



City of Grand Island

Tuesday, December 14, 2021

Council Session

Item G-1

Approving Minutes of November 23, 2021 City Council Regular Meeting

Staff Contact: RaNae Edwards

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL REGULAR MEETING

November 23, 2021

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 23, 2021. Notice of the meeting was given in *The Grand Island Independent* on November 17, 2021.

Mayor Roger G. Steele called the meeting to order at 7:00 p.m. The following City Council members were present: Mike Paulick, Justin Scott, Mark Stelk, Jason Conley, Bethany Guzinski, Maggie Mendoza, Michelle Fitzke and Mitch Nickerson. Councilmembers Chuck Haase and Vaughn Minton were absent. The following City Officials were present: City Administrator Jerry Janulewicz, City Clerk RaNae Edwards, Deputy City Clerk Jill Granere, Assistant Finance Director Brian Schultz, Interim City Attorney Stacy Nonhof and Public Works Director John Collins.

INVOCATION was given by Pastor Todd Bowen, Grace Covenant Church, 418 West 12th Street followed by the PLEDGE OF ALLEGIANCE.

Mayor Steele introduced Community Youth Council member Jazmine Roy.

PRESENTATIONS:

Recognition of Grand Island Wastewater Division of the Public Works Department Awards at Fall Conference. The Mayor and City Council recognized the Grand Island Wastewater Division of the Public Works Department for receiving the Nebraska Water Environmental Association (NWEA) Scott Wilber Large Facility Best in Class Award during the 2021 American Public Works Association (APWA), Nebraska Water Environment Association (NWEA), and the American Water Works Association (AWWA) Fall Conference. Public Works Director John Collins introduced Wastewater Treatment Plant Superintendent Matt Walker.

PUBLIC HEARINGS:

Public Hearing on Zoning Change to Property located at 3732 Husker Highway from R2 Low Density Residential to RD Residential Development (Innate Development 2 LLC). Regional Planning Director Chad Nabity reported that Innate Development 2, LLC the owners of 200 acres located north of Husker Highway and west of Prairieview Street requested that the zoning on property be changed on a portion of this property from R2 Low Density Residential to RD Residential Development Zone. The proposal is to build 90 units of three story apartments in 10 unit buildings along with 2 carriage house apartments this property. Staff recommended approval. No public testimony was heard.

Public Hearing on Request from Hall County Livestock Improvement Assn. for a Conditional Use Permit to Allow for Temporary Use to Facilitate Rework of CNHI Combines located at 700

East Stolley Park Road. Building Director Craig Lewis reported that Hall County Livestock Improvement Assn. requested a Conditional Use Permit to accommodate CNHI Industrial to utilize the existing beef barn as a rework site to install missing parts on assembled combines. The proposed site is zoned B-2 General Business, that zoning classification does not allow as a permitted principal use manufacturing. The proposed request would utilize the existing building to rework the combines and install the missing part from November 2021 through April of 2022. The proposal is to truck in 8 to 10 units per day to facilitate the rework. Staff recommended approval. No public testimony was heard.

Public Hearing on Acquisition of Public Utility Easement for Capital Avenue- Moores Creek Drainway to North Road Roadway Improvements; Project No. 2020-P-1. Public Works Director John Collins reported the Capital Avenue- Moores Creek Drainway to North Road Roadway Improvements; Project No. 2020-P-1 is for the improvement of Capital Avenue from the Moores Creek Drainway to the roundabout at North Road. This would be a concrete curb and gutter roadway section with associated sidewalk, traffic control, drainage and all other related improvements needed to complete the project. Public utility easements are needed to accommodate the roadway improvements along Capital Avenue. The property owners have signed the necessary documents to grant the property. Staff recommended approval. No public testimony was heard.

RESOLUTIONS:

#2021-326 - Consideration of Approving Labor Agreement between the City of Grand Island and the Union Local No. 1597, I.B.E.W., A.F.L.-C.I.O. (Utilities Department). Human Resource Director Aaron Schmid reported thirty-nine job classifications in the Utilities Department currently work under the conditions outlined in the labor agreement between the City of Grand Island (City) and the International Brotherhood of Electrical Workers (IBEW), Local No. 1597. The current labor agreement expired as of midnight September 30, 2021. The City and the IBEW met to negotiate and have reached an agreement. The proposed labor agreement will run through September 30, 2024. A salary array was mutually conducted as part of the negotiations process. The changes that are proposed are primarily based on comparability studies from the salary array. Staff recommended approval.

Motion by Nickerson, second by Paulick to approve Resolution #2021-326. Upon roll call vote, all voted aye. Motion adopted.

ORDINANCES:

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

#9861 - Consideration of Approving Salary Ordinance

#9864 - Consideration of Approving Zoning Change to Property located at 3732 Husker Highway from R2 Low Density Residential to RD Residential Development (Innate Development 2 LLC)

be considered for passage on the same day upon reading by number only and that the Deputy 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.

