nd that we table, until next meeting with quorum of board members, signing off on location for loading pad for future spray plane applicators. Roll was called with the following results: Yeas: Nissen, Rump, Luedeke, Conradt and Ley. Nays: None. The Chairman declared the motion carried.

Luedeke moved and Rump 2nd that we go forward with hanger office building using plan 4 for office space. Roll was called with the following results: Yeas: Nissen, Rump, Luedeke, Conradt and Ley. Nays: None. The Chairman declared the motion carried.

Luedeke moved and Conradt 2nd that we add 2 doors on the hanger. Roll was called with the following results: Yeas: Nissen, Rump, Luedeke, Conradt and Ley. Nays: None. The Chairman declared the motion carried.

Other matters requiring the attention of the Authority were discussed and it was determined that no further formal action was needed.

There being no further business Rump moved and Conradt 2nd that the meeting be adjourned. All voting in the affirmative the meeting was adjourned.

David R. Ley
Secretary

May 12

Meeting called to order at approximately 7:10.

Jerry, Todd, and Mitch present for quorum

Approval of prior minutes from March 12, and April 9
Jerry 1st, Todd 2nd on both, all in favor

Approval of claims
Jerry 1st, Todd 2nd, all in favor

Old business

Discussion on Har- Mor building addition for Crop Spraying Operation, they are meeting with local contractors this week, we will have a meeting with them prior to next board meeting if needed.

Paving - cracks repaired by Dobsons
Electric issues to be done also
Payment to be when project is done

Hanger update - looked at plans with questions and answers from Curt's from Olsons ass. Will try to send plans to NE Dept of Air by end of May

Airport leases signed by Dangberg and Nelson
Matt Meyer memorial at airport this week with air force present with T 38

New business

Managers comments: Old Hager has been torn down and the old maintenance building has been repaired and repainted.

Member comments: none

Adjourn
Jerry 1st Todd 2nd all in favor

Todd Luedeke
204 Fairway Circle
Wayne NE 68787

WAYNE MUNICIPAL AIRPORT AUTHORITY

June 18, 2012

3:00 P.M.

The special meeting of the Airport Authority of the City of Wayne was called to order at the City Hall Council Chambers, 306 Pearl Street on the above date and time by Chairman Mitchell Nissen. The meeting was to conduct business scheduled for the regular June 11th meeting and matters brought up since that date. The following members were present: Mitchell Nissen, Todd Luedeke, Jerome Conradt and David Ley. Also, attending the meeting were Tom Becker FBO & Airport Manager, Karma Schulte, Clay Bode and Dawn Navrkal.

Luedeke moved and Conradt 2nd to accept the Minutes of May 14, 2012. Roll was called with the following results: Yeas: Nissen, Luedeke, Conradt and Ley. Nays: None. The Chairman declared the motion carried.

Luedeke moved and Conradt 2nd to accept the Claims of June 18, 2012. Roll was called with the following results: Yeas: Nissen, Luedeke, Conradt and Ley. Nays: None. The Chairman declared the motion carried.

Conradt moved and Luedeke 2nd that we table contract with Har-Mor pending legal opinion by City Attorney. Roll was called with the following results: Yeas: Nissen, Luedeke, Conradt and Ley. Nays: None. The Chairman declared the motion carried.

Conradt moved and Luedeke 2nd that we allow Har-Mor to go ahead with the dirt work at their expense. Roll was called with the following results: Yeas: Nissen, Luedeke, Conradt and Ley. Nays: None. The Chairman declared the motion carried.

Conradt moved and Luedeke 2nd that we enter into a Fixed-Base Operator's Lease with Becker Flying Service, Inc. under the same terms as last year. Roll was called with the following results: Yeas: Nissen, Luedeke, Conradt and Ley. Nays: None. The Chairman declared the motion carried.

Conradt moved and Luedeke 2nd that we enter into an Airport Management Agreement with Becker Flying Service, Inc. under the same form as last year with the payment for services to be \$2,000 per month for the next year. Roll was called with the following results: Yeas: Nissen, Luedeke, Conradt and Ley. Nays: None. The Chairman declared the motion carried.

Other matters requiring the attention of the Authority were discussed and it was determined that no further formal action was needed.

There being no further business Ley moved and Conradt 2nd that the meeting be adjourned. All voting in the affirmative the meeting was adjourned.

David R. Ley
Secretary