

**CITY OF LEXINGTON
LEXINGTON, NEBRASKA**

A City Council Retreat of the Lexington City Council was held Saturday, January 22, 2005 at the Grand Generation Center, located at 407 E. 6th Street, Lexington, Nebraska at 9:00 a.m. Members of the Council present were Mayor Ted Cook, Joni Bennett, John Fagot, Linda Miller, Steve Tomasek. City Officials present were City Manager Joe Peplitsch, City Attorney Willard Weinhold, and Deputy City Clerk Shirley Lewis. Department Heads present were Deb Jensen and Barb Mills.

NOTICE: Notice of the meeting was given in advance, thereof by publication in the Lexington Clipper-Herald, the designated method for giving notice, as shown by the Affidavit of Publication attached to these Minutes. Notice of this meeting was simultaneously given to the Mayor and all members of the Council, and a copy of their Acknowledgment of Receipt of Notice and the Agenda is attached to these Minutes. Availability of the Agenda was communicated in advance notice and in the notice to the Mayor and Council of this Meeting. The proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public. All items presented and discussed on the Agenda were available for public inspection.

CALL TO ORDER: The Meeting was called to order by Mayor Cook.

TAX INCREMENT FINANCE (TIF) PRESENTATION: CRA Special Council, Mike Bacon, gave a Power Point Presentation on Tax Increment Finance to the Lexington City Council. Items discussed included the purpose of TIF, the TIF approval process, and how the Financing process funnels through the various entities. Mr. Bacon's main point in his presentation was the positive impact TIF has on a community.

CORNHUSKER ENERGY LEXINGTON (CEL) PRESENTATION: Cornhusker Energy Lexington President, Tydd Rohrbough, began his presentation by following up on Mr. Bacon's presentation, by informing the Council that Cornhusker Energy Lexington would not have come to Lexington had it not been for TIF Financing. CEL coming to Lexington is proof that TIF does draw businesses to a community. Mr. Rohrbough reviewed the Plant's construction timeline, believing the plant will be fully operational by the end of October. He further stated that the Phase II Expansion project has already been approved. Following Mr. Rohrbough's presentation, there was a short Question and Answer period.

WATER RESOURCE PLANNING: Chris Miller, representing Miller and Associates gave a presentation on Water Resource Planning. Mr. Miller's Power Point Presentation displayed the process in locating new and additional water sources for the community. It is believed that today there are two possible sites that Council may want to look into. Following Mr. Miller's presentation, there was a short Question and Answer period.

SWOT ANALYSIS: Peplitsch held a planning session to determine future direction of the City organization and the goals of the Council. Those present contributed to a list of items in four different categories, which included Strengths, Weaknesses, Opportunities, and Threats (SWOT). Following discussion, Peplitsch informed everyone the next step would be to set goals and objectives at a future meeting.

**ECONOMIC
DEVELOPMENT:**

Discussion was held regarding the future of Dawson Area Development and Economic Development within the City of Lexington and Dawson County. Items discussed included DeEtta Hartman's (DAD Director) retirement, the future of DAD, and the future of economic development activities in Lexington.

**ROUNDTABLE
DISCUSSION:**

It was the recommendation of several Council Members, that Council Planning Sessions be held more often, possibly as often as quarterly.

ADJOURNMENT:

There being no further business to come before Council, Mayor Cook declared the meeting adjourned.

Ted Cook
Mayor

Shirley Lewis
Deputy City Clerk

I, the undersigned Deputy City Clerk for the City of Lexington, Nebraska, hereby certify that all of the subjects included in the foregoing proceedings were contained in the Agenda for the meeting, kept continually current and available for public inspection at the office of the City Clerk during regular business hours prior to said meeting; that the Minutes of the Mayor and Council of the City of Lexington, Nebraska, from which the foregoing proceedings have been extracted were in written form and available for public inspection within ten working days and prior to the next convened meeting of said body; that all news media requesting notification concerning meeting of said body were provided advance notification of the time and place of said meeting and the subjects to be discussed at said meeting.

Deputy City Clerk