



City of Grand Island

Tuesday, August 14, 2018

Council Session

Item G-1

Approving Minutes of July 24, 2018 City Council Regular Meeting

Staff Contact: RaNae Edwards

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL REGULAR MEETING

July 24, 2018

Pursuant to due call and notice thereof, a Regular Meeting of the City Council of the City of Grand Island, Nebraska was conducted in the Council Chambers of City Hall, 100 East First Street, on July 24, 2018. Notice of the meeting was given in *The Grand Island Independent* on July 18, 2018.

Mayor Jeremy L. Jensen called the meeting to order at 7:00 p.m. The following City Council members were present: Mitch Nickerson, Chuck Haase, Julie Hehnke, Linna Dee Donaldson, Michelle Fitzke, Vaughn Minton, Roger Steele and Mike Paulick. Councilmembers Mark Stelk and Jeremy Jones were absent. The following City Officials were present: City Administrator Marlan Ferguson, City Clerk RaNae Edwards, Finance Director Patrick Brown, City Attorney Jerry Janulewicz, and Public Works Director John Collins.

INVOCATION was given by Pastor Sheri Lodel, Calvary Lutheran Church, 1304 North Custer Avenue followed by the PLEDGE OF ALLEGIANCE.

PUBLIC HEARINGS:

Public Hearing on Request from Bosselman Pump & Pantry, Inc. dba Pump & Pantry #52, 3210 Old Potash Highway for a Class "B" Liquor License. City Clerk RaNae Edwards reported that an application for a Class "B" Liquor License had been received from Bosselman Pump & Pantry, Inc. dba Pump & Pantry #52, 3210 Old Potash Highway. Ms. Edwards presented the following exhibits for the record: application submitted to the Liquor Control Commission and received by the City on June 18, 2018; notice to the general public of date, time, and place of hearing published on July 14, 2018; notice to the applicant of date, time, and place of hearing mailed on June 18, 2018; along with Chapter 4 of the City Code. Staff recommended approval contingent upon final inspections. Brandi Bosselman, 1607 South Locust Street spoke in support. No further public testimony was heard.

Public Hearing on Request from Rodrigo Sanchez dba Los Hermanos Market, 602 West 4th Street for a Class "D" Liquor License. City Clerk RaNae Edwards reported that an application for a Class "D" Liquor License had been received from Rodrigo Sanchez dba Los Hermanos Market, 602 West 4th Street. Ms. Edwards presented the following exhibits for the record: application submitted to the Liquor Control Commission and received by the City on June 28, 2018; notice to the general public of date, time, and place of hearing published on July 14, 2018; notice to the applicant of date, time, and place of hearing mailed on June 28, 2018; along with Chapter 4 of the City Code. Staff recommended approval contingent upon final inspections. Steve Dowding, 4417 Drake Lane spoke in support. No further public testimony was heard.

Public Hearing on Site Specific Redevelopment Plan for CRA Area 21 located at 2030 E. U.S. Highway 30 (Central Nebraska Truck Wash, Inc.). Regional Planning Director Chad Nabity reported that Central Nebraska Truck Wash Inc. had submitted an application for tax increment financing and a redevelopment plan had been prepared that would provide for redevelopment of

this property for use as a Cattle Pot and Truck Wash at 2008 and 2030 E. U.S. Highway 30. This property was located east of Stuhr Road between U.S. Highway 30 and the Union Pacific Railroad track, immediately north of the Pump and Pantry on east Highway 30. Staff recommended approval. Ron Depue, 308 North Locust Street and Bruce Shriner, 2535 North Carleton Avenue spoke in support. No further public testimony was heard.

Public Hearing on the Semi-Annual Report by the Grand Island Area Economic Development Corporation/Citizens Advisory Review Committee on the Economic Development Program Plan. Economic Development President Dave Taylor presented the semi-annual report, which had been voted upon and forwarded to the City Council for its review and acceptance at their June 7, 2018 meeting. Jeff Vinson, 1527 Stagecoach Road, Chairman of the Citizens Advisory Review Committee, spoke in support of the semi-annual report. Staff recommended approval. No further public testimony was heard.

