
City of Grand Island



Tuesday, January 13, 2004

Council Session Packet

City Council:

Carole Cornelius
Peg Gilbert
Joyce Haase
Margaret Hornady
Robert Meyer
Mitchell Nickerson
Don Pauly
Jackie Pielstick
Scott Walker
Fred Whitesides

Mayor:

Jay Vavricek

City Administrator:

Gary Greer

City Clerk:

RaNae Edwards

7:00:00 PM
Council Chambers - City Hall
100 East First Street

Call to Order

Pledge of Allegiance /Invocation - Youth Minister Brian Pielstick, Independent Bethel Baptist Church, 1223 East 6th St

Roll Call

A - SUBMITTAL OF REQUESTS FOR FUTURE ITEMS

Individuals who have appropriate items for City Council consideration should complete the Request for Future Agenda Items form located at the Information Booth. If the issue can be handled administratively without Council action, notification will be provided. If the item is scheduled for a meeting or study session, notification of the date will be given.

B - RESERVE TIME TO SPEAK ON AGENDA ITEMS

This is an opportunity for individuals wishing to provide input on any of tonight's agenda items to reserve time to speak. Please come forward, state your name and address, and the Agenda topic on which you will be speaking.

MAYOR COMMUNICATION

This is an opportunity for the Mayor to comment on current events, activities, and issues of interest to the community.



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item E1

Public Hearing on Request of Chicken Coop of Grand Island, Inc. dba Chicken Coop Sports Bar and Grill, 120 East 3rd Street, for a Class "C" Liquor License

Chicken Coop of Grand Island, Inc. dba Chicken Coop Sports Bar and Grill, 120 East 3rd Street, has submitted an application for a Class "C" Liquor License. A Class "C" Liquor License allows for the sale of alcoholic beverages on and off sale within the corporate limits of the City. This application has been reviewed by the Building, Fire, Health, and Police Departments. It is appropriate at this time to solicit public comment. The action item is contained under the Consent Agenda.

Staff Contact: RaNae Edwards



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item E2


Public Hearing on Request of Emil Schaaf on Behalf of Werner Construction for Conditional Use Permit Located at 5588 South Engleman Road for Gravel Dredging and Aggregate Stockpiling

Emil Schaaf on behalf of Werner Construction, Hastings, Nebraska, has submitted an application with the City Clerk's Office for a Conditional Use Permit for gravel dredging and aggregate stockpiling located at 5588 South Engleman Road. The property is currently zoned AG-Agricultural Zone and as such, an operation of a sand and gravel pit and accessory uses are allowed only if approved by the City Council in the form of a conditional use permit. The existing operation has the approval of the Hall County Board in the form of a conditional use permit approved on July 11, 2000. Because part of the property is now within the two mile zoning jurisdiction of the City of Grand Island and the applicants have requested modifications to the existing approval it is required that the City approve the modifications in a new permit. This application has been reviewed by the Building, Legal, Utilities, Regional Planning, and Public Works Departments. It is appropriate at this time to solicit public comment. The action item is contained under the Consent Agenda.

Staff Contact: Craig Lewis



Schaaf Gravel Pit Conditional Use Permit
January 13, 2004
Grand Island City Council Public Hearing

N 

— Approx. Floodway
— Property Boundary
— City Jurisdiction



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item E3

Public Hearing on Acquisition of Utility Easement Located on the East Side of North Road at Manchester Road - Johnson and Johnson, Inc.

Acquisition of utility easement located on the east side of North Road at Manchester Road, is required in order to have access to install, upgrade, maintain, and repair power appurtenances. This easement will be used for an anchor and down guy to hold the overhead line going west from this location. It is appropriate to solicit public comment. The action item is contained under the Consent Agenda.

Staff Contact: Gary R. Mader



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item E4

Public Hearing on Acquisition of Utility Easement Located on the East Side of North Road at Manchester Road - Good Hitters, Inc.

Acquisition of utility easement located on the east side of North Road at Manchester Road, is required in order to have access to install, upgrade, maintain, and repair power appurtenances. This easement will be used to construct an overhead three-phase line to serve the property. It is appropriate to solicit public comment. The action item is contained under the Consent Agenda.

Staff Contact: Gary R. Mader



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item E5

Public Hearing on Acquisition of Utility Easement Located at 527 North Diers Avenue - Encinger Properties II, L.L.C.

Acquisition of utility easement located at 527 N. Diers Avenue, is required in order to have access to install, upgrade, maintain, and repair power appurtenances. This easement will be used to locate a new pad-mounted transformer to serve a new building at this location. It is appropriate to solicit public comment. The action item is contained under the Consent Agenda.

Staff Contact: Gary R. Mader



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item E6

Public Hearing on Acquisition of Utility Easement Located at Midaro Drive and U.S. Highway 34 - Crouch

Acquisition of utility easement located on the east side of Midaro Drive and north of U.S. Highway 34, is required in order to have access to install, upgrade, maintain, and repair power appurtenances. This easement will be used to serve an upgraded overhead power line to serve a new home. It is appropriate to solicit public comment. The action item is contained under the Consent Agenda.

Staff Contact: Gary R. Mader



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item E7

Public Hearing on Acquisition of Utility Easement Located at 3356 North Gunbarrel Road - Elstermeier

Acquisition of utility easement located at 3356 N. Gunbarrel Road, is required in order to have access to install, upgrade, maintain, and repair power appurtenances. This easement will be used for a relocated overhead power line. It is appropriate to solicit public comment. The action item is contained under the Consent Agenda.

Staff Contact: Gary R. Mader



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item F1

#8884 - Consideration of Annexation of Property Located at 2860 East Bismark Road (Second Reading)

This item relates to the action taken at the December 23, 2003 City Council meeting. Annexation of property located at 2860 East Bismark Road, and the location of the Grand Island Kennel Club. This annexation has been requested by the Property Owners. The Regional Planning Commission at their meeting of December 3, 2003, unanimously voted to approve and recommend the city council approve this annexation. This is the second of three readings. Approval is recommended.

Staff Contact: Chad Nabity

* This Space Reserved For Register of Deeds *

ORDINANCE NO. 8884

An ordinance to extend the boundaries and include within the corporate limits of, and to annex to the City of Grand Island, Nebraska, a tract of land comprising a part of Lot One (1) on the main land of the Southwest Quarter of the Southeast Quarter (SW1/4, SE1/4) of Section Fourteen (14), Township Eleven (11) North, Range Nine (9) West of the 6th P.M. in Hall County, Nebraska, more particularly described herein; to provide service benefits thereto; to confirm zoning classifications; to repeal any ordinance or resolutions or parts of thereof in conflict herewith; to provide for publication in pamphlet form; and to provide the effective date of this ordinance.

WHEREAS, on December 23, 2003, Ordinance No. 8884 was approved by the City Council of the City of Grand Island on first reading.

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

SECTION 1. It is hereby found and determined that:

(A) A tract of land comprising a part of Lot One (1) on the main land of the Southwest Quarter of the Southeast Quarter (SW1/4, SE1/4) of Section Fourteen (14), Township

Approved as to Form	☐ _____
January 8, 2004	☐ City Attorney

ORDINANCE NO. 8884 (Cont.)

Eleven (11) North, Range Nine (9) West of the 6th P.M. in Hall County, Nebraska, hereinafter more particularly described, is urban and suburban and not agricultural and rural in character, and that the subject property is contiguous and adjacent to the corporate limits of said City.

(B) That the subject real estate will receive material benefits and advantages including police, fire, emergency services, street maintenance, and snow removal benefits due to annexation to the City of Grand Island, Nebraska, and that City water and sanitary sewer service is available as provided by law.

(C) The various zoning classifications of the subject tract of land shown on the Official Zoning Map of the City of Grand Island, Nebraska, are hereby confirmed.

(D) There is unity of interest in the use of the said tract of land and streets with the use of lots and streets in the City, and the community convenience and welfare and in the interests of the said City will be enhanced through incorporating the subject tract of land and streets within the corporate limits of the City of Grand Island.

(E) The plan for extending City services, as adopted by the City Council by the passage and approval of Resolution No. 2003-377, be and is hereby approved and ratified.

SECTION 2. That the boundaries of the City of Grand Island, Nebraska, be and are hereby extended to include within the corporate limits of the said City the contiguous and adjacent tract of land described as follows:

Beginning at the northwest corner of said Lot One (1) on the main land of the Southwest Quarter of the Southeast Quarter (SW1/4, SE1/4); thence running southerly along and upon the west line of said Southwest Quarter of the Southeast Quarter (SW1/4, SE1/4), a distance of Seven Hundred Twenty-Seven and Four Hundredths (727.04) feet to a point on the northeasterly right-of-way line of the Burlington Northern/Sante Fe Railroad (formerly C.B.&Q. Railroad); thence deflecting left 62°12' and running southeasterly along and upon said NE railroad right-of-way, a distance of Two Hundred and Two (202.0) feet; thence deflecting left 35°07' and running northeasterly a distance of Two Hundred Seventy Nine

ORDINANCE NO. 8884 (Cont.)

and Twenty Two Hundredths (279.22) feet; thence deflecting left 23°23' and running northeasterly a distance of Three Hundred Twelve and Forty Five Hundredths (312.45) feet; thence deflecting left 19°00' and running northeasterly a distance of Two Hundred Forty Nine and Twenty Five Hundredths (249.25) feet; thence deflecting left 13°21' and running northeasterly a distance of One Hundred Eighteen and Forty Five Hundredths (118.45) feet; thence deflecting left 12°55' and running northeasterly a distance of Three Hundred Twenty Eight and Seven Hundredths (328.07) feet; to a point on the north line of said SW1/4, SE1/4; thence running westerly along and upon said north line of the SW1/4, SE1/4, a distance of One Thousand Eighteen and Eighty Two Hundredths (1,018.82) feet to the place of beginning and containing 15.22 acres, more or less.

SECTION 3. That the aforesaid-described tract of land and streets are hereby annexed to the City of Grand Island, Hall County, Nebraska, and said lands and the businesses thereon shall thereafter be subject to all rules, regulations, ordinances, taxes and all other burdens and benefits of other persons and territory included within the City of Grand Island, Nebraska.

SECTION 4. That the owner of the land so brought within the corporate limits of the City of Grand Island, Nebraska, is hereby compelled to continue with the streets, ways and alleys that are presently platted and laid out in and through said real estate in conformity with and continuous with the streets, ways and alleys of such City.

SECTION 5. That a certified copy of this Ordinance be filed on record in the office of the Register of Deeds of Hall County, Nebraska.

SECTION 6. Upon taking effect of this Ordinance, the police, fire, emergency services, street maintenance, and snow removal services of said City shall be furnished to the tract of land and as provided by law, in accordance with the plan for extension of city services adopted by Resolution 2003-377.

SECTION 7. That all ordinances and resolutions or parts thereof in conflict herewith are hereby repealed.

ORDINANCE NO. 8884 (Cont.)

SECTION 8. This ordinance shall be in full force and effect from and after its passage, approval and publication, in pamphlet form, as provided by law.

Enacted: January 13, 2004.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item F2

#8885 - Consideration of Amendment to the Salary Ordinance Relative to City Administrator

A change to the Salary Ordinance is in order to increase the amount of car allowance for the City Administrator. Pursuant to the Employment Agreement for the City Administrator position, the amount of the car allowance needs to be increased from \$300 to \$400 to reflect the terms of the agreement. Recommend passage of the Salary Ordinance.

Staff Contact: Brenda Sutherland

ORDINANCE NO. 8885

An ordinance to amend Ordinance No. 8873 known as the Salary Ordinance which lists the currently occupied classifications of officers and employees of the City of Grand Island, Nebraska and established the ranges of compensation of such officers and employees; to adjust the monthly vehicle allowance payable to the City Administrator; to repeal Ordinance No. 8873, and any ordinance or parts of ordinances in conflict herewith; to provide for severability; to provide for the effective date thereof; and to provide for publication of this ordinance in pamphlet form.

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

SECTION 1. The currently occupied classifications of officers and general employees of the City of Grand Island, and the ranges of compensation (salary and wages, excluding shift differential as provided by contract) to be paid for such classifications, and the number of hours and work period which certain officers and general employees shall work prior to overtime eligibility are as follows:

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Accountant	1290.98 / 1817.12	Exempt
Accounting Technician – Solid Waste	959.83 / 1350.65	40 hrs/week
Accounting Technician – Streets	959.83 / 1350.65	40 hrs/week
Accounting Technician – WWTP	959.83 / 1350.65	40 hrs/week
Administrative Assistant – Public Works	1036.31 / 1459.07	40 hrs/week
Administrative Assistant – Utilities	1036.31 / 1459.07	40 hrs/week
Administration Secretary	859.81 / 1209.45	40 hrs/week
Assistant Public Works Director	1747.36 / 2458.40	Exempt
Assistant Utility Director – Administration	2328.40 / 3276.56	Exempt
Assistant Utility Director – PGS & PCC	2522.20 / 3549.43	Exempt

ORDINANCE NO. 8885 (Cont.)

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Attorney	1833.09 / 2579.43	Exempt
Audio-Video Technician	1200.21 / 1688.86	40 hrs/week
Biosolids Technician	1060.77 / 1493.20	40 hrs/week
Building Clerk	796.02 / 1119.90	40 hrs/week
Building Secretary	859.81 / 1209.45	40 hrs/week
Building Department Director	1899.75 / 2672.17	Exempt
Building Inspector	1230.21 / 1730.86	40 hrs/week
Cemetery Superintendent	1285.93 / 1810.39	Exempt
City Administrator	2889.92 / 4066.98	Exempt
City Attorney	2405.45 / 3385.45	Exempt
City Clerk	1278.58 / 1799.28	Exempt
Civil Engineering Manager – Public Works Engineering	1738.11 / 2446.64	Exempt
Civil Engineering Manager – Utility, PCC	1911.65 / 2691.35	Exempt
Code Compliance Officer	1094.30 / 1539.80	40 hrs/week
Collection System Supervisor	1246.43 / 1754.08	40 hrs/week
Communications Supervisor	1139.34 / 1603.13	Exempt
Community Development Director	1638.94 / 2307.96	Exempt
Community Projects Secretary	884.18 / 1244.75	40 hrs/week
Community Service Officer – Police Department	779.13 / 1095.98	40 hrs/week
Custodian	752.23 / 1061.53	40 hrs/week
Deputy Police Chief	1807.87 / 2544.97	Exempt
Development Specialist	884.18 / 1244.75	40 hrs/week
Electric Distribution Superintendent	1988.91 / 2798.19	Exempt
Electric Distribution Supervisor	1680.29 / 2363.54	40 hrs/week
Electric Underground Superintendent	1771.16 / 2492.14	Exempt
Electrical Engineer I	1564.13 / 2202.06	Exempt
Electrical Engineer II	1812.92 / 2551.70	Exempt
Electrical Inspector	1230.21 / 1730.86	40 hrs/week
Emergency Management Coordinator	927.89 / 1305.26	40 hrs/week
Emergency Management Director	1808.88 / 2545.29	Exempt
EMS Division Chief	1678.57 / 2361.83	Exempt
Engineering Technician Supervisor	1364.94 / 1921.34	Exempt

ORDINANCE NO. 8885 (Cont.)

