
City of Grand Island



Tuesday, April 26, 2005

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 - Reverend Erin Curtis, First Christian Church,
2400 West 14th Street**

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, April 26, 2005

Council Session

Item C1

Recognition of Larry Graves, Sr. Power Plant Operator for 35 Years of Service with the City

The Mayor and City Council will recognize Larry Graves, Sr. Power Plant Operator for 35 years of service with the City. Mr. Graves was hired on April 6, 1970 as an Administrator I. He then became an Administrator II on November 16, 1971 and moved to Power Plant Operator I on October 3, 1988 which was reclassified as Utilities Operator on August 1, 1992. He was promoted to Senior Utility Operator on June 13, 1993 with a reclassification to Sr. Power Plant Operator on October 6, 2003. We would like to congratulate Mr. Graves for his dedicated service to the City over the last 35 years.

Staff Contact: RaNae Edwards

Thirty Five Year Service Award

WE HEREBY EXPRESS OUR SINCERE APPRECIATION TO

LARRY GRAVES

For your Loyalty, Diligence, and Outstanding Performance During Your Tenure With



Department Director

Mayor

4-6-05
Date

4-26-05
Date



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item C2

Proclamation "Tourism Month" May 2005

Whereas, travel and tourism is extremely important to the community of Grand Island in terms of revenues generated, and because the travel and tourism industry contributes to the employment, economic prosperity, international trade, and relations and peace, understanding, and goodwill, Mayor Vavricek, in conjunction with the Hall County Convention and Visitors Bureau, has proclaimed the month of May 2005 as "Tourism Month". See attached PROCLAMATION.

Staff Contact: RaNae Edwards

THE OFFICE OF THE MAYOR
City of Grand Island
State of Nebraska

PROCLAMATION

WHEREAS, the travel and tourism industry in Grand Island is vital to our economic stability and growth and it contributes substantially to Grand Island's employment, economic prosperity, international trade and relations, peace, understanding and goodwill; and

WHEREAS, travel and tourism ranks as one of Grand Island's largest industries in terms of revenue generated contributing over \$114 million in our economy in 2004 with over 1 million people visiting our attractions and staying in our hotels; and

WHEREAS, recognizing travel and tourism can be expected to play an even greater role in the lives of those who live in the Greater Grand Island area.

NOW, THEREFORE, I, Jay Vavricek, Mayor of the City Grand Island, Nebraska, in recognition of the unique significance of the travel and tourism industry in the lives of the citizens of Grand Island, do hereby proclaim, the month of May, 2005 as

"Tourism Month"

in the City of Grand Island, and I urge all citizens to observe such month with appropriate ceremonies and activities.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Great Seal of the City of Grand Island to be affixed this 26th day of April in the year of our Lord Two Thousand and Five.

Mayor of Grand Island, Nebraska

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item C3

Presentation by Youth Leadership Tomorrow and Community Youth Council

Executive Director Jennifer Worthington and several members of Youth Leadership Tomorrow and Community Youth Council will update the Mayor and City Council on activities accomplished this year.

Staff Contact: Paul Briseno



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item E1

**Public Hearing on Amendment to the Grand Island Zoning Map
for Property Proposed for Platting as Stewart Place Fourth
Subdivision Located South of Stolley Park Road and West of
Blaine Street from R2 Low Density Residential to RD Residential
Development**

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission
Meeting: April 26, 2005
Subject: Amendment to Zoning Map
Item #'s: E-1 & F-1
Presenter(s): Chad Nabity AICP, Regional Planning Director

Background

This development proposes to amend the Grand Island zoning map for property located South of Stolley Park Road, and West of Blaine Street from R2 Low Density Residential to RD Residential Development.

Discussion

In order to permit this development planning commission and the City Council will have to acknowledge and permit some exceptions to the requirements for an RD Residential Development Zone. The RD Zone requires that the developer buffer the perimeter of the development with a 30 landscaped buffer yard. Almost all of the exterior lots of this subdivision have buildings and or patios closer to the outer boundary than 30 feet. These have been identified in the subdivision agreement and staff suggests that the 30 foot buffer be waived due to the built out nature of this development. Council has the authority to waive this requirement. The subdivider and future owners will be prohibited from encroaching any further into the buffer yard.

Alternatives Regarding Changes to the Zoning Map

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Move to leave the zoning map unchanged.
2. Move to approve the zoning change as requested.
3. Refer the issue back to the Planning Commission
4. Postpone the issue to future date
5. Take no action on the issue

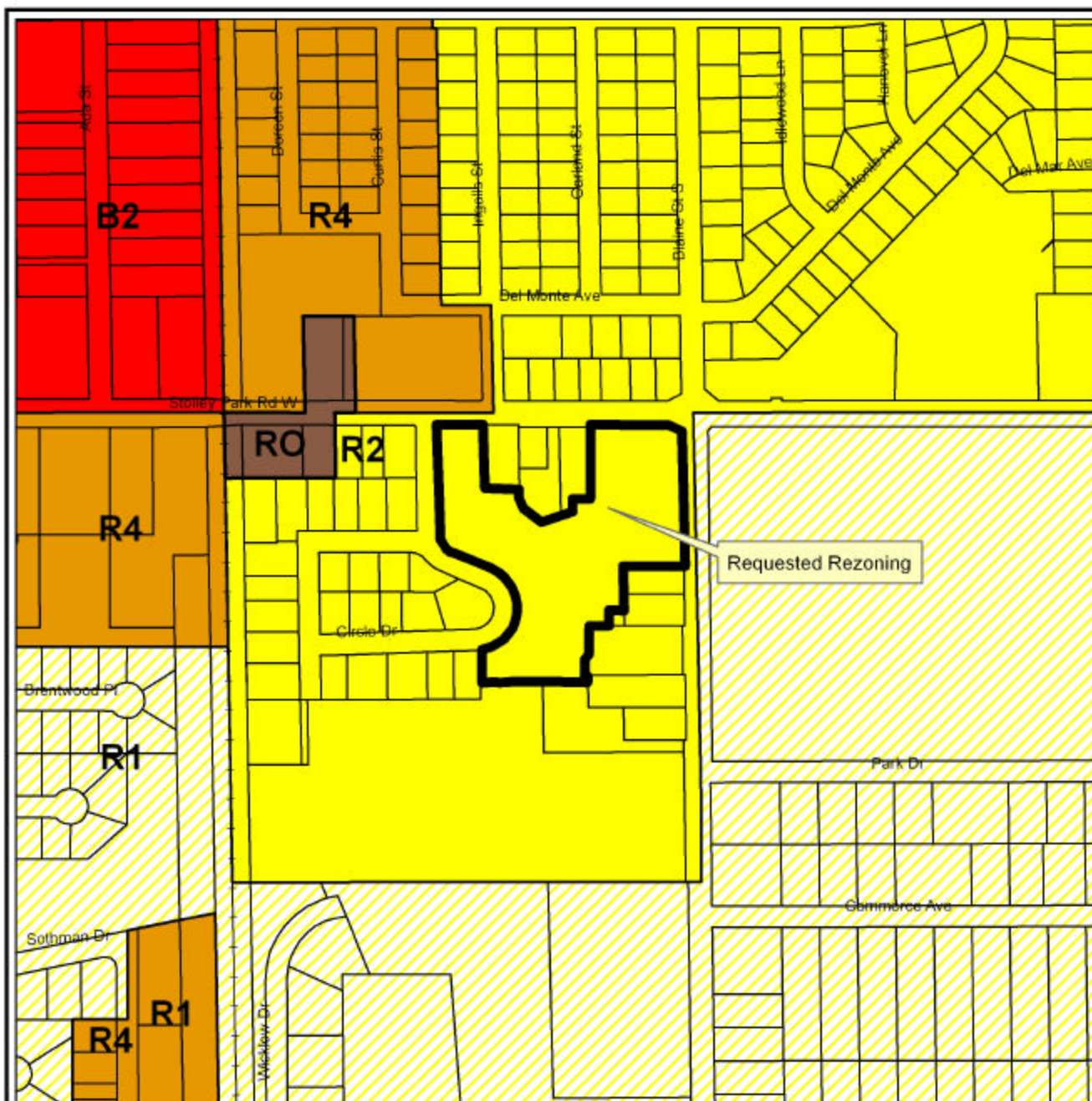
Recommendation Regarding Change to the Zoning Map

A motion was made by Miller and seconded by Ruge to approve and recommend the City Council approve the change in zoning as presented.

A roll call vote was taken and the motion passed with 9 members present (Amick, Haskins, O'Neill, Brown, Niemann, Miller, Ruge, Hayes, Wagoner) voting in favor.

Sample Motion for Change to the Zoning Map

Move to approve the change to the Zoning Map as presented.



Requested Zoning

- From R2 : Low Density Residential Zone
- To RD : Residential Development Zone

Scale: 1" = 400'

C-20-2005GI



The City of San Jose is an equal opportunity and fair housing city. It does not discriminate on the basis of race, gender, age, religion, or ethnicity in its policies, programs, or services.



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item E2

**Public Hearing on Request of Wal-Mart Stores, Inc. dba Wal-Mart
Supercenter #1326, 2250 N. Diers Avenue for Class "D" Liquor
License**

Staff Contact: RaNae Edwards

Council Agenda Memo

From: RaNae Edwards, City Clerk

Meeting: April 26, 2005

Subject: Public Hearing on Request of Wal-Mart Stores, Inc. dba Wal-Mart Supercenter #1326, 2250 N. Diers Avenue for a Class "D" Liquor License

Item #'s: E-2 & G-3

Presenter(s): RaNae Edwards, City Clerk

Background

Wal-Mart Stores, Inc. dba Wal-Mart Supercenter #1326, 2250 N. Diers Avenue has submitted an application for a Class "D" Liquor License. A Class "D" Liquor License allows for the sale of alcoholic beverages off sale only within the corporate limits of the City.

Discussion

City Council action is required and forwarded to the Nebraska Liquor Control Commission for issuance of all licenses. This application has been reviewed by the Building, Fire, Health, and Police Departments. Approval is recommended contingent upon final inspections.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve the request.
2. Forward to the Nebraska Liquor Control Commission with no recommendation.
3. Take no action on the issue.

Recommendation

City Administration recommends that the Council approve this request contingent upon final inspections.

Sample Motion

Move to approve the request of Wal-Mart Stores, Inc. dba Wal-Mart Supercenter #1326, 2250 N. Diers Avenue for a Class "D" Liquor License contingent upon final inspections.



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item E3

**Public Hearing on Acquisition of Utility Easement - 638 N. Webb
Road - Le Meridien, LLC**

Staff Contact: Gary R. Mader

Council Agenda Memo

From: Robert H. Smith, Asst. Utilities Director

Meeting: April 26, 2005

Subject: Acquisition of Utility Easement – Southeast corner of 638 N. Webb Road – Le Meridian, LLC

Item #'s: E-3 & G-12

Presenter(s): Gary R. Mader, Utilities Director

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 the property of Le Meridien, LLC, located at the southeast corner of 638 N. Webb Road, in the City of Grand Island, Hall County, 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 primary electrical cable and a pad-mounted transformer to serve the new Lofgreen Dental Clinic.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

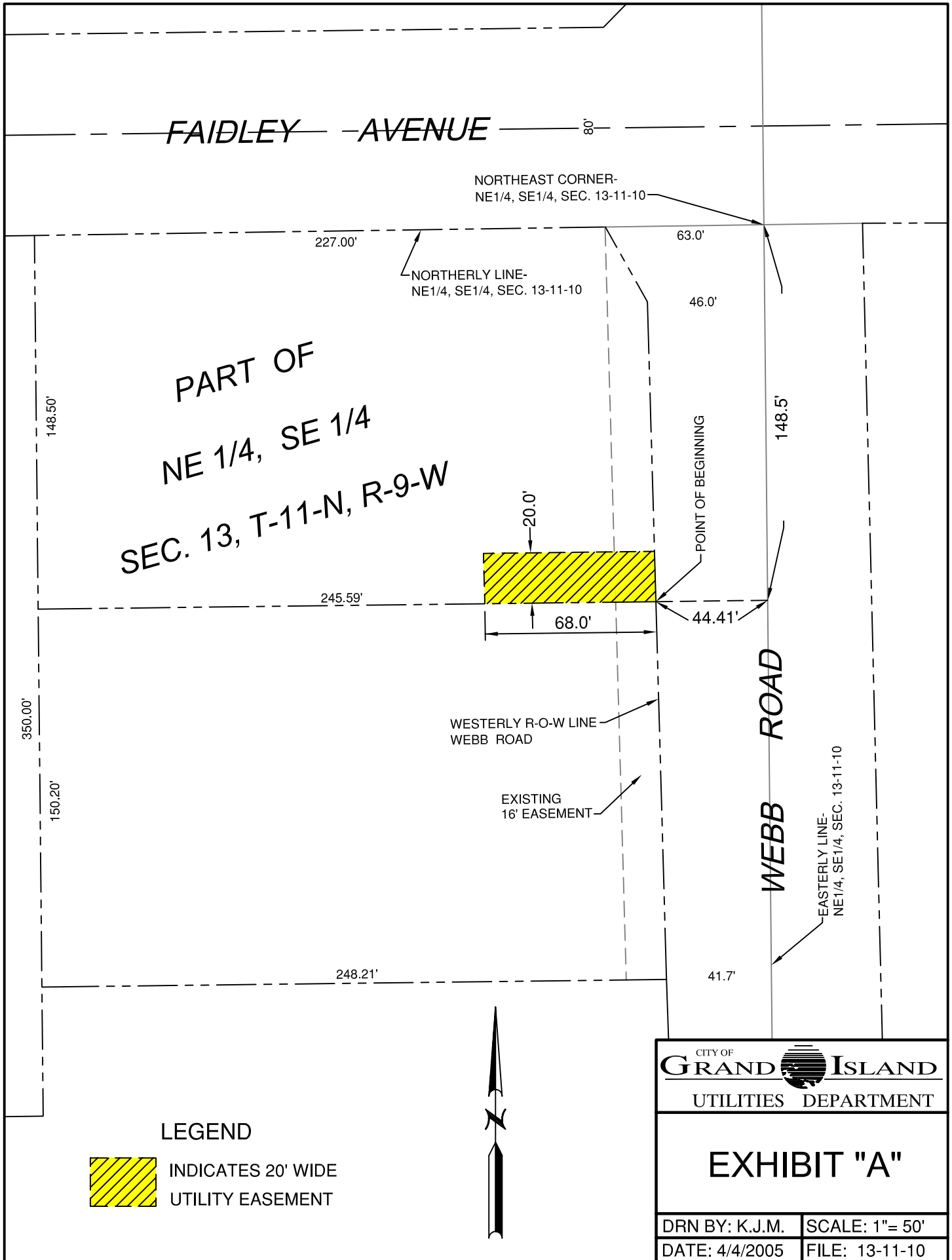
1. Make a motion to approve.
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

City Administration recommends that the Council approve the resolution for the acquisition of the easement for one dollar (\$1.00).

Sample Motion

Motion to approve acquisition of the Utility Easement.





City of Grand Island

Tuesday, April 26, 2005

Council Session

Item F1

- Consideration of Amendment to the Grand Island Zoning Map for Property Proposed for Platting as Stewart Place Fourth Subdivision Located South of Stolley Park Road and West of Blaine Street from R2 Low Density Residential to RD Residential Development

This item relates to the aforementioned Public Hearing Item E-1.

Staff Contact: Chad Nabity

ORDINANCE NO. 8972

An ordinance rezoning a certain tract of land within the zoning jurisdiction of the City of Grand Island; changing the land use classification of a tract of land comprising of a part of Lot One (1), all of Lots Two (2), Three (3), Four (4) and a part of Lot Five (5), all in Block Two (2), Stewart Place Subdivision, all of Lot Three (3), Stewart Place Second Subdivision, all of Lot Two (2), Stewart Place Third Subdivision and a part of the Northwest Quarter of the Northeast Quarter (NW1/4, NE1/4), all in Section Twenty Nine (29), Township Eleven (11) North, Range Nine (9) West of the 6th P.M. in the City of Grand Island, Hall County, Nebraska, from R2-Low Density Residential Zone to RD-Residential Development Zone; directing the such zoning change and classification be shown on the Official Zoning Map of the City of Grand Island; amending the provisions of Section 36-7; and providing for publication and an effective date of this ordinance.

WHEREAS, the Regional Planning Commission on April 13, 2005, held a public hearing and made a recommendation on the proposed zoning of such area; and

WHEREAS, notice as required by Section 19-923, R.R.S. 1943, has been given to the Boards of Education of the school districts in Hall County, Nebraska; and

WHEREAS, after public hearing on April 26, 2005, the City Council found and determined the change in zoning be approved and made.

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

SECTION 1. The following tract of land is hereby rezoned and reclassified and changed from R2-Low Density Residential Zone to RD-Residential Development Zone:

Beginning at the northeast corner of said Northwest Quarter of the Northeast Quarter (NW1/4, NE1/4); thence running southerly along the east line of said

ORDINANCE NO. 8972 (Cont.)