Public Hearing on Acquisition of Public Utility Easements in Bosselman Brothers Subdivision (Parcel No. 400023946- CIK Investments, LLC) & Bosselman Brothers Second Subdivision (Parcel No. 400023903 & 400023911- Central Nebraska Truck Wash, Inc.). Public Works Director John Collins reported utility easements were needed to allow for development in the area north of US Highway 30. These easements would allow access for the construction, operation, maintenance, extension, repair, replacement, and removal of public utilities within the area. Staff recommended approval. No public testimony was heard.

Public Hearing for 2018-2019 Community Development Block Grant Annual Action Plan. Community Development Coordinator Amber Alvidrez reported that the Annual Action Plan breaks down the priorities and lists specific dollar amounts and which projects will be funded in the assigned year. A separate Annual Action Plan is prepared for each Fiscal Year. Presented was the proposed 2018-2019 Annual Action Plan. Staff recommended approval. No public testimony was heard.

RESOLUTIONS:

#2018-219 - Consideration of Approving the Site Specific Redevelopment Plan for CRA Area 21 located at 2030 E. U.S. Highway 30 (Central Nebraska Truck Wash, Inc.). This item was related to the aforementioned Public Hearing.

Motion by Haase, second by Paulick to approve Resolution #2018-219. Upon roll call vote, all voted aye. Motion adopted.

#2018-220 - Consideration of Approving the Semi-Annual Report by the Grand Island Area Economic Development Corporation/Citizens Advisory Review Committee on the Economic Development Program Plan. This item was related to the aforementioned Public Hearing.

Motion by Donaldson, second by Minton to approve Resolution #2018-220. Upon roll call vote, all voted aye. Motion adopted.

#2018-221 - Consideration of Approving Labor Agreement between the City of Grand Island and the Nebraska Public Employees, Local 251 of the American Federation of State, County and Municipal Employees, AFL-CIO (AFSCME). Human Resources Director Aaron Schmid reported that the current labor agreement would expire as of midnight September 30, 2018. The City and AFSCME met to negotiate the terms of a new agreement. The proposed labor agreement would begin October 1, 2018 and run through September 30, 2022. Reviewed were the changes to the current contract. Staff recommended approval.

Motion by Paulick, second by Hehnke to approve Resolution #2018-221. Upon roll call vote, all voted aye. Motion adopted.

#2018-222 - Consideration of Approving Labor Agreement between the City of Grand Island and the International Brotherhood of Electrical Workers (IBEW), Local 1597 Wastewater Treatment Plant. Human Resources Director Aaron Schmid reported that the current labor agreement would expire as of midnight September 30, 2018. The City and IBEW met to negotiate the terms of a new agreement. The proposed labor agreement would begin October 1, 2018 and run through September 30, 2022. Reviewed were the changes to the current contract. Staff recommended approval.

Motion by Donaldson, second by Minton to approve Resolution #2018-222. Upon roll call vote, all voted aye. Motion adopted.

#2018-223 - Consideration of Approving Addendum to the Labor Agreement between the City of Grand Island and the International Brotherhood of Electrical Workers (IBEW), Local 1597 Wastewater Treatment Plant. Human Resources Director Aaron Schmid reported that the Chief Operator position at the Wastewater Treatment Plant had been vacant since January of 2017. Due to the certification and experience requirements of the position, Administration had not been able to find a qualified candidate despite multiple recruiting efforts. In an effort to “grow our own” candidate, the City and the IBEW had agreed to create a Lead Wastewater Operator classification. Staff recommended approval.

Mr. Schmid answered questions regarding the length of time to fill this position.

Motion by Minton, second by Fitzke to approve Resolution #2018-223. Upon roll call vote, all voted aye. Motion adopted.

#2018-224 - Consideration of Approving Authorization of Representative for April 2018 Disaster Grant - Utilities Department. Utilities Director Tim Luchsinger reported that due to an April 14, 2018 storm the federal government had declared a disaster which allowed for agencies to apply for grants. As part of the grant application process, an authorized representative of the applying agency must review and sign various forms, including an Applicant Information Form, a Sub-Recipient Disaster Grant Agreement, and a Risk Assessment. It was recommended the Utilities Director be designated as the Authorized Representative.

Motion by Paulick, second by Hehnke to approve Resolution #2018-224. Upon roll call vote, all voted aye. Motion adopted.

