

CITY OF GRETNA, NEBRASKA  
CITY COUNCIL AGENDA  
May 20, 2025  
6:30 PM  
**AGENDA**

1. CALL MEETING TO ORDER

**Rationale:** \*\*PLEASE ASK FOR ALL CELL PHONES TO BE SILENCED\*\*

A. Mayor's Public Announcement:

**Rationale:** "This meeting is conducted in Compliance with the Nebraska Open Meetings Act, a current copy of which is posted in the meeting room. Those wishing to address the Council on an agenda item which involves a public hearing, please approach the microphone in the center of the room while the topic is being discussed and you will be called upon."

B. Pledge of Allegiance

C. Roll Call

2. CONSENT AGENDA

A. Approval of Consent Agenda

1. Approval of Agenda for May 20, 2025
2. Approval of Council Minutes for May 6, 2025
3. Approval of Claims

B. Approval of Three-Year Agreement with the Nebraska Department of Environment and Energy.

C. Approval of City of Gretna City Complex - Project Control

a) Invoice No. PC023870 - \$12,179.00

D. Approval of R & R Road & 220th St. Pavement Reconstruction – NL&L Concrete

- a) Change Order No. 1 (Final) – \$ (+)13,896.96
- b) Pay Request No. 5 – \$38,752.96

E. Approval of FY24 Sanitary Sewer Repairs - NL&L Concrete

- a) Change Order No. 1 (Final) – \$ (+)16,760.00
- b) Pay Request No. 4 – \$28,338.50

3. PUBLIC COMMENTS ON ANY AGENDA ITEMS

4. PRESENTATIONS

Sarpy County Sheriff's Representative  
Gretna Library Director Krissy Reed  
Gretna Fire Chief Rod Buethe

## 5. PUBLIC HEARINGS

- A. NewStreet, LLC      9140 West Dodge Road, Suite 300, Omaha, NE 68114
- B. Washed Up, LLC      5548 North 153rd Street, Suite 209, Omaha, NE 68116
- C. CA Five, LLC      629 Euclid Avenue, Suite 1300, Cleveland, OH 44114
- D. Dakota Land, LLC and Gretna Public Schools      22510 Cary Street, Gretna, NE 68028

## 6. ORDINANCES & RESOLUTIONS

- A. Ordinance 2177 - Amending Section 5.16.5(1) of the Gretna Zoning Regulations regarding Height Requirements for “Other Permitted and Conditional Uses” in the MUC Mixed Use Commercial and Business Park Zoning District.
- B. Ordinance 2178 - Amending Sections 3-401, 3-402, 3-404 and 3-406 of the Gretna Municipal Code regarding Weeds, Grasses, Nuisances, Notice of Noncompliance and Procedures and Hearing, and Alternative Remedies.
- C. Ordinance 2179 – Ordinance to authorize issuance of Tax Supported Municipal Improvement Bonds of the City in the principal amount of not to exceed \$23,500,000 to pay the costs of constructing the City’s Community Complex, and related matters.
- D. Resolution 5-25(2) - Approving the Sarpy County and Cities Wastewater Agency Proposed FY2025 – 2026 Budget.
- E. Resolution 5-25(3) – Approving the City of Gretna 2025 Employee Handbook and Policy Manual.

## 7. CURRENT BUSINESS

- A. Action on the Addendum to Sewer Connection Agreement with Meridian 168, LLC for the Meridian Marketplace Replat 1 Subdivision Lots 1 – 7 and Outlot A.

## 8. EXECUTIVE SESSION - Contract Negotiations and Real Estate

## 9. ADJOURNMENT