Northwest Quarter of the Northeast Quarter (NW1/4, NE1/4), on an Assumed Bearing of S00°00'00"W, a distance of Thirty Three (33.00) feet; thence running N89°19'21"W, and parallel with the north line of said Northwest Quarter of the Northeast Quarter (NW1/4, NE1/4), a distance of Seventy and Eighty Two Hundredths (70.82) feet, to a point on the southerly right of way line of Stolley Park Road and to the ACTUAL point of beginning; thence running S61°36'19"E, along the southerly right of way line of Stolley Park Road, a distance of Forty Three (43.00) feet, to a point on the westerly right of way line of Blaine Street; thence running S00°01'56"E, along the westerly right of way line of Blaine Street, a distance of Three Hundred Eighty and Eighteen Hundredths (380.18) feet; thence running N89°36'11"W, a distance of One Hundred Seventy and Five Hundredths (170.05) feet, to a point on the north line of said Lot Five (5), Block Two (2), Stewart Place Subdivision; thence running S00°00'39"W, a distance of One Hundred Sixty Seven and Ninety Three Hundredths (167.93) feet, to a point on the south line of said Lot Five (5), Block Two (2), Stewart Place Subdivision and the north line of Lot One (1), Stewart Place Third Subdivision; thence running N88°48'56"W, along the south line of said Lot Five (5), Block Two (2), Stewart Place Subdivision, a distance of Ninety Nine and Fourteen Hundredths (99.14) feet, to the northeast corner of said Lot Two (2), Stewart Place Third Subdivision; thence running S04°16'30"E, along the easterly line of said Lot Two (2), Stewart Place Third Subdivision, a distance of Forty Four and Fifty Three Hundredths (44.53) feet; thence running S01°40'05"W, along the easterly line of said Lot Two (2), Stewart Place Third Subdivision, a distance of Thirty Three and Twenty Nine Hundredths (33.29) feet; thence running S40°05'01"W, along the easterly line of said Lot Two (2), Stewart Place Third Subdivision, a distance of Twenty and Sixty Four Hundredths (20.64) feet; thence running S04°18'08"W, along the easterly line of said Lot Two (2), Stewart Place Third Subdivision, a distance of Forty Three and Fifty Five Hundredths (43.55) feet; thence running S82°03'10"E, along the easterly line of said Lot Two (2), Stewart Place Third Subdivision, a distance of Eight and Seventy Seven Hundredths (8.77) feet; thence running S00°14'02"W, along the easterly line of said Lot Two (2), Stewart Place Third Subdivision, a distance of Eighteen and Ninety Four Hundredths (18.94) feet, to the southeast corner of said Lot Two (2), Stewart Place Third Subdivision, and to the northeast corner of Lot One (1), Elmer's Subdivision; thence running N89°14'50"W, along the southerly line of said Lot Two (2), Stewart Place Third Subdivision, a distance of Three Hundred and Thirty Two Hundredths (300.32) feet, to the southwest corner of said Lot Two (2), Stewart Place Third Subdivision, and to a point on the easterly line of Lot Seven (7), Block Two (2), Stewart Place Subdivision; thence running N00°02'48"E, along the westerly line of said Lot Two (2), Stewart Place Third Subdivision, and the easterly line of Lot Seven (7), Block Two (2), Stewart Place Subdivision, a distance of Ninety and Sixty Five Hundredths (90.65) feet to the northeast corner of Lot Seven (7), Block Two (2), Stewart Place Subdivision, and to a point on a curve, said point also being on the southerly right of way line of Circle Drive; thence running northwesterly along the easterly right of way line of Circle Drive

ORDINANCE NO. 8972 (Cont.)

and the arc of a curve to the left whose radius is One Hundred Twenty (120.00) feet, the long chord of which bears N06°59'04"E, a long chord distance of Two Hundred Thirty Two and Four Hundredths (232.04) feet; thence running N70°07'36"W, along the northeasterly right of way line of Circle Drive, and the southwesterly line of said Lots Four (4) and Five (5), Block Two (2), Stewart Place Subdivision, a distance of One Hundred Twenty Three and Sixty Three Hundredths (123.63) feet, to a point of curvature; thence running northeasterly along the westerly line of said Lot Four (4), Block Two (2), Stewart Place Subdivision, the easterly right of way line of Circle Drive and the arc of a curve to the right whose radius is Fifty (50.00) feet, the long chord of which bears N27°56'01"W, a long chord distance of Fifty Seven and Fifty Eight Hundredths (57.58) feet; thence running N00°03'26"W, along the easterly right of way line of Circle Drive and The westerly line of said Lots One (1), Two (2), Three (3) and Four (4), Block Two (2), Stewart Place Subdivision, a distance of Three Hundred Seven and Seventy Eight Hundredths (307.78) feet, to a point on the southerly line of Stolley Park Road; thence running N45°18'37"E, along the southerly right of way line of Stolley Park Road, a distance of Six and Thirty Two Hundredths (6.32) feet, to a point on the north line of said Lot One (1), Block Two (2), Stewart Place Subdivision; thence running S89°19'21"E, along the southerly right of way line of Stolley Park Road and the north line of said Lot One (1), Block Two (2), Stewart Place Subdivision, a distance of One Hundred Twenty Five and Fifty Six Hundredths (125.56) feet, to the northeast corner of said Lot One (1), Block Two (2), Stewart Place Subdivision; thence running S00°20'25"E, along the easterly line of said Lots One (1) and Two (2), Block Two (2), Stewart Place Subdivision, a distance of One Hundred Seventy Nine and Sixty Eight Hundredths (179.68) feet; thence running S89°08'13"E, a distance of Ninety Nine and Eighty Five Hundredths (99.85) feet, to a point on the westerly line of Lot Two (2), Stewart Place Second Subdivision; thence running S00°18'39"E, along the westerly line of Lot Two (2), Stewart Place Second Subdivision, a distance of Twenty Nine and Sixty Four Hundredths (29.64) feet; thence running S19°28'54"E, along the westerly line of Lot Two (2), Stewart Place Second Subdivision, a distance of Twenty Nine and Forty Nine Hundredths (29.49) feet; thence running S52°17'12"E, along the southwesterly line of Lot Two (2), Stewart Place Second Subdivision, a distance of Sixty Three and Sixty Two Hundredths (63.62) feet, to the southwesterly corner of Lot Two (2), Stewart Place Second Subdivision; thence running N72°08'22"E, along the southerly line of Lot Two (2), Stewart Place Second Subdivision, a distance of Fifty Seven and Forty Seven Hundredths (57.47) feet to the southwest corner of said Lot Three (3), Stewart Place Second Subdivision; thence running N00°07'11"W, along the west line of said Lot Three (3), Stewart Place Second Subdivision, a distance of Two Hundred Fifty and Thirty Six Hundredths (250.36) feet, to the northwest corner of said Lot Three (3), Stewart Place Second Subdivision, and to a point on the southerly right of way line of Stolley Park Road; thence running S89°19'21"E, along the southerly right of way line of Stolley Park Road and the north line of said Lot Three (3), Stewart Place Second Subdivision, a distance of Eighty Four and Forty

ORDINANCE NO. 8972 (Cont.)

Five Hundredths (84.45) feet, to the northeast corner of said Lot Three (3), Stewart Place Second Subdivision ; thence running N00°00'00"E, along the easterly line of Stewart Place Second Subdivision, a distance of Seven (7.00) feet, to the northeast corner of Stewart Place Second Subdivision and to a point on the southerly right of way line of Stolley Park Road; thence running S89°19'21"E, parallel with the north line of said Northwest Quarter of the Northeast Quarter (NW1/4, NE1/4) and along the southerly right of way line Stolley Park Road, a distance of Two Hundred Twenty Two and Forty One Hundredths (222.41) feet, to the ACTUAL point of beginning and containing 7.369 acres more or less;

SECTION 2. That the Official Zoning Map of the City of Grand Island, Nebraska, as established by Section 36-51 of the Grand Island City Code be, and the same is, hereby ordered to be changed, amended, and completed in accordance with this ordinance.

SECTION 4. That this ordinance shall be in force and take effect from and after its passage and publication, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: April 26, 2005.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item F2

#8973 - Consideration of Amending Salary Ordinance

Staff Contact: Brenda Sutherland

Council Agenda Memo

From: Brenda Sutherland, Human Resources Director

Meeting: April 26, 2005

Subject: Change to Salary Ordinance

Item #'s: F-2

Presenter(s): Brenda Sutherland, Human Resources Director

Background

The Current salary ordinance, 8951, was passed on February 21, 2005.

Discussion

Administration is proposing changing the position of Public Information Officer from a non-exempt position to an exempt position. This means that the position would no longer be eligible for overtime compensation. The requirements under the FLSA have been met to treat this position as exempt.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

City Administration recommends that the Council move to approve amending salary ordinance 8951 to change the Public Information Officer an exempt position.

Sample Motion

Motion to amend salary ordinance 8951 to make the Public Information Officer an exempt position.

ORDINANCE NO. 8973

An ordinance to amend Ordinance No. 8951 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 change the classification of Public Information Officer to an exempt status; to repeal Ordinance No. 8951, 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	1329.71 / 1871.63	Exempt
Accounting Technician – Solid Waste, Streets, WWTP	988.62 / 1391.17	40 hrs/week
Administrative Assistant – Administration, Public Works, Utilities	1067.40 / 1502.85	40 hrs/week
Administration Secretary	885.60 / 1245.73	40 hrs/week
Assistant to the City Administrator	1351.00 / 1902.00	Exempt
Assistant Public Works Director	1799.78 / 2532.16	Exempt
Assistant Utility Director – Administration	2398.25 / 3374.86	Exempt
Assistant Utility Director – PGS & PCC	2597.86 / 3655.91	Exempt
Attorney	1888.08 / 2656.82	Exempt

ORDINANCE NO. 8973 (Cont.)

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Audio-Video Technician	1236.22 / 1739.52	40 hrs/week
Biosolids Technician	1092.59 / 1538.00	40 hrs/week
Building Clerk	819.90 / 1153.50	40 hrs/week
Building Department Director	1956.75 / 2752.34	Exempt
Building Inspector	1267.11 / 1782.79	40 hrs/week
Building Secretary	885.60 / 1245.73	40 hrs/week
Cemetery Superintendent	1324.51 / 1864.71	Exempt
City Administrator	2976.62 / 4188.99	Exempt
City Attorney	2477.62 / 3487.02	Exempt
City Clerk	1316.94 / 1853.26	Exempt
Civil Engineering Manager – Public Works Engineering	1790.26 / 2520.04	Exempt
Civil Engineering Manager – Utility, PCC	1969.00 / 2772.09	Exempt
Code Compliance Officer	1127.14 / 1585.99	40 hrs/week
Collection System Supervisor	1283.82 / 1806.70	40 hrs/week
Communications Specialist/EMD	918.32 / 1295.37	40 hrs/week
Communications Supervisor	1173.52 / 1651.23	Exempt
Community Development Administrator	1093.16 / 1538.20	Exempt
Community Service Officer – Police Department	802.50 / 1128.86	40 hrs/week
Custodian	774.80 / 1093.38	40 hrs/week
Development Specialist	1093.16 / 1538.20	Exempt
Electric Distribution Superintendent	2048.58 / 2882.14	Exempt
Electric Distribution Supervisor	1730.70 / 2434.45	40 hrs/week
Electric Underground Superintendent	1824.29 / 2566.90	Exempt
Electrical Engineer I	1611.06 / 2268.12	Exempt
Electrical Engineer II	1867.30 / 2628.25	Exempt
Electrical Inspector	1267.11 / 1782.79	40 hrs/week
Emergency Management Coordinator	955.73 / 1344.42	40 hrs/week
Emergency Management Director	1863.15 / 2621.65	Exempt
EMS Division Chief	1728.93 / 2432.69	Exempt
Engineering Technician Supervisor	1405.89 / 1978.98	Exempt
Equipment Operator, Solid Waste	1041.09 / 1466.16	40 hrs/week
Equipment Operator, WWTP	1030.78 / 1451.64	40 hrs/week

ORDINANCE NO. 8973 (Cont.)

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Finance Director	2398.25 / 3374.86	Exempt
Finance Secretary	885.60 / 1245.73	40 hrs/week
Fire Chief	2066.41 / 2907.00	Exempt
Fire Operations Division Chief	1728.93 / 2432.69	Exempt
Fire Prevention Division Chief	1728.93 / 2432.69	Exempt
Fire Training Division Chief	1728.93 / 2432.69	Exempt
Fleet Services Superintendent	1417.14 / 1995.43	Exempt
Fleet Services Supervisor	1180.77 / 1661.62	40 hrs/week
Golf Course Superintendent	1649.80 / 2321.53	Exempt
Grounds Management Crew Chief	1237.08 / 1740.91	40 hrs/week
Human Resources Director	1975.93 / 2779.32	Exempt
Human Resources Specialist	1176.17 / 1654.76	40 hrs/week
Information Technology Manager	1878.31 / 2642.81	Exempt
Information Technology Supervisor	1575.88 / 2217.76	Exempt
Legal Assistant	1265.65 / 1781.59	40 hrs/week
Legal Secretary	950.54 / 1339.23	40 hrs/week
Librarian I	1158.30 / 1629.24	Exempt
Librarian II	1274.30 / 1792.85	Exempt
Library Assistant	798.17 / 1122.81	40 hrs/week
Library Assistant Director	1467.35 / 2064.68	Exempt
Library Clerk	669.01 / 942.62	40 hrs/week
Library Director	1864.71 / 2624.79	Exempt
Library Page	506.30 / 712.65	40 hrs/week
Library Secretary	885.60 / 1245.73	40 hrs/week
Maintenance Mechanic I	1014.58 / 1431.35	40 hrs/week
Maintenance Mechanic II	1139.08 / 1602.66	40 hrs/week
Maintenance Worker I – Solid Waste	904.66 / 1274.30	40 hrs/week
Maintenance Worker I – Building, Golf, Library	929.75 / 1308.06	40 hrs/week
Maintenance Worker I – WWTP	948.35 / 1334.23	40 hrs/week
Maintenance Worker II – Solid Waste	953.13 / 1341.82	40 hrs/week
Maintenance Worker II – Building, Golf	979.10 / 1380.78	40 hrs/week
Maintenance Worker II – WWTP	998.68 / 1408.40	40 hrs/week
Meter Reading Supervisor	1204.40 / 1696.15	Exempt

ORDINANCE NO. 8973 (Cont.)

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Office Manager – Police Department	1081.26 / 1521.89	40 hrs/week
Parking Monitor	537.59 / 757.30	40 hrs/week
Parks and Recreation Director	2014.47 / 2833.42	Exempt
Parks and Recreation Secretary	885.60 / 1245.73	40 hrs/week
Parks Maintenance Superintendent	1498.52 / 2107.97	Exempt
Payroll Specialist	1153.10 / 1622.30	40 hrs/week
Planning Director	1753.65 / 2467.13	Exempt
Planning Secretary	885.60 / 1245.73	40 hrs/week
Planning Technician	1242.27 / 1747.83	40 hrs/week
Plumbing Inspector	1267.11 / 1782.79	40 hrs/week
Police Captain	1728.93 / 2432.69	Exempt
Police Chief	2164.24 / 3046.38	Exempt
Police Records Clerk	823.27 / 1159.16	40 hrs/week
Power Plant Maintenance Supervisor	1815.53 / 2553.79	Exempt
Power Plant Operations Supervisor	1907.24 / 2683.47	Exempt
Power Plant Superintendent – Burdick	2041.65 / 2872.98	Exempt
Power Plant Superintendent – PGS	2353.71 / 3310.57	Exempt
Public Information Officer	1176.17 / 1654.76	<u>Exempt</u> 40 hrs/week
Public Safety Secretary	978.24 / 1379.92	40 hrs/week
Public Works Director	2351.23 / 3308.68	Exempt
Public Works Secretary	885.60 / 1245.73	40 hrs/week
Purchasing Technician	885.60 / 1245.73	40 hrs/week
Recreation Superintendent	1413.70 / 1988.54	Exempt
Regulatory and Environmental Specialist	1815.53 / 2553.79	Exempt
Senior Accountant	1396.88 / 1965.05	Exempt
Senior Communications Specialist/EMD	992.61 / 1396.18	40 hrs/week
Senior Electrical Engineer	2044.42 / 2876.53	Exempt
Senior Engineering Technician	1242.27 / 1747.83	40 hrs/week
Senior Equipment Operator, Solid Waste	1093.16 / 1538.20	40 hrs/week
Senior Equipment Operator, WWTP	1071.73 / 1508.04	40 hrs/week
Senior Library Assistant	880.41 / 1238.81	40 hrs/week
Senior Maintenance Worker	1101.69 / 1550.72	40 hrs/week

ORDINANCE NO. 8973 (Cont.)

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Senior Utility Secretary	888.21 / 1252.66	40 hrs/week
Shooting Range Superintendent	1413.70 / 1988.54	Exempt
Solid Waste Division Clerk	796.47 / 1120.54	40 hrs/week
Solid Waste Superintendent	1613.65 / 2270.72	Exempt
Street Superintendent	1562.92 / 2201.34	Exempt
Street Supervisor	1240.63 / 1744.82	40 hrs/week
Turf Management Specialist	1242.27 / 1747.83	40 hrs/week
Utility Director	2923.28 / 4112.22	Exempt
Utility Production Engineer	2098.98 / 2953.95	Exempt
Utility Secretary	885.60 / 1245.73	40 hrs/week
Utility Services Manager	1693.51 / 2383.15	Exempt
Utility Warehouse Supervisor	1342.20 / 1887.78	40 hrs/week
Victim Assistance Unit Coordinator	823.27 / 1159.16	40 hrs/week
Wastewater Clerk	796.47 / 1120.54	40 hrs/week
Wastewater Engineering/Operations Superintendent	1790.26 / 2520.04	Exempt
Wastewater Plant Maintenance Supervisor	1317.58 / 1854.32	40 hrs/week
Wastewater Plant Operator I	924.56 / 1301.14	40 hrs/week
Wastewater Plant Operator II	1033.51 / 1455.27	40 hrs/week
Wastewater Plant Process Supervisor	1349.62 / 1900.20	40 hrs/week
Wastewater Plant Senior Operator	1092.59 / 1538.00	40 hrs/week
Water Superintendent	1631.56 / 2295.01	Exempt
Water Supervisor	1391.14 / 1959.15	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. 8973 (Cont.)