ORDINANCES:

#9691 - Consideration of Annexation of Property Located at 158 W. Wildwood Drive (Rief Acres Subdivision) (Final Reading)

Regional Planning Director Chad Nabity reported that Catherine Miller, Personal Representative of the Estate of David H. Rief, as owner of the property submitted a plat of Rief Acres Subdivision an Addition to the City of Grand Island. This was the third of three readings.

Motion by Haase, second by Fitzke to approve Ordinance #9691 on third and final reading. Upon roll call vote, all voted aye. Motion adopted.

#9692 - Consideration of Annexation of Property located at 3554 W. Wildwood Drive (Knuth Acres Subdivision) (Final Reading)

Regional Planning Director Chad Nabity reported that Larry J. and Karen L. Knuth, as owners of the property submitted a plat of Knuth Acres Subdivision an Addition to the City of Grand Island. This was the third of three readings.

Motion by Hehnke, second by Paulick to approve Ordinance #9692 on third and final reading. Upon roll call vote, all voted aye. Motion adopted.

Councilmember Minton moved “that the statutory rules requiring ordinances to be read by title on three different days are suspended and that ordinances numbered:

#9696 - Consideration of Sale of Property Described as Part of Lot One (1) West Geer Subdivision (Parcel No. 400113724) to Rene A Romero Guardado, Jr.

#9697 – Consideration of Amendment to the Salary Ordinance Relative to Lead Wastewater Plant Operator Position at the Wastewater Treatment Plant

be considered for passage on the same day upon reading by number only and that the City Clerk be permitted to call out the number of these ordinances on second reading and then upon final passage and call for a roll call vote on each reading and then upon final passage.” Councilmember Nickerson seconded the motion. Upon roll call vote, all voted aye. Motion adopted.

#9696 - Consideration of Sale of Property Described as Part of Lot One (1) West Geer Subdivision (Parcel No. 400113724) to Rene A Romero Guardado, Jr.

Public Works Director John Collins reported that the City had received a request from Mr. Rene A. Romero Guardado, Jr. to purchase a piece of property owned by the City. Mr. Guardado, Jr. is the owner of 503 E Capital Avenue, Grand Island, Nebraska, which was adjacent to the subject property. Staff recommended approval.

Motion by Donaldson, second by Hehnke to approve Ordinance No. 9696.

City Clerk: Ordinance #9696 on first reading. All those in favor of the passage of this ordinance on first reading, answer roll call vote. Upon roll call vote, all voted aye. Motion adopted.

City Clerk: Ordinance #9696 on second and final reading. All those in favor of the passage of this ordinance on second and final reading, answer roll call vote. Upon roll call vote, all voted aye. Motion adopted.

Mayor Jensen: By reason of the roll call votes on first reading and then upon second and final readings, Ordinance #9696 is declared to be lawfully adopted upon publication as required by law.

#9697 – Consideration of Amendment to the Salary Ordinance Relative to Lead Wastewater Plant Operator Position at the Wastewater Treatment Plant

Human Resources Director Aaron Schmid reported that the Chief Operator position at the Wastewater Treatment Plant had been vacant since January of 2017. Due to the certification and experience requirements of the position, Administration had not been able to find a qualified candidate. In an effort to “grow our own” candidate, the City and the IBEW had agreed to create a Lead Wastewater Operator classification. Staff recommended approval.

Motion by Minton, second by Donaldson to approve Ordinance No. 9697.

City Clerk: Ordinance #9697 on first reading. All those in favor of the passage of this ordinance on first reading, answer roll call vote. Upon roll call vote, all voted aye. Motion adopted.

City Clerk: Ordinance #9697 on second and final reading. All those in favor of the passage of this ordinance on second and final reading, answer roll call vote. Upon roll call vote, all voted aye. Motion adopted.

Mayor Jensen: By reason of the roll call votes on first reading and then upon second and final readings, Ordinance #9697 is declared to be lawfully adopted upon publication as required by law.

CONSENT AGENDA: Motion by Paulick, second by Fitzke to approve the Consent Agenda. Upon roll call vote, all voted aye. Motion adopted.

Approving Minutes of July 10, 2018 City Council Regular Meeting.

Approving Minutes of July 17, 2018 City Council Study Session.

Approving Re-Appointments of Bob Loewenstein and Robert Thomas to the Tree Board.

Approving Re-Appointments of Jim Partington, Mike Spilinek, and Steve Grubbs to the Building Code Advisory Board.

