



# City of Grand Island

Tuesday, November 24, 2020

Council Session

## Item G-1

### Approving Minutes of November 10, 2020 City Council Regular Meeting

Staff Contact: RaNae Edwards

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL REGULAR MEETING

November 10, 2020

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 November 10, 2020. Notice of the meeting was given in *The Grand Island Independent* on November 4, 2020.

Mayor Roger G. Steele called the meeting to order at 7:00 p.m. The following City Council members were present: Mike Paulick, Jeremy Jones, Mark Stelk, Jason Conley, Vaughn Minton, Julie Hehnke, Clay Schutz, Mitch Nickerson, Justin Scott, and Chuck Haase. The following City Officials were present: City Administrator Jerry Janulewicz, City Clerk RaNae Edwards, Finance Director Patrick Brown, Interim City Attorney Stacy Nonhof and Public Works Director John Collins.

PUBLIC HEARINGS:

Public Hearing on Acquisition of Utility Easement - 3935 South Locust Street (Frank C. Skrupa Trustee). Utilities Director Tim Luchsinger reported that acquisition of a utility easement located at 3935 South Locust Street was needed in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers. Hooker Brothers Sand & Gravel, Inc. was relocating their office building and main pump staging area. 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 - 710 Allen Drive (Allen Phase II, LLC & Nebraska Tunnel Wash I, LLC). Utilities Director Tim Luchsinger reported that acquisition of a utility easement located at 710 Allen Drive was needed in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers. Tommy's Car Wash had requested a new underground electrical service for their new commercial business. 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 in Bosselville Fifth Subdivision- 3502 West Wood River Road (Bosselman, Inc.; Parcel No. 400406772). Public Works Director John Collins reported that a public easement was needed to accommodate utilities for development within Bosselville Fifth Subdivision. This subdivision was located north of Interstate 80, west of US Highway 281. Staff recommended approval. No public testimony was heard.

Public Hearing on Acquisition of Permanent Utility Easement for Sanitary Sewer District No. 544; Ellington Pointe and Westwood Park Subdivisions at 4010 Driftwood Drive (Shriner) and 818 N North Road (56 Land & Cattle Co., Inc.). Public Works Director John Collins reported that Public utility easements were needed to accommodate the extension of sanitary sewer to serve an area previously unserved that was located within the new subdivision of Ellington Pointe and the existing subdivision of Westwood Park. The public utility easements would allow

for the construction, operation, maintenance, extension, repair, replacement, and removal of sanitary sewer within the easements. Staff recommended approval. No public testimony was heard.

ORDINANCES:

#9773 - Consideration of Approving Annexation of Property being Platted as Brooklyn Subdivision an Addition to the City of Grand Island (Final Reading)

Regional Planning Director Chad Naby reported that Gerald and Pamela Dean, owners of the property, submitted a plat of Brooklyn Subdivision an Addition to the City of Grand Island. Two residential lots would be added to the City as a result of this annexation. This property was located west of St. Paul Road where it intersects with Dean Street and east of and contiguous with Capital Mobile Home Park. This was the third of three readings. Staff recommended approval.

Motion by Haase, second by Hehnke to approve Ordinance #9773 on third and final reading. Upon roll call vote, all voted aye. Motion adopted.

City Clerk: Ordinance #9773 on final reading. All those in favor of the passage of this ordinance on final reading, answer roll call vote. Upon roll call vote, all voted aye. Motion adopted.

Mayor Steele: By reason of the roll call votes on final reading, Ordinance #9773 is declared to be lawfully adopted upon publication as required by law.

#9795 - Consideration of Approving Annexation of Property Located at 4127 West Husker Highway – Leaman Acres Subdivision (Second Reading).

Regional Planning Director Chad Naby reported that Michael and Ralisa Leaman, husband and wife, as owners of the property submitted a plat of Leaman Acres Subdivision an Addition to the City of Grand Island. Three residential lots would be added to the City as a result of this annexation. This property was located south of Husker Highway and east of Graham Avenue. This was the second of three readings. Staff recommended approval.

Motion by Stelk, second by Schutz to approve Ordinance #9795 on second reading.

City Clerk: Ordinance #9795 on second reading. All those in favor of the passage of this ordinance on second reading, answer roll call vote. 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:

#9801 - Consideration of Vacation of Utility Easements at 2208 North Webb Road

#9802 - Consideration of Amending Chapter 8 of the Grand Island City Code to Adopt the 2018 International Building Code, 2018 International Residential Code and 2018 International Existing Building Code

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.