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Equipment Operator – Streets	932.48 / 1311.30	40 hrs/week
Fleet Services Attendant/Clerk	847.70 / 1195.62	40 hrs/week
Fleet Services Inventory Specialist	929.83 / 1308.65	40 hrs/week
Fleet Services Mechanic	1042.86 / 1466.72	40 hrs/week
Horticulturist	984.58 / 1387.23	40 hrs/week
Maintenance Worker – Cemetery	925.42 / 1302.47	40 hrs/week
Maintenance Worker – Parks	919.23 / 1294.52	40 hrs/week
Maintenance Worker – Streets	899.80 / 1266.26	40 hrs/week
Senior Equipment Operator – Streets	1021.66 / 1438.46	40 hrs/week
Senior Maintenance Worker – Parks	1021.66 / 1438.46	40 hrs/week
Senior Maintenance Worker – Streets	1021.66 / 1438.46	40 hrs/week
Traffic Signal Technician	1021.66 / 1438.46	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	866.75 / 1221.67	40 hrs/week
Computer Programmer	1358.84 / 1910.94	40 hrs/week
Computer Technician	1060.02 / 1491.22	40 hrs/week
Custodian	808.45 / 1137.65	40 hrs/week
Electric Distribution Crew Chief	1574.88 / 2215.29	40 hrs/week
Electric Underground Crew Chief	1574.88 / 2215.29	40 hrs/week
Engineering Technician I	1113.58 / 1566.74	40 hrs/week
Engineering Technician II	1356.86 / 1910.14	40 hrs/week
GIS Technician	1462.24 / 2056.79	40 hrs/week

ORDINANCE NO. 8973 (Cont.)

Classification	Bi-Weekly Pay Range Min/Max	Overtime Eligibility
Instrument Technician	1614.32 / 2271.02	40 hrs/week
Lineworker Apprentice	1114.50 / 1568.02	40 hrs/week
Lineworker First Class	1427.42 / 2007.82	40 hrs/week
Materials Handler	1357.98 / 1910.08	40 hrs/week
Meter Reader	914.75 / 1287.68	40 hrs/week
Meter Technician	1141.69 / 1606.26	40 hrs/week
Power Dispatcher I	1574.41 / 2214.43	40 hrs/week
Power Dispatcher II	1653.63 / 2326.06	40 hrs/week
Power Plant Maintenance Mechanic	1427.42 / 2007.82	40 hrs/week
Power Plant Operator	1499.43 / 2108.98	40 hrs/week
Senior Accounting Clerk	910.46 / 1282.54	40 hrs/week
Senior Engineering Technician	1462.24 / 2056.79	40 hrs/week
Senior Materials Handler	1499.43 / 2108.98	40 hrs/week
Senior Meter Reader	985.05 / 1384.56	40 hrs/week
Senior Power Dispatcher	1824.66 / 2566.40	40 hrs/week
Senior Power Plant Operator	1654.62 / 2327.60	40 hrs/week
Senior Substation Technician	1614.32 / 2271.02	40 hrs/week
Senior Water Maintenance Worker	1229.51 / 1730.10	40 hrs/week
Substation Technician	1499.43 / 2108.98	40 hrs/week
Systems Technician	1614.32 / 2271.02	40 hrs/week
Tree Trim Crew Chief	1427.42 / 2007.82	40 hrs/week
Utilities Electrician	1499.43 / 2108.98	40 hrs/week
Utility Technician	1574.88 / 2215.29	40 hrs/week
Utility Warehouse Clerk	1009.91 / 1421.42	40 hrs/week
Water Maintenance Worker	1086.36 / 1528.98	40 hrs/week
Wireworker I	1230.25 / 1730.91	40 hrs/week
Wireworker II	1427.42 / 2007.82	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 and wages, excluding shift differential as provided by contract) to be paid for such

ORDINANCE NO. 8973 (Cont.)

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 Officer	1132.89 / 1583.70	40 hrs/week
Police Sergeant	1441.47 / 1975.15	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	1078.94 / 1530.73	212 hrs/28 days
Firefighter / Paramedic	1189.41 / 1727.18	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 police officers shall be paid a clothing and uniform allowance in addition to regular salary of

ORDINANCE NO. 8973 (Cont.)

\$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. 8973 (Cont.)

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

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 second 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 make a contribution into a Health Reimbursement Account (HRA) on behalf of the employee in lieu of payment for an employee's unused sick leave in excess of 2,880 hours accrued in the preceding calendar year. The contribution will be at the rate of one-quarter day's pay based on the employee's current pay rate at the time of such contribution, for each day of unused sick leave which exceeds 2,880 hours accrual of the preceding year.

ORDINANCE NO. 8973 (Cont.)

(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 have a contribution to a Health Reimbursement Account (HRA) made on their behalf in lieu of payment for one quarter of their accumulated sick leave at the time of their retirement, the amount of contribution will 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 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. 8973 (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 11. Ordinance No. 8951 and all other ordinances and parts of ordinances in conflict herewith be, and the same are, hereby repealed.

SECTION 12. 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: April 26, 2005.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G1

Approving Minutes of April 12, 2005 City Council Regular Meeting

The Minutes of April 12, 2005 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

April 12, 2005

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 April 12, 2005. Notice of the meeting was given in the *Grand Island Independent* on April 6, 2005.

Mayor Jay Vavricek called the meeting to order at 7:00 p.m. The following members were present: Councilmember's 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.

INVOCATION was given by Pastor Rene Lopez, Iglesia de Dios, 2525 West State Street followed by the PLEDGE OF ALLEGIANCE.

MAYOR COMMUNICATION: Mayor Vavricek commented on the following:

1. Grand Island hosting the GREAT Race on July 2, 2005
2. Congratulated Chad Nabity, Regional Planning Director for receiving the Mitsuo Kawamoto Award
3. Wall of Remembrance displayed at City Hall through the month of April, 2005. This wall honors those service men and women who have died in Iraq serving our country.

PRESENTATIONS AND PROCLAMATIONS:

Recognition of Dick Strehle, Meter Reader Supervisor for the Finance Department for 40 Years of Service with the City. Mayor Vavricek and the City Council recognized Dick Strehle, Meter Reader Supervisor with the Finance Department for 40 years of service with the City. Finance Director David Springer commented on Mr. Strehle's service. Mr. Strehle was present for the recognition.

Proclamation "Red Hat Society Day" April 25, 2005. Mayor Vavricek proclaimed April 25, 2005 as "Red Hat Society Day". Patricia Cook and members of the Chrysalis Red Hat Society were present in full regalia to receive the proclamation.

Proclamation "National Autism Awareness Month" April, 2005. Mayor Vavricek proclaimed the month of April, 2005 as "National Autism Awareness Month". Russell Wing was present to receive the proclamation.

Proclamation “National Library Week” April 10-16, 2005. Mayor Vavricek proclaimed the week of April 10-16, 2005 as “National Library Week”. Library Director Steve Fosselman was present to receive the proclamation.

ADJOURN TO BOARD OF EQUALIZATION: Motion by Pielstick, second by Cornelius, carried unanimously to adjourn to the Board of Equalization.

#2005-BE-4 – Consideration of Determining Benefits for Street Improvement District 1221, South Locust Street from US Highway 34 to Stolley Park Road. Steve Riehle, Public Works Director reported that the Certificate of Final Completion for Street Improvement District 1221 was approved on March 8, 2005 with an April 12, 2005 date set for determining the benefits for this district. Only a portion of the project was to be assessed for sidewalks that did not exist prior to construction.

Motion by Pielstick, second by Gilbert, to approve Resolution #2005-BE-4, carried unanimously. Motion adopted.

RETURN TO REGULAR SESSION: Motion by Hornady, second by Cornelius, carried unanimously to return to Regular Session.

PUBLIC HEARINGS:

Public Hearing on Request of Edward & Anita Sabatka dba Uncle Ed’s Steakhouse, 2624 South Locust Street for a Class “T” Liquor License. City Clerk RaNae Edwards reported that Edward & Anita Sabatka dba Uncle Ed’s Steakhouse, 2624 South Locust Street had submitted an application with the City Clerk’s Office for a Class “T” Liquor License which allows for the sale of alcoholic beverages on sale only within the corporate limits of the city. Ms. Edwards presented the following exhibits for the record: application submitted to the Liquor Control Commission and received by the City on March 22, 2005; notice to the applicant of date, time, and place of hearing mailed on March 22, 2005; notice to the general public of date, time, and place of hearing published on April 2, 2005; and Chapter 4 of the City Code. No public testimony was heard.

Public Hearing on Request of Svoboda & Henk, Inc. dba Godfather’s Pizza, 1201 South Locust Street for a Change of Location for Class “A-12626” Liquor License. City Clerk RaNae Edwards reported that Svoboda & Henk, Inc. dba Godfather’s Pizza, 1201 South Locust Street had submitted an application with the City Clerk’s Office for a change in location to their Class “A-12626” Liquor License to 1916 South Locust Street. Ms. Edwards presented the following exhibits for the record: application submitted to the Liquor Control Commission and received by the City on March 28, 2005; notice to the applicant of date, time, and place of hearing mailed on March 28, 2005; notice to the general public of date, time, and place of hearing published on April 2, 2005; and Chapter 4 of the City Code. No public testimony was heard.

Public Hearing on Request of Dale Hartwig for Conditional Use Permit for Temporary Crushed Concrete Parking/Staging Area to be used during St. Francis Medical Center Bed Tower Addition Located at 905 North Custer Street. Craig Lewis, Building Department Director

reported that an application was received from Dale Hartwig on behalf of St. Francis Medical Center to allow for a temporary parking lot located at 904 North Custer Street for use as a construction staging area. Mr. Lewis recommended approval with the following two conditions being placed upon this request: 1) a landscape buffer of 5' along the north and south boundaries, and 10' adjacent to the east and west boundaries of the property need to be provided to comply with the landscape requirements of the City Code and to help buffer neighboring properties from the proposed parking lot. 2) the responsibility of controlling any dust created from the lot needs to be addressed by the applicants during any dry months throughout the duration of the use. No public testimony was heard.

Public Hearing on Request of Richard Hartman for Conditional Use Permit for Sand and Gravel Operation Located at 3812 South Blaine Street. Craig Lewis, Building Department Director reported that an application was received from Richard Hartman to allow for a sand and gravel facility located at 3812 South Blaine Street to be operated by Lyman-Richey Corporation dba Central Sand and Gravel. Mr. Lewis suggested several conditions being placed upon this request if approved by Council:

The following people spoke in opposition:

- Dr. Casey Iverson, 3604 South Blaine Street
- Kathy Miller, 4015 Scheel Road
- Vi Sheeks, 3623 South Blaine Street
- Dick Miner, 3527 South Blaine Street
- Scott Leisiner, 2119 Bass Road
- Dan Lind, 2111 Bas Road

The following people spoke in support:

- Bill Francis, Attorney representing Richard Hartman
- Carl Roberts employed by Lyman-Richey

No further public testimony was heard.

Public Hearing for a Community Revitalization Assessment Grant Application. Joni Kuzma, Community Development Specialist reported that the Nebraska Department of Economic Development (NDED) was accepting grant applications for community revitalization through a Community Development Block Grant (CDBG). The application would be for a Comprehensive Needs Assessment and a Revitalization Study for the City of Grand Island. No public testimony was heard.

Public Hearing on Acquisition of Right-of-Way at 431 Cherokee Avenue (James and Pauline Thornton). Steve Riehle, Public Works Director reported that acquisition of a right-of-way located along 431 Cherokee Avenue was needed in order to construct a Sanitary Sewer District in this area. No public testimony was heard.

Public Hearing on Purchase of Thornton Property located at 1 Navajo Drive. (Chester and Juliann Thornton). Steve Riehle, Public Works Director reported that acquisition of property located at 1 Navajo Drive was needed as part of a Sanitary Sewer District that would be

constructed in this area. Also a portion of this property would be needed for future construction and development of through streets connecting to northwest Grand Island. A purchase price of \$75,000.00 had been agreed upon. Julie Thornton, 1 Navajo Drive commented on the price received compared to what was needed to buy another home to relocate. No further public testimony was heard.

Public Hearing on Application for Edward Byrne Memorial Justice Assistance Grant (JAG) 2005. Police Chief Kyle Hetrick reported that the Grand Island Police Department and the Hall County Sheriff's Department were eligible to receive Justice Assistance Grant money from the U.S. Department of Justice in 2005. A combined amount for both agencies was awarded in the amount of \$34,581.00 to be spent over a four year period. No public testimony was heard.

Public Hearing on Acquisition of Property Located at 1203-1205 West 3rd Street. (Grand Island Library Foundation, Inc. Previously Owned by S. Douglas Kucera and Marcia . Almquist) City Attorney Doug Walker reported that acquisition of property located at 1203-1205 West 3rd Street was needed for the Abbott Memorial Library expansion. The Library Foundation has acquired this property and was donating it to the City. No public testimony was heard.

Public Hearing on Acquisition of Utility Easement Located at 530 North Webb Road. (Abundant Life Christian Center) Steve Riehle, Public Works Director reported that acquisition of a utility easement located at 530 North Webb Road was required in order to have access to install, upgrade, maintain, and repair public utilities. This easement would be used to construct a Sanitary Sewer Project. No public testimony was heard.

Public Hearing on Acquisition of Sanitary Sewer Easement Located at 9 Dakota Drive. (Joel Shafer) Steve Riehle, Public Works Director reported that acquisition of a sanitary sewer easement located at 9 Dakota Drive was needed in order to install, upgrade, maintain, and repair public utilities. This easement would be used to construct a Sanitary Sewer Project. No public testimony was heard.

Public Hearing on Acquisition of Right-of-Way Adjacent to and North of 1 Navajo Drive and 2 Navajo Drive. (Jacqueline Hanover and Ted & Imogene Lechner) Steve Riehle, Public Works Director reported that acquisition of right-of-way located adjacent to and North of 1 Navajo Drive and 2 Navajo Drive was needed in order to install, upgrade, maintain, and repair public utilities. This would be used to construct a Sanitary Sewer Project. No public testimony was heard.

Public Hearing on Acquisition of Utility Easement Located at 2620 West Faidley Avenue. (St. Francis Medical Center) Gary Mader, Utilities Director reported that acquisition of a utility easement located at 2620 West Faidley Avenue was required in order to have access to install, upgrade, maintain, and repair water lines. This easement would be used to install a new water main to provide fire protection and domestic service to the new nine story structure of St. Francis Medical Center. No public testimony was heard.

Public Hearing on Acquisition of Utility Easement Located at 804 North Webb Road. (WCI, LLC) Gary Mader, Utilities Director reported that acquisition of a utility easement located at 804

North Webb Road was required in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers. This easement would be used to locate high voltage underground cables and a pad-mounted transformer to serve electricity to the new building (Zenon International Hair Design School). No public testimony was heard.

ORDINANCES:

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

- #8969 - Consideration of Assessments for Street Improvement District 1221, South Locust Street from US Highway 34 to Stolley Park Road
- #8970 – Consideration of Vacating an Alley Between 4th Street and 5th Street, West of St. Paul Road (Behind Former 3rd City Livestock Sale Barn)
- #8971 – Consideration of Amending Chapter 24-8 of the Grand Island City Code Relative to Swimming at L.E. Ray Lake

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.

Public Works Director Steve Riehle explained Ordinances #8969 and #8970.

Motion by Pielstick, second by Hornady to approve Ordinances #8969 and #8970.

City Clerk: Ordinances #8969 and #8970 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 #8969 and #8970 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 Vavricek: By reason of the roll call votes on first reading and then upon final passage, Ordinances #8969 and #8970 are declared to be lawfully adopted upon publication as required by law.

Parks and Recreation Director Steve Paustian explained Ordinance #8971. Steve Horn, 1715 South Blaine Street wanted the Council to consider all options and encouraged allowing the Dive Rescue Team to use the lake for scuba diving.

Motion by Pielstick, second by Haase to approve Ordinance #8971.

City Clerk: Ordinance #8971 on first reading. All those in favor of the passage of this ordinance on first reading, answer roll call vote. Upon roll call vote, Councilmember's Meyer, Whitesides, Pielstick, Gilbert, Nicerkson, Pauly, Hornady, Walker, and Haase voted aye. Councilmember Cornelius voted no. Motion adopted.

City Clerk: Ordinance #8971 on final reading. All those in favor of the passage of this ordinance on final reading, answer roll call vote. Upon roll call vote, Councilmember's Meyer, Whitesides, Pielstick, Gilbert, Nicerkson, Pauly, Hornady, Walker, and Haase voted aye. Councilmember Cornelius voted no. Motion adopted.

Mayor Vavricek: By reason of the roll call votes on first reading and then upon final passage, Ordinance #8971 is declared to be lawfully adopted upon publication as required by law.

CONSENT AGENDA: Items G-5 and G-9 were pulled from the Agenda. Item G-14 was pulled for further discussion. Motion by Hornady, second by Cornelius to approve the Consent Agenda excluding Items G-5, G-9, and G-14. Upon roll call vote, all voted aye. Motion adopted.

Approving Minutes of March 22, 2005 City Council Regular Meeting.

Approving Minutes of March 29, 2005 City Council Special Meeting.

Approving Minutes of April 5, 2005 City Council Study Session.

Approving Appointments of Karl Kostbahn and Jerry Bryant to the Library Facilities Committee.

Approving Request of Matthew Carr, 3720 West State Street for Liquor Manager Designation for Whiskey Creek Steakhouse, 1016 Diers Avenue. This item was pulled from the Agenda at the request of the applicant.

Approving Request of Edward & Anita Sabatka dba Uncle Ed's Steakhouse, 2624 South Locust Street for a Class "I" Liquor License.

Approving Request of Svoboda & Henk, Inc. dba Godfather's Pizza, 1201 South Locust Street for a Change of Location to their Class "A-12626" Liquor License to 1916 South Locust Street.

Approving Request of Dale Hartwig for Conditional Use Permit for Temporary Crushed Concrete Parking/Staging Area to be used during St. Francis Medical Center Bed Tower Addition Located at 905 North Custer Street. Councilmember Gilbert abstained.

