



City of Grand Island

Tuesday, August 21, 2012

Special Meeting

Item G1

Approving Minutes of July 24, 2012 City Council Regular Meeting

Staff Contact: RaNae Edwards

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL REGULAR MEETING
July 24, 2012

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, 2012. Notice of the meeting was given in *The Grand Island Independent* on July 18, 2012.

Mayor Jay Vavricek called the meeting to order at 7:00 p.m. The following City Council members were present: Chuck Haase, Larry Carney, Bob Niemann, Kirk Ramsey, Peg Gilbert, Mitch Nickerson, Linna Dee Donaldson, Scott Dugan, Vaughn Minton, and John Gericke. The following City Officials were present: City Clerk RaNae Edwards, City Attorney Robert Sivick, Public Works Director John Collins and Finance Director Jaye Monter.

INVOCATION was given by Pastor Gary Schulte, Evangelical Free Church, 2609 South Blaine Street followed by the PLEDGE OF ALLEGIANCE.

Mayor Vavricek stated a press release would be sent out regarding the City Administrator's position.

Mayor Vavricek introduced Community Youth Council member Kennedy Martinez and Board member Roy Swan.

PRESENTATIONS AND PROCLAMATIONS:

Proclamation Nebraska State Fair 1868 Foundation "Blue Ribbon Roll Out Week" July 30 – August 4, 2012. Mayor Vavricek proclaimed the week of July 30 - August 4, 2012 as "Blue Ribbon Roll Out Week". Lindsey Koepke, Executive Director of the Nebraska State Fair 1868 Foundation was present to receive the proclamation.

PUBLIC HEARINGS:

Public Hearing on Amendment to Redevelopment Plan Area #6 Located at 709 & 715 West 18th Street. Regional Planning Director Chad Nabity reported that Baker Development Inc. had submitted a proposed amendment to the redevelopment plan that would provide for site acquisition, clearance and extension of utilities and subsequent construction of a duplex at 709 and 715 West 18th Street. Council was asked to approve the cost benefit analysis, the amended redevelopment plan for CRA Area #6 and authorize the CRA to execute a contract for TIF. Staff recommended approval. No public testimony was heard.

Public Hearing on Budget Amendment for Neighborhood Stabilization Program Grant. Community Development Administrator Marco Floreani reported that there were grant funds remaining for use in the New Construction activity of the budget. By requesting these funds to be reallocated to Clearance/Demolition activity the City would have the opportunity to demolish an additional vacant and blighted property to utilize these funds. Staff recommended approval. No public testimony was heard.

ORDINANCES:

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

#9391 – Consideration of Amendments to Chapter 13 and 32 of the Grand Island City Code Relative to Downtown BID Encroachments

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 this ordinance 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.

Public Works Director John Collins reported that Federal-aid Transportation projects included requirements for encroachments in the public Right-of-Way. The Third and Wheeler Historical Lighting received Federal aid through the Transportation Enhancement Program. The Grand Island Downtown had several encroachments that must be addressed before the Nebraska Department of Roads would approve final design plans and specifications.

Motion by Haase, second by Dugan to approve Ordinance #9391.

City Clerk: Ordinance #9391 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 #9391 on final passage. All those in favor of the passage of this ordinance on final passage, answer roll call vote. Upon roll call vote, all voted aye. Motion adopted.

Mayor Vavricek: By reason of the roll call votes on first reading and then upon final passage, Ordinance #9391 is declared to be lawfully adopted upon publication as required by law.

CONSENT AGENDA: Agenda item G-11 was pulled for further discussion. Motion by Ramsey, second by Carney to approve the Consent Agenda excluding item G-11. Upon roll call vote, all voted aye. Motion adopted.

Approving Minutes of July 9, 2012 Annual Joint Central District Health Department Meeting.

Approving Minutes of July 10, 2012 City Council Regular Meeting.

Approving Minutes of July 10, 2012 City Council Study Session.

Approving Minutes of July 17, 2012 City Council Study Session.

