



City of Grand Island

Tuesday, September 13, 2016

Council Session

Item E-7

Public Hearing on Establishing Rates for the General Property Occupation Tax for Downtown Parking District No. 1 for FY 2016-2017

Council action will take place under Ordinances item F-4.

Staff Contact: Renae Griffiths

Council Agenda Memo

From: Renae Griffiths, Finance Director

Meeting: September 13, 2016

Subject: Consideration of Amending City Code Chapter 13-3
Relative to Tax Rate for Downtown Improvement and
Parking District No. 1

Presenter(s): Renae Griffiths, Finance Director

Background

This request is the annual Council action to establish the occupation tax that supports the budget for Downtown Improvement and Parking District No. 1. Assessments in this district are based upon an occupation tax on the public space of the businesses operating within the District and are ordinarily paid by the business occupants of the space. This district has been in place since 1975, and is primarily focused on physical improvements and maintenance of public parking lots and green areas and other activities as allowed by NE. Rev. Statutes 19-4016-4038.

Discussion

The FY 2016-2017 occupation tax factor is \$.1563 per square foot of public use space, with a minimum annual fee of \$58.71. Total non-exempt footage in the District is 243,664 which would provide of occupation taxes of \$38,142.85.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve the amendment to the City Code.
2. Modify the amendment to meet the wishes of the Council.
3. Deny the amendment.

Recommendation

City Administration recommends that the Council approve the amendment to City Code.

Sample Motion

Move to approve the Amendment to City Code Chapter 13-3 relative to the tax rate for the Downtown Improvement and Parking District No. 1.

CITY OF GRAND ISLAND
NOTICE OF PUBLIC HEARING

The City Council of the City of Grand Island, Nebraska, announces the following Public Hearing to be held at 7:00 pm on September 13, 2016, in the Council Chambers of City Hall, 100 East First Street, Grand Island, Nebraska.

The purpose of the hearing is as follows:

1. To establish the annual rates of the general license and occupation tax and classification of business for Downtown Improvement & Parking District #1;
2. The proposed annual rate of the general license and occupation tax and classification of business area is as follows:
 - A. \$0.1563 cents per square foot public use floor space upon all space used for business and professional offices in the district: Provided,
 - B. \$58.71 minimum annual tax for any single business or professional office should the tax rate under A above be less than 374 square foot public use floor space.
3. The general purpose of this occupation tax is for the purpose of maintaining and improving the public parking lots and other public spaces in the downtown area, employing of maintenance contractors, snow removal from downtown parking lots and adjacent sidewalks, weed control, pest control, parking monitoring, alleyway improvement, streetside amenities and supervisory for staff for the Downtown Improvement and Parking District #1.

The hearing will be open to the public and citizens and interested persons will be heard.

The name of the occupant, the address of the business and the proposed tax amounts are as follows:

Name	Property Address	Amount
Prairie Draft Brewery	115 E South Front St	-
Vacant Property	123 E South Front St	-
Yancey Rental Pool	123 N Locust St # F	-
Vacant Property	123 N Locust St #G	-
Vacant Property	123 N Locust St #201-C	-
Baasch Realty & Insurance	216 N Cedar St	58.71
Dana F Cole & Co	222 N Cedar St	276.96
Attorney Agobada/Derek Mitchell	102 N Locust St	104.72
Monument Advisors	104 N Locust St	118.32
D Huston,J Higgins,J Ramirez	106-108 N Locust St	198.97
Equitable Bldg & Loan Assn of GI	113 - 115 N Locust St	640.52
Silo	201 N Locust St	155.83

MDM Pest & Termite Control	202 N Locust St	180.53
Game Cycle	203 N Locust St	131.60
Abante Marketing	204 N Locust St	249.14
Moda HP	205 N Locust St	96.44
Fruit	206 N Locust St	90.81
Bartenbach Galleries	207 N Locust St	148.17
Vacant Property	208 N Locust St	-
Bartenbach's Interiors	209-211 N Locust St	337.30
Helium Salon	213 N Locust St	118.94
Arts & Drafts	214-216 N Locust St	305.72
Kindred	215 N Locust St	90.81
Vacant Property	217 N Locust St	-
Ed D Jones Co/Matt Armstrong	307 N Locust St	73.93
Office Net	313-317 N Locust St	493.28
Axis Capital/Downtown Center LLC	308 N Locust St #100	456.40
Edward D Jones/Terry Pfeifer	308 N Locust St #304	105.35
Amur Finance Company	308 N Locust St #400	113.47
State Of NE Probation Office	207 N Pine St #101	-
State Of NE Probation Office	207 N Pine St #102	-
State Of NE Probation Office	207 N Pine St #105	-
State Of NE Probation Office	207 N Pine St #106	-
State Of NE Probation Office	207 N Pine St #107	-
State Of NE Probation Office	207 N Pine St #108	-
John C Meidlinger	207 N Pine St Rm 100	58.71
Cannon Moss Brygger & Associates	208 N Pine St Ste 301	623.48
Wayne Cyclery	309 N Pine St	692.57
Brunswick Station	312 N Pine St	93.78
Johnnys Lock & Key Shop	314 N Pine St	58.71
Nathan Detroit	316 N Pine St	740.71
Nathan Expansion	320 N Pine St	676.78
J Alfred Prufrock	308-310 N Pine St	124.41
Balz Reception	213 N Sycamore St	926.23
The Farmers Daughter Cafe	105 N Walnut St	164.43
Bonzai Beach Club	107 N Walnut St	323.07
Bitchin Bobs Body Piercing	111 N Walnut St	190.69
American Family Insurance	204 N Walnut St	134.26
Vacant Property	210 N Walnut St	-
Vacant Property	220 N Walnut St	-
Rusty Lamp	305 N Walnut St	-
Vacant Property	305 1/2 N Walnut St # 212	-
The Alteration Place	307 N Walnut St	93.00