#2005-97 – Approving Renewal of Leases at Cornhusker Army Ammunition Plant for Storage Buildings with Dominion Construction Company in an Amount of \$2,000.00 per year; Jerry Harders in an Amount of \$500.00 per year; and Nebraska State Patrol in an Amount of \$500.00 per year. This item was pulled from the Agenda at the request of the Parks and Recreation Director until the April 26, 2005 City Council Regular Meeting.

#2005-98 – Approving Extension of Lease Agreement with Hall County Airport Authority for Jackrabbit Run Golf Course until April 30, 2006.

#2005-99 – Approving Request for a Community Revitalization Assessment Grant Application.

#2005-100 – Approving Acquisition of Right-of-Way Located at 431 Cherokee Avenue. (James and Pauline Thornton)

#2005-101 – Approving Acquisition of Real Estate Located at 1 Navajo Drive in an Amount of \$75,000.00. (Chester and Juliann Thornton)

#2005-103 – Approving Bid Award for the Asphalt Maintenance Project 2005-AC-1, Annual Resurfacing Program with Gary Smith Construction Company of Grand Island, Nebraska in an Amount of \$587,245.05.

#2005-104 – Approving Bid Award for Pole Yard Improvements – Electrical Project 2005-PY-1 with Rathman-Manning Corp. of Chapman, Nebraska in an Amount of \$109,536.92.

#2005-105 – Approving The Great Race 2005 Overnight City Host Agreement and Coordination of Activities with Rally Partners, Inc. a Nevada Corporation.

#2005-106 – Approving Change Order #1 for Engineering Services for Fuel Storage and Handling Area Upgrades with Black & Veatch of Overland Park, Kansas for an Increased Amount of \$7,900.00 and a Modified Contract Amount of \$67,500.00.

#2005-107 – Approving Wireline Crossing Agreement with Union Pacific Railroad and Grand Island Utilities Department.

#2005-108 – Approving Application for Edward Byrne Memorial Justice Assistance Grant (JAG) 2005.

#2005-109 – Approving Memorandum of Understanding with Hall County Relative to Allocation of JAG Grant Monies in the Amount of \$8,645.00.

#2005-110 – Approving Acquisition of Property Located at 1203-1205 West 3rd Street. (Grand Island Library Foundation, Inc. Previously Owned by S. Douglas Kucera and Marcia K. Almquist)

#2005-111 – Approving Acquisition of Utility Easement Located at 530 North Webb Road. (Abundant Life Christian Center)

#2005-112 – Approving Acquisition of Sanitary Easement Located at 9 Dakota Drive. (Joel Shafer)

#2005-113 – Approving Acquisition of Right-of-Way Adjacent to and North of 1 Navajo Drive and 2 Navajo Drive. (Jacqueline Hanover and Ted & Imogene Lechner)

#2005-114 – Approving 2nd Amendment to the Agreement for Engineering Services with Olsson Associates of Grand Island, Nebraska for Construction Administration on the Project to Pave Independence Avenue in an Amount not to exceed \$42,519.00.

#2005-115 – Approving Bid Award for Phelps Control Contract Project 2005-OPGW-1 with Kayton Electric, Inc. of Holdrege, Nebraska in an Amount of \$71,317.00.

#2005-116 – Approving Acquisition of Utility Easement Located at 2620 West Faidley Avenue. (St. Francis Medical Center) Councilmember Gilbert abstained.

#2005-117 – Approving Acquisition of Utility Easement Located at 804 North Webb Road. (WCI, LLC)

#2005-118 – Approving Agreement for Reconfiguration of Segments of Electric Distribution Circuits and 115kV Transmission Line Between the City of Grand Island and EXT Incorporated.

#2005-119 – Approving GITV Engineering Services with AVI Systems of Omaha, Nebraska in an Amount of \$13,863.00.

#2005-102 – Approving Bid Award for One Four-Wheel Drive Skid Steer Loader for the Street & Transportation Division of the Public Works Department with Central Nebraska Bobcat of Grand Island, Nebraska in an Amount of \$24,585.50. Steve Riehle, Public Works Director explained that they were not recommending the low bid for this item because it did not meet the specifications.

Dan Anderson, 4245 Utah Avenue and Jason Morgan, 104 West 14th Street spoke in opposition. Don Mustion, 4010 Driftwood spoke in support.

Motion by Whitesides, second by Hornady to approve Resolution #2005-102. Upon roll call vote, all voted aye. Motion adopted.

REQUESTS AND REFERRALS:

Approving Request of Richard Hartman for Conditional Use Permit for Sand and Gravel Operation Located at 3812 South Blaine Street.

Motion by Whitesides, second by Cornelius to deny the request of Richard Hartman for a Conditional Use Permit for sand and gravel operation located at 3812 South Blain Street. Upon roll call vote, all voted aye. Motion adopted.

RESOLUTIONS:

#2005-73 – Approving Economic Development Incentive Agreement with CXT Incorporated. City Attorney Doug Walker reported that the Economic Development Corporation had taken an application of CXT for a \$100,000 infrastructure grant and a \$100,000 forgivable loan as an

incentive to assist with the expansion of their facility to manufacture concrete railroad ties located at 710 East Highway 30.

Motion by Hornady, second by Whitesides to approve Resolution #2005-73. Upon roll call vote, all voted aye. Motion adopted.

PAYMENT OF CLAIMS:

Motion by Cornelius, second by Haase to approve the Claims for the period of March 23, 2005 through April 12, 2005, for a total amount of \$3,388,102.59. Motion adopted unanimously. Councilmember Pielstick abstained from voting on Claims #95134 and #95428.

ADJOURNMENT: The meeting was adjourned at 8:30 p.m.

RaNae Edwards
City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G2

Approving Minutes of April 19, 2005 City Council Study Session

The Minutes of April 19, 2005 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

April 19, 2005

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 April 19, 2005. Notice of the meeting was given in the *Grand Island Independent* on April 13, 2005.

Mayor Jay Vavricek called the meeting to order at 7:00 p.m. The following members were present: Councilmember's Whitesides, Pielstick, Gilbert, Nickerson, Cornelius, Pauly, Hornady, Walker, and Haase. Councilmember Meyer was absent. 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

Mayor Communication: Mayor Vavricek commented on the following:

- Thanked students at Grand Island Christian School, Westlawn Elementary School, Multi-Cultural Leaders, First Baptist Church, Heartland Lutheran Fund Raiser
- Challenged everyone to notice the progress in the Community – Central Community College Hike/Bike Trail, Stolley Park Road concrete replacement, and dirt work going on in the community
- Urged all citizens to enjoy this time of the year
- Arbor Day – City Hall will be open – Mayor encouraged everyone to plant a tree
- One year ago Noah Boye and Eric Knott died in Iraq serving our country, the Mayor encouraged all to remember those who have given their lives and those still serving our country
- This Sunday, April 24, 2005 Walk of Support convening at City Hall to recognize those serving our country

Presentation of Railroad Corridor Safety Study. Steve Riehle, Public Works Director reported that as the community continues to grow and train traffic increases, concern with rail crossing safety and delays increase. Mr. Riehle introduced Randy El Dorado and Rick Haden representing Kirkham Michael and Associates who had been hired to conduct a Railroad Corridor Study for the City.

Mr. El Dorado stated that Grand Island has the Union Pacific Railroad with 18 crossings including 4 grade separations (underpass or overpass) and the Burlington Northern Santa Fe Railroad with 16 crossings including 8 grade separations.

The following key study issues were presented:

- Impacts to Community – delay at crossings, risk for accidents, train noise
- Engage Public Dialogue – stimulate community input, educate citizens, build community support

- High Delay Leads to High Risk Behaviors – driving around gate arms, pedestrians trespassing
- Emergency Vehicle Response – Fire/Rescue, Police
- Build on Comprehensive Plan – transportation network connectivity, economic vitality
- Railroad Relocation
- Grade Separations
- At-Grade Crossings Improvements

Mr. Haden presented the project approach with regards to data collection/compilation, comprehensive transportation plan, UPRR track relocation, alternative grade separations, grade separation screening, public involvement, and quiet zones.

Mr. El Dorado commented on the importance of involving the general public in this study. The first public kick-off meeting would be held May 12, 2005 at Walnut Middle School, with focus meetings to follow on June 16th and August 25th. Reviewed was the schedule of the study with completion of the final report to be presented to Council on November 15, 2005.

Discussion was held with regards to the downtown area and the train noise. Mentioned were the way-side horns that were being used in Gering, Nebraska for the past 8 years and other communities. It was suggested that the study include the feasibility of another line by the Platte Generating Power Plant for coal delivery. Federal funding was discussed along with funds available from the Department of Roads. County involvement was mentioned and encouraged.

ADJOURNMENT: The meeting was adjourned at 7:50 p.m.

RaNae Edwards
City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G3

**Approving Request of Wal-Mart Stores, Inc. dba Wal-Mart
Supercenter #1326, 2250 N. Diers Avenue for Class "D" Liquor
License**

This item relates to the aforementioned Public Hearing Item E-2.

Staff Contact: RaNae Edwards



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G4

**Approving Request of Terence Holcomb, 4040 Norseman Avenue
for Liquor Manager Designation for Wal-Mart Supercenter #1326,
2250 N. Diers Avenue**

Staff Contact: RaNae Edwards

Council Agenda Memo

From: RaNae Edwards, City Clerk

Meeting: April 26, 2005

Subject: Request of Terence Holcomb, 4040 Norseman Avenue
for Liquor Manager Designation for Wal-Mart
Supercenter #1326, 2250 N. Diers Avenue

Item #'s: G-4

Presenter(s): RaNae Edwards, City Clerk

Background

Terence Holcomb, 4040 Norseman Avenue has submitted an application with the City Clerk's Office for a Liquor Manager Designation in conjunction with the Class "D" Liquor License for Wal-Mart Supercenter #1326, 2250 N. Diers Avenue. This application has been reviewed by the Police Department and City Clerk's Office.

Discussion

City Council action is required and forwarded to the Nebraska Liquor Control Commission for issuance of all licenses. All departmental reports have been received.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve the request.
2. Forward the request with no recommendation.
3. Take no action on the request.

Recommendation

City Administration recommends that the Council approve this request for a Liquor Manager Designation.

Sample Motion

Move to approve the request of Terence Holcomb, 4040 Norseman Avenue for Liquor Manager Designation in conjunction with the Class “D” Liquor License for Wal-Mart Supercenter #1326, 2250 N. Diers Avenue..



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G5

Approving Request of Marcia Rinkol, 1902 15th Avenue, Central City, Nebraska for Liquor Manager Designation for Pump & Pantry #6, 3355 Stolley Park Road

Staff Contact: RaNae Edwards

Council Agenda Memo

From: RaNae Edwards, City Clerk

Meeting: April 26, 2005

Subject: Request of Marcia Rinkol, 1902 15th Avenue, Central City, Nebraska for Liquor Manager Designation for Pump & Pantry #6, 3355 Stolley Park Road

Item #'s: G-5

Presenter(s): RaNae Edwards, City Clerk

Background

Marcia Rinkol, 1902 15th Avenue has submitted an application with the City Clerk's Office for a Liquor Manager Designation in conjunction with the Class "B-13152" Liquor License for Pump & Pantry #6, 3355 Stolley Park Road. This application has been reviewed by the Police Department and City Clerk's Office.

Discussion

City Council action is required and forwarded to the Nebraska Liquor Control Commission for issuance of all licenses. All departmental reports have been received.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve the request of Marcia Rinkol, 1902 15th Avenue, Central City, Nebraska for Liquor Manager Designation in conjunction with the Class "B-13152" Liquor License for Pump & Pantry #6, 3355 Stolley Park Road.
2. Forward the request with no recommendation.
3. Take no action on the request.

Recommendation

City Administration recommends that the Council approve this request for a Liquor Manager Designation.

Sample Motion

Move to approve the request of Marcia Rinkol, 1902 15th Avenue, Central City, Nebraska for Liquor Manager Designation in conjunction with the Class “B-13152” Liquor License for Pump & Pantry #6, 3355 Stolley Park Road..



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G6

Approving Preliminary Plat for Northview Subdivision

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission

Meeting: April 26, 2005

Subject: Northview Subdivision - Preliminary Plat

Item #'s: G-6

Presenter(s): Chad Nabity AICP, Regional Planning Director

Background

This subdivision proposes to create 77 lots on a parcel of land located in the E ½ NE ¼ Section 12, Township 11, Range 10.

Discussion

This property is zoned a combination of B2-General Business, RO-Residential Office and R1-Suburban Density Residential. The developers are proposing 3 office/commercial lots adjacent to Highway 2 with 74 residential lots on the remainder of the property. The residential development will center around a 3 acre lake to be constructed by the developer as part of the drainage plan for the property.

Northwest high school is proposing to buy 5 lots just north of the high school and install a north entrance to the high school parking lot.

This development is consistent with the comprehensive plan and is well designed to be sensitive to the neighboring property owners. Sewer and water are available and can be extended to serve of the propose lots. Sewer service to the east edge of the property will either be provided by bringing a new line up along the east side of North Road from Capital Avenue or with a private lift station that would connect to the line on the west side of this property. The developer is proposing 37 foot wide standard streets dedicated to the public.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve the preliminary plat as presented
2. Modify the preliminary plat to meet the wishes of the Council
3. Table the issue

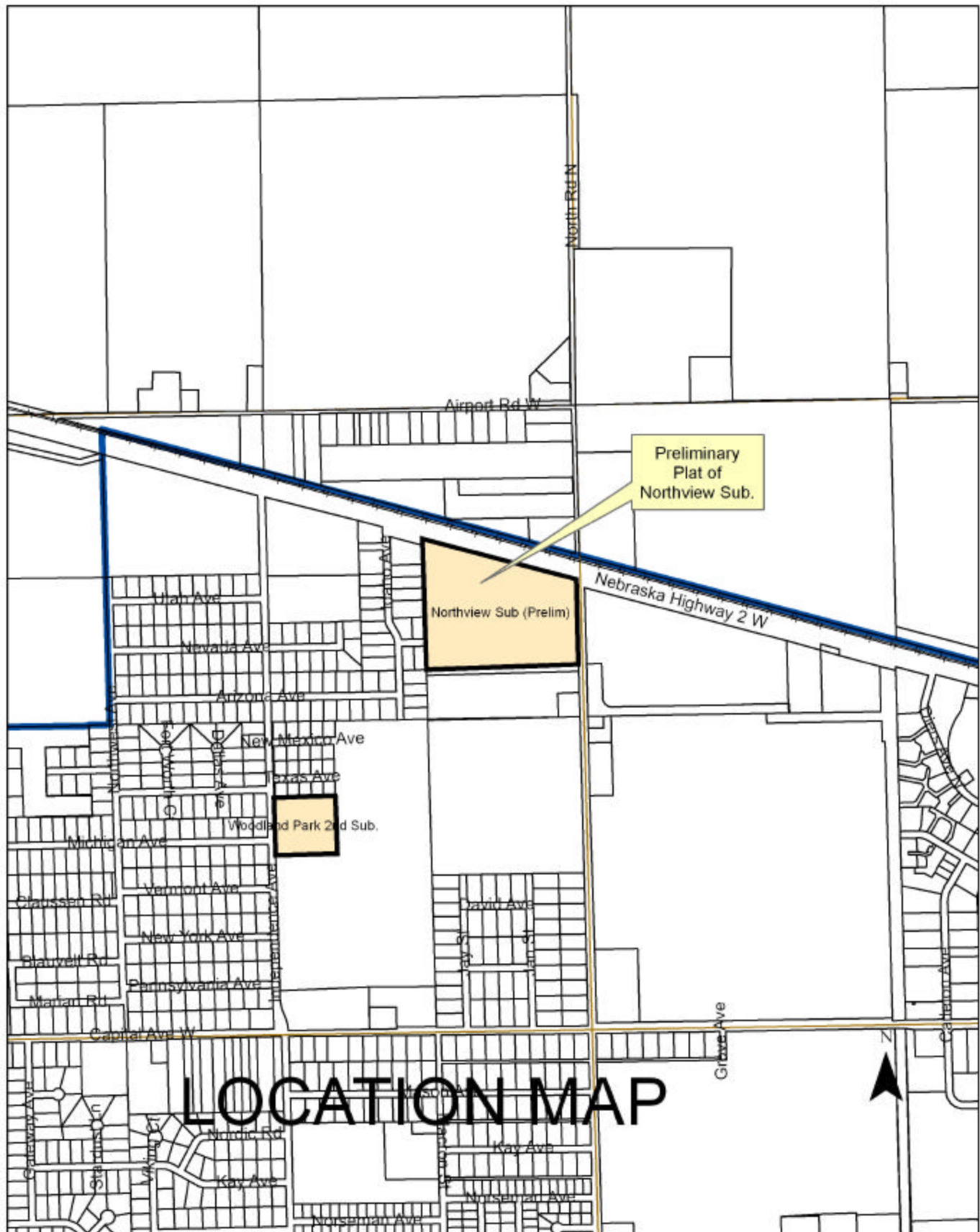
Recommendation

A motion was made by Brown and seconded by Wagoner to **approve** and recommend that the Grand Island City Council **approve** the Preliminary Plat of Northview Subdivision.

A roll call vote was taken and the motion passed with 8 members present (Amick, Haskins, O'Neill, Brown, Niemann, Miller, Ruge, Wagoner) voting in favor and 1 member (Hayes) abstaining.

Sample Motion

Approve the Preliminary Plat for Northview Subdivision as presented.





City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G7

Approving Preliminary Plat for Stewart Place Fourth Subdivision

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission

Meeting: April 26, 2005

Subject: Stewart Place Fourth Subdivision – Preliminary and Final Plat

Item #'s: G-7

Presenter(s): Chad Nabity AICP, Regional Planning Director

Background

This subdivision proposes to create 21 lots on a parcel of land located in the NW ¼ NE ¼ Section 29, Township 11, Range 9.

Discussion

This subdivision will create 21 lots with duplex units on them. The applicants are not requesting any changes to the type or size of the existing development. This plat will allow them to sell these units individually and will accommodate the installation of city water lines throughout the subdivision.