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

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

#2012-181 – Approving Final Plat and Subdivision Agreement for Sheaffer Second Subdivision. It was noted that Kevin and Karen Houtwed, owners, had submitted the Final Plat and Subdivision Agreement for Sheaffer Second Subdivision for the purpose of creating 2 lots on property located west of Claude Road and south of Arch Avenue containing 5.6046 acres.

#2012-182 – Approving Bid Award for Cooling Tower Reconditioning at Platte Generating Station with Cooling Depot, Inc. of Golden, CO in an Amount of \$132,235.00.

#2012-183 – Approving Bid Award for Coal Conveyor #1 Transfer Point Upgrade at Platte Generating Station with Martin Engineering of Neponset, IL in an Amount of \$146,201.59.

#2012-184 – Approving Supplemental Agreements with Burlington Northern Santa Fe Railroad – Double Track Project.

#2012-186 – Approving Bid Award for HVAC Renovation at City Hall with Honeywell Building Solutions of Omaha, NE in an Amount of \$105,620.52.

#2012-187 – Approving Five-Year Maintenance Contract for Monitors with Physio-Control.

#2012-188 – Approving Budget Amendment for Neighborhood Stabilization Program Grant.

#2012-189 – Approving Authorization to apply for Additional Disaster Prevention Funds.

#2012-185 – Approving Use of Land Owned by the City of Grand Island for the Trail to be Constructed on the State Street and Capital Avenue Connector Trail Project. Public Works Director John Collins reported that the property owned by the City next to the State Street and Capital Avenue Connector Trail Project needed a “Declaration of Use” document signed by the City as required by the Nebraska Department of Roads in order to get funding.

Paul Wicht, 936 South Kimball spoke of concerns of the cost for this project. Mr. Collins stated this was a Federal Aid project with the City paying 20%.

Motion by Ramsey, second by Gericke to approve Resolution #2012-185. Upon roll call vote, all voted aye. Motion adopted.

RESOLUTIONS:

#2012-190 – Approving FY 2012-203 Annual Budget for Business Improvement District #6, 2nd Street from Garfield Avenue to Eddy Street and Setting Date of Board of Equalization. Finance Director Jaye Monter reported that BID #6 requested \$32,148 in assessments for fiscal year 2012-2013. This resolution also sets September 11, 2012 for the Board of Equalization hearing.

Motion by Gilbert, second by Donaldson to approve Resolution #2012-190. Upon roll call vote, all voted aye. Motion adopted.

#2012-191 – Approving FY 2012-2013 Annual Budget for Business Improvement District #7, South Locust Street from Stolley Park Road to Highway 34 and Setting Date for Board of Equalization. Finance Director Jaye Monter reported that BID #7 requested \$47,892 in assessments for fiscal year 2012-2013. This resolution also sets September 11, 2012 for the Board of Equalization hearing.

Motion by Dugan, second by Minton to approve Resolution #2012-191. Upon roll call vote, all voted aye. Motion adopted.

#2012-192 – Approving FY 2012-2013 Annual Budget for Business Improvement District #8, Downtown and Setting Date for Board of Equalization. Finance Director Jaye Monter reported that BID #8 requested \$90,000 in assessments for fiscal year 2012-2013. This resolution also sets September 11, 2012 for the Board of Equalization hearing.

Discussion was held regarding the budget amount under “other expenditures” and “land improvements”. Kurt Haecker, Board member stated there were funds carried over along with grant money received that had to be allocated in the 2012-2013 budget. Money left over at the end of the district could be carried over to a new BID. He thanked the Council for the Quiet Zone. The following accomplishments were mentioned: facades, memorial park at Dodge Parking Lot, Quiet Zone, and historical lighting.

Motion by Gilbert, second by Gericke to approve Resolution #2012-192. Upon roll call vote, all voted aye. Motion adopted.

#2012-193 – Approving Amendment to Redevelopment Plan Area #6 Located at 709 & 715 West 18th Street. This item related to the aforementioned Public Hearing.

Motion by Donaldson, second by Ramsey to approve Resolution #2012-193. Upon roll call vote, all voted aye. Motion adopted.