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Equipment Operator	1000.76 / 1409.36	40 hrs/week
Executive Assistant – Administration	1311.65 / 1846.60	Exempt
Finance Controller	1848.18 / 2599.60	Exempt
Finance Director	2328.40 / 3276.56	Exempt
Finance Secretary	859.81 / 1209.45	40 hrs/week
Fire Chief	2006.23 / 2822.33	Exempt
Fire Operations Division Chief	1678.57 / 2361.83	Exempt
Fire Prevention Division Chief	1678.57 / 2361.83	Exempt
Fire Training Division Chief	1678.57 / 2361.83	Exempt
Fleet Services Superintendent	1375.87 / 1937.31	Exempt
Fleet Services Supervisor	1146.38 / 1613.22	40 hrs/week
Golf Course Superintendent	1601.74 / 2253.92	Exempt
Grounds Management Crew Chief	1201.05 / 1690.21	40 hrs/week
Human Resources Director	1918.38 / 2698.37	Exempt
Human Resources Specialist	1141.91 / 1606.56	40 hrs/week
Information Technology Manager	1823.61 / 2565.84	Exempt
Information Technology Supervisor	1529.98 / 2153.17	Exempt
Legal Assistant	1228.78 / 1729.70	40 hrs/week
Legal Secretary	922.85 / 1300.22	40 hrs/week
Librarian I	1124.56 / 1581.78	Exempt
Librarian II	1237.19 / 1740.63	Exempt
Library Assistant	774.92 / 1090.10	40 hrs/week
Library Assistant Director	1424.61 / 2004.54	Exempt
Library Clerk	649.52 / 915.16	40 hrs/week
Library Director	1810.39 / 2548.34	Exempt
Library Page	491.56 / 691.89	40 hrs/week
Library Secretary	859.81 / 1209.45	40 hrs/week
Maintenance Mechanic I	985.02 / 1389.66	40 hrs/week
Maintenance Mechanic II	1105.90 / 1555.98	40 hrs/week
Maintenance Worker I – Solid Waste	878.30 / 1237.18	40 hrs/week
Maintenance Worker I – Building, Golf, Library	902.67 / 1269.97	40 hrs/week
Maintenance Worker I – WWTP	920.73 / 1295.37	40 hrs/week
Maintenance Worker II – Solid Waste	925.37 / 1302.74	40 hrs/week

ORDINANCE NO. 8885 (Cont.)

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Maintenance Worker II – Building, Golf	950.58 / 1340.57	40 hrs/week
Maintenance Worker II – WWTP	969.59 / 1367.38	40 hrs/week
Meter Reading Supervisor	1169.32 / 1646.75	Exempt
Office Manager – Police Department	1049.76 / 1477.56	40 hrs/week
Parking Monitor	521.94 / 735.25	40 hrs/week
Parks and Recreation Director	1955.80 / 2750.89	Exempt
Parks and Recreation Secretary	859.81 / 1209.45	40 hrs/week
Parks Maintenance Superintendent	1454.87 / 2046.57	Exempt
Payroll Specialist	1119.52 / 1575.06	40 hrs/week
Planning Director	1702.58 / 2395.27	Exempt
Planning Secretary	859.81 / 1209.45	40 hrs/week
Planning Technician	1206.09 / 1696.93	40 hrs/week
Plumbing Inspector	1230.21 / 1730.86	40 hrs/week
Police Chief	2101.20 / 2957.65	Exempt
Police Records Clerk	799.30 / 1125.40	40 hrs/week
Power Plant Maintenance Supervisor	1762.65 / 2479.41	Exempt
Power Plant Operations Supervisor	1851.69 / 2605.31	Exempt
Power Plant Superintendent – Burdick	1982.19 / 2789.30	Exempt
Power Plant Superintendent – PGS	2285.16 / 3214.15	Exempt
Public Information Officer	1141.91 / 1606.56	40 hrs/week
Public Safety Secretary	949.74 / 1339.73	40 hrs/week
Public Works Director	2282.74 / 3212.31	Exempt
Public Works Secretary	859.81 / 1209.45	40 hrs/week
Purchasing Technician	859.81 / 1209.45	40 hrs/week
Recreation Superintendent	1372.52 / 1930.62	Exempt
Regulatory and Environmental Specialist	1762.65 / 2479.41	Exempt
Senior Accountant	1356.19 / 1907.81	Exempt
Senior Electrical Engineer	1984.88 / 2792.75	Exempt
Senior Engineering Technician	1206.09 / 1696.93	40 hrs/week
Senior Equipment Operator	1040.51 / 1464.12	40 hrs/week
Senior Library Assistant	854.77 / 1202.73	40 hrs/week
Senior Maintenance Worker	1069.60 / 1505.55	40 hrs/week
Senior Telecommunicator/EMD	963.70 / 1355.52	40 hrs/week

ORDINANCE NO. 8885 (Cont.)

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Senior Utility Secretary	862.34 / 1216.18	40 hrs/week
Solid Waste Division Clerk	773.27 / 1087.90	40 hrs/week
Solid Waste Superintendent	1566.65 / 2204.58	Exempt
Street Superintendent	1517.40 / 2137.22	Exempt
Street Supervisor	1204.49 / 1694.00	40 hrs/week
Telecommunicator/EMD	891.58 / 1257.64	40 hrs/week
Turf Management Specialist	1206.09 / 1696.93	40 hrs/week
Utility Production Engineer	2037.84 / 2867.91	Exempt
Utility Director	2838.13 / 3992.45	Exempt
Utility Secretary	859.81 / 1209.45	40 hrs/week
Utility Services Manager	1644.18 / 2313.74	Exempt
Utility Warehouse Supervisor	1303.10 / 1832.80	40 hrs/week
Victim Assistance Unit Coordinator	799.30 / 1125.40	40 hrs/week
Wastewater Clerk	773.27 / 1087.90	40 hrs/week
Wastewater Engineering/Operations Superintendent	1738.11 / 2446.64	Exempt
Wastewater Plant Maintenance Supervisor	1279.21 / 1800.31	40 hrs/week
Wastewater Plant Operator I	897.63 / 1263.24	40 hrs/week
Wastewater Plant Operator II	1003.41 / 1412.89	40 hrs/week
Wastewater Plant Process Supervisor	1310.31 / 1844.86	40 hrs/week
Wastewater Plant Senior Operator	1060.77 / 1493.20	40 hrs/week
Water Superintendent	1584.04 / 2228.17	Exempt
Water Supervisor	1350.62 / 1902.09	40 hrs/week
Worker / Seasonal	412.00 / 1600.00	Exempt
Worker / Temporary	412.00	40 hrs/week

SECTION 2. The currently occupied classifications of employees of the City of Grand Island included under the AFSCME labor agreement, and the ranges of compensation (salary and wages, excluding shift differential as provided by contract) to be paid for such classifications, and the number of hours and work period which certain such employees included under the AFSCME labor agreement shall work prior to overtime eligibility are as follows:

ORDINANCE NO. 8885 (Cont.)

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Equipment Operator – Streets	909.74 / 1279.31	40 hrs/week
Fleet Services Attendant/Clerk	827.18 / 1166.46	40 hrs/week
Fleet Services Mechanic	1017.42 / 1430.94	40 hrs/week
Fleet Services Inventory Specialist	907.15 / 1276.73	40 hrs/week
Horticulturist	960.57 / 1353.40	40 hrs/week
Maintenance Worker – Cemetery	902.85 / 1270.70	40 hrs/week
Maintenance Worker – Parks	896.81 / 1262.94	40 hrs/week
Maintenance Worker – Streets	877.86 / 1235.38	40 hrs/week
Senior Equipment Operator – Streets	996.74 / 1403.38	40 hrs/week
Senior Maintenance Worker – Parks	996.74 / 1403.38	40 hrs/week
Senior Maintenance Worker – Streets	996.74 / 1403.38	40 hrs/week
Traffic Signal Technician	996.74 / 1403.38	40 hrs/week

SECTION 3. The currently occupied classifications of employees of the City of Grand Island included under the IBEW labor agreements, and the ranges of compensation (salary and wages, excluding shift differential as provided by contract) to be paid for such classifications, and the number of hours and work period which certain such employees included under the IBEW labor agreements shall work prior to overtime eligibility are as follows:

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Accounting Clerk	845.61 / 1191.87	40 hrs/week
Computer / GIS Technician	1230.00 / 1730.74	40 hrs/week
Computer Technician	1034.16 / 1454.85	40 hrs/week
Computer Programmer	1325.70 / 1864.34	40 hrs/week
Custodian	788.73 / 1109.90	40 hrs/week
Electric Distribution Crew Chief	1536.47 / 2161.26	40 hrs/week
Electric Underground Crew Chief	1536.47 / 2161.26	40 hrs/week
Engineering Technician I	1086.42 / 1528.53	40 hrs/week
Engineering Technician II	1326.76 / 1863.54	40 hrs/week

ORDINANCE NO. 8885 (Cont.)

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
GIS Technician	1426.58 / 2006.62	40 hrs/week
Instrument Technician	1574.94 / 2215.62	40 hrs/week
Lineworker Apprentice	1087.32 / 1529.78	40 hrs/week
Lineworker First Class	1392.61 / 1958.85	40 hrs/week
Materials Handler	1324.86 / 1863.50	40 hrs/week
Meter Reader	892.44 / 1256.27	40 hrs/week
Meter Technician	1113.84 / 1567.09	40 hrs/week
Power Dispatcher I	1498.54 / 2107.73	40 hrs/week
Power Dispatcher II	1573.94 / 2213.97	40 hrs/week
Power Plant Maintenance Mechanic	1392.61 / 1958.85	40 hrs/week
Power Plant Operator	1462.86 / 2057.54	40 hrs/week
Senior Accounting Clerk	888.26 / 1251.26	40 hrs/week
Senior Engineering Technician	1426.58 / 2006.62	40 hrs/week
Senior Materials Handler	1462.86 / 2057.54	40 hrs/week
Senior Meter Reader	961.02 / 1350.79	40 hrs/week
Senior Power Dispatcher	1736.74 / 2442.74	40 hrs/week
Senior Power Plant Operator	1614.26 / 2270.83	40 hrs/week
Senior Substation Technician	1574.94 / 2215.62	40 hrs/week
Senior Water Maintenance Worker	1199.52 / 1687.90	40 hrs/week
Substation Technician	1462.86 / 2057.54	40 hrs/week
Systems Technician	1574.94 / 2215.62	40 hrs/week
Tree Trim Crew Chief	1392.61 / 1958.85	40 hrs/week
Utilities Electrician	1462.86 / 2057.54	40 hrs/week
Utility Technician	1536.47 / 2161.26	40 hrs/week
Utility Warehouse Clerk	985.28 / 1386.75	40 hrs/week
Water Maintenance Worker	1059.86 / 1491.69	40 hrs/week
Wireworker I	1200.24 / 1688.70	40 hrs/week
Wireworker II	1392.61 / 1958.85	40 hrs/week

SECTION 4. The currently occupied classifications of employees of the City of Grand Island included under the FOP labor agreement, and the ranges of compensation (salary

ORDINANCE NO. 8885 (Cont.)

and wages, excluding shift differential as provided by contract) to be paid for such classifications, and the number of hours and work period which certain such employees included under the FOP labor agreement shall work prior to overtime eligibility are as follows:

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Police Captain	1543.18 / 2117.26	40 hrs/week
Police Officer	1094.58 / 1530.14	40 hrs/week
Police Sergeant	1392.73 / 1908.36	40 hrs/week

SECTION 5. The currently occupied classifications of employees of the City of Grand Island included under the IAFF labor agreement, and the ranges of compensation (salary and wages, excluding shift differential as provided by contract) to be paid for such classifications, and the number of hours and work period which certain such employees included under the IAFF labor agreement shall work prior to overtime eligibility are as follows:

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Fire Captain	1415.88 / 1992.60	212 hrs/28 days
Firefighter / EMT	1049.76 / 1489.32	212 hrs/28 days
Firefighter / Paramedic	1172.88 / 1703.16	212 hrs/28 days

SECTION 6 The classification of employees included under labor agreements with the City of Grand Island, and the ranges of compensation (salary and wages, excluding shift differential as provided by contract) to be paid for such classification, and the number of hours and work period which certain such employees shall work prior to overtime eligibility area as stated above. All full-time fire fighters and police officers shall be paid a clothing and uniform allowance in addition to regular salary. All full-time fire fighters shall be paid a clothing and uniform allowance in addition to regular salary in the amount of \$80.00 per month. All full-time

ORDINANCE NO. 8885 (Cont.)

police officers shall be paid a clothing and uniform allowance in addition to regular salary of \$50.00 per month. Full-time police officers may also receive a reimbursement toward the purchase of body armor, not to exceed \$400. Full-time fire fighters and fire captains may receive a one-time uniform acquisition allowance of up to \$850. Full-time fire fighters, fire captains, Fire Operations Division Chief, Fire Prevention Division Chief, Fire Training Division Chief, and EMS Division Chief may receive an annual stipend for longevity not to exceed \$520. If any such fire fighter or police officer shall resign, or his or her employment be terminated for any reason whatsoever, the clothing allowance shall be paid on a prorata basis, but no allowance shall be made for a fraction of a month.

Non-union employees and employees covered by the AFSCME labor union, the FOP labor union, and the IBEW labor union may receive an annual stipend not to exceed \$500 for bilingual pay.

Utilities Department personnel in the IBEW bargaining unit and the classifications of Meter Reading Supervisor, Power Plant Superintendent, Power Plant Supervisor, Electric Distribution Superintendent, Electric Distribution Supervisor, Water Superintendent, Water Supervisor, Electric Underground and Substation Superintendent, Electric Underground and Substation Supervisor, and Engineering Technical Supervisor shall be eligible to participate in a voluntary uniform program providing an allowance up to \$18.00 per month. When protective clothing is required for Utilities Department personnel in the IBEW, the City shall pay 60% of the cost of providing and cleaning said clothing and the employees 40% of said cost. Public Works Department personnel in the AFSCME bargaining unit shall be eligible to participate in a voluntary uniform program providing an allowance up to \$18 per month. Full-time Shop Garage Division personnel shall receive a uniform allowance of \$12 biweekly. Public

ORDINANCE NO. 8885 (Cont.)

Works Department personnel in the job classifications Equipment Mechanic Supervisor, Garage Superintendent, and Equipment Mechanic shall receive a tool allowance of \$10 biweekly.

Parking Monitors may receive a one-time uniform acquisition allowance of \$250 upon employment and an annual allowance thereafter of \$100.