Vacant Property	307 1/2 N Walnut St	-
Prodigy No 5	309 N Walnut St	78.15
General Collection	310 N Walnut St	112.38
Ruffs Bar Inc	311 N Walnut St	113.16
Leininger, Smith Law Firm	104 N Wheeler Ave	605.19
Credit Management/N0 Pub Access	105 N Wheeler Ave	-
Credit Management	105 N Wheeler Ave	58.71
Vacant Property	110 N Wheeler Ave	-
Vacant Property	110 1/2 N Wheeler Ave	-
Vacant Property	115 1/2 N Wheeler Ave	-
Vacant Property	112 N Wheeler Ave	-
JJ Signs	115 N Wheeler Ave	78.15
Vacant	117 N Wheeler Ave	-
T's Barber Shop	119 N Wheeler Ave	75.49
Nails & Spa	205 N Wheeler Ave	-
Vacant Property	206 N Wheeler Ave	-
DHHS	208 N Pine St 1-2nd Floor	-
South Central Taekwando	207-209 N Wheeler Ave	315.88
Vacant Property	208 N Wheeler Ave	-
Recovery At Noon Group	210 N Wheeler Ave	173.49
TNT Video Production	211 N Wheeler Ave	58.71
Stylos	212 N Wheeler Ave	176.31
The Harmony Room-Downtown BID Office	315 N Wheeler Ave	-
Century Link	214 W 1st St	364.34
Liederkrantz Society	403 W 1st St	1,925.62
G I Daily Independent	416 W 1st St	576.12
G I Daily Independent	422 W 1st St	174.74
Mehring & Shada Properties LLC	310 W 1st St (Storage)	-
Vacant Property	110 W 2nd St	-
Vacant Property	112-114 W 2nd St	-
Vacant Property	113 W 2nd St	-
Vacant Property	116 W 2nd St	-
Equitable Planning & Investments	119 - 121 W 2nd St	-
Hall County Building & Grounds	203 W 2nd St	-
Club Eagles Wellness Center	206 W 2nd St	58.71
Third City Taekwondo	210-212 W 2nd St	364.65
Majestic Treasures	216 W 2nd St	577.68
Vacant Property-Lower Level	216 W 2nd St	-
Central NE Council On Alcohol	217 W 2nd St	-
Vacant Property	218 W 2nd St	-
Central NE Council On Alcohol	219 W 2nd St	-

Paeteria Y Neveria	220 W 2nd St	110.66
Multicultural Coalition	221 W 2nd St	109.41
Nail And Spa	222 W 2nd St	93.47
Boost Mobile	223 W 2nd St	72.84
Vacant Property	224 W 2nd St	-
New Life Community Church	301 W 2nd St	-
Heartland Dance Studio- Upstairs	301 W 2nd St	187.56
Chamber Of Commerce	309 W 2nd St	609.41
Ron Trampe CPA	313 W 2nd St	122.70
El Jaguar	315 W 2nd St	101.60
RHJ Gold	317 W 2nd St	58.71
U S Central Corp	321 W 2nd St	125.04
G I Daily Independent	403 W 2nd St	238.20
Habitat For Humanity	410 W 2nd St	-
Vacant Property	411 W 2nd St	-
Island Pool & Spa	102 E 3rd St	140.51
Coney Island Cafe	104 E 3rd St	105.03
La Isla Bar	106 E 3rd St	544.39
Vacant Property	110 E 3rd St	-
Sprites N Sprouts	116 E 3rd St	2,012.83
Rasmussen & Assoc Advertising	213 E 3rd St	70.34
Chicken Coop	118-120 E 3rd St	216.94
Vacant Property	102 W 3rd St	-
Azteca Market	103 W 3rd St	1,189.44
Vacant Property	104 W 3rd St	-
The Dance Company	104-106 W 3rd St	429.20
Tattered Book	108-110 W 3rd St	547.83
The Brickhouse	115-117 W 3rd St	-
Studio K Art Gallery	112 W 3rd St	203.97
Anderson Law Firm	113 W 3rd St	248.36
Master Stylists	114 W 3rd St	233.51
The Chocolate Bar	116-118 W 3rd St	535.01
E-Titan Llc	119 W 3rd St	137.08
Buenos Dias Nebraska	120 W 3rd St	116.13
Vacant Properties	121 W 3rd St	-
Packer's Sanitation Services Inc	122 W 3rd St	60.18
Mckinney Irish Pub	123 W 3rd St	180.37
Strut Boutique	124 W 3rd St	66.74
Vacant Property	201-205 W 3rd St	-
Shamberg Wolf Mcdermott Depue Attny	202 W 3rd St 5Th Floor	271.02
Westering Enterprises	202 W 3rd St #301	102.53

