



# **City of Grand Island**

**Tuesday, March 26, 2013**

**Council Session**

## **Item G1**

### **Approving Minutes of March 12, 2013 City Council Regular Meeting**

**Staff Contact: RaNae Edwards**

## CITY OF GRAND ISLAND, NEBRASKA

### MINUTES OF CITY COUNCIL REGULAR MEETING

March 12, 2013

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 March 12, 2013. Notice of the meeting was given in *The Grand Island Independent* on March 6, 2013.

Mayor Jay Vavricek called the meeting to order at 7:00 p.m. The following City Council members were present: Bob Niemann, Linna Dee Donaldson, Julie Hehnke, Mitch Nickerson, Peg Gilbert, John Gericke, Scott Dugan, Mike Paulick, and Vaughn Minton. Councilmember Chuck Haase was absent. The following City Officials were present: City Administrator Mary Lou Brown, City Clerk RaNae Edwards, City Attorney Robert Sivick, Public Works Director John Collins and Finance Director Jaye Monter.

INVOCATION was given by Pastor Steve Warriner, Abundant Life Christian Church, 3411 West Faidley Avenue followed by the PLEDGE OF ALLEGIANCE.

Mayor Vavricek introduced Community Youth Council Josh Sugita.

#### PRESENTATIONS AND PROCLAMATIONS:

Recognition of the Grand Island Northwest Girls Basketball Team for Class "B" State Championship. Mayor Vavricek and the City Council recognized Grand Island Northwest High School Girls Basketball Team and their coach Mike Herzberg for their Class "B" State Girls Basketball championship. The coach and team members were present for the recognition.

Proclamation "Go Guard Week" March 18-24, 2013. Mayor Vavricek proclaimed the week of March 18-24, 2013 as "Go Guard Week". Major Dustin Wilke with the Nebraska National Guard was present and gave an update on the National Guard Readiness Center. Also present were Mike Halbert, Central Community College (CCC) President, Travis Karr, and Larry Glaser who explained the grant CCC received to establish a Veterans Resource Center.

Presentation of Downtown Revitalization Plan by Alley Poyner Macchetto. Community Development Administrator Marco Floreani reported that the City of Grand Island received a Downtown Revitalization Phase 1 Pre-Development Planning Grant in the amount of \$30,000 from the Nebraska Department of Economic Development. The grant is a CDBG national objective of aiding in eliminating conditions related to slum and blighted areas within the city.

Jay Palu and Megan Lutz representing Alley Poyner Macchetto gave a PowerPoint presentation regarding the Downtown Redevelopment Study. Mr. Floreani explained the Phase 2 Development in the amount of \$350,000 and moving forward with this project.

Discussion was held concerning using the \$350,000 grant funds from Phase 2 toward developers revitalizing downtown. Parking concerns for resident's in downtown were mentioned. Andrea Capel commented on a building in Council Bluffs that was revitalized by a non-profit corporation to move Council Bluffs forward. Mentioned was the possibility of demolishing

buildings versus revitalizing. Craig Hand, 4220 Calvin Drive stated it was much easier to raise money for non-profits. Lack of public restrooms were mentioned.

PUBLIC HEARINGS:

Public Hearing on Acquisition of Utility Easement Located at 2703 East Highway 30 (CMJ Rentals). Utilities Director Tim Luchsinger reported that acquisition of a utility easement located at 2703 East Highway 30 was needed in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers for the purpose of installing electrical power closer to the load. Lazy V has reconstructed one building and was adding a larger service. Extending the overhead line and relocating the transformer would improve the service. Staff recommended approval. No public testimony was heard.

Public Hearing on the One & Six Year Street Improvement Plan. City Attorney Robert Sivick reported that Council approved the One & Six Year Street Improvement Plan on February 12, 2013. This item was being brought back to Council due to the City not fully complying with the legal notice requirements by posting notice in three public places. Staff recommended approval. No public testimony was heard.

ORDINANCE:

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

#9422 – Consideration of Correcting Ordinance #9419 Relating to Chapter 36-102 of the Grand Island City 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.

Regional Planning Director Chad Nabity reported Ordinance #9422 would replace Ordinance #9419 due to a clerical error. The proposed ordinance would only make changes to Section 102 of Chapter 36 regarding landscaping of the Airport overlay zone.

Motion by Donaldson, second by Niemann to approve Ordinance #9422.

City Clerk: Ordinance #9422 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 #9422 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 #9422 is declared to be lawfully adopted upon publication as required by law.

CONSENT AGENDA: Motion by Dugan, second by Gericke to approve the Consent Agenda. Upon roll call vote, all voted aye. Motion adopted.

Approving Minutes of February 26, 2013 City Council Regular Meeting.

Approving Minutes of March 5, 2013 City Council Study Session.

#2013-56 – Approving Acquisition of Utility Easement Located at 2703 East Highway 30 (CMJ Rentals).

#2013-57 – Approving Bid Award for a 2013 Truck Chassis with Service Crane Body & Tip-Mounted Capstan for Underground Division with Palfleet Truck Equipment of Council Bluffs, IA in an Amount of 496,390.00.

#2013-58 – Approving Bid Award for Vacuum, Blast Cleaning, High Pressure Wash at Platte Generating Station with Meylan Enterprises, Inc. of Omaha, NE in an Amount of \$72,457.95.