#2012-194 – Approving Memorandum of Understanding with Chief Industries and the Grand Island Community Redevelopment Authority. Regional Planning Director Chad Nabity reported that Chief Industries had purchased the former Aurora Coop property at Fonner Park Road and Lincoln Avenue and were in the process of demolishing the old structures. CRA had approved a grant of \$100,000 to aid Chief in this process. CRA had asked Chief to consider a Memorandum of Understanding (MOU) that would allow the CRA to recapture the grant at some point in the future if TIF was requested on the property.

Comments were made regarding the improvement to this area.

Motion by Haase, second by Carney to approve Resolution #2012-194. Upon roll call vote, all voted aye. Motion adopted.

#2012-195 – Approving Request of Hall County Historical Society, Inc. for Release of Funds from the Stolley Fund held by the Nebraska Historical Society Foundation. Building Department Director Craig Lewis reported that the Hall County Historical Society had constructed a memorial in Stolley Park and were requesting reimbursement from the Foundation Stolley Fund in the amount of \$15,000.

Judy Humiston, 1110 West 10th Street spoke in support.

Motion by Niemann, second by Gericke to approve Resolution #2012-195. Upon roll call vote, all voted aye. Motion adopted.

#2012-196 – Approving Bid Award for 2012 Lincoln Park Swimming Pool. Interim Parks & Recreation Director Todd McCoy reported that funding was made available using bonding authority provided through the CRA to replace Lincoln Park Swimming Pool. On January 24, 2012 Council passed Resolution 2012-25 setting a project budget of \$1,550,000 for construction of the pool.

Four bids were received ranging from \$1,679,000 to \$1,695,700 with one bid being rejected. It was recommended that the bid be awarded to Hausmann Construction of Lincoln, NE in an amount of \$1,679,000 and that Council amends Resolution 2012-25 to increase the project budget for the construction of the pool to \$1,679,000.

Paul Wicht, 936 South Kimball and Pat Buettner, 714 South Broadwell spoke in opposition. Discussion was held regarding amending Resolution #2012-25 to increase the budget set by Council from \$1,550,000 to \$1,679,000. Regional Planning Director Chad Nabity commented on CRA looking at funding \$1.7 to \$1.8 million with bond council.

Comments were made concerning taking the low bidder over local preference. City Attorney Robert Sivick commented City Code requirements and possible civil liability to the city if the Council did not award to the lowest bidder.

Dave Henke representing JEO, 142 West 11th Street, Wahoo, NE commented on the estimate which included extra features not originally included. Mr. Henke commented on the experience between Hausmann and Lacy Construction.

Motion by Gilbert, second by Ramsey to approve Resolution #2012-196 and amend Resolution #2012-25. Upon roll call vote, all voted aye. Motion adopted.

#2012-197 – Approving Contract for Health Plan. Human Resources Director Brenda Sutherland reported that Requests for Proposals had been received for health insurance for the employees of the City. The Health Insurance Committee had reviewed the plan changes and recommended Blue Cross and Blue Shield of Nebraska to serve as the Third Party Administrator for the City's health insurance plan, Discovery Benefits, Inc. to administer COBRA, and Strong Financial Resources as broker.

Discussion was held regarding the Wellness Program. Ms. Sutherland stated is had been successful and the City had seen a reduction in claims.

Motion by Gericke, second by Dugan to approve Resolution #2012-197. Upon roll call vote, all voted aye. Motion adopted.

#2012-198 – Approving Appointment of Terry Brown as Interim Public Works Director/City Engineer. Mayor Vavricek recommended the appointment of Terry Brown as Interim Public Works Director/City Engineer.

Paul Wicht, 936 South Kimball spoke in support. Public Works Director John Collins recommended the appoint of Terry Brown.

Motion by Gilbert, second by Ramsey to approve Resolution #2012-198. Upon roll call vote, all voted aye. Motion adopted.

PAYMENT OF CLAIMS:

Motion by Dugan, second by Gericke to approve the Claims for the period of July 11, 2012 through July 24, 2012, for a total amount of \$4,022,075.71. Unanimously approved.

ADJOURNMENT: The meeting was adjourned at 9:00 p.m.

RaNae Edwards
City Clerk