#### #9801 - Consideration of Vacation of Utility Easements at 2208 North Webb Road

Utilities Director Tim Luchsinger reported that the Northwest Commons Business Condominiums (former Shopko) located at 2208 North Webb Road was in the process of being remodeled. A new electrical service had been installed west of the building in a newly acquired easement. The old electrical service had been removed from the two easements to be vacated. The vacation of these two easements would allow the owner/developer to proceed with future development. Staff recommended approval.

Motion by Paulick, second by Conley to approve Ordinance #9801.

City Clerk: Ordinance #9801 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 #9801 on second and final reading. All those in favor of this passage of this ordinance on second and final 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 #9801 is declared to be lawfully adopted upon publication as required by law.

#### #9802 - Consideration of Amending Chapter 8 of the Grand Island City Code to Adopt the 2018 International Building Code, 2018 International Residential Code and 2018 International Existing Building Code

Building Department Director Craig Lewis reported that the City of Grand Island had for generations adopted and enforced building codes which regulate the construction of buildings within the City and jurisdictional areas. The purpose of these codes was to provide minimum requirements to safeguard the public safety, health and general welfare, through affordability, structural strength, means of egress facilities, stability, sanitation, light and ventilation, energy conservation and safety to life and property from fire and other hazards attributed to the built environment and to provide safety to firefighters and emergency responders during emergency operations. Staff recommended amending Chapter 8 of the Grand Island City Code and adopting the 2018 Editions of the International Building, Residential, and Existing Building Codes.

Mr. Lewis explained some of the changes.

Motion by Schutz, second by Conley to approve Ordinance #9802.

City Clerk: Ordinance #9802 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 #9802 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 Steele: By reason of the roll call votes on first reading and then upon second and final readings, Ordinance #9802 is declared to be lawfully adopted upon publication as required by law.

CONSENT AGENDA: Consent Agenda items G-16, G-17, G-18 and G-19 (Resolutions #2020-286, #2020-287, #2020-288, and #2020-289) were removed for further discussion. Motion by Paulick, second by Hehnke to approve the Consent Agenda excluding items G-16, G-17, G-18 and G-19. Upon roll call vote, all voted aye. Motion adopted.

Approving Minutes of October 27, 2020 City Council Regular Meeting.

#2020-272 - Approving Acquisition of Utility Easement - 3935 S. Locust Street (Frank C. Skrupa Trustee).

#2020-273 - Approving Acquisition of Utility Easement - 710 Allen Drive (Allen Phase II, LLC & Nebraska Tunnel Wash I, LLC).

#2020-274 - Approving Purchase of Six (6) 2021 Ford Police Interceptor Utility Vehicles under State Contract from Anderson Auto Group, Lincoln, Nebraska in an Amount of \$210,887.00.

#2020-275 - Approving Change Order #1 for Fire Station 2 Addition Design with Webb and Company Architects, Inc. of Grand Island, Nebraska for an Increase of \$2,525.00 and Revised Amount of \$22,475.00.

#2020-276 - Approving Purchase of Two (2) 10 Cubic Yard Dump Trucks for the Streets Division of the Public Works Department from Hansen International of Grand Island, Nebraska in an Amount of \$239,733.68.

#2020-277 - Approving Award of Professional Engineering Consulting Services for Sanitary Sewer Rehabilitation– Various Locations; Project No. 2020-S-8 with JEO Consulting Group, Inc. of Grand Island, Nebraska in an Amount not to exceed \$28,645.00.

#2020-278 - Approving Bid Award for Wastewater Treatment Plant Paving Improvements; Project No. 2020-WWTP-1 with Starostka Group Unlimited, Inc. of Grand Island, Nebraska in an Amount of \$1,656,965.15.

#2020-279 - Approving Amendment No. 3 to Engineering Consulting Agreement for Sanitary Sewer Collection System Rehabilitation– Downtown; Project No. 2019-S-1, Phase II with Olsson, Inc. of Grand Island, Nebraska for an Increase of 33,468.00 and a Revised Agreement Amount of \$212,269.00.

#2020-280 - Approving Bid Award for Downtown Sanitary Sewer Manhole Rehabilitation; Project No. 2020-S-7 with Redina Construction Company of Glen Ellyn, Illinois in an Amount of \$259,833.00.