Staff recommends that City Council acknowledge and permit some exceptions to the requirements for an RD Residential Development Zone. The RD Zone requires that the developer buffer the perimeter of the development with a 30 landscaped buffer yard. Almost all of the exterior lots of this subdivision have buildings and or patios closer to the outer boundary than 30 feet. These have been identified in the subdivision agreement and staff suggests that the 30 foot buffer be waived due to the built out nature of this development. Council has the authority to waive this requirement. The subdivider and future owners will be prohibited from encroaching any further into the buffer yard.

Planning Commission recommended in favor of accepting the exceptions to the requirements for an RD Residential Development Zone.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve the preliminary and final plats as presented

2. Modify the preliminary and final plats to meet the wishes of the Council
3. Table the issue

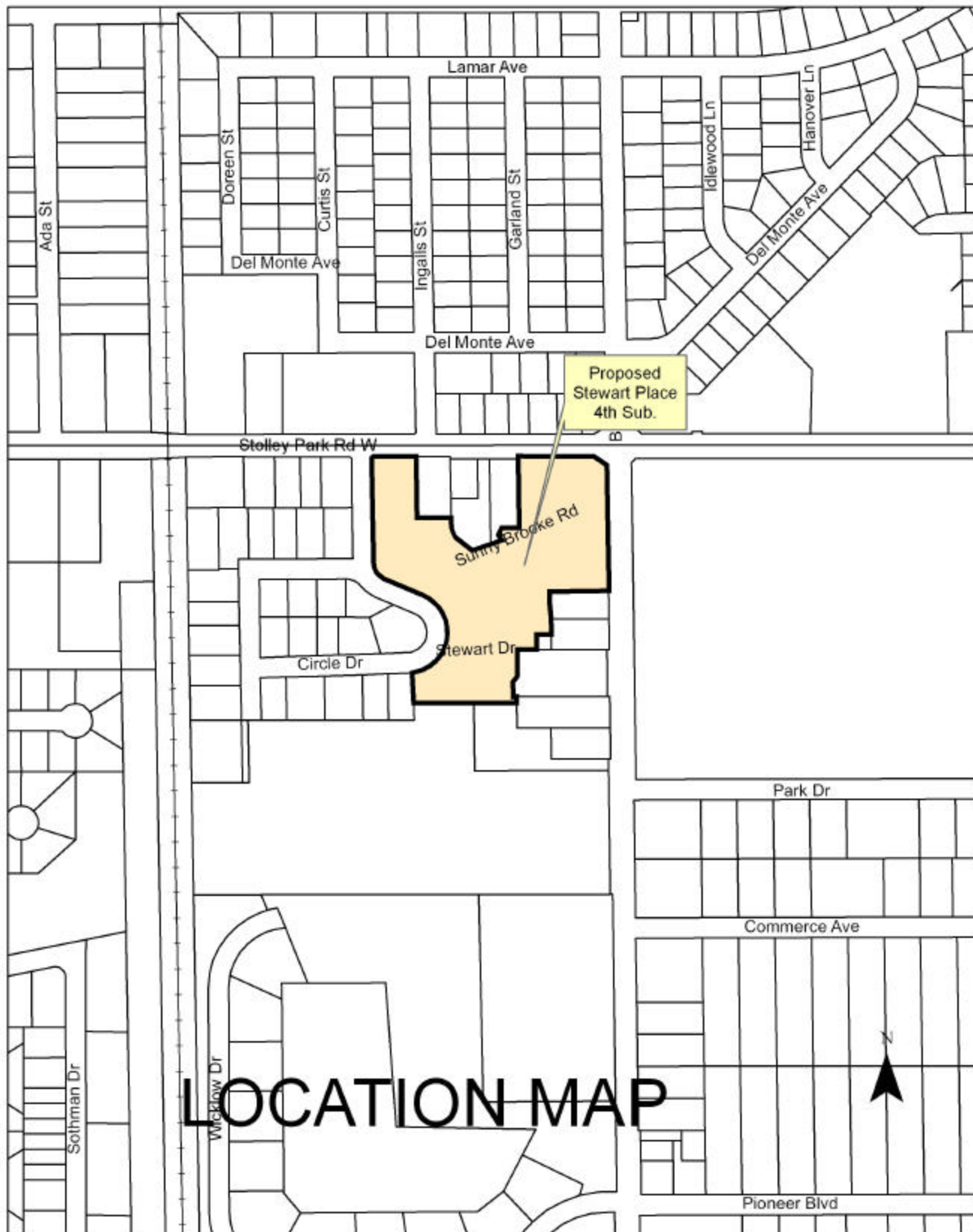
Recommendation

A motion was made by Miller and seconded by Ruge to **approve** and recommend that the Grand Island City Council **approve** the Preliminary and Final Plats of Stewart Place Fourth Subdivision.

A roll call vote was taken and the motion passed with 9 members present (Amick, Haskins, O'Neill, Brown, Niemann, Miller, Ruge, Hayes, Wagoner) voting in favor.

Sample Motion

Approve the Preliminary and Final Plats for Stewart Place Fourth Subdivision as presented.





City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G8

**#2005-97 - Approving Renewal of Leases at Cornhusker Army
Ammunition Plant for Storage Buildings**

Staff Contact: Doug Walker

Council Agenda Memo

From: Douglas R. Walker, City Attorney

Meeting: April 26, 2005

Subject: Approving Renewal of Leases at Cornhusker Army
Ammunition Plant for Storage Buildings

Item #'s: G-8

Presenter(s): Douglas R. Walker, City Attorney

Background

On May 22, 2001, City Council approved the leasing of several buildings at the former Cornhusker Army Ammunition Plant pursuant to the provisions of Resolution 2001-132. The leases that were approved provide for an automatic one year renewal requested by the lessees. The resolution that is presented for Council consideration would authorize the city to renew the leases on the two storage buildings located on city property at the former Cornhusker Army Ammunition Plant.

Discussion

The city purchased property at the former Cornhusker Army Ammunition Plant that had several storage buildings located on it. The city has been leasing these two storage buildings to obtain revenue and utilize these assets. The lessees of the two buildings are to Dominion Construction Company and Jerry Harder. Both of these owners would like to renew their lease for another year. There have not been any problems with damage to the property or with non payment of rent and city Parks & Recreation officials are recommending that the Council extend the lease for an additional year.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve the resolution authorizing the city to extend the leases for another year.

2. Disapprove the resolution which would not permit the city to enter into leases for another year.
3. Modify the resolution or the leases to meet the wishes of the Council
4. Table the issue

Recommendation

City Administration recommends that the Council approve the resolution authorizing the extension of the leases for an additional year.

Sample Motion

Approve the resolution authorizing the city to extend the leases for an additional year.

RESOLUTION 2005-97

WHEREAS, the City of Grand Island is the owner of an approximately 420 acre tract of land at the former Cornhusker Army Ammunition Plant, which has several buildings which were leased by the US Army Corp of Engineers during their ownership of the property; and

WHEREAS, on May 22, 2001, by Resolution 2001-132, the City approved Building Leases with the tenants of the buildings pending development of the property; and,

WHEREAS, the leases provide an automatic one-year renewal if requested by the Lessee's; and

WHEREAS, three of the Lessee's of storage buildings have requested that their lease be extended for another year.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the Building Leases at the former Cornhusker Army Ammunition Plant are hereby authorized to be extended for an additional year to the following Lessees in accordance with the Building Leases:

<u>Lessee</u>	<u>Description</u>	<u>Rental</u>
Dominion Construction Company	Storage building	\$2,000/yr.
Jerry Harders	Fire/guard building	\$500/yr.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G9

**#2005-120 - Approving Final Plat and Subdivision Agreement for
Stewart Place Fourth Subdivision**

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission

Meeting: April 26, 2005

Subject: Stewart Place Fourth Subdivision – Preliminary and Final Plat

Item #'s: G-9

Presenter(s): Chad Nabity AICP, Regional Planning Director

Background

This subdivision proposes to create 21 lots on a parcel of land located in the NW ¼ NE ¼ Section 29, Township 11, Range 9.

Discussion

This subdivision will create 21 lots with duplex units on them. The applicants are not requesting any changes to the type or size of the existing development. This plat will allow them to sell these units individually and will accommodate the installation of city water lines throughout the subdivision.

Staff recommends that City Council acknowledge and permit some exceptions to the requirements for an RD Residential Development Zone. The RD Zone requires that the developer buffer the perimeter of the development with a 30 landscaped buffer yard. Almost all of the exterior lots of this subdivision have buildings and or patios closer to the outer boundary than 30 feet. These have been identified in the subdivision agreement and staff suggests that the 30 foot buffer be waived due to the built out nature of this development. Council has the authority to waive this requirement. The subdivider and future owners will be prohibited from encroaching any further into the buffer yard.

Planning Commission recommended in favor of accepting the exceptions to the requirements for an RD Residential Development Zone.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve the preliminary and final plats as presented
2. Modify the preliminary and final plats to meet the wishes of the Council
3. Table the issue

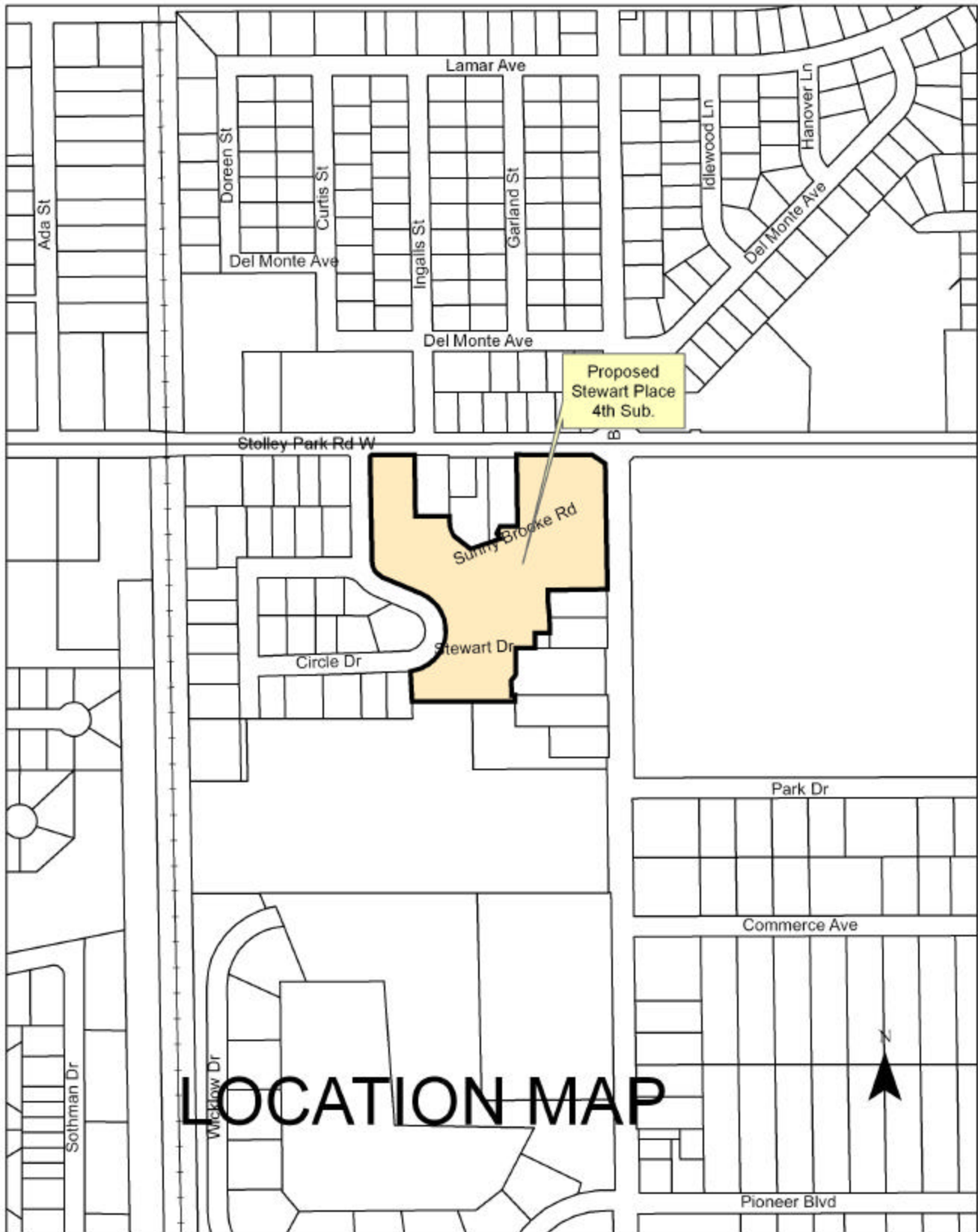
Recommendation

A motion was made by Miller and seconded by Ruge to **approve** and recommend that the Grand Island City Council **approve** the Preliminary and Final Plats of Stewart Place Fourth Subdivision.

A roll call vote was taken and the motion passed with 9 members present (Amick, Haskins, O'Neill, Brown, Niemann, Miller, Ruge, Hayes, Wagoner) voting in favor.

Sample Motion

Approve the Preliminary and Final Plats for Stewart Place Fourth Subdivision as presented.



RESOLUTION 2005-120

WHEREAS, Dynasty Enterprises, Inc., a Nebraska corporation, as owner, has caused to be laid out into lots, a tract of land comprising a part of Lot One (1), all of Lots Two (2), Three (3), Four (4), and a part of Lot Five (5), all in Block Two (2), Stewart Place Subdivision, all of Lot Three (3), Stewart Place Second Subdivision, all of Lot Two (2), Stewart Place Third Subdivision and a part of the Northwest Quarter of the Northeast Quarter (NW1/4, NE1/4), all in Section Twenty Nine (29), Township Eleven (11) North, Range Nine (9) West of the 6th P.M., in the City of Grand Island, Hall County, Nebraska, under the name of STEWART PLACE FOURTH SUBDIVISION, and has caused a plat thereof to be acknowledged by it; and

WHEREAS, a copy of the plat of such subdivision has been presented to the Boards of Education of the various school districts in Grand Island, Hall County, Nebraska, as required by Section 19-923, R.R.S. 1943; and

WHEREAS, a form of subdivision agreement has been agreed to between the owner of the property and the City of Grand Island.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the form of subdivision agreement hereinbefore described is hereby approved, and the Mayor is hereby authorized to execute such agreement on behalf of the City of Grand Island.

BE IT FURTHER RESOLVED that the final plat of STEWARD PLACE FOURTH SUBDIVISION, as made out, acknowledged, and certified, is hereby approved by the City Council of the City of Grand Island, Nebraska, and the Mayor is hereby authorized to execute the approval and acceptance of such plat by the City of Grand Island, Nebraska.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

RaNae Edwards, City Clerk

Approved as to Form	<input type="checkbox"/>	_____
April 20, 2005	<input type="checkbox"/>	City Attorney



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G10

**#2005-121 - Approving Final Plat and Subdivision Agreement for
Pleasant View Fourteenth Subdivision**

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission

Meeting: April 26, 2005

Subject: Pleasant View Fourteenth Subdivision - Final Plat

Item #'s: G-10

Presenter(s): Chad Nabity AICP, Regional Planning Director

Background

This subdivision proposes to create 11 lots on a parcel of land located in the W ½ NE ¼ Section 22, Township 11, Range 9.

Discussion

This is the next phase of the Pleasant View Subdivision. This phase is consistent with the zoning on the property and the approved preliminary plat. Sewer and water are available and can be extended to serve of the propose lots. The developer is proposing 37 foot wide standard streets dedicated to the public.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve the final plat as presented
2. Modify the final plat to meet the wishes of the Council
3. Table the issue

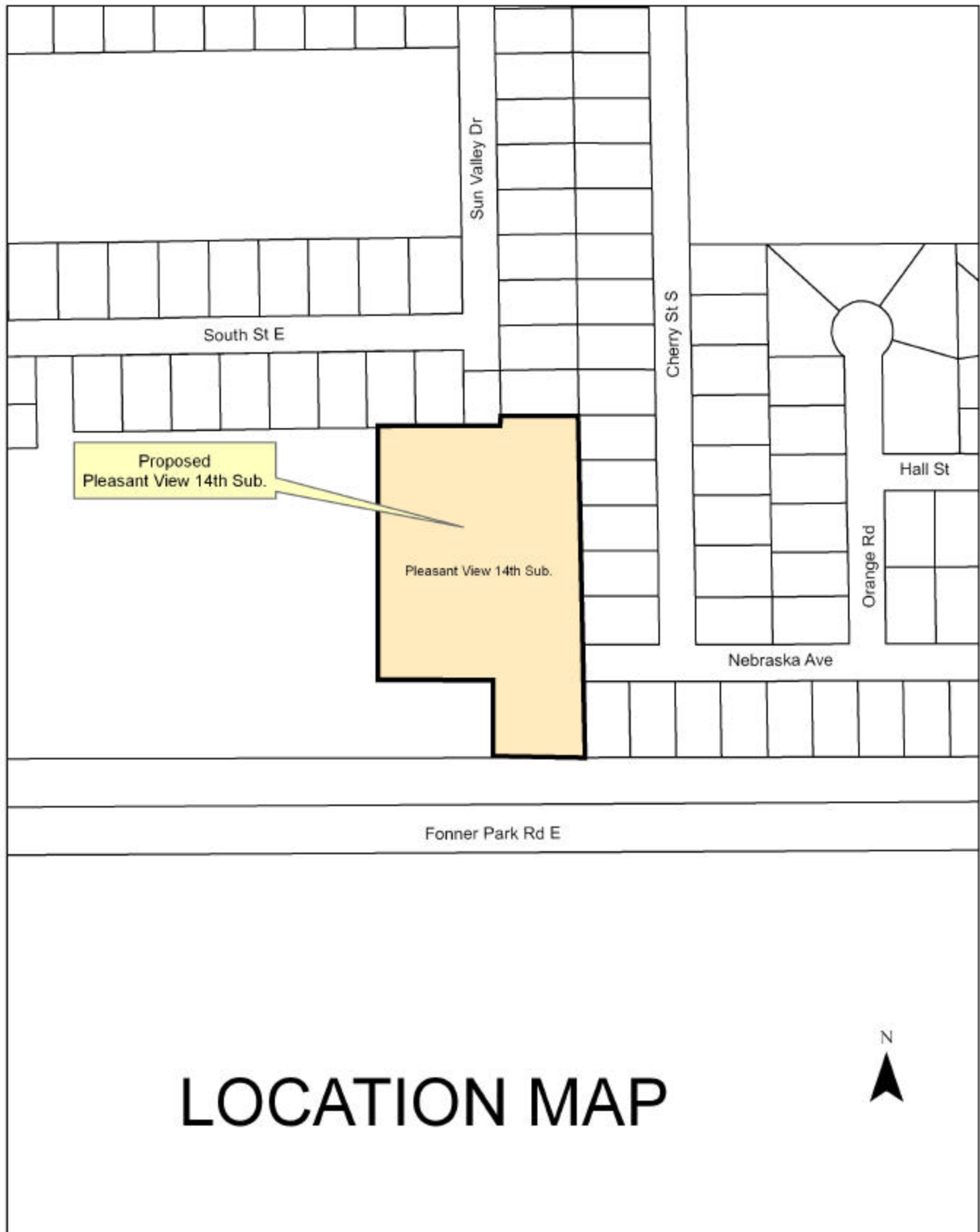
Recommendation

A motion was made by Haskins and seconded by Niemann to **approve** and recommend that the Grand Island City Council **approve** the Final Plat of Pleasant View Fourteenth Subdivision.

