



# City of Grand Island

Tuesday, March 23, 2004

Council Session

## Item G3

### **Approving Minutes of March 16, 2004 City Council Special Meeting**

*The Minutes of March 16, 2004 City Council Special Meeting are submitted for approval.  
See attached MINUTES.*

Staff Contact: RaNae Edwards

## OFFICIAL PROCEEDINGS

### CITY OF GRAND ISLAND, NEBRASKA

#### MINUTES OF CITY COUNCIL SPECIAL MEETING

March 16, 2004

Pursuant to due call and notice thereof, a Special Meeting of the City Council of the City of Grand Island, Nebraska was conducted in the Council Chambers of City Hall, 100 East First Street, on March 16, 2004. Notice of the meeting was given in the Grand Island Independent on March 10, 2004.

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

PLEDGE OF ALLEGIANCE was said.

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

MAYOR COMMUNICATION: Mayor Vavricek announced two new hires for the City of Grand Island in the Administration Department. Paul Briseno was hired for the position of Executive Assistant and Jennifer Fuller to the position of Public Information Office. The Mayor commented on the following two announcements were made this week: Standard Iron and Heritage Disposal and Storage businesses on locating in Grand Island. Mayor commented on the number of jobs to be created in with these two businesses.

#### PUBLIC HEARINGS:

Public Hearing for the Purpose of Hearing Testimony Concerning the City's Proposed Comprehensive Development Plan. Chad Nabity, Regional Planning Director reported that in March of 2002 the Hall County Regional Planning Department began working with JEO Consulting Inc. of Wahoo Nebraska to update the comprehensive development plans, zoning and subdivision regulations for Grand Island, Hall County, Wood River, Alda, Doniphan and Cairo.

The process for Grand Island, over the course of the last two years, included four town hall meetings, eight subcommittees that comprised of over 130 citizens suggesting goals, objectives and policies for their committee, as well as monthly meetings with a steering committee. The steering committee was made up of more than 25 citizens and city of Grand Island staff.

The Hall County Regional Planning Commission held public hearings on the plan and proposed regulations on February 18, 2004. The planning commission had recommended that the Grand Island City Council approve the plan and regulations as presented.

The Comprehensive Plan and updated regulations were not significantly different from the plan and regulations currently in place for Grand Island. Definitions had been modernized and language in some of the districts has been clarified to make it consistent with interpretation and enforcement of the current regulations.

Keith Marvin representing JEO Consulting Inc. commented on the differences between the Future Land Use Map and the Zoning Map.

Public Hearing for the Purpose of Hearing Testimony Concerning the City's Proposed Zoning and Subdivision Regulations. Chad Nabity, Regional Planning Director reported that the subdivision regulations had been modified with updated definitions and a requirement that final plats need to be tied into three approved known points, and a requirement for submission of final plats in electronic format with specified layers.

James Butary, 2301 West 2<sup>nd</sup> Street presented economic development and public safety ideas. Mark McCue, #1 Ponderosa Drive, President of Ponderosa Home Owners Association spoke with regards to transitional agricultural (TA) as it related to animals. Suzanne Osberg, 1626 Coventry Lane representing Wayne Bockmann Estate requested that a specific piece of land be rezoned. Greg Baxter, 1722 Bridle Lane spoke with regards to property located on Engleman Road and the definition of transitional agriculture. Concerns were made regarding the zoning and regulations relative to the feedlot owned by Mr. Baxter. Deloris Fitzsimons, 120 Lynn Lane living within the two mile jurisdiction in Merrick County, felt she should have to follow Merrick County rules and regulations.

#### CONSENT AGENDA:

Discussion Concerning City's Proposed Comprehensive Development Plan and Zoning & Subdivision Regulations. Motion by Pielstick, second by Hornady to discuss the Proposed Comprehensive Development Plan and Zoning & Subdivision Regulations. Discussion was held with regards to the zoning regulations as they pertained to Ponderosa Subdivision. Comments were made by Councilmembers with regards to transitional land. Councilmember Gilbert recommended that the comprehensive plan include wording that states grazing land for livestock within transitional agricultural.

Motion by Gilbert, second by Pielstick, to direct Mr. Nabity to change the TA zone around Ponderosa areas, the areas Mr. Nabity identified on the map, including the request of Suzanne Osberg for the change of 26 acres to the Bochman Estates area to transitional agriculture and to include the words "grazing land" for livestock within the TA zone.

Councilmember Gilbert amended the motion, second by Pielstick to direct staff to refer these changes to the Regional Planning Commission. Upon roll call vote, all voted aye. Motion adopted.

Amendment was made by Gilbert, second by Pielstick to recommend that staff be directed to clarify the use of acreage and animal use in transitional agriculture areas. Upon roll call vote, all voted aye. Motion adopted.

Councilmember Meyer requested that this item be brought back to council before final approval. Regional Planning Director Chad Nabity stated that this would be brought back with another public hearing.

Upon roll call vote of the original motion with the amendments, all voted aye. Motion adopted.

#2004-57 – Approving Letter of Support for Essential Air Service to the Department of Transportation (DOT). Mayor Vavricek reported that for the last few weeks, communities that were eligible for Essential Air Service (EAS) funding had been reviewing bids from airlines for the federal program. In the process of review, regional discussions had come about with the emphasis to band area Cities together to build a program that takes advantage of the influence of the entire region.

In order to facilitate discussions along this line, an open meeting was held on Wednesday, March 10, 2004. About 100 interested people, including many Council Members, attended and a “Tri-City Initiative” was brought out that accomplishes regional participation concerning Essential Air Service. Basically, Kearney would ask for their flights to go to Kansas City, with a stop in Grand Island. In turn, Grand Island would ask for their flights to go to Denver, with a stop in Kearney. This would allow regional fliers to travel to 2 hubs, which was of great advantage.

Mayor Vavricek had stated his concerns and had called for the open process with regional approach to the issue. Hall County Airport Authority and the Kearney Air Task Force had brought about the ground breaking solution that had been jointly developed into the Tri-City Initiative.

The Department of Transportation had asked the Mayor’s of EAS communities to make their recommendation concerning the routes before March 18<sup>th</sup> in order for them to finalize the process of determining the final plan.

Motion by Pielstick, second by Hornady, to approve Resolution #2004-57. Upon roll call vote, all voted aye. Motion adopted.

#2004-46 – Approving Agreement with Grand Island Skeet and Sporting Clays Club. Steve Paustian, Parks and Recreation Director reported that for over twenty five years the Grand Island Skeet and Sporting Clays Club had operated a City owned shooting facility. With the need to relocate the Club from the City well field, it was determined that the Clubs new home would be on land the City purchased at the former CAAP site. Since October of last year this relocation had been taking place. Mr. Paustian stated to date, most of the relocation activities had been completed.

The Club had invested over \$100,000.00 of Club funds to assist in the cost of this relocation. The Club was committed to provide another \$100,000.00 of funding for the project as well. This additional funding would be provided primarily from funds received from several local trusts. Because the receipt of these funds would happen over several years, the club had asked for a loan of \$100,000.00 from the City to complete their portion of the project. The loan would be paid back as grant funds were received. It was anticipated that all funds would be paid back within five years. All funds would be spent on construction items with all of the improvements being owned by the City of Grand Island.

Motion by Whitesides, second by Gilbert, to approve Resolution #2004-46. Upon roll call vote, all voted aye. Motion adopted.

ADJOURNMENT: The meeting was adjourned at 8:40 p.m.

Respectfully submitted,

RaNae Edwards  
City Clerk