#2020-281 - Approving Acquisition of Utility Easement in Bosselville Fifth Subdivision- 3502 West Wood River Road (Bosselman, Inc.; Parcel No. 400406772).

#2020-282 - Approving Skid Steer Buy-Back for Streets Division with Central Nebraska Bobcat of Grand Island, Nebraska for the purchase of a new T76 T4 Compact Track Loader for \$59,133.64 with a trade-in value of \$46,710.00 for a net purchase price of \$12,423.64 and the purchase of a new T66 T4 Compact Track Loader for \$53,569.00 with a trade-in value of \$42,504.00 for a net purchase price of \$11,065.00.

#2020-283 - Approving Acquisition of Permanent Utility Easement for Sanitary Sewer District No. 544; Ellington Pointe and Westwood Park Subdivisions at 4010 Driftwood Drive (Shriner) and 818 N North Road (56 Land & Cattle Co., Inc.).

#2020-284 - Approving Temporary Construction Easements for Sanitary Sewer District No. 544; Ellington Pointe and Westwood Park Subdivisions.

#2020-285 - Approving Final Plat and Subdivision Agreement for Brooklyn Subdivision. It was noted that Gerald and Pamela Dean, owners, had submitted the Final Plat and Subdivision Agreement for Brooklyn Subdivision located north of Capital Avenue and west of St. Paul Road for the purpose of creating 2 lots on 10.0986 acres.

#2020-286 - Approving CDBG-CV Agreement with Heartland United Way in an Amount of \$44,459.00. Community Development Coordinator Amber Alvidrez explained the process and the funding for this request.

Motion by Haase, second by Nickerson to approve Resolution #2020-286. Upon roll call vote, all voted aye. Motion adopted.

#2020-287 - Approving CDBG-CV Agreement with YMCA in an Amount of \$12,000.00. Community Development Coordinator Amber Alvidrez explained the process and the funding for this request.

Motion by Haase, second by Nickerson to approve Resolution #2020-287. Upon roll call vote, all voted aye. Motion adopted.

#2020-288 - Approving CDBG-CV Agreement with YWCA in an Amount of \$30,000.00. Community Development Coordinator Amber Alvidrez explained the process and the funding for this request.

Motion by Haase, second by Nickerson to approve Resolution #2020-288. Upon roll call vote, all voted aye. Motion adopted.

#2020-289 - Approving CBDG-CV Agreement with Central Nebraska Community Action Partnership in an Amount of \$90,000.00. Community Development Coordinator Amber Alvidrez explained the process and the funding for this request.

Motion by Haase, second by Nickerson to approve Resolution #2020-289. Upon roll call vote, all voted aye. Motion adopted.

#2020-290 - Approving Purchase of Two (2) 72" Cut Mowers for the Parks Division of the Parks & Recreation Department from Turfwerks of Omaha, Nebraska in an Amount of \$60,484.00.

#2020-291 - Approving Purchase of One (1) 11' Cut Mower for the Parks Division of the Parks & Recreation Department from Midwest Turf & Irrigation of Omaha, Nebraska in an Amount of \$85,963.70.

#2020-292 - Approving Purchase of a New Dump Truck for the Parks Division of the Parks & Recreation Department from Hansen International of Grand Island, Nebraska in an Amount of \$84,326.00.

REQUESTS AND REFERRALS:

#2020-293 - Approving Request for Qualifications for JBS Trail Expansion for the Parks & Recreation Department. Parks & Recreation Director Todd McCoy reported that the John Brownell Beltline Trail currently ends at Cherry Street in east Grand Island. The proposed new 10' wide concrete trail would be approximately one mile extending the existing trail east and ending at the JBS plant. The City went out for RFQ's and staff is recommending Alfred Benesch & Company of Grand Island, Nebraska be awarded the contract for design services in an amount of \$98,849.00. Funding for this project comes from a recent \$1,000,000.00 JBS Hometown Strong initiative to support local communities.

Mr. McCoy stated the project total was around \$500,000. Discussion was held regarding the \$100,000 for design and consulting services.

Motion by Schutz, second by Paulick to approve Resolution #2020-293. Upon roll call vote, all voted aye. Motion adopted.

PAYMENT OF CLAIMS:

Motion by Minton, second by Stelk to approve the payment of claims for the period of October 28, 2020 through November 10, 2020 for a total amount of \$4,723,358.12. Upon roll call vote, all voted aye. Motion adopted.

ADJOURNMENT: The meeting was adjourned at 7:38 p.m.

RaNae Edwards  
City Clerk