#2013-59 – Approving Amendment #1 to the Plan Review Agreement between the City of Grand Island and NE Dept. of Health & Human Services.

#2013-60 – Approving Bid Award for Blaine Street Paving; Project No. 2012-P-2 – Wildwood Drive to Schimmer Drive with Gehring Construction & Ready Mix Co. of Columbus, NE in an Amount of \$588,529.90.

#2013-61 – Approving Bid Award for the 2013 Chip Seal Project No. 2013-CS-1 with Gary Smith Construction Co., Inc. of Grand Island, NE in an Amount of \$104,020.00.

#2013-62 – Approving Bid Award for Handicap Ramp Project No. 2013-1 with Galvan Construction, Inc. of Grand Island, NE in an Amount of \$99,480.50.

#2013-63 – Approving Supplemental Agreement No. 2 with NDOR and Olsson Associates for Engineering Consulting Services Related to Capital Avenue Widening – Webb Road to Broadwell Avenue for an Estimated Increase to the City of \$5,682.20.

#2013-64 – Approving State Bid Award for (1) 2013 3500HD Chevrolet Silverado 4x4 Pickup for the Wastewater Division of the Public Works Department with Sid Dillon Crete, Inc. of Crete, NE in an Amount of \$37,908.00.

#2013-65 – Approving Union Pacific Railroad Pipeline Crossing Agreement for North Interceptor – Phase I Improvements; Project No. 2012-S-6.

#2013-66 – Approving Change Order No. 1 for Lift Station No. 7 Improvements Project No. 2011-S-1A with The Diamond Engineering Company of Grand Island, NE for an Increase of \$1,897.50 and a Revised Contract Amount of \$481,456.45.

#2013-67 – Approving Change Order No. 5 for Aeration Basin Improvements at the Wastewater Treatment Plant; Project No. WWTP-2010-3 with Oakview dck, LLC of Red Oak, IA for a Decrease of \$14,443.25 and a Revised Contract Amount of \$3,929,581.75.

#2013-68 – Approving Contract for Annual City, Electric and Water Utility Audits with Almquist, Maltzan, Galloway & Luth CPA's of Grand Island, NE for Five Fiscal Years Ending September 30, 2013 through 2017 in an Amount of \$312,000.00.

#2013-69 – Approving Contract for HIDTA Funding for 2013/2014 in an Amount of \$55,442.00.

REQUESTS AND REFERRALS:

Consideration of Forwarding Blighted and Substandard Area Determination Analysis: Community Redevelopment Authority Analysis No. 12 Grand Island, Nebraska to the Hall County Regional Planning Commission. Regional Planning Director Chad Nabity reported that Area 12 included Indian Acres Subdivision and Copper Creek Estates west and south of Shoemaker School in northwest Grand Island. If Council decides to declare an area blighted and substandard they should expect and encourage redevelopment projects; including those that come forward requesting financial assistance through the use of Tax Increment Financing (TIF).

The following people spoke in support:

- Ray O'Connor, 611 Fleetwood Road
- Orville Stahr, 1513 Road 13, York, NE
- Kent Cordes representing Miller & Associates of Kearney, NE
- Virgil Harden representing Grand Island Public Schools
- Ken Gnadt, 1610 Gretchen

Comments were made regarding the percentage of blighted and substandard areas within Grand Island, storm sewer, additional students in the school system and TIF financing.

Motion by Dugan, second by Gilbert to approve forward Blighted and Substandard Area Determination Analysis: Community Redevelopment Authority Analysis No. 12 Grand Island, Nebraska to the Hall County Regional Planning Commission. Upon roll call vote, all voted aye. Motion adopted.

RESOLUTIONS:

#2013-70 – Consideration of Approving One and Six Year Street Improvement Program. This item related to the aforementioned Public Hearing.

Motion by Dugan, second by Minton to approve Resolution #2013-70. Upon roll call vote, all voted aye. Motion adopted.

#2013-71 – Approving Boundaries for Downtown Business Improvement District 2013. Community Development Administrator Marco Floreani reported that Business Improvement District (BID) #8 was set to expire on September 30, 2013. Business and property owners had expressed interest in forming a new business improvement district with the same boundaries as BID #8. It was recommended that Council approve the boundaries for Downtown BID 2013 and the following be confirmed as board members for this BID: Amos Anson, Craig Hand, Mark Stelk, Dee Johnson, Tim Ziller, Kurt Haecker, Eric Edwards, Kris Jerke, and Dave Wetherlit.

Motion by Donaldson, second by Dugan to approve Resolution #2013-71. Upon roll call vote, all voted aye. Motion adopted.

#2013-72 – Approving Surplus Equipment for Disposal from the Wastewater Division of the Public Works Department. Public Works Engineer Terry Brown reported that the Wastewater Division of the Public Works Department had surplus equipment at the plant that was recommended for disposal. It was recommended that the surplus equipment be disposed of at Wieck's Auction on March 16, 2013.

Motion by Gilbert, second by Niemann to approve Resolution #2013-72. Upon roll call vote, all voted aye. Motion adopted.

PAYMENT OF CLAIMS:

Motion by Dugan, second by Donaldson to approve the Claims for the period of February 27, 2013 through March 12, 2013, for a total amount of \$4,809,800.90. Unanimously approved.

ADJOURNMENT: The meeting was adjourned at 9:53 p.m.

RaNae Edwards  
City Clerk