Approving Re-Appointments of Al Avery, Mike Nolan, Glen Murray, John Schultz, and Deb Trosper to the Zoning Board of Adjustment.

#2018-211 - Approving Request from Bosselman Pump & Pantry, Inc. dba Pump & Pantry #52, 3210 Old Potash Highway for a Class “B” Liquor License and Liquor Manager Designation for Brian Fausch, 2009 West Highway 34.

#2018-212 - Approving Request from Rodrigo Sanchez dba Los Hermanos Market, 602 West 4th Street for a Class “D” Liquor License.

#2018-213 - Approving Final Plat and Subdivision Agreement for Knuth Acres Subdivision. It was noted that Larry Knuth, owner, had submitted the Final Plat and Subdivision Agreement for Knuth Acres Subdivision located south of Wildwood Drive and west of Elk Road for the purpose of creating 1 lot on 1 acre.

#2018-214 - Approving Final Plat and Subdivision Agreement for Rief Acres Subdivision. It was noted that Catherine Miller, Personal Representative of the Estate of David H. Rief, owner, had submitted the Final Plat and Subdivision Agreement for Rief Acres Subdivision located north of Wildwood Drive and west of Locust Street for the Purpose of creating 1 lot on 3.592 acres.

#2018-215 - Approving Final Plat and Subdivision Agreement for B and M Estates Subdivision. It was noted that Mitchel and Brandi Pedersen, owners, has submitted the Final Plat and Subdivision Agreement for B and M Estates Subdivision located north of 13th Street, east of Mansfield Road, west of North Road, and south of Craig Drive for the purpose of creation 2 lots on 9.8759 acres.

#2018-216 - Approving Agreement with Nebraska Department of Transportation (NDOT) for Improving US Highway 30 in Grand Island.

#2018-217 - Approving Acquisition of Public Utility Easements in Bosselman Brothers Subdivision (Parcel No. 400023946- CIK Investments, LLC) & Bosselman Brothers Second Subdivision (Parcel No. 400023903 & 400023911- Central Nebraska Truck Wash, Inc.).

#2018-218 - Approving 2018-2019 Community Development Block Grant Annual Action Plan.

PAYMENT OF CLAIMS:

Motion by Minton, second by Hehnke to approve the payment of claims for the period of July 11, 2018 through July 24, 2018 for a total amount of \$5,401,025.88. Upon roll call vote, Councilmembers Minton, Steele, Fitzke, Donaldson, Hehnke, Haase, Jones, and Nickerson voted aye. Councilmember Paulick abstained. Motion adopted.

PRESENTATIONS:

Presentation of 2019 Solid Waste Budget. Solid Waste Superintendent Jeff Wattier reviewed the Solid Waste Division FY 2019 Budget. This was an Enterprise Fund which received no funding

from the General Fund. All revenues were generated from tipping fees and served residents and non-residents. This was one of a few divisions which had competition.

The current landfill Site Cells 1 & 2 had 3-4 years of life left in them. There was approximately 29 years of life left in the total Phase 1 area. He mentioned that Landfill Cell 3 construction project was underway. Total project cost was \$3.4 million. Other 2019 Capital expenditures was a new dozer to replace a 4 year old machine and operations and facility improvement study to be completed in November 2018. They were requesting a .75 FTE increase.

Councilmember Haase complimented Mr. Wattier on his presentation and the work being done at the landfill. Mr. Wattier answered questions regarding branches and grasses at the landfill.

Presentation of 2019 Wastewater Budget. Public Works Director John Collins reviewed the 2019 Wastewater Budget. This was an Enterprise fund that handled wastewater generated by community residents, businesses and industries. They had met all state and national requirements for effluent quality. Reviewed were the 2018 Capital Improvement Projects which totaled \$6,794,417.00. Ending cash balance was \$13,043,203.00. Reviewed were the 2019 Capital Project future expenses which totaled \$3,520,000.00.

Mr. Collins introduced the new Wastewater Treatment Plant Superintendent Dr. John Menough. Mr. Collins answered questions regarding the South Interceptor. He stated there would be no rate increases at this time but they would conduct a rate study for the future.

ADJOURNMENT: The meeting was adjourned at 8:33 p.m.

RaNae Edwards
City Clerk