A roll call vote was taken and the motion passed with 9 members present (Amick, Haskins, O'Neill, Brown, Niemann, Miller, Ruge, Hayes, Wagoner) voting in favor.

Sample Motion

Approve the Final Plat for Pleasant View Fourteenth Subdivision as presented.



RESOLUTION 2005-121

WHEREAS, GNR Development Corp. of Hastings, Nebraska, a Nebraska corporation, as owner, has caused to be laid out into lots, a tract of land comprising a part of the West Half of the Northeast Quarter (W1/2, NE1/4) of Section Twenty Two (22), Township Eleven (11) North, Range Nine (9) West of the 6th P.M., in the City of Grand Island, Hall County, Nebraska, under the name of PLEASANT VIEW FOURTEENTH SUBDIVISION, and has caused a plat thereof to be acknowledged by it; and

WHEREAS, a copy of the plat of such subdivision has been presented to the Boards of Education of the various school districts in Grand Island, Hall County, Nebraska, as required by Section 19-923, R.R.S. 1943; and

WHEREAS, a form of subdivision agreement has been agreed to between the owner of the property and the City of Grand Island.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the form of subdivision agreement hereinbefore described is hereby approved, and the Mayor is hereby authorized to execute such agreement on behalf of the City of Grand Island.

BE IT FURTHER RESOLVED that the final plat of PLEASANT VIEW FOURTEENTH SUBDIVISION, as made out, acknowledged, and certified, is hereby approved by the City Council of the City of Grand Island, Nebraska, and the Mayor is hereby authorized to execute the approval and acceptance of such plat by the City of Grand Island, Nebraska.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
April 20, 2005	☐ City Attorney



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G11

**#2005-122 - Approving Final Plat and Subdivision Agreement for
Woodland Park Second Subdivision**

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission

Meeting: April 26, 2005

Subject: Woodland Park Second Subdivision - Final Plat

Item #'s: G-11

Presenter(s): Chad Nabity AICP, Regional Planning Director

Background

This subdivision proposes to create 20 lots on a parcel of land located in the W ½ SE ¼ Section 2, Township 11, Range 10.

Discussion

This is the second phase of the Woodland Park Subdivision. This phase is consistent with the zoning on the property and the approved preliminary plat. Sewer and water are available and can be extended to serve of the propose lots. The developer is proposing 37 foot wide standard streets dedicated to the public.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve the final plat as presented
2. Modify the final plat to meet the wishes of the Council
3. Table the issue

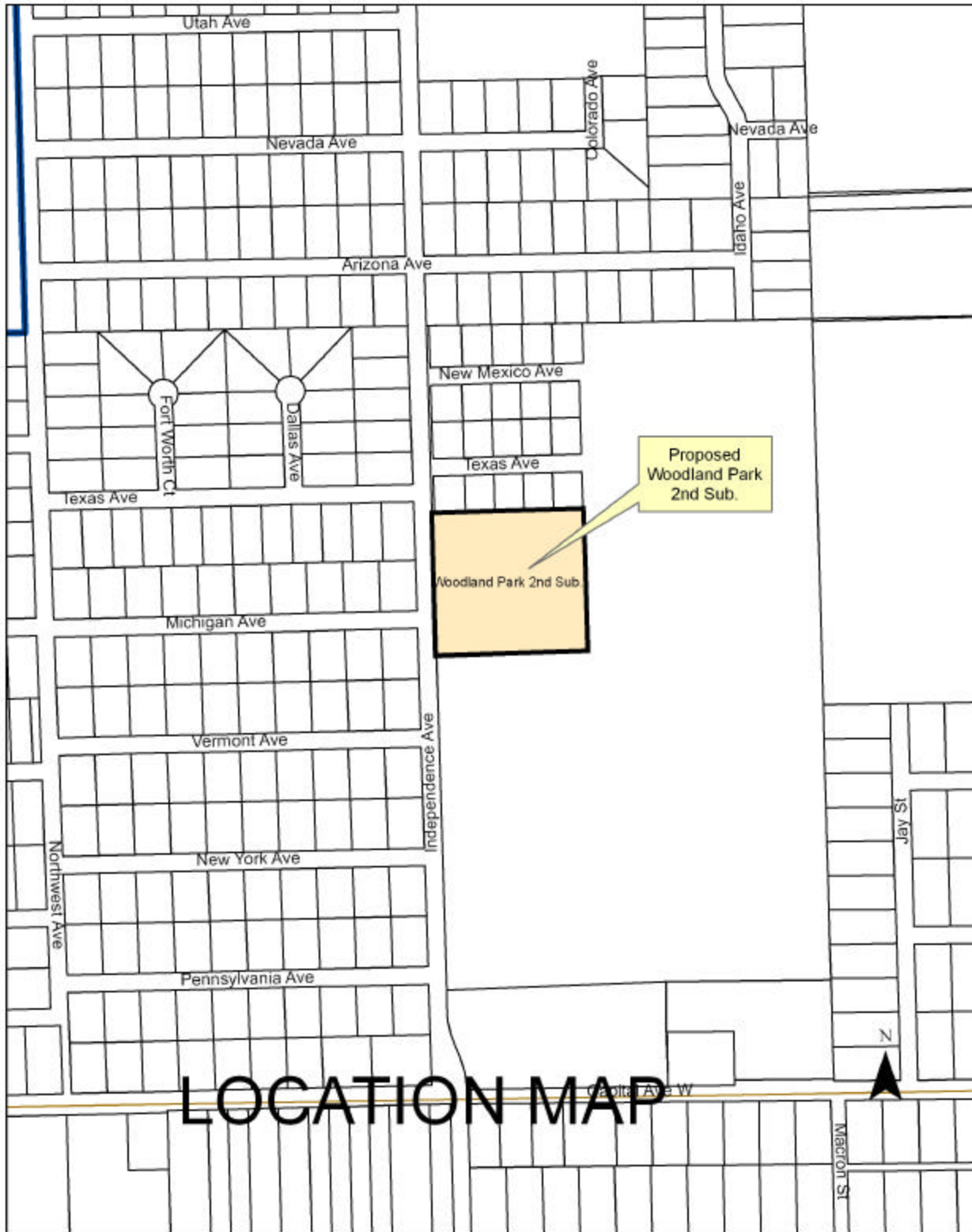
Recommendation

A motion was made by Miller and seconded by Brown to **approve** and recommend that the Grand Island City Council **approve** the Final Plat of Woodland Park Second Subdivision.

A roll call vote was taken and the motion passed with 9 members present (Amick, Haskins, O'Neill, Brown, Niemann, Miller, Ruge, Hayes, Wagoner) voting in favor.

Sample Motion

Approve the Final Plat for Woodland Park Second Subdivision as presented.



RESOLUTION 2005-122

WHEREAS, Hastings Ventures L.L.C., a limited liability company, as owner, has caused to be laid out into lots, a tract of land comprising a part of the West Half of the Southeast Quarter (W1/2, SE1/4) of Section 2, Township 11 North, Range 10 West of the 6th P.M., in the City of Grand Island, Hall County, Nebraska, under the name of WOODLAND PARK SECOND SUBDIVISION, and has caused a plat thereof to be acknowledged by it; and

WHEREAS, a copy of the plat of such subdivision has been presented to the Boards of Education of the various school districts in Grand Island, Hall County, Nebraska, as required by Section 19-923, R.R.S. 1943; and

WHEREAS, a form of subdivision agreement has been agreed to between the owner of the property and the City of Grand Island.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the form of subdivision agreement hereinbefore described is hereby approved, and the Mayor is hereby authorized to execute such agreement on behalf of the City of Grand Island.

BE IT FURTHER RESOLVED that the final plat of WOODLAND PARK SECOND SUBDIVISION, as made out, acknowledged, and certified, is hereby approved by the City Council of the City of Grand Island, Nebraska, and the Mayor is hereby authorized to execute the approval and acceptance of such plat by the City of Grand Island, Nebraska.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G12

**#2005-123 - Approving Acquisition of Utility Easement - 638 N.
Webb Road - Le Meridian, LLC**

This item relates to the aforementioned Public Hearing Item E-3.

Staff Contact: Gary R. Mader

R E S O L U T I O N 2005-123

WHEREAS, a public utility easement is required by the City of Grand Island, from Le Meridien, LLC, a Nebraska limited liability company, to install, upgrade, maintain, and repair public utilities and appurtenances; and

WHEREAS, a public hearing was held on April 26, 2005, for the purpose of discussing the proposed acquisition of an easement and right-of-way through a part of the Northeast Quarter of the Southeast Quarter (NE1/4, SE1/4) of Section Thirteen (13), Township Eleven (11) North, Range Ten (10) West of the 6th P.M. in Grand Island, Hall County, Nebraska, the southerly line of the twenty (20.0) foot wide easement and right-of-way being more particularly described as follows:

Commencing at the northeast corner of the Northeast Quarter of the Southeast Quarter (NE1/4, SE1/4), Section Thirteen (13), Township Eleven (11) North, Range Ten (10) West; thence southerly along the easterly line of said Northeast Quarter of the Southeast Quarter (NE1/4, SE1/4), a distance of one hundred forty eight and five tenths (148.5) feet; thence westerly, parallel with the northerly line of said Northeast Quarter of the Southeast Quarter (NE1/4, SE1/4), a distance of forty four and forty one hundredths (44.41) feet to a point on the westerly right-of-way line of Webb Road being the Actual Point of Beginning; thence westerly, parallel with the northerly line of said Northeast Quarter of the Southeast Quarter (NE1/4, SE1/4) a distance of sixty eight (68.0) feet.

The above-described easement and right-of-way containing 0.031 acres, more or less, as shown on the plat dated April 4, 2005, 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 Le Meridien, LLC, a Nebraska limited liability company, on the above-described tract of land.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

RaNae Edwards, City Clerk

Approved as to Form <input type="checkbox"/> _____ April 20, 2005 <input type="checkbox"/> City Attorney



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G13

**#2005-124 - Approving Bid Award for Water Main Project 2005-
W-5 - System Maintenance**

Staff Contact: Gary R. Mader

Council Agenda Memo

From: Gary R. Mader, Utilities Director
Dale Shotkoski, Asst. City Attorney/Purchasing

Meeting: April 26, 2005

Subject: Bid Award for Water Main Project 2005-W-5

Item #'s: G-13

Presenter(s): Gary R. Mader, Utilities Director

Background

Water Main Project 2005-W-5 is a maintenance project that requires the Contractor to remove manholes, rebuild sanitary sewer lines, remove and replace street paving, and assist the City's Water Department in relocating water mains, to correct conflicts between the two systems. These issues have been in existence since their installation many years ago, but only recently have come to light. Although there are no current problems, the conflicts have the potential to become a vulnerability to the system, and do not meet current operational, construction, or regulatory standards.

The work is planned at four locations; Elm Street between 10th and 11th Streets; Louise and Jefferson Street intersections; 11th Street between Beal and Evans Streets; and the 7th and Market Street intersections. Attached is a map for general reference.

Discussion

Five prospective bidders, along with four plan information services, and one materials supplier, received the bid package. The specifications were advertised in accordance with City Procurement Codes. Bids were publicly opened at 11:00 a.m. on April 15, 2005. Only one bid was received.

Bidder: Diamond Engineering Company of Grand Island, NE

Exceptions: None

Bid: \$68,375.77

Completion: September 30, 2005

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Move to approve the award of Water Main Project 2005-W-5, System Maintenance to the Diamond Engineering Company
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

The bid from the low responsive bid has been evaluated and it is complete and without exceptions. It is recommended that Council approve the bid award for Water Main Project 2005-W-5, to Diamond Engineering in the amount of \$68,375.77. The bid is below the project estimate of \$80,000 and meets all City contract requirements.

Sample Motion

Motion to approve the bid award for Water Main Project 2005-W-5 to Diamond Engineering Company of Grand Island, Nebraska.

WATER MAIN PROJECT 2005-W-5
LOCATION MAP

11TH STREET
BETWEEN BEAL & EVANS

7TH & MARKET

ELM STREET
BETWEEN 10TH & 11TH

LOUISE ST AND
JEFFERSON ST



Purchasing Division of Legal Department
INTEROFFICE MEMORANDUM



Dale M. Shotkoski, Assistant City Attorney

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BID OPENING

BID OPENING DATE: April 15, 2005 at 11:00 a.m.
FOR: Water Main Project 2005-W-5
DEPARTMENT: Utilities
ESTIMATE: \$80,000.00
FUND/ACCOUNT: 525
PUBLICATION DATE: April 1, 2005
NO. POTENTIAL BIDDERS: 5

SUMMARY

Bidder: The Diamond Engineering Co.
Grand Island, NE
Bid Security: Universal Surety Co.
Exceptions: None
Bid Price: \$68,375.77

cc: Gary Mader, Utilities Director
Tom Barnes, Engineering Manager
Gary Greer, City Administrator
Laura Berthelsen, Legal Assistant

Bob Smith, Assistant Utilities Director
Pat Gericke, Utilities Admin. Assist.
Dale Shotkoski, Purchasing Agent

P992

R E S O L U T I O N 2005-124

WHEREAS, the City of Grand Island invited sealed bids for Water Main Project 2005-W-5, according to plans and specifications on file with the Utilities Engineering Office at Phelps Control Center; and

WHEREAS, on April 15, 2005, 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 \$68,375.77; and

WHEREAS, such bid is below 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 The Diamond Engineering Company of Grand Island, Nebraska, in the amount of \$68,375.77 for Water Main Project 2005-W-5 is hereby approved as the lowest responsible bid.

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

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G14

**#2005-125 - Approving Bid Award - 23kV Vertical Break Group
Operated Air Switches - Utilities Department**

Staff Contact: Gary R. Mader; Dale Shotkoski

Council Agenda Memo

From: Gary R. Mader, Utilities Director
Dale Shotkoski, Asst. City Attorney/Purchasing

Meeting: April 26, 2005

Subject: Bid Award of 23 kV Vertical Break, Group Operated Air Switches

Item #'s: G-14

Presenter(s): Gary R. Mader, Utilities Director

Background

The Electric Department has six distribution substations connected to the 115,000 volt transmission loop. These substations reduce voltage from the 115,000 volt level to 13,800 volt for distribution within the City. Substations "E" and "F" were initially placed in service several years ago. Substation "E" is located on the east side of the City, north of Swift, serving Swift, the Waste Water Treatment Plant, and the surrounding area as it develops. Substation "F" is located on the west side of the City, north of Menards, serving commercial and residential loads in that area.

Grand Island has been constructing its distribution substations to contain a pair of substation transformers and buses for distribution feeders. This provides redundancy and limits fault currents on the distribution system. Initially, substations are constructed with a single transformer with the second transformer installed later, when the load growth dictates. The Department is now in the process of purchasing the material required to add the second transformers and distribution buses at Substations "E and "F."

Discussion

One integral part of substation design are the disconnect switches that are used to connect or disconnect major components of the substation such as transformers, circuit breakers, and buses, as needed. When open, these switches provide a physical gap between energized and deenergized components of a substation, which is a mandated safety requirement when work is being done on substation components.

Specifications were prepared for the disconnect switches needed for the substation expansions. The technical description of these switches is "23 kV Vertical Break, Group

Operated Air Switches.” The advertisement for purchase appeared in the *Grand Island Independent* on March 19, 2005. Bids were publicly opened on April 12. Two firms offered to supply these switches, Dutton-Lainson Company of Hastings, Nebraska and WESCO Distribution, Inc., of Sioux City, Iowa. WESCO offered two switches; the lower priced switch does not conform to specifications. Bids are tabulated as follows:

12 each 1200 A, 23 kV Vertical Break, Group Operated Air Switch			
Bidder	Manufacturer	Price, each	Extended Price With Tax
Dutton-Lainson	Turner	\$4,364.00	\$56,033.76
WESCO	Morpac	\$4,361.00	\$55,995.24
WESCO	S & C	\$7,664.00	\$98,405.76

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Move to approve the award of 23 kV Vertical Break, Group Operated Air Switches to Dutton-Lainson in the amount of \$56,033.76
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

City Administration recommends that the Council approve the bid award for 23 kV Vertical Break, Group Operated Air Switches to Dutton-Lainson.

