



City of Grand Island

Tuesday, September 12, 2017

Council Session

Item E-4

Public Hearing on Establishing Rates for the General Property Occupation Tax for Downtown Parking District No. 1 for FY 2017-2018

Council action will take place under Ordinances item F-2.

Staff Contact: Renae Jimenez

Council Agenda Memo

From: Renae Jimenez, Finance Director

Meeting: September 12, 2017

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

Presenter(s): Renae Jimenez, 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 2017-2018 occupation tax factor is \$.1702 per square foot of public use space, with a minimum annual fee of \$61.65. Total non-exempt footage in the District is 243,664 which would provide occupation taxes of \$41,990.40.

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 12, 2017, 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. \$0.1702 cents per square foot public use floor space upon all space used for business and professional offices in the district: Provided,
 - B. \$61.65 minimum annual tax for any single business or professional office should the tax rate under A above be less than 360 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 Pride Brewing Company	115 E South Front St	472.13
Vacant Property	123 E South Front St	-
Yancey Rental Pool	123 N Locust St # F	-
Vacant Property	123 N Locust St #G	-
Federal Bureau Of Investigation	123 N Locust St #201-C	-
Baasch Realty & Insurance	216 N Cedar St	61.65
Dana F Cole & Co	222 N Cedar St	290.36
Attorney Agobada/Derek Mitchell	102 N Locust St	114.03
Monument Advisors	104 N Locust St	128.84
D Huston,J Higgins,J Ramirez	106 - 108 N Locust St	216.66
Equitable Bldg & Loan Assn Of GI	113 - 115 N Locust St	697.48
Silo	201 N Locust St	169.69

MDM Pest & Termite Control	202 N Locust St	196.58
Game Cycle	203 N Locust St	143.31
Abante Marketing	204 N Locust St	271.30
Steph Allen Photography	205 N Locust St	105.01
Good Life Glass	206 N Locust St	98.89
Bartenbach Galleries	207 N Locust St	161.35
Vacant Property	208 N Locust St	-
Bartenbach's Interiors	209 - 211 N Locust St	367.29
Helium Salon	213 N Locust St	129.52
Arts & Drafts	214 - 216 N Locust St	332.91
Kindred	215 N Locust St	98.89
Apartments	217 N Locust St	-
Ed D Jones Co/Matt Armstrong	307 N Locust St	80.50
Axis Capital/Downtown Center LLC/Amur Equipment Finance	308 N Locust St #100	496.98
Edward D Jones/Terry Pfeifer	308 N Locust St #304	114.71
Amur Finance Company	308 N Locust St #400	123.57
Office Net	313 - 317 N Locust St	537.15
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	61.65
DHHS	208 N Pine St 1-2nd Floor	-
Cannon Moss Brygger & Associates	208 N Pine St STE 301	285.26
J Alfred Prufrock	308 - 310 N Pine St	135.48
Wayne Cyclery	309 N Pine St	754.16
Brunswick Station	312 N Pine St	102.12
Johnnys Lock & Key Shop	314 N Pine St	61.65
Kinkaider's	316 N Pine St	532.90
Kinkaider's	320 N Pine St	225.34
Balz Reception	213 N Sycamore St	1,008.61
The Farmers Daughter Cafe	105 N Walnut St	179.05
Bonzai Beach Club	107 N Walnut St	351.80
Bitchin Bobs Body Piercing	111 N Walnut St	207.64
American Family Insurance	204 N Walnut St	146.20
Vacant Property	210 N Walnut St	-
Vacant Property	220 N Walnut St	-
Vacant Property	305 1/2 N Walnut St # 212	-