SECTION 7. Employees shall be compensated for unused sick leave as follows:

(A) For all employees except those covered in the IAFF and AFSCME bargaining agreement, the City will include in the second paycheck in January of each year, payment for an employee's unused sick leave in excess of 960 hours accrued in the preceding calendar year. The compensation will be at the rate of one-half day's pay based on the employee's current pay rate at the time of such compensation, for each day of unused sick leave which exceeds 960 hours accrual of the preceding year.

For those employees covered in the AFSCME bargaining agreement, the City will include in the paycheck in January of each year, payment for an employee's unused sick leave in excess of 968 hours accrued in the preceding calendar year. The compensation will be at the rate of one-half day's pay based on the employee's current pay rate at the time of such compensation, for each day of unused sick leave which exceeds 968 hours accrual of the preceding year.

For those employees covered in the IAFF bargaining agreement, the City will include in the second paycheck in January of each year, payment for an employee's unused sick leave in excess of 2,880 hours accrued in the preceding calendar year. The compensation will be at the rate of one-quarter day's pay based on the employee's current pay rate at the time of such compensation, for

ORDINANCE NO. 8885 (Cont.)

each day of unused sick leave which exceeds 2,880 hours accrual of the preceding year.

(B) All employees except those covered in the fire department bargaining agreement shall be paid for one-half of their accumulated sick leave at the time of their retirement, the rate of compensation to be based on the employee's salary at the time of retirement. Employees covered in the fire department bargaining agreement shall be paid for one quarter of their accumulated sick leave at the time of their retirement, the rate of compensation to be based upon the employee's salary at the time of retirement.

(C) Department heads shall be paid for one-half of their accumulated sick leave, not to exceed 30 days of pay, upon their resignation, the rate of compensation to be based upon the salary at the time of termination. Compensation for unused sick leave at retirement shall be as provided above.

(D) The death of an employee shall be treated the same as retirement, and payment shall be made to the employee's beneficiary or estate for one-half of all unused sick leave.

SECTION 8 The city administrator shall receive a vehicle allowance of \$400 ~~\$300~~ per month in lieu of mileage for use of personal vehicle travel within Hall County, payable monthly.

SECTION 9. Reimbursed expenses which are authorized by Neb. Rev. Stat. §13-2201, et. seq., the Local Government Miscellaneous Expenditure Act and/or which the Internal Revenue Service requires to be reflected on an employee IRS Form W-2 at year end, are hereby authorized as a payroll entry.

ORDINANCE NO. 8885 (Cont.)

SECTION 10. The validity of any section, subsection, sentence, clause, or phrase of this ordinance shall not affect the validity or enforceability of any other section, subsection, sentence, clause, or phrase thereof.

SECTION 12. Ordinance No. 8873 and all other ordinances and parts of ordinances in conflict herewith be, and the same are, hereby repealed.

SECTION 13. This ordinance shall be in full force and take effect from and after its passage and publication in pamphlet form in one issue of the Grand Island Independent as provided by law.

Enacted: January 13, 2004.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G1

Receipt of Official Document - Tort Claim Filed by Luis Gutierrez

The City of Grand Island has received a Tort Claim from Thomas A. Wagoner, Attorney representing Luis Gutierrez, alleging certain claims in connection with an incident with the Police Department that took place on January 6, 2003. A copy of this claim is attached to comply with the Nebraska Political Subdivision Tort Claims Act. This is not an item for council action other than to simply acknowledge that the claim has been received. It is recommended that Council take no action other than acknowledging receipt of the claim.

Staff Contact: RaNae Edwards

Thomas A. Wagoner
ATTORNEY AT LAW

Wagoner Office Building

POST OFFICE BOX 1585
1819 WEST NORTH FRONT

Grand Island, Nebraska 68802

PHONE (308) 382-4324
FAX (308) 382-3212

E-MAIL: wagonerlaw@kdsi.net

Monday, January 05, 2004

CITY CLERK
CITY OF GRAND ISLAND
Post Office Box 1968
Grand Island, NE 68802



Re: Luis Gutierrez

Dear Ms. Edwards:


I represent Luis Gutierrez of Grand Island. This is a claim under the *Political Subdivision Tort Claims Act, §§ 13-901, et seq., Neb. Rev. Stat.*

This claim arose on or about January 6, 2003, when Mr. Gutierrez was arrested by the Grand Island Police Department. Mr. Gutierrez's vehicle was not secured by the Police and it was taken without authorization and when it was located the next day, it had sustained major damage. Mr. Gutierrez is making demand for \$3,000.00 for damages to his vehicle and \$296.24 for towing charges.

We have heretofore been in contact with the City Attorney and the carrier for the City, however, to avoid any question that a claim had been submitted, I felt I should follow up with a formal claim letter.

Thank you.

Very truly yours,


THOMAS A. WAGONER
Attorney at Law

TAW/dlw

CC: Mayer
Admin.
Legal
Police

1-6-04



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G2

Approving Minutes of December 23, 2003 City Council Regular Meeting

The Minutes of December 23, 2003 City Council Regular Meeting are submitted for approval. See attached MINUTES.

Staff Contact: RaNae Edwards

OFFICIAL PROCEEDINGS

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL REGULAR MEETING

December 23, 2003

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 December 23, 2003. Notice of the meeting was given in the Grand Island Independent on December 17, 2003.

Mayor Jay Vavricek called the meeting to order at 7:00 p.m. The following members were present: Councilmembers Meyer, Whitesides, Pielstick, Gilbert, Nicerkson, Cornelius, Pauly, Hornady, Walker and Haase. The following City Officials were present: Interim City Administrator David Springer, City Clerk RaNae Edwards, Public Works Director Steve Riehle, and City Attorney Doug Walker.

PLEDGE OF ALLEGIANCE was said followed by the INVOCATION given by Pastor William Voelker, Peace Lutheran Church, 4018 Zola Lane.

RESERVE TIME TO SPEAK ON AGENDA ITEMS: Four individuals reserved time to speak on agenda items.

MAYOR COMMUNICATION: Mayor Vavricek recognized the services of David Springer as Interim City Administrator by giving him a watch. Mayor Vavricek gave his bi-annual report of past and future issues facing the city. Mentioned were leadership appointments, employees, department directors, and councilmembers serving the city. Also mentioned were accomplishments of the Nebraska National Guard, Economic Development Program, Kid's Kingdom, water contamination issues and public safety efforts. Future predictions for 2004 were the Heartland Events Center, South Locust interchange exit, Wood River diversion project, business and job opportunities, Waste Water Treatment Plant with regards to odor, Nebraska National Guard, and cooperation between the City and County.

PRESENTATIONS AND PROCLAMATIONS:

Presentation by Betty Curtis, Clean Community Systems Regarding Household Hazardous Waste Collection Report. Betty Curtis from Clean Community Systems presented a report on the Household Hazardous Waste Collections.

Mayor Vavricke presented a Christmas tree ornament and thanked Jean Goss, Executive Assistant for here service to Grand Island.

PUBLIC HEARINGS:

Public Hearing on Changes to the Grand Island Zoning Ordinance and Zoning Map to Add Gateway Protection Corridor Overlay District. Chad Nabity, Regional Planning Director reported that an amendment to the Grand Island Zoning Ordinance and Official Zoning Map was recommended to add language for a Gateway protection Corridor Overlay District, and define this corridor on the Official Zoning Map. The Regional Planning Commission at their regular meeting of December 3, 2003 voted to approve the amendments to the Zoning Map and Zoning Ordinance. Brandi Bosselman, 2004 West Charles Street spoke in support. June O'Neill, 1002 South Shady Bend Road opposed the billboard restrictions. No further public testimony was heard.

Public Hearing on Annexation of Property Located at 2860 East Bismark Road. Chad Nabity, Regional Planning Director reported that a Public Hearing concerning annexation of property located at 2860 East Bismark Road and the location of the Grand Island Kennel Club was requested by the property owners. The Regional Planning Commission at their meeting of December 3, 2003, unanimously voted to approve and recommend the city council approve this annexation. Anita Graaf spoke in support. No further public testimony was heard.

Public Hearing on Acquisition of Utility Easement Located at 3537 West 13th Street. (Mid-Country Trading, L.L.C.) Gary Mader, Utilities Director, reported that acquisition of a utility easement located at 3537 West 13th Street, was required in order to have access to install, upgrade, maintain, and repair power appurtenances. This easement would be used to relocate the primary underground electric system. No public testimony was heard.

Public Hearing on Acquisition of Utility Easement Located at 916 North Shady Bend Road. (GIA) Gary Mader, Utilities Director, reported that acquisition of a utility easement located at 916 North Shady Bend Road, was required in order to have access to install, upgrade, maintain, and repair power appurtenances. This easement would be used to construct a three-phase overhead line to complete a feeder loop interrupted by the widening of U.S. Highway 30. No public testimony was heard.

Public Hearing on Acquisition of Utility Easement Located at 4413 East Highway 30. (James W. Bamford) Gary Mader, Utilities Director, reported that acquisition of a utility easement located at 4413 East Highway 30, was required in order to have access to install, upgrade, maintain, and repair power appurtenances. This easement would be used for a downguy and anchor for the overhead power line crossing of Capital Avenue required by the widening of East Highway 30. No public testimony was heard.

Public Hearing on Acquisition of Utility Easement Located at 3005 East U.S. Highway 30. (Moises & Olivia Lopez Llamas) Gary Mader, Utilities Director, reported that acquisition of a utility easement located at 3005 East U.S. Highway 30, was required in order to have access to install, upgrade, maintain, and repair power appurtenances. This easement would be used to relocate the overhead primary electric lines serving this property due to the expansion of East Highway 30. No public testimony was heard.

Public Hearing on Acquisition of Sidewalk Easement Located at 3990 West Capital Avenue. (Grand Island Retirement L.L.C.) Steve Riehle, Public Works Director, reported that as

properties develop they were required to install public sidewalks in the right-of-way along public streets. The council had waived this requirement in a few instances such as when drainage ditches made it difficult to install walks. It was much easier to install sidewalk when the property was being developed rather than to try and construct sidewalks a number of years later after initial construction was completed. City staff felt that the sidewalks should be installed now. The developer agreed to install the walks at this time; however, the only location that was conducive to the installation of the sidewalks was on private property. Therefore an easement was required. The subdivision agreement along Capital Avenue on the Primrose Subdivision property required installation of public sidewalks. The contours of the right-of-way adjacent to the property does not allow for installation of sidewalk without extensive modification to the existing drainage ditch along Capital Avenue. No public testimony was heard.

Public Hearing on Application for Natural Resources Development Funds for Northwest Grand Island Flood Project. Steve Riehle, Public Works Director, reported that the Federal Emergency Management Agency (FEMA) had maps that showed the 100 year flood plain as generally north of Capital Avenue and west of Webb Road with an additional area between US Highway 281 and Webb Road bounded by State Street on the south and Capital Avenue on the north. Properties within this flood plain area were required to pay for flood insurance unless they had the property surveyed and removed from the flood plain by a letter of map amendment. A number of properties had been surveyed and some remained within the 100 year flood plain while others had the map amended and their property removed from the flood plain. The total project was estimated at \$15.5 million dollars. The city was working with the Central Platte Natural Resources District (CPNRD) to prepare an application for Natural Resources Development Funds for \$9.3 million dollars for the project. The City of Grand Island and the CPNRD would share in the remaining \$6.2 million. The project was being proposed as phased over 10 years to reduce the impact on the budget. No public testimony was heard.

ORDINANCES:

Councilmember Pielstick made the motion that the statutory rules requiring ordinances to be read by title on three different days be suspended and that ordinances numbered:

- #8879 – Consideration of Vacation of Alley in the Stehr's Subdivision – East of Seedling Mile Road
- #8880 – Consideration of Vacation of Utility Easement – Park Island Square 6th Subdivision
- #8881 – Consideration of Amending Chapter 5 of the Grand Island City Code Relative to Animal Advisory Board and Animal Training
- #8882 – Consideration of Amending Chapter 26-5 of the Grand Island City Code Relative to Permits for the Installation of Private Sewage Disposal Systems
- #8883 – Consideration of Changes to the Grand Island Zoning Ordinance and Zoning Map to Add Gateway Protection Corridor Overlay District

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 first reading and then upon final

passage and call for a roll call vote on each reading and then upon final passage. Councilmember Hornady seconded the motion. Upon roll call vote, all voted aye. Motion adopted.

Mayor: Is there any one in the audience interested in these Ordinances? Discussion was held regarding Ordinance #8883 with regards to billboards on South Locust Street south of Highway 34 and billboards on Highway 281. Chuck Bosselman, 2605 Apache road volunteered to be on the design committee, but opposed restrictions in this ordinance. June O'Neill, 1002 South Shady Bend Road commented on billboards on the interstate. No further public comment was heard.

City Clerk: Ordinances #8879, #8880, #8881, #8882, and #8883, on first reading. All those in favor of the passage of these ordinances on first reading, answer roll call vote. Upon roll call vote, all voted aye. Motion adopted.

City Clerk: Ordinances #8879, #8880, #8881, #8882, and #8883 on final passage. All those in favor of the passage of these ordinances on final passage, answer roll call vote. Upon roll call vote, all voted aye. Motion adopted.

Mayor: By reason of the roll call votes on first reading and then upon final passage, Ordinances #8879, #8880, #8881, #8882, and #8883 are declared to be lawfully passed and adopted upon publication as required by law.

Motion by Pielstick, second by Walker, to approve Ordinance #8884 on First Reading.

#8884 – Consideration of Annexation of Property Located at 2860 East Bismark Road

Upon roll call vote, all voted aye. Motion adopted.

CONSENT AGENDA:

Motion by Walker, second by Meyer, to approve the Consent Agenda. Upon roll call vote, all voted aye. Motion adopted.

Receipt of Official Documents – Civil Service Minutes of December 4, 2003.

Approving Minutes of December 9, 2003 City Council Regular Meeting. Councilmember Nickerson abstained.

Approving Minutes of December 16, 2003 City Council Study Session. Councilmember Pauly abstained.

#2003-364 – Approving Long Term Lease Agreement with Union Pacific Railroad for Property at Street & Transportation and Fleet Services Facilities in an Amount of \$75,822.00.

#2003-380 – Approving Terms of Office for Members of BID #5 Board.

#2003-381 – Approving Acquisition of Utility Easement Located at 3537 West 13th Street. (Mid Country Trading, L.L.C.)

#2003-382 – Approving Acquisition of Utility Easement Located at 916 North Shady Bend Road. (GIA)

#2003-383 – Approving Acquisition of Utility Easement Located at 4413 East Highway 30. (James W. Bamford)

#2003-384 – Approving Acquisition of Utility Easement Located at 3005 East U.S. Highway 30. (Moises & Olivia Lopez Llamas)

#2003-385 – Approving Acquisition of Sidewalk Easement Located at 3990 West Capital Avenue. (Grand Island Retirement L.L.C.)

#2003-386 – Approving Purchase of 2004 Chevrolet Impala Four Door Sedan for Building Department from Husker Auto Group, Inc. of Lincoln, Nebraska in an Amount of \$15,997.00.

