



City of Grand Island

Tuesday, June 25, 2019

Council Session

Item G-1

Approving Minutes of June 11, 2019 City Council Regular Meeting

Staff Contact: RaNae Edwards

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL REGULAR MEETING

June 11, 2019

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 June 11, 2019. Notice of the meeting was given in *The Grand Island Independent* on June 5, 2019.

Mayor Roger G. Steele called the meeting to order at 7:00 p.m. The following City Council members were present: Mike Paulick, Michelle Fitzke, Jeremy Jones, Mark Stelk, Jason Conley, Vaughn Minton, Clay Schutz, Mitch Nickerson, and Chuck Haase. Councilmember Julie Hehnke was absent. The following City Officials were present: Interim City Administrator Jerry Janulewicz, City Clerk Pro Tem Aaron Schmid, Finance Director Patrick Brown, and Public Works Director John Collins.

INVOCATION was given by Rev. Dr. Trudy Kenyon-Anderson, First Faith United Methodist Church, 4190 West Capitol Avenue followed by the PLEDGE OF ALLEGIANCE.

PUBLIC HEARINGS:

Public Hearing on Re-Adoption of the Grand Island Zoning Map. Regional Planning Director Chad Nabity reported that periodically the Grand Island zoning map was re-adopted incorporating all the changes that had been made since time it was adopted. The last time it was adopted was February 2018. All of the annexations that were currently under way would be included which were: Lewis Acres on Hwy 281 and Wildwood Road, Part of the Veteran's Home property (immediately to the west of Eagle Scout Lake), Hanover Subdivision, Hanover Second Subdivision, Rowe's Second Subdivision, Knuth Subdivision, Gard Subdivision, and Reif Acres Subdivision. All zoning changes adopted since the last map was adopted would be included. No 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 Corporation President Dave Taylor, 123 North Locust Street and Chairman of the Citizens Advisory Review Committee Jeff Vinson, 1527 Stagecoach Road presented the Semi-Annual Report. No public testimony was heard.

Public Hearing on Request from Christopher and Kay Kotulak, DVM for a Conditional Use Permit for a Veterinary Clinic/Animal Hospital-Equine located at 5066 Ft. Kearney Road. Building Department Director Craig Lewis reported that a request had been received from Christopher and Kay Kotulak, DVM for a Conditional Use Permit for a Veterinary Clinic/Animal Hospital-Equine located at 5066 Ft. Kearney Road. Staff recommended approval. Chris Kotulak, 1049 10th Street, Aurora, Nebraska spoke in support. Submitted into the record was a letter from Gilbert Mattes, 5062 Fort Kearney Road against the request. No further public testimony was heard.

Public Hearing on Acquisition of Utility Easement - 2624 S. Locust Street - Degen Locust, LLC. Utilities Director Tim Luchsinger reported that acquisition of a utility easement located at 2624 S. Locust Street was needed in order to have access to install, upgrade, maintain, and repair appurtenances, including power lines and transformers. A new electrical service had been requested for a Burger King Restaurant to be built at 2624 South Locust Street. A new three-phase padmount transformer would be installed in the southwest corner of this property to accommodate the new service. The proposed easement would allow the Utilities Department to install, access, operate and maintain the electrical infrastructure at this location. Staff recommended approval. No public testimony was heard.

Public Hearing on Acquisition of Utility Easement - 2116 W. Faidley Avenue - St. Francis Medical Center. Utilities Director Tim Luchsinger reported that acquisition of a utility easement located at 2116 W. Faidley Avenue was needed in order to have access to install, upgrade, maintain, and repair appurtenances, including water lines. As part of Water Main Project 2019-W-2, the City of Grand Island would be installing a new fire hydrant along the west side of Darr Avenue between Faidley Avenue and 7th Street to provide additional fire protection for this location. The proposed easement would allow the Utilities Department to install, access, operate and maintain the water infrastructure at this location. Staff recommended approval. No public testimony was heard.

ORDINANCES:

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

#9736 - Consideration of Re-Adopting the Grand Island Zoning Map

#9737 - Consideration of Approving Request to Rezone Lots 11-14 of Lambert’s Subdivision located at 417 Congdon Avenue from M2 Heavy Manufacturing to R-3SL Medium Density Small Lot Residential (Starostka Group Unlimited, Inc.)

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.

#9736 - Consideration of Re-Adopting the Grand Island Zoning Map

This item was related to the aforementioned Public Hearing.

Motion by Stelk, second by Paulick to approve Ordinance #9736.

City Clerk Pro Tem: Ordinance #9736 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 Pro Tem: Ordinance #9736 on second and final 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.

Mayor Steele: By reason of the roll call votes on first reading and then upon second and final readings, Ordinance #9736 is declared to be lawfully adopted upon publication as required by law.

#9737 - Consideration of Approving Request to Rezone Lots 11-14 of Lambert's Subdivision located at 417 Congdon Avenue from M2 Heavy Manufacturing to R-3SL Medium Density Small Lot Residential (Starostka Group Unlimited, Inc.)