Rusty Lamp-Walnut Access	305 N Walnut St	-
Vacant/William Ziller	307 1/2 N Walnut St	-
The Alteration Place	307 N Walnut St	101.27
Prodigy No 5	309 N Walnut St	85.10
General Collection	310 N Walnut St	122.37
Ruffs Bar Inc	311 N Walnut St	123.22
Leininger, Smith Law Firm	104 N Wheeler Ave	659.01
Credit Management	105 N Wheeler Ave	61.65
Credit Management/NO Pub Access	105 N Wheeler Ave	-
Vacant Property	110 1/2 N Wheeler Ave	-
Vacant Property	110 N Wheeler Ave	-
Vacant Property	112 N Wheeler Ave	-
Vacant Property	115 1/2 N Wheeler Ave	-
Vacant Property	115 N Wheeler Ave	-
Vacant Property	117 N Wheeler Ave	-
T's Barber Shop	119 N Wheeler Ave	82.21
Central Nail Academy	205 N Wheeler Ave	277.77
Vacant	206 N Wheeler Ave	-
South Central Taekwondo	207 - 209 N Wheeler Ave	343.97
Performance Plus	208 N Wheeler Ave	61.65
Unity Hall	210 N Wheeler Ave	188.92
TNT Video Production	211 N Wheeler Ave	61.65
Stylos	212 N Wheeler Ave	191.99
The Harmony Room	315 N Wheeler Ave	133.61
Century Link	214 W 1St St	396.74
Mehring & Shada Properties LLC	310 W 1St St	-
Liederkrantz Society	403 W 1St St	2,096.86
G I Daily Independent	416 W 1St St	627.36
G I Daily Independent	422 W 1St St	259.38
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	-
Vacant	206 W 2nd St	-
Third City Taekwondo	210 - 212 W 2nd St	397.08
Majestic Treasures	216 W 2nd St	629.06
Vacant Property-Lower Level	216 W 2nd St	-
Central NE Council On Alcohol	217 W 2nd St	-
Occasions Reception Hall	218 W 2nd St	178.03

Central NE Council On Alcohol	219 W 2nd St	-
Paleteria Y Neveria	220 W 2nd St	120.50
Multicultural Coalition	221 W 2nd St	119.14
Central Nail Academy	222 W 2nd St	101.78
Boost Mobile	223 W 2nd St	79.31
C & S Salon	224 W 2nd St	136.16
Heartland Dance Studio- Upstairs	301 W 2nd St	204.24
New Life Community Church	301 W 2nd St	-
Chamber Of Commerce	309 W 2nd St	663.61
Ron Trampe CPA	313 W 2nd St	133.61
Vacant	315 W 2nd St	-
Jewelry & Clock Repair	317 W 2nd St	61.65
U S Central Corp	321 W 2nd St	136.16
G I Daily Independent	403 W 2nd St	190.28
Habitat For Humanity	410 W 2nd St	-
Design Aguilena	411 W 2nd St	104.67
Island Pool & Spa	102 E 3rd St	153.01
Coney Island Cafe	104 E 3rd St	114.37
La Isla Bar	106 E 3rd St	592.81
Vacant Property	110 E 3rd St	-
Sprites N Sprouts	116 E 3rd St	269.94
Rasmussen & Assoc Advertising	213 E 3rd St	76.59
Vacant Property	102 W 3rd St	-
Azteca Market	103 W 3rd St	1,295.22
Vacant Property	104 W 3rd St	-
The Dance Company	104 - 106 W 3rd St	467.37
Tattered Book	108 - 110 W 3rd St	596.55
Studio K Art Gallery	112 W 3rd St	222.11
Anderson Law Firm	113 W 3rd St	270.45
Master Stylists	114 W 3rd St	254.28
The Brickhouse	115 - 117 W 3rd St	429.58
The Chocolate Bar	116 - 118 W 3rd St	582.59
Chicken Coop	118 - 120 E 3rd St	236.24
E-Titan LLC	119 W 3rd St	149.27
Buenos Dias Nebraska	120 W 3rd St	126.46
Vacant Property	121 W 3rd St	-
Packer's Sanitation Services Inc	122 W 3rd St	65.53
McKinney Irish Pub	123 W 3rd St	196.41
Strut Boutique	124 W 3rd St	72.68
Vacant Property	201 - 205 W 3rd St	-
Bradley, Elsbernd, Anderson, Kneale	202 W 3rd St	394.52