#2003-387 – Approving Change Order #1 and #2 for Storage Building at Fire Station #3 with Roger Krzycki Construction of Grand Island, Nebraska for an Increase of \$2,468.00 and a Revised Contract Amount of \$62,440.00.

#2003-388 – Approving Certificate of Final Completion for Storage Building at Fire Station #3 with Roger Krzycki Construction of Grand Island, Nebraska.

#2003-389 – Approving Application for Natural Resources Development Funds for Northwest Grand Island Flood Project.

#2003-390 – Approving Continuation of Sanitary Sewer District No. 512, Maryland, Kentish Hills & Bradley Subdivisions and a Portion of Un-subdivided Property East of the Subdivisions.

#2003-391 – Approving Change Order #1 for Suck's Lake Renovation with General Excavating of Lincoln, Nebraska for a Decrease of \$24,360.12 and a Revised Contract Amount of \$389,720.75. Councilmember Hornady abstained.

#2003-392 – Approving Certificate of Final Completion for Suck's Lake Restoration/Cottonwood Lake Dredging Project with General Excavating of Lincoln, Nebraska. Councilmember Hornady abstained.

#2003-393 – Approving Memorandum of Understanding Between the Crisis Center and the City of Grand Island for U.S. Department of Justice Safe Havens Grant Facilitation.

#2003-394 – Approving Change Order #1 for Kimball Reservoir Rehabilitation and Pine Street Reservoir Demolition with Diamond Engineering Company of Grand Island, Nebraska for an Increase of \$53,125.00 and an Revised Contract Amount of \$766,055.00.

#2003-395 – Approving Phase I of the Roger’s Pumping Improvements Project, Water System Engineering Services with CH2M Hill of Englewood, Colorado in an Amount of \$82,961.00.

#2003-396 – Approving Purchase of Three New Trucks for Underground and Water Divisions of the Utilities Department with Anderson Ford of Lincoln, Nebraska in an Amount of \$99,435.00.

#2003-397 – Approving Agreement with the Nebraska Department of Roads for Improvements to U.S. Highway 30, East of Stuhr Road to Merrick County Line.

#2003-398 – Approving Certificate of Final Completion for Suck’s Lake Restoration/Cottonwood Dredging Project Engineering Services with Olsson Associates of Grand Island, Nebraska. Councilmember Hornady abstained.

REQUESTS AND REFERRALS:

Request of Wells Fargo Bank for Property Located in the W ½ NW ¼ of Section 34-11-9 to be Annexed into the City of Grand Island. City Attorney Doug Walker reported that Wells Fargo bank was requesting that real estate that they administer in the West 1/2 of the northwest 1/4 of Section 34-11-9 be annexed into the City. This property was on the southeast corner of the intersection of Highway 34 and South Locust Street. If the Council approved this request for annexation it would be referred to the Planning Commission for approval before coming back to the City Council for formal annexation by ordinance.

Motion by Hornady, second by Walker, to approve the request of Wells Fargo Bank for Annexation of property located in the W1/2NW1/4 of Section 34-11-9. Upon roll call vote, all voted aye. Motion adopted.

PAYMENT OF CLAIMS:

Motion by Cornelius, second by Haase, carried unanimously to approve the Claims for the period of December 10, 2003 through December 23, 2003, for a total amount of \$3,574,330.31. Motion adopted.

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

Respectfully submitted,

RaNae Edwards
City Clerk



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G3

Approving Minutes of January 6, 2004 City Council Study Session

The Minutes of January 6, 2004 City Council Study Session are submitted for approval. See attached MINUTES.

Staff Contact: RaNae Edwards

OFFICIAL PROCEEDINGS

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL STUDY SESSION

January 6, 2004

Pursuant to due call and notice thereof, a Study Session 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 January 6, 2004. Notice of the meeting was given in the Grand Island Independent on January 1, 2004.

Mayor Jay Vavricek called the meeting to order at 7:00 p.m. The following members were present: Councilmembers Meyer, Pielstick, Gilbert, Nickerson, Cornelius, Pauly, Hornady, Walker, and Haase. Councilmember Whitesides was absent. The following City Officials were present: City Administrator Gary Greer, City Clerk RaNae Edwards, Finance Director David Springer, City Attorney Doug Walker and Public Works Director Steve Riehle.

RESERVE TIME TO SPEAK ON AGENDA ITEMS: No individuals reserved time to speak on agenda items.

MAYOR COMMUNICATION: Mayor Vavricek welcomed City Administrator Gary Greer who started with the City on Monday, January 5, 2004. Also mentioned were the Police Officers who were promoted and those who had retired from the Police force.

Discussion Concerning ½ Cent Sales Tax Survey Results. Jean Goss, Executive Assistant presented a power point presentation concerning the ½ cent sales tax survey results. The survey was created in October 2003 of which 22,000 were sent out with the utility bills in November 2003. Recurrent themes were:

- Property tax relief
- Requests for no additional sales tax
- Public Works projects
- Parks and Recreation ideas, including many ideas related to aquatic programs
- Other community needs related to outside agencies

The following were the top 11 priorities of the community:

- #1 Construction of 3rd Street and Broadwell Underpass
- #2 Replacement of Pine Street Fire Station
- #3 Police/Sheriff Public Safety Center Replacement
- #4 Expansion of the Edith Abbott Library
- #5 Fire Training Center
- #6 Grand Generation Center Renovation
- #7 Expand Island Oasis/Replace Lincoln Park Pool
- #8 Reduction of Train Noise
- #9 Hike/Bike Trail Expansion
- #10 Ammunition Plant Recreation Development

#11 Northwest Park pool

Ms. Goss stated the next step in this process would be as follows:

January 20, 2004	Study Session	Fire station update
		Train Noise Reduction update
Feb. 4, 2004	Study Session	3 rd Street & Broadwell Grade Separation update
		Projected discussion of Aquatics
		Projected Ammunition Plant Recreation Development update
Feb. 21, 2004	Council Retreat	
Mar. 2, 2004	Study Session	Financial Implications of Projects/Council Direction
Mar. 9, 2004	Regular Mtg	Ballot language approved by Council
Mar. 15, 2004		Ballot language due to County Election Commissioner

Police Department Review of Spillman Police Chief Kyle Hetrick introduced several people involved in the Spillman project: Hall County Sheriff Jerry Watson, Hall County Sheriff Deputy Greg Schultz, Hall County Correction Director Dave Arnold, Police Officer Scott Arnold, 911 Operator DeAnn Stubbs, Sgt. Dean Elliott, Captain Robert Falldorf, and Hall County Computer Consultant Will Bennett.

Chief Hetrick presented a power point presentation explaining the Police Department responsibilities. Spillman was an IBM based relational database system containing data from Hall County Corrections, Hall County Sheriff Department, Grand Island Police Department, and Grand Island-Hall County Emergency Management. Spillman had been in use in Hall County since 1994.

A demonstration was given of the Spillman software system. Included were the uses of computer-aided dispatch, the records management system, and the mobile data computers. Practical uses of the system were demonstrated.

Discussion was held with regards to tower sights of which there were currently 21 sights with a plan for 42 total sights. Currently there was 72 percent coverage within the city, which was expected to grow to 95 percent coverage by April 1, 2004. Budget figures were discussed with approximately \$200,000 budgeted for FY 2003-2004.

ADJOURNMENT: The meeting was adjourned at 8:55 p.m.

Respectfully submitted,

RaNae Edwards
City Clerk



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G4

Approving Appointment to the Animal Advisory Board

Section 5-3 of the Grand Island City Code establishes the terms of the members of the Animal Advisory Board. Three members of the board are from the community at large and each of these members serves a three year term. One member from the community at large is to be appointed each year by the mayor with the confirmation of the City Council. The term of board member, Doug Jensen, has expired. To fill the vacant position the council will need to confirm the mayor's nominee. Doug Jensen who has served one term on the Board is willing to serve an additional term. Doug has been an active and conscientious member of the Board; therefore, confirmation of this nomination is recommended.

Staff Contact: Doug Walker



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G5

Approving Appointment to the Economic Development Program Citizens' Review Committee

A member of the Economic Development Program Citizens' Review Committee recently resigned. The state statutes and the City Ordinance establishing the Review Committee provide for the Mayor to nominate a candidate for approval to the Committee which must be approved by the City Council. Dehn Renter, 1820 Sherman Court, has been selected as the Mayor's nominee for the open position. If the nominee for filling this vacancy on the review committee is not approved at this Council meeting, further nominations will need to be made until a nominee is approved to complete the balance of the term for the member who resigned.

Staff Contact: Mayor Vavricek



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G6

Approving Appointments to the Electrical Board

The following individuals have expressed their willingness to serve on the City of Grand Island Electrical Board for the year 2004. Shawn Messersmith, Master Electrician, Chad Johnson, Journeymen Electrician, Pat Bittner, Utility Department Representative, Bruce Kleint, General Public Representative, and Dean Mathis and Craig Lewis as Ex-Officio members. The above recommendations are made in compliance with the Grand Island City Code and approval is requested.

Staff Contact: Craig Lewis



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G7

Approving Appointments to the Gas Fitters and Appliance Installers Board

The following individuals have expressed their willingness to serve on the City of Grand Island Gas Fitters & Appliance Installers Board for the year 2004. Norm Nietfeldt, Master Plumber, Mike McElroy, Master Gas Fitter, Loren Peterson, Gas Company Representative, and David Scoggins and Craig Lewis as Ex-Officio members. The above recommendation is made in compliance with the Grand Island City Code and approval is requested.

Staff Contact: Craig Lewis



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G8

Approving Appointments to the Plumbers Examining Board

The following individuals have express their willingness to serve on the City of Grand Island Plumbing Board for a two year term 2004/2005. Larry Callahan, Robert Luther, and Eric Rose as Master Plumbers, Jennifer Herman from the General Public and David Scoggins as Ex-Officio members. The above recommendations are made in compliance with the Grand Island City code and approval is requested.

Staff Contact: Craig Lewis



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G9

**Approving Request of Chicken Coop of Grand Island, Inc. dba
Chicken Coop Sports Bar and Grill, 120 East 3rd Street, for a
Class "C" Liquor License**

*This item refers to the aforementioned Public Hearing. Council can approve, deny, or make
no recommendation to the Nebraska Liquor Control Commission. Approval is recommended.*

Staff Contact: RaNae Edwards



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G10

Approving Request of Dean Pegg, #28 Redwood Drive, Kearney, Nebraska, for Liquor Manager Designation for Chicken Coop Sports Bar and Grill, 120 East 3rd Street

Dean Pegg, #28 Redwood Drive, Kearney, Nebraska has submitted an application with the City Clerk's Office for a Liquor Manager Designation in conjunction with the Class "C" Liquor License for Chicken Coop Sports Bar and Grill, 120 East 3rd Street discussed earlier. This application has been reviewed by the Police Department and City Clerk's Office. Approval is recommended.

Staff Contact: RaNae Edwards



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G11

Approving Request of Emil Schaaf on Behalf of Werner Construction for Conditional Use Permit Located at 5588 South Engleman Road

This item relates to the aforementioned Public Hearing. Approval is recommended with the following conditions; 1). The applicant apply for and receive a Flood Plain Development Permit from the Building and Regional Planning Departments. 2). No storage of material or any change in the existing grade elevations shall occur in the designated Floodway Boundary Area as identified on the Floodway Boundary and Floodway Map for Hall County, issued by the Federal Emergency Management Agency dated September 29, 1986. 3). A minimum setback of 300 feet shall be provided adjacent to the public street right of ways along Guenther and Engleman roads to provide for vehicular safety and future development. Existing areas already pumped shall be filled in to accommodate this setback at the completion of the dredging operation, no new pumping shall occur within the 300 foot setback. Council may approve, deny, or place conditions upon any approval.

Staff Contact: Craig Lewis



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G12

#2004-1 - Approving Acquisition of Utility Easement - East Side of North Road at Manchester Road - Johnson and Johnson, Inc.

This item relates to the aforementioned Public Hearing.

Background:

Nebraska State Law requires that acquisition of property must be approved by City Council. The Utilities Department needs to acquire an easement relative to property of Johnson and Johnson, Inc., located on the east side of North Road at Manchester Road, in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers.

Discussion:

This easement will be used for an anchor and down guy to hold the overhead line going west from this location.

Recommendation:

Approve the request to obtain the needed easement.

Fiscal Effects:

One dollar (\$1.00) for the easement will be paid to the grantor.

Alternatives:

As suggested by City Council.

Staff Contact: Gary R. Mader

R E S O L U T I O N 2004-1

WHEREAS, a public utility easement is required by the City of Grand Island, from Johnson and Johnson, Inc., to install, upgrade, maintain, and repair public utilities and appurtenances; and

WHEREAS, a public hearing was held on January 13, 2004, for the purpose of discussing the proposed acquisition of an easement and right-of-way through a part of the Northwest Quarter (NW1/4) of Section Twelve (12), Township Eleven (11) North, Range Ten (10) West of the 6th P.M. in the city of Grand Island, Hall County, Nebraska, the northerly line of the five (5.0) foot wide easement and right-of-way being more particularly described as follows:

Commencing at a point on the west line of the Northwest Quarter (NW1/4) of Section Twelve (12), Township Eleven (11) North, Range Ten (10) West, being three hundred ninety (390.0) feet north of the southwest corner of the Northwest Quarter (NW1/4) of said Section Twelve (12), Township Eleven (11) North, Range Ten (10) West, a distance of thirty three (33.0) feet to a point on the easterly line of North Road being the actual point of beginning; thence continuing easterly along the previously described line, a distance of twenty five (25.0) feet.

The above-described easement and right-of-way containing 125.0 square feet, more or less, as shown on the plat dated December 15, 2003, marked Exhibit "A" attached hereto and incorporated herein by reference.

