

PUBLIC WORKS, PUBLIC SAFETY
HOUSING and COMMUNITY DEVELOPMENT MINUTES
City of South Sioux City



Meeting Date: November 17th, 2025

Members Present: Monty Peters, Mahamud Osman, Randy Meyer and Yahaira Schultz

Absent:

Media in attendance: None.

A current copy of the Open Meetings Act is posted on the north wall in the rear of the Council Chambers and is available for review by all citizens in attendance. A sign-in sheet is available at the entrance to the Council Chambers. We ask your assistance by signing in as this is a Federal Grant requirement. It is strictly voluntary to complete the sign-in sheet.

The agenda of all meetings is kept continuously current and available for public inspection at City Hall during normal business hours (NE 84-1411). The City of South Sioux City reserves the right to adjust the order of items on this agenda if necessary and may elect to take action on or go into closed session on any of the items listed (NE 84-1410).

PUBLIC WORKS:

Engineer's Report.

Ethan Joy from JEO gave update about the progress on the Wastewater Treatment Expansion Plant building.

Olsson nothing to add to the report

PUBLIC SAFETY:

Discussion regarding parking at 2219 Dakota Avenue, Oligmueller Law Firm. *(Request for 2-hour parking limit signs)*

Osman motioned to send forward to Council with recommendation of 9 spots on West 23rd Street with 2-hour parking limit signs, second by Y. Schultz. Voting Aye: Osman, Meyer, Y. Schultz and Peters. Voting No: none

Kratom: Unsafe and ineffective article.

City Administrator Lance Hedquist stated this is an article for information only on Kratom. There are places in town that sell this. The State will be requiring January 1st, 2026 if a place are going to sell, buyers must prove they are 21 years or older and facility must be registered by the State and show they are not adding to the item being sold.

Price of cameras to place around town

I.T. Director Matt Andrews showed map (below – red spots are some places we have cameras). After discussion he was asked to bring back prices for areas such as: by-pass, 6th and Dakota Avenue and spots that may need to be upgraded.



HOUSING AND COMMUNITY DEVELOPMENT:

Information only: Housing Crunch Solutions article

City Administrator Lance Hedquist stated this is just an article looking at alternatives for housing.

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Street Superintendent appointment request from JEO – Baylor Bestgen and Scope of Service

Meyer motioned to move forward with recommendation to Council to appoint Baylor Bestgen from JEO as street superintendent and approve scope of service, seconded by Osman. Voting Aye: Osman, Meyer, Y. Schultz and Peters. Voting No: none

Conditional Use permit: Billy Rogers requested to construct a new single-family home at 1017 West 3rd Street in a C3 zoning district. *Municipal code requires a conditional use permit to establish residential use in a commercial zone*

Y. Schultz motioned to move forward with recommendation to Council the conditional use permit for 1017 West 3rd Street, seconded by Peters. Voting Aye: Osman, Meyer, Y. Schultz and Peters. Voting No: none

Rezoning request: C4 to M1 at 615 Old Highway 20 West *(aka former Martins Airfield airport)*

Conditional Use permit: Tire recycling in an M1 zone at 615 Old Highway 20

No motion, moved forward to Council with no recommendation on rezoning and conditional use permit at 615 Old Highway 20 West.

Conditional Use permit: residential use in a commercial zone at 219 East 12th Street *(request is for garage to be converted into residential dwelling unit)*

Meyer motioned forward with recommendation to Council denial of request for conditional use permit at 219 East 12th Street, seconded by Peters. Voting Aye: Osman, Meyer, Y. Schultz and Peters. Voting No: none

MISCELLANEOUS / UNFINISHED BUSINESS:

Two fiber companies want to go through the city using easements and right of way. Discussion / possible action.

I.T. Director Matt Andrews stated that he has not yet received all the information and will bring back once he does.

Knight and Dave (aka Bloomers) mowing at Big Ox

Committee ask to bring this back when contract is ready to be discussed in the spring with Knight and David.

ADJOURNMENT:

Being no further business at 5:32 p.m. Meyer motioned, seconded by Y. Schultz to adjourn the meeting. Voting Aye: Osman, Meyer, Y. Schultz and Peters. Voting No: none