Corban Communications	202 W 3rd St	-
Westering Enterprises	202 W 3rd St #301	111.65
Alfred Benesch & Co	202 W 3rd St #302	73.53
Mayer,Burns,Koenig & Janulewicz	202 W 3rd St #306	178.71
Kruse & Happold	202 W 3rd St #312	167.99
Shamberg Wolf Mcdermott Depue Attny	202 W 3rd St 5th Floor	295.13
Vacant Property	207 W 3rd St	-
Vacant Property	207 W 3rd St #A	-
Abbey Carpet N More	208-210 W 3rd St	752.96
Connie Swanson Photography	209 W 3rd St	222.96
Phillips Tax & Business Serv	211 W 3rd St	254.79
Alley Cat Antiques	213 W 3rd St	185.86
Iglesia Evangelica Pentecostes	215 W 3rd St	-
Heartland Antique Mall	216 W 3rd St	1,567.54
Sweet Dreams Lingerie	217 W 3rd St	316.74
Clutter Bug Antiques	219 W 3rd St	367.63
Vacant Property	220 1/2-221 1/2 W 3rd St	-
Create 308 - Open Aug 2017	220 W 3rd St	-
The Bartering Corner-No Public Use	223 W 3rd St	-
Arrive Railside Offices	224 W 3rd St	-
Milestone Gallery	301 W 3rd St	260.24
Howards Jewelry	303 W 3rd St	177.52
Wells Fargo Bank Site # 101323	304 W 3rd St	1,343.39
The Happy Brush Gallery & Gifts	305 W 3rd St	233.51
Vacant Property	307 W 3rd St	-
GIX Logistics	308 W 3rd St	318.78
Vacant Property Upstairs	308 W 3rd St	-
Abby's Closet	309 W 3rd St	185.86
1/2 Price Furniture	311 W 3rd St	238.28
GIX Logistics/Vacant Upstairs	312 W 3rd St	-
Infuse Mixology Bar & Bistro	313 W 3rd St	191.65
The Palace	315 W 3rd St	890.49
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	1,171.32
The Rusty Lamp	322 W 3rd St	102.97
Time After Time	324 W 3rd St	148.93
Vacant Property	401 W 3rd St	-
Ready Cash/General Collection	402 W 3rd St	353.17
JJ's Workout	404 1/2 W 3rd St	61.65
General Collection/ No public Usage	404 W 3rd St	-

Oromex Jewelers	406 W 3rd St # A	127.65
Oromex Jewelers	406 W 3rd St # B	147.56
Iglesia Profetica Y Misionera	408 W 3rd St	-
Iglesia Profetica Y Misionera	408 W 3rd St #B	-
Sin City Grill	410 W 3rd St	291.04
Vacant Property	411 W 3rd St	-
Furniture And Decor	412 W 3rd St	122.54
Oromex Furniture	414 W 3rd St	122.54
Maximus Car Audio & Rims	416 W 3rd St	179.05
Vacant Property	417 W 3rd St	-
US Bank	422 W 3rd St	1,837.48
Iglesia Christiana Ministerio	423 W 3rd St	-
Sherwin Williams #3674	502 W 3rd St	1,017.63
Dana F Cole	503 W 3rd St	301.59
Heartland CASA	506 W 3rd St	61.65
Dragonfly Reflections	508 W 3rd St	246.79
Vacant Property	509 W 3rd St	-
Vacant Property	511 W 3rd St	-
Primitive Touch Antique Warehouse-No Public Access	512 W 3rd St	-
Advanced Convergence Technologies	513 W 3rd St	272.32
Northwestern Energy	515 W 3rd St	787.69
Oriental Market	516 W 3rd St	121.01
Larry's Appliance	518 W 3rd St	127.65
Primitive Touch Antique Warehouse	520 W 3rd St	732.54
Premeir Barber Studio/Art Anson	523 W 3rd St	61.65
Redzone Chiropratic	523 W 3rd St	102.12
Vacant Property	524 W 3rd St	-
	Total	41,990.40

Publish three times:

August 11, 2017

August 18, 2017

August 25, 2017