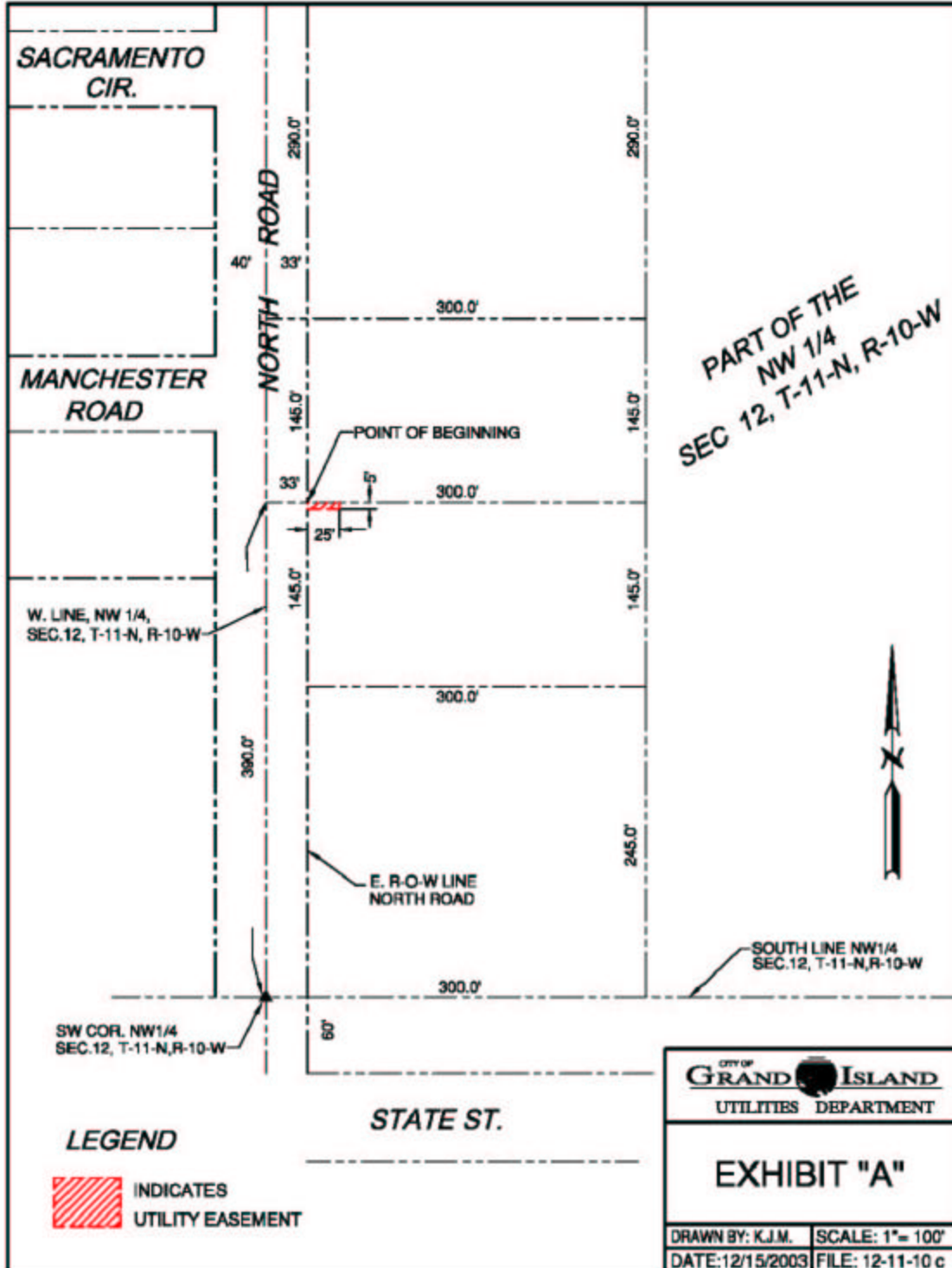
NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island be, and hereby is, authorized to acquire a public utility easement from Johnson and Johnson, Inc., on the above-described tract of land.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, January 13, 2004.

RaNae Edwards, City Clerk

Approved as to Form <input type="checkbox"/> _____	
January 8, 2004	<input type="checkbox"/> City Attorney





City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G13

#2004-2 - Approving Acquisition of Utility Easement - East Side of North Road at Manchester Road - Good Hitters, Inc.

This item relates to the aforementioned Public Hearing.

Background:

Nebraska State Law requires that acquisition of property must be approved by City Council. The Utilities Department needs to acquire an easement relative to property of Good Hitters, Inc., located on the east side of North Road at Manchester Road, in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers.

Discussion:

This easement will be used to construct an overhead three-phase line to serve the property.

Recommendation:

Approve the request to obtain the needed easement.

Fiscal Effects:

One dollar (\$1.00) for the easement will be paid to the grantor.

Alternatives:

As suggested by City Council.

Staff Contact: Gary R. Mader

RESOLUTION 2004-2

WHEREAS, a public utility easement is required by the City of Grand Island, from Good Hitters, Inc., a corporation, to install, upgrade, maintain, and repair public utilities and appurtenances; and

WHEREAS, a public hearing was held on January 13, 2004, for the purpose of discussing the proposed acquisition of an easement and right-of-way through a part of the Northwest Quarter of Section Twelve (12), Township Eleven (11) North, Range Ten (10) West of the 6th P.M. in the city of Grand Island, Hall County, Nebraska, the easement and right-of-way being more particularly described as follows:

Tract No. 1:

A five (5.0) foot wide tract of land; the southerly line being more particularly described as follows: Commencing at a point on the west line of the Northwest Quarter (NW1/4) of Section Twelve (12), Township Eleven (11) North, Range Ten (10) West, being three hundred ninety (390.0) feet north of the southwest corner of the Northwest Quarter (NW1/4) of said Section Twelve (12), Township Eleven (11) North, Range Ten (10) West; thence easterly and parallel with the south line of the Northwest Quarter (NW1/4) of said Section Twelve (12), Township Eleven (11) North, Range Ten (10) West, a distance of thirty three (33.0) feet to a point on the easterly line of North Road being the ACTUAL point of beginning; thence continuing easterly along the previously described line, a distance of twenty five (25.0) feet.

Tract No. 2:

A twenty (20.0) foot wide tract of land; the northerly line being more particularly described as follows: Commencing at a point on the west line of the Northwest Quarter (NW1/4) of Section Twelve (12), Township Eleven (11) North, Range Ten (10) West, being five hundred thirty five (535.0) feet north of the southwest corner of the Northwest Quarter (NW1/4) of said Section Twelve (12), Township Eleven (11) North, Range Ten (10) West; thence easterly and parallel with the south line of the Northwest Quarter (NW1/4) of said Section Twelve (12), Township Eleven (11) North, Range Ten (10) West, a distance of thirty three (33.0) feet to a point on the easterly line of North Road being the ACTUAL point of beginning; thence continuing easterly along the previously described line, a distance of two hundred (200.0) feet.

Tract No. 3:

A ten (10.0) foot wide tract of land; the northerly line being more particularly described as follow: Commencing at a point on the west line of the Northwest Quarter (NW1/4) of Section Twelve (12), Township Eleven (11) North, Range Ten (10) West, being five hundred thirty five (535.0) feet north of the southwest corner of the Northwest Quarter (NW1/4) of said Section Twelve (12), Township Eleven (11) North, Range Ten (10) West; thence easterly and parallel with the south line of the Northwest Quarter (NW1/4) of said Section Twelve (12), Township Eleven (11) North, Range Ten (10) West, a distance

of two hundred thirty three (233.0) feet to the ACTUAL point of beginning; thence continuing easterly along the previously described line, a distance of sixty seven (67.0) feet.

The above-described easement and right-of-way containing a combined total of 0.11 acres, more or less, as shown on the plat dated December 27, 2003, marked Exhibit "A" attached hereto and incorporated herein by reference.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island be, and hereby is, authorized to acquire a public utility easement from Good Hitters, Inc., a corporation, on the above-described tract of land.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, January 13, 2004.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G14

#2004-3 - Approving Acquisition of Utility Easement - 527 North Diers Avenue - Encinger Properties II, L.L.C.

This item relates to the aforementioned Public Hearing.

Background:

Nebraska State Law requires that acquisition of property must be approved by City Council. The Utilities Department needs to acquire an easement relative to property of Encinger Properties II, L.L.C, located in the southeast corner of property located at 527 N. Diers Avenue, in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers.

Discussion:

This easement will be used to locate a new pad-mounted transformer to serve a new building at 527 North Diers Avenue.

Recommendation:

Approve the request to obtain the needed easement.

Fiscal Effects:

One dollar (\$1.00) for the easement will be paid to the grantor.

Alternatives:

As suggested by City Council.

Staff Contact: Gary R. Mader

R E S O L U T I O N 2004-3

WHEREAS, a public utility easement is required by the City of Grand Island, from Encinger Properties II, L.L.C., a Nebraska limited liability company, to install, upgrade, maintain, and repair public utilities and appurtenances; and

WHEREAS, a public hearing was held on January 13, 2004, for the purpose of discussing the proposed acquisition of an easement and right-of-way through a part of Lot Three (3) Richmond Second Subdivision located in the city of Grand Island, Hall County, Nebraska, the easement and right-of-way being more particularly described as follows:

The southerly ten (10.0) feet of the easterly sixty (60.0) feet of Lot Three (3) Richmond Second Subdivision.

The above-described easement and right-of-way containing 600 square feet, more or less, as shown on the plat dated December 22, 2003, marked Exhibit "A" attached hereto and incorporated herein by reference.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island be, and hereby is, authorized to acquire a public utility easement from Encinger Properties II, L.L.C., a Nebraska limited liability company, on the above-described tract of land.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, January 13, 2004.

RaNae Edwards, City Clerk





City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G15

#2004-4 - Approving Acquisition of Utility Easement - Midaro Drive and U.S. Highway 34 - Crouch

This item relates to the aforementioned Public Hearing.

Background:

Nebraska State Law requires that acquisition of property must be approved by City Council. The Utilities Department needs to acquire an easement relative to property of Ryan D. and Lisa A. Crouch located east of Midaro Drive and north of U.S. Highway 34, in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers.

Discussion:

The easement will be used for an upgraded overhead power line to serve a new home.

Recommendation:

Approve the request to obtain the needed easement.

Fiscal Effects:

One dollar (\$1.00) for the easement will be paid to the grantor.

Alternatives:

As suggested by City Council.

Staff Contact: Gary R. Mader

RESOLUTION 2004-4

WHEREAS, a public utility easement is required by the City of Grand Island, from Ryan D. Crouch and Lisa A. Crouch, husband and wife, to install, upgrade, maintain, and repair public utilities and appurtenances; and

WHEREAS, a public hearing was held on January 13, 2004, for the purpose of discussing the proposed acquisition of an easement and right-of-way through a part of the West Half of the Southeast Quarter (W1/2, SE1/4) of Section Twenty Seven (27), Township Eleven (11) North, Range Nine (9) West of the 6th P.M. in the city of Grand Island, Hall County, Nebraska, the easement and right-of-way being more particularly described as follows:

Referring to the northwest corner of the West Half of the Southeast Quarter (W1/2, SE1/4) of Section Twenty Seven (27), Township Eleven (11) North, Range Nine (9) West of the 6th P.M., located in the city of Grand Island, Hall County, Nebraska; thence southerly on an Assumed bearing of S00°46'05"E along the westerly line of the West Half of the Southeast Quarter (W1/2, SE1/4), a distance of one thousand sixty eight and eighty six hundredths (1068.86) feet to the southwest corner of the tract conveyed by the deed recorded as Document Number 200111152 in the Register of Deeds office, Hall County, Nebraska; thence northeasterly on a bearing of N57°01'19"E along the southerly line of the said tract, a distance of five hundred sixty eight and forty two hundredths (568.42) feet; thence easterly on a bearing of N87°56'27"E, continuing along the southerly line of the said tract, a distance of seven hundred seventy two and eighty hundredths (772.80) feet; thence northerly along the easterly line of the said tract on a bearing of N00°51'58"W, a distance of one hundred seventy six and twenty six hundredths (176.26) feet to the Actual Point of Beginning; thence southwesterly on a bearing of S74°37'17"W, a distance of five hundred thirty six and fifty one hundredths (536.51) feet to the point of termination.

The above-described easement and right-of-way containing 0.246 acres, more or less, as shown on the plat dated December 26, 2003, marked Exhibit "A" attached hereto and incorporated herein by reference.

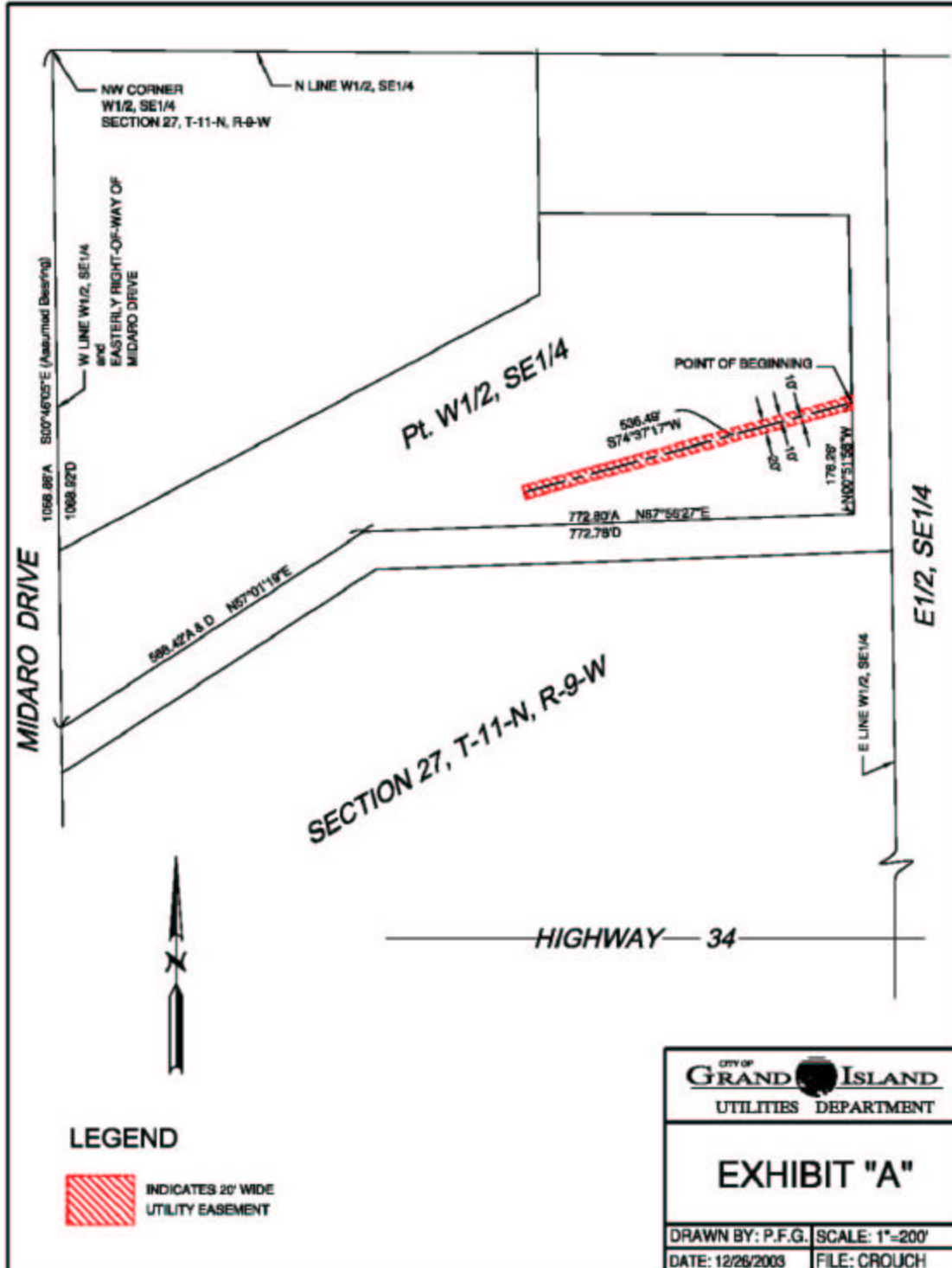
NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island be, and hereby is, authorized to acquire a public utility easement from Ryan D. Crouch and Lisa R. Crouch, husband and wife, on the above-described tract of land.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, January 13, 2004.