Regional Planning Director Chad Nabity reported that Starostka Contracting LLC was proposing to purchase property from L & P Investments located in northeast Grand Island for the development of residential lots. They were requesting that the zoning on property be changed from M2 Heavy Manufacturing to R-3SL Medium Density Small Lot Residential. Their intent was to develop 20 residential lots on the property, extending 5th Street between Congdon Avenue and Willow Street. Staff recommended approval.

Motion by Haase, second by Fitzke to approve Ordinance #9737.

City Clerk Pro Tem: Ordinance #9737 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 Pro Tem: Ordinance #9737 on second and final 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.

Mayor Steele: By reason of the roll call votes on first reading and then upon second and final readings, Ordinance #9737 is declared to be lawfully adopted upon publication as required by law.

CONSENT AGENDA: Consent Agenda item G-5 (Resolution #2019-185) was pulled for further discussion. Motion by Minton, second by Jones to approve the Consent Agenda excluding item G-5. Upon roll call vote, all voted aye. Motion adopted.

Approving Minutes of May 28, 2019 City Council Regular Meeting.

#2019-182 - Approving Final Plat and Subdivision Agreement for Fifth Street Subdivision. It was noted that L & P Investments, LLC, owners, had submitted the Final Plat and Subdivision Agreement for Fifth Street Subdivision located between Willow Street and Congdon Avenue north of 4th Street for the purpose of creating 20 lots on 3.305 acres.

#2019-183 - Approving Acquisition of Utility Easement - 2624 S. Locust Street - Degen Locust, LLC.

#2019-184 - Approving Acquisition of Utility Easement - 2116 W. Faidley Avenue - St. Francis Medical Center.

#2019-185 - Approving Request to Hire One Additional FTE Police Officer for the Police Department to Cover Attrition. Police Chief Robert Falldorf reported that the request was to add one additional Police Officer to go above the current 85 FTE's allowed in the current budget. Discussion was held regarding officers on light duty, in training, and hiring practices.

Motion by Nickerson, second by Stelk to approve Resolution #2019-185. Upon roll call vote, all voted aye. Motion adopted.

#2019-186- Approving Bid Award for Annual Supply of Road Deicing Salt 2019-2020 with Black Strap, Inc. of Neligh, Nebraska in an Amount of \$52.90 per ton and Nebraska Salt & Grain Co. of Gothenburg, Nebraska in an Amount of \$54.70 per ton.

#2019-187- Approving Bid Award for Sanitary Sewer District No. 543; Willow Street with Starostka Group Unlimited, Inc. of Grand Island, Nebraska in an Amount of \$402,798.85.

#2018-188 - Approving Bid Award for Four (4) Bias Off Road Tires Size 33.25-29 for the Solid Waste Division of the Public Works Department with Cross Dillon Tire, Inc. of Lincoln, Nebraska in an Amount of \$20,049.25.

#2019-189 - Approving Change Order No. 4 for Lift Station No. 11 Relocation– 2018; Project No. 2018-S-1 with Midlands Contracting, Inc. of Kearney, Nebraska to extend the completion date from August 12, 2019 to December 1, 2019.

#2019-190 - Approving Certificate of Final Completion for Sanitary Sewer Manhole Flow Monitoring/ Rehabilitation; Project No. 2018-WWTP-2 with The Diamond Engineering Company of Grand Island, Nebraska.

REQUESTS AND REFERRALS:

Consideration of Request from Christopher and Kay Kotulak, DVM for a Conditional Use Permit for a Veterinary Clinic/Animal Hospital-Equine located at 5066 Ft. Kearney Road. This item was related to the aforementioned Public Hearing. Staff recommended approval.

Motion by Haase, second by Minton to approve with staff recommended conditions. Upon roll call vote, all vote aye. Motion adopted.

RESOLUTIONS:

#2019-191- 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. Staff recommended approval.

Motion by Minton, second by Nickerson to approve Resolution #2019-191. Upon roll call vote, all vote aye. Motion adopted.

#2019-192 - Consideration of Approving Economic Development Incentive Agreement with Zabuni Specialty Coffee Auction/Sycamore Investments, LLC. Citizens Review Advisory Committee Chairman Jeff Vinson reported the committee had reviewed and approved the application for Zabuni Specialty Coffee Auction/Sycamore Investments, LLC. Economic Development Corporation President Dave Taylor reported that Zabuni Specialty Coffee Auction/Sycamore Investments, LLC had submitted the required LB-840 application for a forgivable loan in the amount of \$100,000.00. Proposed was the creation of 10 new jobs with an hourly wage of \$18.00. Requested was \$50,000.00 for job creation; \$25,000.00 for job training; and \$25,000 for infrastructure. LB-840 funds would be disbursed incrementally through 2022.

Laban Njuguna, 1303 N Street spoke in support.

Motion by Minton, second by Nickerson to approve Resolution #2019-192. Upon roll call vote, all vote aye. Motion adopted.

PAYMENT OF CLAIMS:

Motion by Minton, second by Paulick to approve the payment of claims for the period of May 29, 2019 through June 11, 2019 for a total amount of \$4,603,995.18. Upon roll call vote, all voted aye. Motion adopted.

ADJOURNMENT: The meeting was adjourned at 8:18 p.m.

Aaron Schmid
City Clerk Pro Tem