Sample Motion

I move that the bid for 23 kV Vertical Break, Group Operated Air Switches be awarded to Dutton-Lainson in the amount of \$56,033.76.

Purchasing Division of Legal Department
INTEROFFICE MEMORANDUM



Dale M. Shotkoski, Assistant City Attorney

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BID OPENING

BID OPENING DATE: April 12, 2005 at 11:00 a.m.

FOR: 23 kV Vertical Break, Group Operated Air Switches

DEPARTMENT: Utilities

ESTIMATE: \$85,000.00

FUND/ACCOUNT: 520

PUBLICATION DATE: March 19, 2005

NO. POTENTIAL BIDDERS: 8

SUMMARY

Bidder:	<u>Dutton-Lainson Company</u> Hastings, NE	<u>Wesco Distribution, Inc.</u> Sioux City, IA
Bid Security:	Universal Surety Company	Continental Insurance Company
Exceptions:	Noted	Noted
Bid Price:		
1200 Amp:	\$36,033.76	\$55,995.24
2000 Amp:	\$12,101.70	\$24,521.19

cc: Gary Mader, Utilities Director
Burhl Gilpin, Assistant Utilities Director
Gary Greer, City Administrator
Laura Berthelsen, Legal Assistant

Bob Smith, Assistant Utilities Director
Pat Gericke, Utilities Admin. Assist.
Dale Shotkoski, Purchasing Agent

P988

RESOLUTION 2005-125

WHEREAS, the City of Grand Island invited sealed bids for 23 kV Vertical Break Group Operated Air Switches, according to plans and specifications on file with the City Clerk; and

WHEREAS, on April 12, 2005, bids were received, opened and reviewed; and

WHEREAS, Dutton-Lainson Company of Hastings, 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 \$56,033.76 including tax; and

WHEREAS, such bid is below the estimate for such switches.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of Dutton-Lainson Company of Hastings, Nebraska, in the amount of \$56,033.76 including tax for 23 kV Vertical Break Group Operated Air Switches is hereby approved as the lowest responsible bid.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G15

**#2005-126 - Approving Agreement for Construction Occupancy - T
& E Cattle Company and Utilities Department**

Staff Contact: Gary R. Mader

Council Agenda Memo

From: Gary R. Mader, Utilities Director

Meeting: April 26, 2005

Subject: Agreement for Construction Occupancy – T & E Cattle Company

Item #'s: G-15

Presenter(s): Gary R. Mader, Utilities Director

Background

The Water Department is expanding the pumping capacity of the Rogers Reservoir pump station located at the intersection of Old Potash Highway and North Road. In order to utilize the increased pumping capacity, a large diameter trunk line is needed running north from the pump station. The trunk line is budgeted for this fiscal year as a part of the pumping station project. A temporary construction easement will be needed to allow that construction.

Nebraska State law requires the acquisition of property must be approved by City Council. The Utilities Department needs to acquire the temporary construction easement on the property of T & E Cattle Company. The construction easement would be along North Road, east of the large storm water channel, extending from Old Potash Highway to Faidley Avenue. The proposed construction easement is 40' wide, and adjacent to the property the City previously acquired for the installation of the storm water channel and the water line.

Discussion

A 24" water trunk line is proposed to be installed in the City property along North Road. But an additional temporary construction easement for water line installation will be needed. Also, as part of the agreement for the original acquisition of property for the drainage channel and water line, the top soil was stripped from the property for use by T & E Cattle Company. The top soil is in the area now needed for construction, therefore, it must be moved as part of clearing the construction easement.

The negotiated compensation for the construction easement is \$5,000.00; and as a part of that agreement, relocation of the top soil storage is the responsibility of the property owner.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Move to approve the Agreement for Construction Occupancy with the T & E Cattle Company
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

City Administration recommends that the Council enter into the Agreement for Construction Occupancy with T & E Cattle Company so the water main can be installed.

Sample Motion

Motion to approve the agreement for Construction Occupancy with T & E Cattle Company.

AGREEMENT FOR CONSTRUCTION OCCUPANCY

Agreement made and entered into by and between the City of Grand Island, a Municipal Corporation of the State of Nebraska, herein referred to as "City", and T & E Cattle Company, a Nebraska Corporation, herein referred to as "Owner", whether one or more.

Recitals

WHEREAS, the City intends to construct water mains on property owned by Owner, and

WHEREAS, it may be necessary for the City, its officers, agents, employees, contractors, subcontractors, and authorized representatives to enter upon, travel over, excavate, clear, backfill, store materials upon, and otherwise use the lands herein described which are owned by Owner.

NOW, THEREFORE, in consideration of the mutual promises and covenants contained within this agreement, the parties agree as follows:

Section One Right of Entry

Owner hereby grants to the City, its officers, agents, employees, contractors, subcontractors, and authorized representatives the right to enter upon the following described premises to-wit:

TRACT NO. 1

A forty (40.0) foot wide tract of land comprising a part of the Southwest Quarter (SW1/4) of Section Thirteen (13), Township Eleven (11) North, Range Ten (10) West of the 6th PM, in the city of Grand Island, Hall County, Nebraska, the westerly line being more particularly described as follows: beginning at a point on the northerly right-of-way line of Faidley Avenue, said point being one hundred thirteen (113.0) feet east of the easterly right-of-way line of North Road; thence northerly and parallel with the easterly right-of-way line of said North Road, a distance of three hundred seventy (370.0) feet.

TRACT NO. 2

A forty (40.0) foot wide tract of land comprising a part of the Southwest Quarter (SW1/4) of Section Thirteen (13), Township Eleven (11) North, Range Ten (10) West of the 6th PM, in the city of Grand Island, Hall County, Nebraska, the westerly line being more particularly described as follows: beginning at a point on the southerly right-of-way line of Faidley Avenue, said point being one hundred thirteen (113.0) feet east of the easterly right-of-way line of North Road; thence southerly and parallel with the easterly right-of-way line of said North Road, a distance of one thousand seven hundred twelve and seven tenths (1,712.7) feet more or less.

Both tracts containing a combined total of 1.91 acres, more or less, and as depicted on the plat dated 3/17/2005, marked Exhibit "A", attached hereto.

to do such work as may be necessary and/or appropriate for the construction of water mains and related facilities adjacent to such property. Such right of entry shall include, but not be limited to: the right to enter upon, travel over, excavate, clear fences, drives, trees, bushes,

irrigation lines and other improvements, backfill, store materials upon, and otherwise use the above described premises.

Section Two
Term of Agreement

The premises may be occupied and used by the City for the purposes related hereto during the period beginning upon execution of this agreement and continuing until the construction work for Water Main District 449T has been completed. The City shall provide reasonable notification on the schedule of commencement and completion of operations.

Section Three
Compensation

The compensation for the Agreement for Construction Occupancy shall be \$ 5,000.00, which the Owner hereby agrees to accept as full payment for the use of the above described property in accordance with this agreement.

Section Four
Restoration of Area

The City agrees that prior to construction, the topsoil shall be salvaged. Topsoil shall consist of friable surface soil up to one (1) foot in depth. Topsoil shall be removed from the designated areas and shall be stockpiled at approved locations. After project operations have been completed, as reasonably practical, the topsoil shall be replaced and restored to the grade prior to construction.

Section Five
Stockpiled Dirt

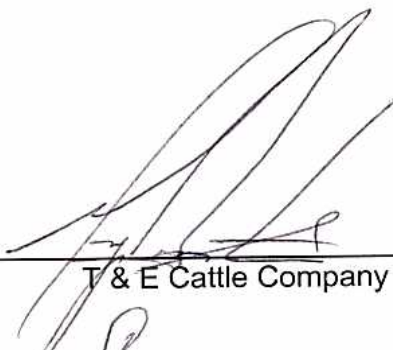
The Owner agrees that within thirty (30) days of this agreement, the premises shall be cleared and the stockpiled dirt removed from the construction limits.


Dated: _____

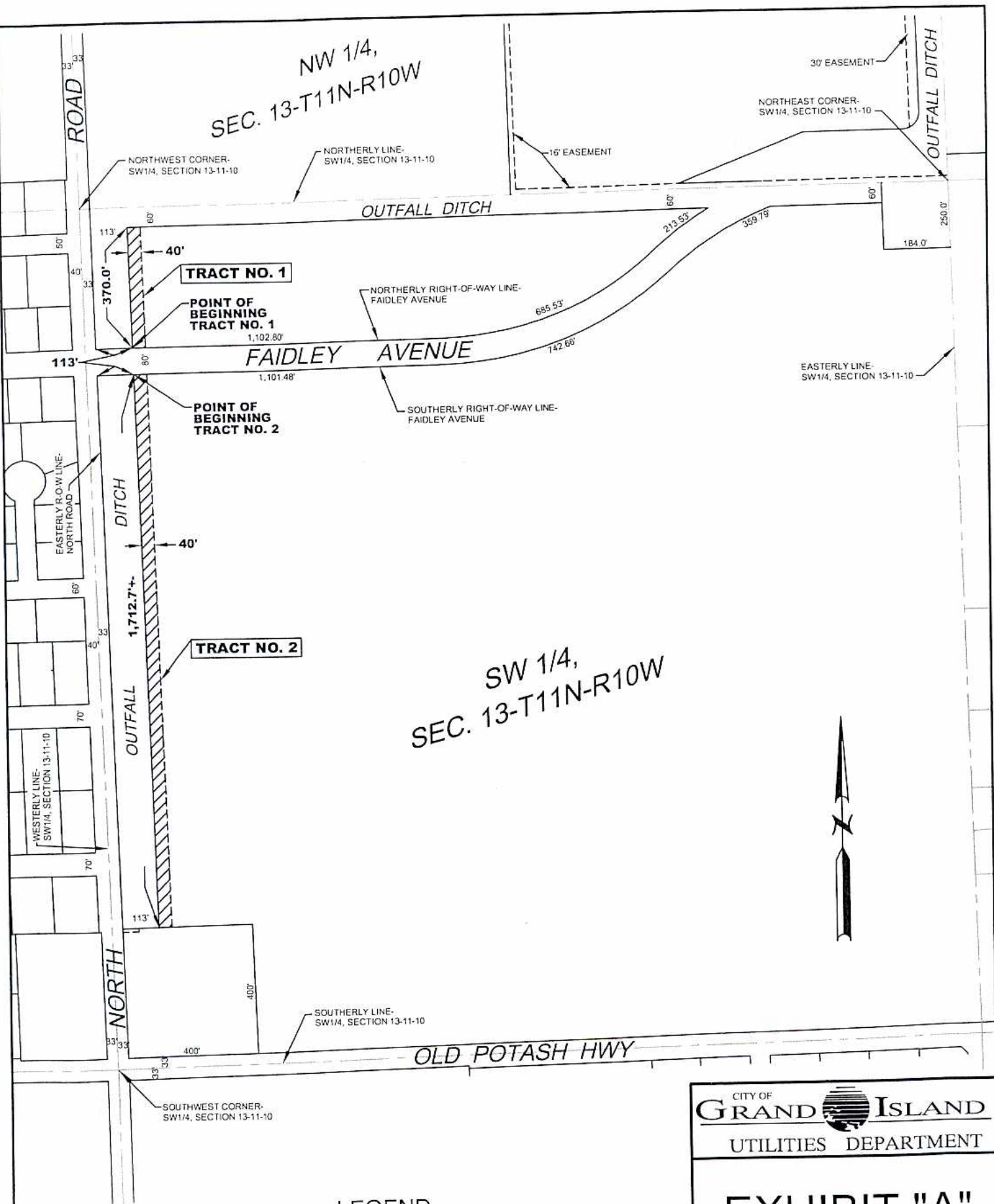
CITY OF GRAND ISLAND, NEBRASKA,
a Municipal Corporation

By _____
Mayor

Attest: _____
City Clerk

By  _____
T & E Cattle Company

Title:  _____



LEGEND

INDICATES 40' WIDE TRACT FOR
CONSTRUCTION OCCUPANCY

CITY OF
GRAND ISLAND
 UTILITIES DEPARTMENT

EXHIBIT "A"

DRN BY: K.J.M.

SCALE: 1"= 400'

DATE: 3/17/2005

FILE: W M 449T

RESOLUTION 2005-126

WHEREAS, a construction easement is required by the City of Grand Island, from T & E Cattle Company, a Nebraska corporation, to construct Water Main District No. 449T on such property comprising a part of the Southwest Quarter (SW1/4) of Section Thirteen (13), Township Eleven (11) North, Range Ten (10) West of the 6th P.M. in the City of Grand Island, Hall County, Nebraska, more particularly described as follows:

Tract No. 1:

A forty (40.0) foot wide tract of land, the westerly line being more particularly described as follows: Beginning at a point on the northerly right-of-way line of Faidley Avenue, said point being one hundred thirteen (113.0) feet east of the easterly right-of-way line of North Road; thence northerly and parallel with the easterly right-of-way line of said North Road, a distance of three hundred seventy (370.0) feet.

Tract No. 2:

A forth (40.0) foot wide tract of land, the westerly line being more particularly described as follows: Beginning at a point on the southerly right-of-way line of Faidley Avenue, said point being one hundred thirteen (113.0) feet east of the easterly right-of-way line of North Road; thence southerly and parallel with the easterly right-of-way line of said North Road, a distance of one thousand seven hundred twelve and seven tenths (1,712.7) feet more or less.

Both tracts containing a combined total of 1.91 acres, more or less, as shown on the plat dated March 17, 2005, marked Exhibit "A" attached hereto and incorporated herein by reference; and

WHEREAS, top soil will need to be moved from the construction easement area in preparation of the installation of water mains and appurtenances, and replaced and restored after the construction is complete; and

WHEREAS, an Agreement for Construction Occupancy 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 City of Grand Island be, and hereby is, authorized to enter into an Agreement for Construction Occupancy with T & E Cattle Company, a Nebraska corporation, on the above-described tract of land.

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

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

Approved as to Form	<input type="checkbox"/>	_____
April 20, 2005	<input type="checkbox"/>	City Attorney

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G16

**#2005-127 - Approving Continuation of Water Main Districts 450
and 451**

Staff Contact: Gary R. Mader

Council Agenda Memo

From: Gary R. Mader, Utilities Director

Meeting: April 26, 2005

Subject: Continuation of Water Main District 450 – Ordinance #8964
& Water Main District 451 – Ordinance #8965

Item #'s: G-16

Presenter(s): Gary R. Mader, Utilities Director

Background

The Utilities Department received a petition requesting the creation of a water main district to serve the existing multiple-family housing development along the east end of Circle Drive. The area is located south of Stolley Park Road and west of Blaine Street and includes parts of Stewart Place Subdivision; Stewart Place 2nd Subdivision; Stewart Place 3rd Subdivision; Elmer's Subdivision; and an unsubdivided portion of Section 22-11-9. See the attached drawing for reference.

Discussion

Two assessment districts were created for providing water service to the area at the March 8, 2005 City Council meeting. The boundary for District 450 encompasses the area east of Circle Drive and is under one ownership, that being the individual who requested the water system extension.

District 451 covers the west area of Circle Drive and the district creation provided those residents an opportunity for City water extensions. That area is a combination of single family homes and multiple-family units. By creating two districts, the total neighborhood could be served, either independently or jointly. Both Districts passed the protest period; a single contract for construction can be issued. There should be a cost savings from the economy of scale for the two district contract.

Assessment districts are the Department's standard method for installing water mains into developed areas requesting City service. The eligible cost of construction will be charged to the property owners within the respective districts. These assessments may be financed for a five year period, at 7% simple interest on the unpaid balance.

One letter was received against District 450. This represents 164.44 feet of the total 1,496.29 feet of frontage, or 11.19% of the front footage against continuing the district. Two letters against Water main District 451 were received. They represent a total of 382.92 feet of the district's 2,229.25 feet of frontage, or 17.17% protest.

Since less than 50% of the land owners protested the creation of each of the districts, the Council may continue the districts as per Nebraska Statute, 16.667.01, RRS 1943. See the attached plat indicating the protesting properties.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Move to approve the continuation of Ordinance 8964 creating Water Main District 450, and approve continuation of Ordinance 8965, creating Water Main District 451
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

City Administration recommends that the Council continue Water Main Districts 450 and 451.

Sample Motion

Motion to continue Water Main District 450 and Water Main District 451.

R E S O L U T I O N 2005-127

WHEREAS, Water Main District No. 450 was created by Ordinance No. 8964 on March 8, 2005; and

WHEREAS, Water Main District No. 451 was created by Ordinance No. 8965 on March 8, 2005; and

WHEREAS, notices of the creation of such water districts were published in the Grand Island Independent, in accordance with the provisions of Section 16-667.01, R.R.S. 1943; and

WHEREAS, Section 16-667.01, R.R.S. 1943, provides that if the owners of record title representing more than 50% of the front footage of the property abutting upon the streets, avenues, or alleys, or parts thereof which are within such proposed district shall file with the City Clerk within thirty days from the first publication of said notice written objections to such district, said work shall not be done and the ordinance shall be repealed; and

WHEREAS, the protest period for both districts ended on April 14, 2005; and

WHEREAS, protests were filed against the creation of Water Main District No. 450 which represented 11.19% of the total district front footage; and

WHEREAS, protests were filed against the creation of Water Main District No. 451 which represented 17.17% of the total district front footage.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that insufficient protests have been filed with the City Clerk against the creation of Water Main District No. 450 and Water Main District No. 451, and such districts shall be continued and constructed according to law.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G17

#2005-128 - Approving Bid Award for Transfer Station Storage Building

Staff Contact: Steven P. Riehle, Public Works Director

Council Agenda Memo

From: Steven P. Riehle, Public Works Director
Dale Shotkoski, Assistant City Attorney

Meeting: April 26, 2005

Subject: Approving Bid Award for Transfer Station Storage Building

Item #'s: G-17

Presenter(s): Steven P. Riehle, Public Works Director

Background

On April 1, 2005 the Solid Waste Division of the Public Works Department advertised for bids for a Transfer Station Storage Building. Funds for the building were in the approved 2004/2005 budget.