Approved as to Form	☐ _____
January 8, 2004	☐ City Attorney

RaNae Edwards, City Clerk





City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G16

#2004-5 - Approving Acquisition of Utility Easement - 3356 North Gunbarrel Road - Elstermeier

This item relates to the aforementioned Public Hearing.

Background:

Nebraska State Law requires that acquisition of property must be approved by City Council. The Utilities Department needs to acquire an easement relative to property of Herman E., Robin E., and Janet L. Elstermeier, located at 3356 North Gunbarrel Road, in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers.

Discussion:

The electric customer is installing a pivot sprinkler system on the property and needs clearance from the overhead power line. This easement will be used for that relocated line, which will be paid for by the customer.

Recommendation:

Approve the request to obtain the needed easement.

Fiscal Effects:

One dollar (\$1.00) for the easement will be paid to the grantor.

Alternatives:

As suggested by City Council.

Staff Contact: Gary R. Mader

RESOLUTION 2004-5

WHEREAS, a public utility easement is required by the City of Grand Island, from Herman E. Elstermeier, a single person, and Robin E. Elstermeier and Janet L. Elstermeier, husband and wife, to install, upgrade, maintain, and repair public utilities and appurtenances; and

WHEREAS, a public hearing was held on January 13, 2004, for the purpose of discussing the proposed acquisition of an easement and right-of-way through a part of the Southeast Quarter (SE1/4) of Section Thirty Six (36), Township Twelve (12) North, Range Nine (9) West of the 6th P.M. in the city of Grand Island, Hall County, Nebraska, the centerline of the twenty (20.0) foot wide utility easement and right-of-way being more particularly described as follows:

Referring to the southeast corner of the Southeast Quarter (SE1/4) of Section Thirty Six (36), Township Twelve (12) North, Range Nine (9) West of the 6th P.M., located in Hall County, Nebraska; thence northerly along the easterly line of the said Southeast Quarter (SE1/4), a distance of nine hundred seventeen and thirty eight hundredths (917.38) feet; thence deflecting left 104°26'14" and running southwesterly, a distance of thirty four and eight hundredths (34.08) feet to the Actual Point of Beginning, being a point on the westerly right-of-way line of Gunbarrel Road; thence continuing southwesterly on the last described course, a distance of four hundred fourteen and sixty hundredths (414.60) feet; thence deflecting right 08°24'53" and running westerly, a distance of one hundred forty three and fifty one hundredths (143.51) feet; thence deflecting right 55°42'56" and running northwesterly, a distance of two hundred ninety four and sixty eight hundredths (294.68) feet to the point of termination.

The above-described easement and right-of-way containing 0.392 acres, more or less, as shown on the plat dated December 30, 2003, marked Exhibit "A" attached hereto and incorporated herein by reference.

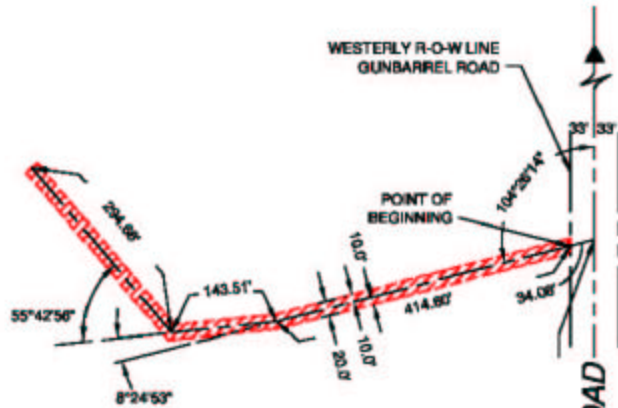
NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island be, and hereby is, authorized to acquire a public utility easement from Herman E. Elstermeier, a single person, and Robin E. Elstermeier and Janet L. Elstermeier, husband and wife, on the above-described tract of land.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, January 13, 2004.

RaNae Edwards, City Clerk


Approved as to Form	☐ _____
January 8, 2004	☐ City Attorney



GRANTEE SHALL HAVE THE RIGHT TO PLACE ELECTRICAL LINE ANCHORS AND/OR ANCHORS WITH GUY WIRES ATTACHED THERETO ON GRANTORS PROPERTY IN SUPPORT OF SUCH UTILITIES AS REQUIRED.

PART OF SE1/4,
SEC. 36, T-12-N, R-9-W

LEGEND

 INDICATES 20' WIDE UTILITY EASEMENT

CITY OF
GRAND ISLAND
UTILITIES DEPARTMENT

EXHIBIT "A"

DRAWN BY: P.F.G. SCALE: 1"=200'

DATE: 12/30/2003 FILE: Elstermeier



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G17

#2004-6 - Approving Bid Award for Coal Handling & Machine Room Roof Replacement - Platte Generating Station - Utilities Department

Background:

The roofing surfaces at both power stations are routinely inspected. Recent inspections have indicated water infiltrating the insulation of the roof over the coal handling and elevator rooms at the top of the main building at the Platte Generating Station. These roofs were originally installed in 1980 and contain asbestos materials. Because of the age of the roofs, specifications were drafted to replace them. The Contractor is to remove the existing roofing, flashing, insulation, gravel and all other debris and legally dispose of it off-site in accordance with all state and federal regulations. In addition, the Contractor is to install new insulation, install new flashing, and install new fully adhered Ethylene, Propylene, Diene Material (EPDM) roofs per the specifications. There are approximately 4,300 sq. feet of roof to replace and there are both concrete and metal decking under the existing roof. Request for bids were advertised and sent out in accordance with City Purchasing Procedures.

Discussion:

Specifications were sent to bidders with the following responses received. The engineer's estimate for this project was \$120,000.

Bidder: 1) Roof Pros, Inc., from Omaha, Nebraska - Bid Amount: \$68,000.00 - 2) Weathercraft Co., from Grand Island, Nebraska - Bid Amount: \$69,447.00 - 3) D.C. Taylor Co., from Cedar Rapids, Iowa - Bid Amount: \$86,140.00.

Recommendation:

The two lowest bids were reviewed for compliance by the Utilities Department fire and structural insurance provider, Factory Mutual, to make sure the proposed materials and installation would meet Factory Mutual requirements. Factory Mutual recommended rejecting the Roof Pros bid because it did not include the engineering information needed to certify that the roof anchor system meets a Class 1, I-90 windstorm rating. That information was required by the specifications to be submitted with the bids. Factory Mutual reviewed the engineering data and approved the anchor design of Weathercraft Company. It is the recommendation of the Utilities Department that Weathercraft Company, the lowest compliant bidder, be awarded the contract for this work in the amount of \$69,447.00.

Fiscal Effects:

Expenditure of \$69,447 from Enterprise Fund 520. There are sufficient funds available.

Alternatives:

None recommended.

Staff Contact: Gary R. Mader; Dale Shotkoski

Purchasing Division of Legal Department
INTEROFFICE MEMORANDUM



Dale M. Shotkoski, Assistant City Attorney

*Working Together for a
Better Tomorrow, Today*

BID OPENING

BID OPENING DATE: November 10, 2003 at 11:00 a.m.

FOR: Coal Handling and Machine Room Roof Replacement

DEPARTMENT: Utilities - PGS

ENGINEER'S ESTIMATE: \$120,000.00

FUND/ACCOUNT: Enterprise 520

PUBLICATION DATE: October 19, 2003

NO. POTENTIAL BIDDERS: 5

SUMMARY

Bidder:	<u>Roof Pros, Inc.</u> Omaha, NE	<u>Weathercraft Co.</u> Grand Island, NE	<u>D.C. Taylor Co.</u> Cedar Rapids, IA
Bid Security:	\$3,400.00	Universal Surety Co.	United Fire & Casualty Co.
Exceptions:	None	None	None
Bid Price:	\$68,000.00	\$69,447.00	\$86,140.00

cc: Gary Mader, Utilities Director
Bob Smith, Assistant Utilities Director
Pat Gericke, Utilities Department
Shelly Schnakenberg, Senior Utilities Secretary
Dave Kuhlman, PGS
David Springer, Interim City Administrator
Dale Shotkoski, Purchasing Agent
Laura Berthelsen, Legal Assistant

RESOLUTION 2004-6

WHEREAS, the City of Grand Island invited sealed bids for Coal Handling and Machine Room Roof Replacement, according to plans and specifications on file at the Platte Generating Station; and

WHEREAS, on November 10, 2003, bids were received, opened and reviewed; and

WHEREAS, Weathercraft Company of Grand Island, Nebraska, submitted a bid in accordance with the terms of the advertisement of bids and plans and specifications and all other statutory requirements contained therein, such bid being in the amount of \$69,447.00; and

WHEREAS, Weathercraft Company's bid is less than the estimate for such project.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of Weathercraft Company of Grand Island, Nebraska, in the amount of \$69,447.00 for coal handling and machine room roof replacement is hereby approved as the lowest compliant bid.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, January 13, 2004.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G18

#2004-7 - Approving Change Order #1 - Platte River Pumping Station No. 3 Replacement - Utilities Department

Background:

The pump station at the Platte River Well Field transfers water from the well field to reservoirs in the City. One of the three pumps developed serious erosion of the pump casing and was recently replaced. The replacement pump, electric motor and adjustable frequency drive were purchased in July of 2002 and installed in 2003. Installation of this pump was awarded to Kayton Electric in the amount of \$127,500.

Discussion:

During the course of the installation it was found that two 20-inch valves and a 20-inch pipe elbow at the pump header were deteriorated and in need of replacement. The installing contractor, Kayton Electric, was directed to replace the worn piping and valves. The extra cost of this work was \$1,948.10 for the pipe elbow and \$2,562.78 for labor to install the valves and pipe elbow. The valves were provided by the Utilities Department.

The second part of this Change Order deals with sales tax. During the course of the project, state law changed, and as of October 1, 2003, payment of tax was required on services not previously taxed. The additional sales tax totals \$4,674.01. These additional taxes were not known at the time the contract specifications were prepared.

The additions result in a final contract price of \$136,684.89.

Recommendation:

Proposed Change Order #1 has been reviewed by our engineering consultants for this project, the City Finance Department for the tax issues, and by Utilities Staff. The Utilities Department recommends authorizing Change Order # 1 to the Platte River Pumping Station No. 3 Pump Replacement Contract in the amount of \$9,184.89 for a final contract price of \$136,684.89.

Fiscal Effects:

An addition of \$9,184.89 to this project; to be paid from Water Enterprise Fund 525.

Alternatives:

None recommended.

Staff Contact: Gary R. Mader; Dale Shotkoski



*Working Together for a
Better Tomorrow, Today.*

TO: Kayton Electric Inc.
P.O. Box 27
Holdrege, NE 68949-0027

CHANGE ORDER NO. 1

PROJECT: Platte River Pumping Station No. 3 Replacement – Utilities Dept. – Contract Change Order

You are hereby directed to make the following change in your contract.

ADD: \$ 9,184.89 and/or DELETE:

The original Contract Sum	\$	127,500.00
Installation of two 20" valves and elbow.	\$	2,562.78
One 20" flanged 45 with bolt & gasket set.	\$	1,948.10
Taxes on labor & materials after October 1, 2003.	\$	4,674.01
The Contract Sum is decreased by the Change Order # 1	\$	<u>0.00</u>
The total modified Contract sum to date	\$	136,684.89

Approval and acceptance of this Change Order acknowledges understanding and agreement that the cost and time adjustments included represent the complete values arising out of and/or incidental to the work described herein. Additional claims will not be considered.

APPROVED: CITY OF GRAND ISLAND

By: _____
Mayor

Date: _____

Attest: _____

Approved as to Form, City Attorney

ACCEPTED: Kayton Electric, Inc.

By: _____

Date: _____

RESOLUTION 2004-7

WHEREAS, on April 22, 2003, by Resolution 2003-120, the City of Grand Island awarded the bid for Platte River Pumping Station Pump No. 3 Replacement to Kayton Electric, Inc. of Holdrege, Nebraska; and

WHEREAS, it has been determined that modifications to the work to be performed by Kayton Electric, Inc. are necessary; and

WHEREAS, such modifications have been incorporated into Change Order No. 1; and

WHEREAS, the result of such modifications will increase the contract amount by \$9,184.89 for a revised contract price of \$136,684.89.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the Mayor be, and hereby is, authorized and directed to execute Change Order No. 1 between the City of Grand Island and the Kayton Electric of Grand Island, Nebraska to provide the modifications set out as follows:

Replace worn piping.....	1,948.10
Labor to install valves and pipe elbows	2,562.78
Sales tax due to change in law	4,674.01

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, January 13, 2004.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G19

#2004-8 - Approving Bid Award for Street Improvement District No. 1245 - James Road

BACKGROUND:

The Engineering Division of the Public Works Department advertised for bids for Street Improvement District No. 1245, for James Road (located north of Husker Highway and west of U.S. Highway 281) on December 4, 2003. Bid notices were sent to twelve (12) contractors and five (5) contractors were issued plans and specifications.

DISCUSSION:

The Public Works Department, Engineering Division and the Purchasing Division of the City Attorney's Office reviewed all bids received on December 18, 2003. All bids received met specifications. The bids received were less than the engineer's estimate of \$128,675.00. A summary of the bids received is attached.

RECOMMENDATION:

Award the contract to The Diamond Engineering Company of Grand Island, Nebraska.

FINANCIAL IMPLICATIONS:

There are sufficient funds in Account No. 40033530-90143. The costs for this project will be assessed to the property owner.

ALTERNATIVES:

Reject all bids.

Staff Contact: Steven P. Riehle, Public Works Director/City Eng

Purchasing Division of Legal Department
INTEROFFICE MEMORANDUM



Dale M. Shotkoski, Assistant City Attorney

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Better Tomorrow, Today*

BID OPENING

BID OPENING DATE: December 18, 2003 at 11:00 a.m.

FOR: Street Improvement District 1245

DEPARTMENT: Public Works

ENGINEER'S ESTIMATE: \$128,675.00

FUND/ACCOUNT: 40033530-90143

PUBLICATION DATE: December 4, 2003

NO. POTENTIAL BIDDERS: 6

SUMMARY

Bidder:	<u>Gehring Construction</u> Columbus, NE	<u>Diamond Engineering Co.</u> Grand Island, NE
Bid Security:	Universal Surety Company	Travelers Casualty & Surety Co.
Exceptions:	None	None
Bid Price:	\$104,830.20	\$99,481.35

cc: Steve Riehle, Public Works Director
Ron Underwood, Senior Civil Engineer
City Administrator
Dale Shotkoski, Purchasing Agent
Laura Berthelsen, Legal Assistant

P876

RESOLUTION 2004-8

WHEREAS, the City of Grand Island invited sealed bids for Street Improvement District No. 1245, according to plans and specifications on file with the City Engineer; and

WHEREAS, on December 18, 2003, bids were received, opened and reviewed; and

WHEREAS, the Diamond Engineering Company of Grand Island, Nebraska, submitted a bid in accordance with the terms of the advertisement of bids and plans and specifications and all other statutory requirements contained therein, such bid being in the amount of \$99,481.35; and

WHEREAS, the Diamond Engineering Company's bid is less than the engineer's estimate for such project.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of the Diamond Engineering Company of Grand Island, Nebraska, in the amount of \$99,481.35 for Street Improvement District No. 1245 is hereby approved as the lowest responsible bid.