#9861 - Consideration of Approving Salary Ordinance

Human Resource Director Aaron Schmid reported the proposed salary ordinance recognized the changes to the collective bargaining agreement between the City of Grand Island and the International Brotherhood of Electrical Workers, Grand Island Lodge No. 1597 Utilities Department effective October 1, 2021. Staff recommended approval.

Motion by Stelk, second by Paulick to approve Ordinance #9861.

Deputy City Clerk: Ordinance #9861 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.

Deputy City Clerk: Ordinance #9861 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 #9861 is declared to be lawfully adopted upon publication as required by law.

#9864 - Consideration of Approving Zoning Change to Property located at 3732 Husker Highway from R2 Low Density Residential to RD Residential Development (Innate Development 2 LLC)

This item was related to the aforementioned Public Hearing.

Motion by Paulick, second by Scott to approve Ordinance #9864.

Deputy City Clerk: Ordinance #9864 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.

Deputy City Clerk: Ordinance #9864 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 #9864 is declared to be lawfully adopted upon publication as required by law.

CONSENT AGENDA: Consent Agenda item G-5 (Resolution #2021-329) was pulled for further discussion. Motion by Paulick, second by Fitzke to approve the Consent Agenda excluding item G-5. Upon roll call vote, all voted aye. Motion adopted.

Approving Minutes of November 9, 2021 City Council Regular Meeting.

Approving Re-Appointments of Hector Rubio, Robin Hendricksen, and Tony Randone to the Interjurisdictional Planning Commission.

#2021-327 - Approving the 3rd Amendment to the Energy Management and Settlement Service Agreement with Tenaska Power Service.

#2021-328 - Approving Purchase of a 2023 Aerial Truck for the Line Division from Altec Industries Inc. of St. Joseph, Missouri in the amount of \$239,673.00.

#2021-329 - Consideration of Change to 2021-2022 Fee Schedule Regarding Transit Division Fees. Transit Manager Charley Falmlen mentioned the number of riders and being short on drivers. Discussion was held regarding transit operations.

Motion by Nickerson, second by Scott to approve G-5. Upon roll call vote, all voted aye. Motion adopted.

#2021-330 - Year-End Certification of City Street Superintendent for Determining Incentive Payment for Calendar Year 2021.

#2021-331 - Approving Bid Award of One (1) 2022 Solid Waste Transfer Trailer for the Solid Waste Division of the Public Works Department from Wilkens Industries of Morris, Minnesota in the Amount of \$93,483.00.

#2021-332 - Approving Bid Award for Parking Ramp Maintenance & Repairs- 2021; 103 North Locust Street from Wilkinson Industrial of Shelton, Nebraska in the amount of \$70,488.00.

#2021-333 - Approving Acquisition of Public Utility Easement for Capital Avenue- Moores Creek Drainway to North Road Roadway Improvements; Project No. 2020-P-1.

#2021-334 - Approving Temporary Construction Easement for Capital Avenue- Moores Creek Drainway to North Road Roadway Improvements; Project No. 2020-P-1.

#2021-335 - Approving Agreement with Applied Pavement Technology, Inc. of Urbana, Illinois for 2022 Pavement Condition Assessment in the Maximum Amount of \$136,655.00.

#2021-336 - Approving Certificate of Final Completion for the 2021 Asphalt Resurfacing Project No. 2021-AC-1 with Gary Smith Construction Co., Inc. of Grand Island, Nebraska.

#2021-337 - Approving Designating the City's Tabitha Grand Island Project Series 2021 Revenue Bond as it's Qualified Tax-Exempt Obligations not to Exceed \$10,000,000.

#2021-338 - Approving Preliminary and Final Plat for Legacy 34 Subdivision. It was noted that Innate Development 2 LLC, owners, had submitted the Preliminary Plat for the purpose of creating 304 Lots, 12 Outlots on 197.14 acres and Final Plat for the purpose of 12 lots, 1 Outlot on 5.4 acres for Legacy 34 Subdivision located north of Husker Highway and west of Prairieview Street.

REQUESTS AND REFERRALS:

Consideration of Approving Request from Hall County Livestock Improvement Assn. for a Conditional Use Permit to Allow for Temporary Use to Facilitate Rework of CNHI Combines located at 700 East Stolley Park Rd. This item was related to the aforementioned Public Hearing.

Motion by Stelk, second by Paulick to approve the request from the Hall County Livestock Improvement Assn. for a Conditional Use Permit at 700 East Stolley Park Road. Upon roll call vote, Councilmembers Nickerson, Mendoza, Conley, Stelk, Fitzke, Scott and Paulick voted aye. Councilmember Guzinski voted no. Motion adopted.

PAYMENT OF CLAIMS:

Motion by Mendoza, second by Nickerson to approve the payment of claims for the period of November 10, 2021 through November 23, 2021 for a total amount of \$6,201,741.67. Upon roll call vote, all voted aye. Motion adopted.

ADJOURNMENT: The meeting was adjourned at 7:31 p.m.

Jill Granere
Deputy City Clerk