Alfred Benesch & Co	202 W 3rd St #302	67.52
Mayer,Burns,Koenig & Janulewicz	202 W 3rd St #306	164.12
Kruse & Happold	202 W 3rd St #312	154.27
Bradley,Elsbernd,Anderson,Kneale	202 W 3rd St	362.30
Corban Communications/No Public Access	202 W 3rd St	-
Vacant Property	207 W 3rd St	-
Aufdemberge Architecture	207 W 3rd St #A	96.28
Connie Swanson Photography	209 W 3rd St	204.75
Abbey Carpet N More	208-210 W 3rd St	691.47
Phillips Tax & Business Service	211 W 3rd St	233.98
Alley Cat Antiques	213 W 3rd St	170.68
Iglesia Evangelica Pentecostes	215 W 3rd St	-
Heartland Antique Mall	216 W 3rd St	1,439.52
Sweet Dreams Lingerie	217 W 3rd St	290.87
Clutter Bug Antiques	219 W 3rd St	337.61
Vacant Property	220 1/2-221 1/2 W 3rd St	-
Vacant Property	220 W 3rd St	-
The Bartering Corner-No Public Use	223 W 3rd St	-
Harmony Building-Downtown Bid	224 W 3rd St	-
Milestone Gallery	301 W 3rd St	238.98
Howards Jewelry	303 W 3rd St	163.02
Wells Fargo Bank Site # 101323	304 W 3rd St	1,233.68
The Happy Brush Gallery & Gifts	305 W 3rd St	214.44
Vacant Property	307 W 3rd St	-
GIX Logistics	308 W 3rd St	292.75
Vacant Property Upstairs	308 W 3rd St	-
MI Mundo	309 W 3rd St	170.68
1/2 Price Furniture	311 W 3rd St	218.82
GIX Logistics/Vacant Upstairs	312 W 3rd St	-
Infuse Mixology Bar & Bistro	313 W 3rd St	175.99
The Palace	315 W 3rd St	817.76
Grand Theatre (Non Profit) Exempt	316 W 3rd St	-
Iglesia Evangelicia Redencion Churh	318 W 3rd St	-
Railroad Towne Antique Mall	319 W 3rd St	1,075.66
The Rusty Lamp	322 W 3rd St	94.56
Time After Time	324 W 3rd St	136.76
Vacant Property	401 W 3rd St	-
Ready Cash/General Collection	402 W 3rd St	324.32
Vacant Property	404 W 3rd St	-
JJ's Workout	404 1/2 W 3rd St	58.71
Oromex Jewelers	406 W 3rd St # A	112.54

Oromex Jewelers	406 W 3rd St # B	117.23
Iglesia Profetica Y Misionera	408 W 3rd St #B	-
Vacant Property	408 W 3rd St	-
Sin City Grill	410 W 3rd St	267.27
Vacant Property	411 W 3rd St	-
Furniture And Decor	412 W 3rd St	112.54
Oromex Furniture	414 W 3rd St	135.51
Maximus Car Audio & Rims	416 W 3rd St	164.43
Vacant Property	417 W 3rd St	-
US Bank	422 W 3rd St	1,687.41
Iglesia Christiana Ministerio	423 W 3rd St	-
Sherwin Williams #3674	502 W 3rd St	934.52
Dana F Cole & Co	503 W 3rd St	266.65
Heartland CASA	506 W 3rd St	58.71
Dragonfly Reflections	508 W 3rd St	226.64
Vacant Property	509 W 3rd St	-
Vacant Property	511 W 3rd St	-
Primitive Touch Antique Warehouse	512 W 3rd St	-
Advanced Convergence Technologies	513 W 3rd St	250.08
Northwestern Energy	515 W 3rd St	723.36
Vacant Property	516 W 3rd St	-
Larry's Appliance	518 W 3rd St	117.23
Primitive Touch Antique Warehouse	520 W 3rd St	672.72
Redzone Chiropratic	523 W 3rd St	93.78
Premier Barber Studio/Art Anson	523 W 3rd St	58.71
Vacant Property	524 W 3rd St	-
	Total	40,004.07

Publish three times:

August 26, 2016
September 2, 2016
September 8, 2016