BE IT FURTHER RESOLVED, that a contract for such project between the City and such contractor be entered into, and the Mayor is hereby authorized and directed to execute such contract on behalf of the City of Grand Island.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, January 13, 2004.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G20

#2004-9 - Approving Interlocal Cooperative Agreement for Victim Witness Services with Hall County

This consent agenda item is a request for the approval of the inter-local cooperative agreement between Hall County and the City of Grand Island for the newly formed Victim Witness Services Unit. The Victim Witness Unit is funded primarily through funds made available by the State of Nebraska through grants from the United States Department of Justice. This agreement will allow the covered public agencies to enter into agreements for the joint and cooperative exercise of powers, privileges, or authority capable of being exercised by either entity.

Staff Contact: Kyle Hetrick

RESOLUTION 2004-9

WHEREAS, the City of Grand Island and the County of Hall desire to form a victim witness unit to be funded primarily through funds available by the State of Nebraska through grants from the United States Department of Justice, Office of Justice Programs to include, but not limited to, grants through the Victims of Crime Act and the Violence Against Women Act; and

WHEREAS, Neb. Rev. Stat. §13-801, et seq. provides that units of local government of the State of Nebraska and Nebraska state agencies may enter into agreements for the joint and cooperative exercise of powers, privileges, or authority capable of being exercised by either agency; and

WHEREAS, the proposed agreement has been reviewed and approved by the City Attorney.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the Interlocal Cooperative Agreement for Victim Witness Services by and between the City of Grand Island and the County of Hall is hereby approved.

BE IT FURTHER RESOLVED, that the Mayor is hereby authorized and directed to execute such agreement on behalf of the City of Grand Island.

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Adopted by the City Council of the City of Grand Island, Nebraska, January 13, 2004.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G21

#2004-10 - Approving Bid Award for Underground Electrical Lines at the Former Cornhusker Army Ammunition Plant

The Park and Recreation Department, has submitted a request for awarding a bid for the installation of primary underground electrical service at the Sport Shooting Facility located at the former CAAP site. One bid was received in the amount of \$23,014.00. The low bid was submitted by Southern Public Power District of rural Grand Island. Southern is the only provider of electrical service to this area. There are sufficient funds for this purchase in account number 40044450-90026. It is recommended that the bid be awarded to Southern Public Power District in the amount of \$23,014.00.

Staff Contact: Steve Paustian

RESOLUTION 2004-10

WHEREAS, underground electrical lines are necessary to provide electrical service to the new skeet range buildings located at the former Cornhusker Army Ammunition Plant; and

WHEREAS, due to state regulations, Southern Public Power District is the only company authorized to provide electrical service in this area; and

WHEREAS, the total cost for providing underground three-phase primary lines to the property, which will allow for future electrical extensions, is \$23,014.00; and

WHEREAS, funding for such electrical service is available in the Parks and Recreation Department budget.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that Southern Public Power District is hereby authorized to provide and extend underground three-phase electrical service lines to the new skeet range buildings located at the former Cornhusker Army Ammunition Plant for the amount of \$23,014.00.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, January 13, 2004.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G22

#2004-11 - Approving Bid Award for Copier/Printer/Scanner for City Hall

The Information Technology Division, has submitted a request for awarding a bid for (3) Copier/Printer/Scanners. Four bids were received ranging from \$21,631.00 to \$29,406.00. The low bid was submitted by Imagistics International, Inc. of Grand Island, Nebraska in the amount of \$21, 631.00. There are sufficient funds for this purchase in account number 10011401-85620 (Finance), 10022001-85620 (Building), and 100550001-85620 (Non-Departmental). The budgeted estimate was \$31,000.00. It is recommended that the bid be awarded to Imagistics International, Inc. of Grand Island, Nebraska in the amount of \$21,631.00. Approval is recommended.

Staff Contact: Carl Hurd

Purchasing Division of Legal Department
INTEROFFICE MEMORANDUM



Dale M. Shotkoski, Assistant City Attorney

*Working Together for a
Better Tomorrow, Today*

BID OPENING

BID OPENING DATE: January 5, 2004 at 11:00 a.m.

FOR: Copier/Printer/Scanner

DEPARTMENT: Information Technology

ENGINEER'S ESTIMATE: \$31,000.00

FUND/ACCOUNT:

10022001-85620	Building
10011401-85620	Finance
10055001-85620	Non-Departmental

PUBLICATION DATE: December 21, 2003

NO. POTENTIAL BIDDERS: 9

SUMMARY

Bidder:	<u>Office Net</u> Grand Island, NE	<u>Eakes Office</u> Grand Island, NE
Equipment:	Savin	Sharp
Exceptions:	None	Noted
Bid Rental:	\$1,242.50 per month @ 75,000 copies \$.00677 per copy for overage	\$939.19 per mo.
Bid Price:	\$29,406.00	\$22,352.40

Bidder:	<u>Imagistics International, Inc.</u> Grand Island, NE
Equipment:	Imagistics
Exceptions:	None
Bid Rental:	\$474.15 per month
Bid Price:	\$21,631.00

Bidder: **Modern Methods, Inc.**
Grand Island, NE

	<u>Bid Option #1a</u>	<u>Bid Option #1b</u>	<u>Bid Option #2a</u>	Bid Option #2b
Equipment:	Cannon	Cannon	Lanier	Lanier
Exceptions:	Noted	None	None	None
Bid Rental:	\$.0155 per copy	\$.0159 per copy	\$.0155 per copy	\$.0159 per copy
Bid Price:	\$26,575.00	\$27,755.00	\$25,278.00	\$26,278.00

cc: David Springer, Finance Director
Carl Hurd, IT Manager
Gary Greer, City Administrator
Dale Shotkoski, Purchasing Agent
Laura Berthelsen, Legal Assistant

P878

RESOLUTION 2004-11

WHEREAS, the City of Grand Island invited sealed bids for Copier/Printer/Scanner for the mail room, the Finance/Human Resources suite, and the Building/Fire/Planning suite in City Hall, according to plans and specifications on file with the Information Technology Division; and

WHEREAS, on January 5, 2004, bids were received, opened and reviewed; and

WHEREAS, Imagistics International, Inc. of Grand Island, Nebraska, submitted a bid in accordance with the terms of the advertisement of bids and plans and specifications and all other statutory requirements contained therein, such bid being in the amount of \$21,631.00 for three copier/printer/scanners; and

WHEREAS, Imagistics International, Inc.'s bid is less than the estimate for such equipment.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of Imagistics International, Inc. of Grand Island, Nebraska, in the amount of \$21,631.00 is hereby approved as the lowest responsible bid for three copier/printer/scanners for the mail room, the Finance/Human Resources suite, and the Building/Fire/Planning suite in City Hall.

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Adopted by the City Council of the City of Grand Island, Nebraska, January 13, 2004.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G23

#2004-12 - Approving Intent to Annex, Adoption of Annexation Plan, and Schedule Public Hearing for Property Located on the Southeast Corner of the Intersection of Highway 34 and South Locust Street

At the December 23, 2003 meeting of the City Council approval was given by the council for referring the annexation of the property located on the Southeast Corner of the Intersection of Highway 34 and South Locust Street (38.38 acres in the W 1/2 of the NW 1/4 of Section 34, Township 11 North, Range 9 West of the 6th P.M. in Hall County Nebraska) to the Planning Commission for their recommendation. The Planning Commission approved the annexation at its meeting on January 7, 2004. The resolution for consideration is to schedule this matter for a public hearing on the annexation at the January 27, 2004 meeting of the City Council. This annexation was requested by the Wells Fargo as Trustee for the Irene V. Christensen Easton Revocable Trust. It is also bordered on the north and west by the Grand Island City Limits, Sewer and Water are available to this property and is a logical extension of the City Limits.

Staff Contact: Chad Nabity

ANNEXATION PLAN –South Locust and US Highway 34

December 15, 2003

OVERVIEW

Section 16-117 of The Nebraska State Statute allows municipalities of the first class to annex any contiguous or adjacent lands, lots, tracts, streets, or highways that are urban or suburban in character and in such direction as may be deemed proper.

Regulations governing municipal annexation were implemented in order to develop an equitable system for adding to and increasing city boundaries as urban growth occurs. Areas of the community that are urban in nature, and are contiguous to existing boundaries, are appropriate for consideration of annexation.

Annexation of urban areas adjacent to existing city boundaries can be driven by many factors. The following are reasons annexation should be considered:

1. Governing urban areas with the statutorily created urban form of government, municipalities have historically been charged with meeting the needs of the expanded community.
2. Provide municipal services. Municipalities are created to provide the governmental services essential for sound urban development and for the protection of health, safety and well being of residents in areas that are used primarily for residential, industrial, and commercial purposes.
3. Ensure orderly growth pursuant to land use, building, street, sidewalk, sanitary sewer, storm sewer, water, and electrical services.
4. Provide more equitable taxation to existing property owners for the urban services and facilities that non-city residents in proposed annexation areas use on a regular basis such as parks, streets, public infrastructure, emergency services, retail businesses and associated support.
5. Ensure ability to impose and consistently enforce planning processes and policies.
6. Address housing standards and code compliance to positively impact quality of life for residents.
7. Enable residents of urban areas adjacent to city to participate in municipal issues, including elections that either do or will have an impact on their properties.
8. Anticipate and allocate resources for infrastructure improvements. This would include extension of sewer, water and electrical infrastructure.
9. Assist in population growth to enable community to reach Community Development Block Grant entitlement status – 50,000. Entitlement communities automatically receive Community Development block grant dollars; no competitive process required.
10. Increase number of street or lane miles while increasing gas tax dollars received from the Nebraska Department of Roads.
11. Provide long term visioning abilities as it relates to growth and provision of services.

Other Factors

Annexation of adjacent properties can also be considered upon the request of the owner(s) of the property. Wells Fargo Bank, Trustee for Irene V. Christensen Easton Revocable Trust, owner of this property has requested that the City annex their property in anticipation of development of this tract.

A comprehensive inventory of services and facilities has been developed, with the types and level of services currently being provided as well as the types of level of services anticipated as a result of annexation.

The inventory includes general information concerning:

- Existing infrastructure in affected area(s)
- Summary of expenditures to extend existing infrastructure
- Emergency services
- Summary of operating expenditures associated with increased services

The service plan incorporates detailed elements of the inventory. The inventory and resulting service plan should be the basis for discussions concerning each specific area identified for potential annexation. ***It should be noted that the capital improvements to existing infrastructure and extending services if necessary will take place over a reasonable period of time in order to ensure adequate time for planning, designing, funding and constructing such a sizable number of projects while protecting the financial integrity of the City's enterprise funds. Individual property owners will be responsible for the cost of extending services through neighborhoods and for connecting their properties to the public systems.***

Inventory of Service and Service Plan

Southeast Corner of South Locust Street and US Highway 34

The area is located southeast of the intersection of South Locust Street and US Highway 34 in the southeast area of the community. According to the description submitted with the request to be annexed is 38.38 acres more or less. A request to rezone and subdivide this property is expected in the near future.

INVENTORY OF SERVICES

1. **Police Protection.** The City of Grand Island Police Department will provide protection and law enforcement services in the annexation area. These services include:

- Normal patrols and responses
- Handling of complaints and incident reports
- Investigation of crimes
- Standard speed and traffic enforcement
- Special units such as traffic enforcement, criminal investigations, narcotics, and gang suppression

These services are provided, on a city-wide basis, by over 75 employees. The Police Department is staffed at a rate of 1.67¹ officers per one thousand population. No additional officers will be necessary to maintain this ratio if the proposed area is annexed.

2. **Fire Protection.** The City of Grand Island Fire Department will provide emergency and fire prevention services in the annexation area. These services include:

- Fire suppression and rescue
- Hazardous materials regulation
- Periodic inspections of commercial properties
- Public safety education

These services are provided, on a city-wide basis, by 69 employees operating from four fire stations. The nearest Fire Department is Station #1 located at Pine and Koenig, approximately 1.75 miles from the nearest part of the proposed annexation area.

3. **Emergency Medical Services.** The City of Grand Island is the current provider of local emergency medical services in the city and will provide this service in the annexed area.

- Emergency medical and ambulance services
- Emergency dispatch (provided by the City/County Emergency Management Department)

¹ This is figured based on the number of officers divided by 44,929 the estimated population of Grand Island based on the final count of dwelling units as updated for 2002 from Building Department records.

The City of Grand Island Fire Department provides these services, on a city-wide basis. Fire personnel are emergency medical technicians and 24 are certified paramedics.

4. Wastewater (Sanitary Sewer). The City of Grand Island, Public Works Department, currently maintains the wastewater utilities services for the proposed annexation area. Wastewater services to new development and subdivisions will be provided according to standard policies and procedures of the City. These policies require the developer of a new subdivision to install wastewater lines, unless waived in the subdivision agreement approved by the City Council or through the use of the Assessment District process for developed areas. Wastewater service to this area is available through existing lines.

5. Maintenance of Roads and Streets. The City of Grand Island, Public Works Department, will maintain public streets over which the City has jurisdiction. These services include:

- Snow and ice removal
- Emergency pavement repair
- Preventative street maintenance
- Asphalt resurfacing
- Ditch and drainage maintenance
- Sign and signal maintenance

6. Electric Utilities. This Annexation area is currently provided electrical services by the City of Grand Island. The services appear adequate to meet the needs of the area. These services include:

- Electric utility services
- Street lights

7. Water Utilities. The City of Grand Island, Utilities Department, currently maintains the water utilities services for the proposed annexation area. Water services to new development and subdivisions will be provided according to standard policies and procedures of the City. These policies require the developer of a new subdivision to install water lines, unless waived in the subdivision agreement approved by the City Council or through the use of the Assessment District process for developed areas. Water service to this area is available through existing water lines.

8. Maintenance of Parks, Playgrounds, and Swimming Pools No impact on public or private recreation facilities is anticipated as a result of annexation. Recreation facilities and area amenities, including parks and pools, that are privately owned and operated, or operated and maintained by another governmental entity, will be unaffected by the annexation. There are no existing public or private recreational facilities at this site.

