



City of Grand Island

Tuesday, May 25, 2021

Council Session

Item F-1

**#9824 - Consideration of Sale of Property - Abandoned Cleburn
Well Site - 360 N. Cleburn**

Staff Contact: Tim Luchsinger, Stacy Nonhof

Council Agenda Memo

From: Timothy Luchsinger, Utilities Director
Stacy Nonhof, Interim City Attorney

Meeting: May 25, 2021

Subject: Ordinance No. 9824 - Consideration of Sale of Property – South ½ of Lot 8, Block 110, Railroad Addition to the City of Grand Island (Abandoned Cleburn Well Site – 360 N. Cleburn Street)

Presenter(s): Timothy Luchsinger, Utilities Director

Background

The City of Grand Island Utilities Department installed the Cleburn Well located on the South ½ of Lot 8, Block 110, Railroad Addition to the City of Grand Island (360 N. Cleburn Street) in 1927 for the purpose of providing cooling water to the Pine Street Power Plant. The well was decommissioned and abandoned in November of 2018. Utilities Administration has begun the process of eliminating unused properties in order to reduce maintenance costs.

Discussion

A request for proposals was advertised on March 31, 2021, for the property described herein as the South ½ of Lot 8, Block 110, Railroad Addition (360 N. Cleburn Street). Proposals were received on May 6, 2021. One offer was received from HLK, LLC, in the amount of \$25,000.00. Upon review of this offer, the listing agent, Legal, and Utilities staff recommend this offer for approval by Council.

Alternatives

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

1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

City Administration recommends that the Council approve Ordinance No. 9824 and execution by the Mayor to sell the property described herein as the South ½ of Lot 8, Block 110, Railroad Addition to the City of Grand Island (360 N. Cleburn Street), to HLK, LLC, for the amount of \$25,000.00.

Sample Motion

Move to approve Ordinance No. 9824 and the execution by the Mayor to sell the property described herein as the South ½ of Lot 8, Block 110, Railroad Addition to the City of Grand Island (360 N. Cleburn Street), to HLK, LLC, for the amount of \$25,000.00.



Stacy Nonhof, Purchasing Agent

*Working Together for a
Better Tomorrow, Today*

**REQUEST FOR PROPOSAL
FOR
SALE OF LAND – ABANDONED CLEBURN WELL SITE**

RFP DUE DATE: May 6, 2021 at 4:15 p.m.

DEPARTMENT: Utilities

PUBLICATION DATE: March 31, 2021

NO. POTENTIAL BIDDERS: 2

PROPOSALS RECEIVED

Bidder: HLK, LLC – Jesse Spike
Grand Island, NE

Bid Price: \$25,000.00

cc: Tim Luchsinger, Utilities Director
Jerry Janulewicz, City Administrator
Stacy Nonhof, Purchasing Agent
Christy Leshner, Utility Eng.

Pat Gericke, Utilities Admin. Assist.
Patrick Brown, Finance Director
Ryan Schmitz, Assist. Utilities Director
Kelly Mendyk, Utility Eng.

P2270



City of Grand Island Utilities Department

Print Date: 3/24/2021

ORDINANCE NO. 9824

An Ordinance directing and authorizing the sale of Parcel No. 400081431, addressed as 360 North Cleburn Street, in the City of Grand Island, Hall County, Nebraska to HLK, LLC – Jesse Spike; providing for the giving of notice of such conveyance and the terms thereof; providing for the right to file a remonstrance against such conveyance; providing for publication and the effective date of this ordinance.

GE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA:

SECTION 1. The conveyance by warranty deed to HLK, LLC (“Buyer”), of the City’s interests in and to Parcel No. 400081431, addressed as 360 North Cleburn Street, Grand Island, Hall County, Nebraska is hereby approved and authorized.

SECTION 2. Consideration for such conveyance shall be Twenty-five Thousand Dollars and 00/100 (\$25,000.00) and other valuable considerations.

SECTION 3. As provided by law, notice of such conveyance and the terms thereof shall be published for three (3) consecutive weeks in the *Grand Island Independent*, a newspaper published for general circulation in the City of Grand Island. Immediately after the passage and publication of this ordinance, the City Clerk is hereby directed and instructed to prepare and publish said notice.

SECTION 4. Authority is hereby granted to the electors of the City of Grand Island to file a remonstrance against the conveyance of such within described real estate; and if a remonstrance against such conveyance signed by registered voters of the City of Grand Island equal in number to thirty percent (30%) of the registered voters of the City of Grand Island voting at the last regular municipal election held in such City be filed with the City Council

Approved as to Form	▣ _____
May 21, 2021	▣ City Attorney

ORDINANCE NO. 9824 (Cont.)

within thirty (30) days of passage and publication of such ordinance, said property shall not then, nor within one (1) year thereafter, be conveyed.

SECTION 5. The conveyance of said real estate is hereby authorized, directed and confirmed; and if no remonstrance be filed against such conveyance, the Mayor shall make, execute and deliver to Buyer, a warranty deed for said real estate, and the execution of such deed is hereby authorized without further action on behalf of the City Council.

SECTION 6. This ordinance shall be in force and take effect from and after its passage and publication, within fifteen (15) days in one issue of the Grand Island Independent as provided by law.

Enacted: May 25, 2021.

Roger G. Steele, Mayor

Attest:

RaNae Edwards, City Clerk