9. Building Regulations. The City of Grand Island, Building Department, will continue to oversee services associated with building regulations, including:

- Commercial Building Plan Review
- Residential Building Plan Review
- Building Permit Inspections and Issuance
- Investigation of complaints relative to Minimum Housing Standards
- Regulation of Manufactured Home Parks
- Investigation of Illegal Business Complaints
- Investigation and Enforcement of Zoning Violations

10. Code Compliance. The City of Grand Island's Legal Department and Code Compliance division will continue to provide the following services associated with enforcing compliance with the City Code:

- Enforcement Proceedings for Liquor and Food Establishment Violations
- Investigation and Enforcement of Complaints Regarding Junked Vehicles and Vehicle Parts, Garbage, Refuse and Litter
- Investigation of Enforcement of Complaints Regarding Weed and Animal Violations
- Providing Enforcement Support to Other Departments for City Code and Regulatory Violations

11. Other City Services. All other City Departments with jurisdiction in the area will provide services according to city policies and procedures.

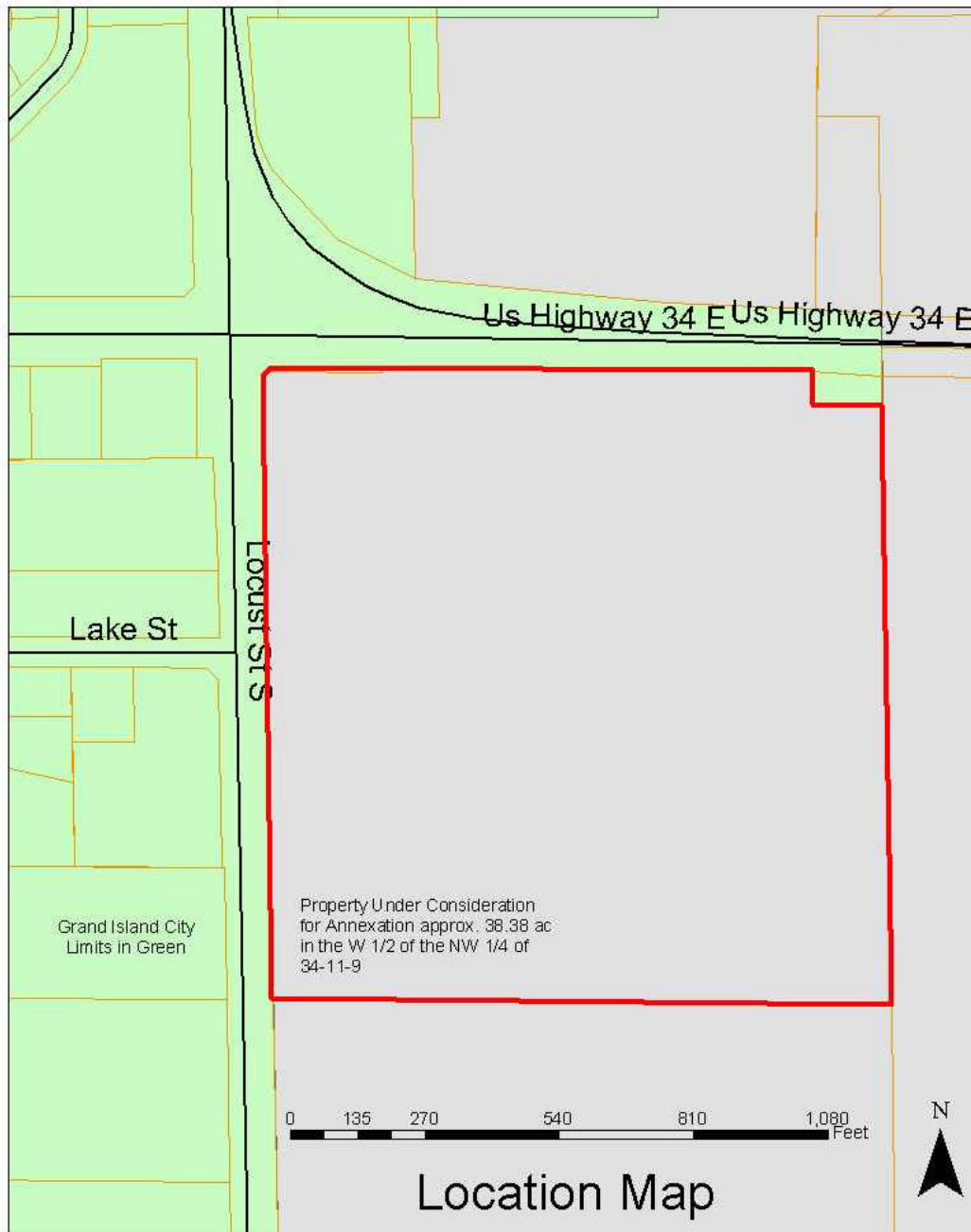
12. Summary of Impacts

Summary of Impacts	
Police Protection	No Impact
Fire Protection	No Impact
Emergency Medical Services	No Impact
Wastewater	Available
Roads and Streets	No Impact
Electric Service	Already in GI Service Area
Water Service	Available
Parks, Playgrounds and Swimming Pools	No Impact
Building Regulations	Already Subject to GI Regulations
Code Compliance	Already Subject to GI Regulations
Other	No Impact
School District	District 3 (Cedar Hollow/Northwest)

Financial Impacts of South Locust and US Highway. 34 Annexation

Financial Impact	Before Annex	After Annex
Property Valuation	\$68,210	\$68,210
Sewer revenue	0	0
Water revenue	0	0
City sales tax now applicable	0	0
Assume \$100,000 house		
2001 City property taxes	0	.371648/\$371.64
Community Redevelopment Authority	0	.025325/\$25.33
Rural fire services	.076432/\$76.43	0*
School District (From 3 to 2)	1.75274/\$1752.74	*

*previously approved bonds could remain with property until paid off



RESOLUTION 2004-12

WHEREAS, the City of Grand Island, in accordance with Section 16-117, R.R.S., is considering the annexation of the land and a plan for extending city services to the following described adjacent and contiguous land:

A tract of land located in the W1/2, NW1/4 of Section 34, Township 11 North, Range 9 West of the 6th P.M., Hall County, Nebraska, described as follows:

Starting at a point 60 feet south and 60 feet east of the northwest corner of said Section 34; thence from the point of beginning east a distance of 233.4 feet; thence north 90° left a distance of 27 feet; thence east 90° right a distance of 1026.6 feet to a point on the east boundary line of the W1/2, NW1/4 of said Section 34; thence south along the east boundary line of the W1/2, NW1/4 of said Section 34 a distance of 1,307.82 feet; thence west 90° right a distance of 1287 feet; thence north 90° a distance of 1,120.82 feet; thence east 90° right a distance of 27 feet; thence north 90° left a distance of 160 feet to the point of beginning.

Except a tract of land located in the NW1/4 of Section 34, Township 11 North, Range 9 West of the 6th P.M., Hall County, Nebraska, described as follows: referring to the northwest corner of the NW1/4 of said Section 34; thence easterly along the north line of said NW1/4 a distance of 129.56 feet to a point; thence southerly deflecting 90°00'00" left a distance of 60.00 feet to a point on the south right-of-way line of Highway 34, said point also being the true point of beginning; thence southwesterly deflecting 44°06'24" right a distance of 82.24 feet to a point; thence southerly deflecting 46°17'16" left a distance of 326.58 feet to a point; thence southerly deflecting 0°44'36" left a distance of 371.01 feet to a point; thence southwesterly deflecting 9°32'13" right a distance of 83.17 feet to a point; thence southerly deflecting 9°32'12" left a distance of 449.13 feet to a point; thence westerly deflecting 92°55'41" right a distance of 41.98 feet to a point on the east right-of-way line of Locust Street; thence northerly deflecting 88°12'36" right along the east right-of-way line of Locust Street a distance of 1001.77 feet to a point; thence northeasterly deflecting 10°16'12" right along the east right-of-way line of Locust Street a distance of 151.44 feet to a point; thence northerly deflecting 10°16'13" left along the east right-of-way line of Locust Street a distance of 34.774 meters to a point; thence northeasterly deflecting 27°58'30" right along the east right-of-way line of Locust Street a distance of 24.50 feet to a point on the south right-of-way line of Highway 34; thence easterly deflecting 63°48'42" right, a distance of 56.16 feet to the point of beginning, containing 38.38 acres, more or less.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that a plan outlining the city services available to the above-described land and showing or including: (a) the cost impact of providing the services to such land, (b) the method by which the city is financing the extension of services to the land and how such services will be maintained, (c) a map drawn to scale clearly delineating the land proposed for annexation, the current boundaries of the city, the proposed boundaries of the City after the annexation, and the general land-use pattern in the land proposed for annexation is hereby adopted and approved and shall be available for inspection during regular business hours in the office of the City Clerk.

BE IT FURTHER RESOLVED, that a public hearing on the proposed annexation shall be held at 7:00 p.m. on February 10, 2004, or as soon thereafter as the matter may be heard, in the Council Chambers at City Hall, 100 East First Street, Grand Island, Nebraska, to receive testimony from interested persons.

BE IT FURTHER RESOLVED, that the City Clerk be, and hereby is, authorized and directed to publish in the *Grand Island Independent* at least once, not less than ten days preceding the date of the public hearing, a copy of this Resolution and a map drawn to scale delineating the land proposed for annexation.

BE IT FURTHER RESOLVED, that the City Clerk be, and hereby is, authorized and directed to send by first-class mail, a copy of the resolution providing for the public hearing to the school board of the school district in the land proposed for annexation.

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Adopted by the City Council of the City of Grand Island, Nebraska, January 13, 2004.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item G24

#2004-13 - Approving Dedicated Parking Stalls in the Public Parking Lot at South Front and Walnut Streets and at the Chamber Lot

ProCon Development and Jim Beltzer, President of the Old Sears Development Inc. are in the process of submitting a response to a request for proposals from the Nebraska Department of Health and Human Services for office space. Part of the response to this request is providing the Department with assurance that there will be adequate parking. The Downtown Improvement board for BID #5 has reviewed the requests of each developer and is recommending that the City Council pass a resolution that will assure that adequate dedicated parking will be available if either developer submits the successful proposal. Wells Fargo Bank currently has dedicated spaces for which they pay a monthly rental so there is precedent for dedicated parking in the downtown area. If either developer is successful in obtaining the NHHS lease a fee will be charged for the dedicated parking as set forth in the resolution. Passage of the resolution is recommended to help facilitate downtown redevelopment.

Staff Contact: Doug Walker

BACKGROUND:

The Board of Downtown Business Improvement District #5 is responsible for overseeing business activities of the Business Improvement District, Downtown Parking District, and Parking Ramp. Maintenance and upkeep of the above are the responsibility of downtown businesses and paid for through assessments to downtown business and/or property owners.

At the December 18, 2003 BID #5 meeting, discussion was held pertaining to anticipated requests for "dedicated" parking space in conjunction with an RFP issued for potential Health and Human Services relocation sites. Responses to the RFP may be submitted for the Old City Hall (a.k.a. ProCon Development, LLC) and the Walnut Street Center (a.k.a. the Beltzer Building). It was noted that precedent for granting dedicated parking requests within city lots currently exists with the Wells Fargo lease of ten parking stalls in the city lot directly north of this facility. Based on this precedent and the importance of retaining these offices downtown, the BID #5 Board requested their Business Recruitment and Retention Committee receive, review and make a recommendation to the Board relating to future requests.

DISCUSSION:

A special Board meeting of the Downtown Business Improvement District #5 was held January 7, 2004. The following recommendation was made by the Recruitment and Retention Committee and subsequently approved by BID #5 Board:

In response to requests for consideration received from developers KC Hehnke of ProCon Development Co., LLC, pertaining to the Old City Hall property; and James Beltzer, Old Sears Development, pertaining to Walnut Street Center property, the Board of Downtown Business Improvement District #5 approved the following recommendations as they relate to the Health and Human Services RFP and are forwarding same to the City Council for consideration.

1. Recommend approval of lease agreement with ProCon Development LLC, Old City Hall property, for twenty dedicated parking stalls located in the 3rd and Pine city owned parking lot. Lease rate to be \$10/month per stall during year one; \$15/month per stall years two through five. ProCon will provide and maintain proper signage.
2. Recommend for lease agreement with James Beltzer, Walnut Street Center property, for twenty dedicated parking stalls located in the South Front & Walnut lot. Lease rate to be \$10/month per stall during

year one; \$15/month per stall years two through five. Beltzer will provide and maintain proper signage. Board also recommends availability of thirteen parking permits at \$10/year per non-dedicated stall for state vehicle parking in the Chamber lot.

RESOLUTION 2004-13

WHEREAS, the City Council, by authority of §22-77 of the Grand Island City Code, may by resolution, entirely prohibit, or fix a time limit for the parking and stopping of vehicles in or on any public street, public property, or portion thereof; and

WHEREAS, ProCon Development is presently renovating the former city hall building located at 2nd and Pine Streets; and

WHEREAS, a prospective tenant of such building has requested dedicated parking stalls in the public parking lot at 3rd and Pine Streets for a five year period; and

WHEREAS, it is recommended that the City dedicate twenty (20) parking stalls in the 3rd and Pine Street public parking lot for use by a prospective tenant of the former city hall building at a rate of \$10 per month per stall during year one, and \$15 per month per stall for years two through five; and

WHEREAS, Jim Beltzer on behalf of the Old Sears Development, Inc. has requested dedicated parking stalls in the public parking lot at South Front and Walnut Streets and has requested parking permits for non-dedicated parking stalls for use for state vehicles in the public parking lot known as the Chamber Lot for a five year period; and

WHEREAS, it is recommended that the City dedicate twenty (20) parking stalls in the public parking lot at South Front and Walnut Streets at a rate of \$10 per month per stall during year one and \$15 per month per stall for years two through five, and allow thirteen (13) parking permits for non-dedicated stalls in the Chamber lot for state vehicles to park at a rate of \$10 per year per stall; and

WHEREAS, at its January 7, 2004 meeting, the Business Improvement Board for Business Improvement District No. 5 recommended that such parking designations be approved.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that:

1. Twenty (20) parking stalls in the public parking lot located at 3rd and Pine Street are hereby dedicated for use by a prospective tenant of the former city hall building for five years at a rate of \$10 per month per stall for year one, and \$15 per month per stall for years two through five.
2. Twenty (20) parking stalls in the public parking lot located at South Front and Walnut Streets shall be dedicated for use by a prospective tenant of the old Sears building for five years at a rate of \$10 per month per stall for year one, and \$15 per month per stall for years two through five.

3. Thirteen (13) parking permits shall be allowed for non-dedicated parking stalls for state vehicles to park in the public parking lot known as the Chamber Lot at a rate of \$10 per year per stall.

4. Procon Development and Jim Beltzer, respectively, shall erect and maintain the signs and street markings necessary to effect the above regulations.

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Adopted by the City Council of the City of Grand Island, Nebraska, January 13, 2004.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, January 13, 2004

Council Session

Item J1

Payment of Claims for the Period of December 24, 2003 through January 13, 2004

The Claims for the period of December 24, 2003 through January 13, 2004 for a total of \$2,895,941.05. A MOTION is in order.

Staff Contact: RaNae Edwards