Discussion

Six bids were received and opened on April 18, 2005. The Solid Waste Division of the Public Works Department and the Purchasing Division of the City Attorney's Office have reviewed the bids that were received. The lowest bid was over the engineer's opinion of costs but is within an acceptable range. A summary of the bids is shown below.

<i>Bidder</i>	<i>Exceptions</i>	<i>Bid Security</i>	<i>Total Bid</i>
Chief Industries, Inc. Grand Island, NE	None	Fidelity & Deposit Co.	\$109,743.00
Steenblock Erectors, Inc. Freemont, NE	None	Cashiers Check	\$131,564.00
BD Construction Kearney NE	None	Universal Surety Co.	\$126,300.00
Farris Construction Hastings NE	None	Universal Surety Co.	\$131,000.00
Husker Sales & Dist. Grand Island NE	None	Inland Insurance Co.	\$115,489.00
Rathman-Manning Corp. Chapman NE	None	Inland Insurance Co.	\$104,400.00

There are sufficient funds for this purchase in Account No. 50530040-85610

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand.
The Council may:

1. Make a motion to approve the purchase of the Transfer Station Storage Building from Rathman-Manning Corp. of Chapman, NE in the amount of \$104,400.00.
2. Refer the issue to a committee.
3. Postpone the issue to a future date.
4. Take no action on the issue.

Recommendation

City Administration recommends that the Council approve the purchase of the Transfer Station Storage Building from Rathman-Manning Corp. of Chapman, NE in the amount of \$104,400.00.

Sample Motion

Approve the purchase of the Transfer Station Storage Building.

Purchasing Division of Legal Department
INTEROFFICE MEMORANDUM



Dale M. Shotkoski, Assistant City Attorney

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BID OPENING

BID OPENING DATE: April 18, 2005 at 11:00 a.m.

FOR: Transfer Station Storage Building

DEPARTMENT: Public Works

ESTIMATE: \$96,000.00

FUND/ACCOUNT: 50530040-85610

PUBLICATION DATE: April 1, 2005

NO. POTENTIAL BIDDERS: 13

SUMMARY

Bidder:	<u>Chief Industries, Inc.</u>	<u>Steenblock Erectors, Inc.</u>	<u>BD Construction</u>
	Grand Island, NE	Fremont, NE	Kearney, NE
Bid Security:	Fidelity & Deposit Co.	\$4,800.00	Universal Surety Co.
Exceptions:	None	None	None
Bid Price:	\$109,743.00	\$131,564.00	\$126,300.00
Alt. Bid A:	(-3,310.00)	(-3,003.00)	(-3,840.00)
Alt. Bid B:	(-75.00)	(-400.00)	(-180.00)

Bidder:	<u>Farris Construction Co.</u>	<u>Husker Sales & Dist.</u>	<u>Rathman-Manning</u>
	Hastings, NE	Grand Island, NE	Chapman, NE
Bid Security:	Universal Surety Co.	Inland Insurance Co.	Inland Insurance Co.
Exceptions:	None	None	None
Bid Price:	\$131,000.00	\$115,489.00	\$104,400.00
Alt. Bid A:	(-3,000.00)	(-3,338.00)	(-3,475.00)
Alt. Bid B:	(-110.00)	(-220.00)	(-56.00)

Danelle Collins, PW Admin. Assist.
Dale Shotkoski, Purchasing Agent

Gary Greer, City Administrator
Laura Berthelsen, Legal Assistant

RESOLUTION 2005-128

WHEREAS, the City of Grand Island invited sealed bids for Transfer Station Storage Building, according to plans and specifications on file with the Public Works Department; and

WHEREAS, on April 18, 2005, bids were received, opened and reviewed; and

WHEREAS, Rathman-Manning Corp. of Chapman, 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 \$104,400; and

WHEREAS, the lowest bid submitted was more than the estimate for such project, however the costs are within an acceptable range.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of Rathman-Manning Corp. of Chapman, Nebraska, in the amount of \$104,400 for Transfer Station Storage Building is hereby approved as the lowest responsible bid.

BE IT FURTHER RESOLVED, that a contract between the City and such contractor is hereby approved, 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, April 26, 2005.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G18

**#2005-129 - Approving Change Order No. 2 to the Contract with
The Diamond Engineering Company for Street Improvement
District 1246 Along South Locust from Stolley to Fonner Park
Road**

Staff Contact: Steven P. Riehle, Public Works Director

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: April 26, 2005

Subject: Approving Change Order No. 2 to the Contract with The Diamond Engineering Company for Street Improvement District 1246 Along South Locust from Stolley to Fonner Park Road

Item #'s: G-18

Presenter(s): Steven P. Riehle, Public Works Director

Background

Any change orders to the contract must be approved by City Council. The construction contract was awarded to The Diamond Engineering Company, on July 22, 2003 in the amount of \$1,820,276.72. Change order No. 1 was approved on December 9, 2003 for \$235,376.50 for a new contract amount of \$2,055,653.22.

Discussion

The Engineering Division of the Public Works Department is submitting Change Order No. 2 in the amount of \$60,941.20 for a new contract price of \$2,116,594.42.

Sufficient funds are available in account 40033530-90066 to fund the Change Order.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Make a motion to approve Change Order No. 2 so as the revised contract amount for the Street Improvement District 1246 would be \$2,116,594.42.
2. Refer the issue to a Committee.
3. Postpone the issue to future date.
4. Take no action on the issue.

Recommendation

City Administration recommends that the Council pass a resolution authorizing the Mayor to execute the Change Order.

Sample Motion

Approve Change Order No. 2 to the contract with The Diamond Engineering Company for Street Improvement District 1246.

CITY OF GRAND ISLAND
100 EAST 1ST STREET
GRAND ISLAND, NEBRASKA 68801

CHANGE ORDER NO. 2

PROJECT: South Locust Street-Stolley Park Road to Fonner Park Road,
Street Improvement District 1246, Grand Island, Nebraska

DATE OF ISSUANCE: February 22, 2005

CONTRACTOR: The Diamond Engineering Company, P.O. Box 1327, Grand Island, NE 68802

CONTRACT DATE: July 28, 2003

AMOUNT OF ORIGINAL CONTRACT: \$1,820,276.72

You are directed to make the changes in the subject contract as shown on attached sheet.

The changes result in the following adjustment of Contract Price and Contract Time:

Contract Price Prior to This Change Order \$2,055,653.22

Net Increase / ~~Decrease~~ Resulting from this Change Order \$60,941.20

Revised Contract Price Including this Change Order \$2,116,594.42

Contract Time Prior to This Change Order -Substantial Completion September 30, 2004

Net Increase / Decrease Resulting from This Change Order 0 days

Current Contract Time Including this Change Order -Substantial Completion September 30, 2004

Approval Recommended:

City of Grand Island
Owner

By _____
Public Works Director, City of Grand Island

Date _____

Approval Recommended:

Olsson Associates - Project No. 2003-0856

By Kevin L. Prior
Kevin L. Prior, Vice President

Date 2/14/05

The Above Change Order Accepted:

The Diamond Engineering Co.
Contractor

By Frederic C. Shering

Date 2/14/05

Approved for the City of Grand Island

Mayor

Attest: _____
City Clerk

Date: _____

CITY OF GRAND ISLAND

SOUTH LOCUST- STOLLEY PARK TO FONNER PARK ROAD
STREET IMPROVEMENT DISTRICT 1246, GRAND ISLAND, NE
DIAMOND ENGINEERING COMPANYChange Order No. 2 (Final)
February 22, 2005
OA Project No. 2003-0856

No.	ITEM CHANGE	PLAN		AS CONST.	ADDED/ QUANTITY	PRICE	CONTRACT		ADJUSTED	
		UNITS	QUANTITY				PRICE \$	PRICE \$	PRICE \$	ADD/DEDUCT \$
11	Remove Light Pole and Replace with Pull Box	EA	3	0	(3.0)	630.00	\$1,890.00	\$0.00	\$0.00	(\$1,890.00)
11a	Remove Light Pole	EA	0	4	4.0	300.00	\$0.00	\$0.00	\$1,200.00	\$1,200.00
11b	Remove, Store and Reset Light Pole with Additional Pull Box	EA	0	1	1.0	1,500.00	\$0.00	\$0.00	\$1,500.00	\$1,500.00
20	6" Concrete with Integral Curb	SY	729	0	(729.0)	28.50	\$20,776.50	\$0.00	\$0.00	(\$20,776.50)
20a	6" Concrete Parking/Driveway with Integral Curb	SY	0	4,502	4,502.4	28.50	\$0.00	\$0.00	\$128,318.40	\$128,318.40
23	6" Concrete Driveway	SY	3100	0	(3,100.0)	28.50	\$88,350.00	\$0.00	\$0.00	(\$88,350.00)
37	Tap R.C. Pipe	EA	1	0	(1.0)	320.00	\$320.00	\$0.00	\$0.00	(\$320.00)
37a	Tap R.C. Pipe and Existing Inlets	EA	0	6	6.0	320.00	\$0.00	\$0.00	\$1,920.00	\$1,920.00
45	Reconstruct Storm Sewer Inlet to Grade	EA	16	15	(1.0)	1,020.00	\$16,320.00	\$0.00	\$15,300.00	(\$1,020.00)
45a	Reconstruct Storm Sewer Inlet to Grade, Convert to Type BA	EA	0	2	2.0	2,975.00	\$0.00	\$0.00	\$5,950.00	\$5,950.00
45b	Reconstruct Storm Sewer Inlet to Grade, Replace Existing Top	EA	0	2	2.0	800.00	\$0.00	\$0.00	\$1,600.00	\$1,600.00
ITEM NEW										
133	Remove and Replace Flagpole	EA	0	1	1.0	1,110.00	\$0.00	\$0.00	\$1,110.00	\$1,110.00
134	Remove and Replace Guardrail at Wendy's	LS	0	1	1.0	695.00	\$0.00	\$0.00	\$695.00	\$695.00
135	Build 7" Concrete Pavement at Fonner Park (match existing)	SY	0	216	215.6	30.50	\$0.00	\$0.00	\$6,575.80	\$6,575.80
136	Build Concrete Drainage Flumes with Diamond Plate Cover	EA	0	3	3.0	450.00	\$0.00	\$0.00	\$1,350.00	\$1,350.00
137	Build Landscape Area Drain at U-Haul	EA	0	1	1.0	950.00	\$0.00	\$0.00	\$950.00	\$950.00
138	Build 12" R.C. Storm Sewer Pipe , Class III	LF	0	28	28.0	29.00	\$0.00	\$0.00	\$812.00	\$812.00
139	Remove and Relay Existing Storm Sewer Pipe	LF	0	68	67.5	28.00	\$0.00	\$0.00	\$1,890.00	\$1,890.00
140	Remove Existing Storm Sewer Pipe	LF	0	186	186.0	4.00	\$0.00	\$0.00	\$744.00	\$744.00
141	Build 1 1/2" Water Service at Tommy's	LS	0	1	1.0	1,625.00	\$0.00	\$0.00	\$1,625.00	\$1,625.00
142	Remove and Adjust New Curb Stop to Grade	EA	0	13	13.0	350.00	\$0.00	\$0.00	\$4,550.00	\$4,550.00
143	Take Existing Fire Hydrant Out-Of-Service	LS	0	1	1.0	645.00	\$0.00	\$0.00	\$645.00	\$645.00
144	Remove Traffic Signal Mast/Arms, Salvage to City	EA	0	8	8.0	950.00	\$0.00	\$0.00	\$7,600.00	\$7,600.00
145	Temporary Electrical at Fonner View	LS	0	1	1.0	750.00	\$0.00	\$0.00	\$750.00	\$750.00
146	Backfill and Compaction, Gas Main Trench	LS	0	1	1.0	1,232.50	\$0.00	\$0.00	\$1,232.50	\$1,232.50
147	Landscape Boulders	EA	0	8	8.0	285.00	\$0.00	\$0.00	\$2,280.00	\$2,280.00
Total, Change Order #2							\$127,656.50	\$188,597.70	\$60,941.20	

- Descriptions of Change Order Items (Change Order #2)
S. Locust St., Stolley Park Rd to Fonner Park Road
Grand Island, Nebraska – 2005

Change Order Bid Item No. 11

DELETE: Remove Light Pole and Replace with Pull Box.
Pull boxes were not required to complete construction. Bid Item No. 11 was changed to Bid Items No. 11a and 11b. This reflects the change in cost or work.

Change Order Bid Items No. 11a

ADD: Remove Light Pole.
Bid Item No. 11a, reflects the change in cost from \$630.00 to \$300.00 of work described in Bid Item No. 11.

Change Order Bid Item No. 11b

ADD: Remove, Store and Reset Light Pole with Additional Pull Box.
Bid Item No. 11b, reflects the requirement to move/replace an existing light during construction and provide a pull box to rewire the light from the existing power source.

Change Order Item No. 20, 20a and 23

DELETE: 6" Concrete with Integral Curb.
6" Concrete Driveway.
ADD: 6" Concrete Parking/Driveway with Integral Curb.
Bid Items No. 20 and 23 were changed to Bid Item No. 20a to reflect all 6" concrete pavement. Removals changed to match existing concrete joint patterns, changing the joint pattern of replaced concrete. There is no change in cost per square yard.

Change Order Item No. 37 and 37a

DELETE: Tap R.C. Pipe.
ADD: Tap R.C. Pipe and Existing Inlets.
Bid Item No 37 was changed to 37a to reflect toe requirement to tap existing storm sewer inlets for drainage. There is no change in unit cost.

Change Order Item No. 45, 45a and 45b

CHANGE: Reconstruct Storm Sewer Inlet to Grade.
ADD: Reconstruct Storm Sewer Inlet to Grade, Convert to Type BA.
ADD: Reconstruct Storm Sewer Inlet to Grade, Replace Existing Top.
Bid Item No. 45 changed in quantity with the addition of Bid Item No. 45a. Some of the existing inlets had to be converted to Type BA (curb grate) to support the street widening and realignment. Bid Item 45b was added to reflect inlets where the existing inlet top could not be salvaged and reused.

Change Order Item No. 133

ADD: Remove and Replace Flagpole.
Contract negotiations with Holiday gas station were not completed when the project was designed or bid. Negotiation requirements stated the existing flagpole was to be replaced.

- Change Order Item No. 134
ADD: Remove and Replace Guardrail at Wendy's.
This item was required to provide access to Wendy's during construction.

Change Order Item No. 135

ADD: Build 7" Concrete Pavement at Fonner Park Driveway (match existing).
Prior to the time of removal, the thickness of Fonner Park's driveway was unknown. 7" concrete pavement was used to match the existing pavement thickness.

Change Order Item No. 136

ADD: Build Concrete Drainage Flumes with Diamond Plate Cover.
The change from asphalt overlay to concrete pavement (Change Order #1) allowed grade changes to be made in the planned street gutter line. This allowed drainage changes be made to move water from the parking gutter line to the street. Without the construction of new storm sewer pipe, the most economical method was to build drainage flumes with diamond plate covers at the sidewalks.

Change Order Item No. 137

ADD: Build Landscape Area Drain at U-Haul.
Contract negotiations with U-Haul were not completed when the project was designed or bid. Negotiations required additional curb and gutter and landscaping for the sign location. With this additional curb and gutter and landscaping, a small area inlet was required to drain the corner of the parking and landscape area.

Change Order Item No. 138

ADD: Build 12" R.C. Storm Sewer Pipe, Class III.
Existing storm sewer pipe to the area inlet at Tommy's was 12". This inlet was removed and rebuilt at a different location. A 12" collar and storm sewer pipe was required to add storm sewer pipe to existing pipe.

Change Order Item No. 139

ADD: Remove and Relay Existing Storm Sewer Pipe.
Existing storm sewer pipe had buckled under pavement. Some of the existing pipe was reusable. This pipe was removed and replaced to grade.

Change Order Item No. 140

ADD: Remove Existing Storm Sewer Pipe.
Existing storm sewer pipe had buckled under pavement. The pipe that was not reusable was removed and replaced with new pipe.

Change Order Item No. 141

ADD: Build 1 1/2" Water Service at Tommy's.
During construction, it was noted that the existing water service to Tommy's was on a section of water main that needed to be abandoned because of a leaking water valve. A new service was tapped on the water main for Tommy's as requested by the City of Grand Island Water Department.

Change Order Item No. 142

ADD: Remove and Adjust New Curb Stops to Grade.
Broken and unusable curb stops were replaced and set to grade during construction, as requested by the City of Grand Island Water Department.

Change Order Item No. 143

ADD: Take Existing Fire Hydrant Out-Of-Service.

During construction, it was noted that the water main to an existing fire hydrant (plans required a 5' extension of water main) needed to be abandoned because of a leaking water valve. The water main and fire hydrant were abandoned at the existing main.

Change Order Item No. 144

ADD: Remove Traffic Signal Mast/Arms, Salvage to City.

This item was not addressed with the city during design. The contractor removed, stored and salvaged existing traffic poles and all hardware to the City of Grand Island Street Department.

Change Order Item No. 145

ADD: Temporary Electric at Fonner View.

Contract negotiations with Fonner View were not completed during construction of the project. Temporary electrical was required for signs and lights at Fonner View.

Change Order Item No. 146

ADD: Backfill and Compaction, Gas Main Trench.

The existing gas main was too shallow for road construction. Gas relocation was not planned. The gas company lowered the shallow section of main. The primary contractor backfilled and compacted all trench.

Change Order Item No. 147

ADD: Landscape Boulders.

Landscape boulders were placed at key locations to protect electrical boxes, light poles and sidewalks from drive-over truck traffic.

RESOLUTION 2005-129

WHEREAS, on July 22, 2003, by Resolution 2003-211, the City of Grand Island awarded the bid for Street Improvement District No. 1246 (South Locust Street from Stolley Park Road to Fonner Park Road) to The Diamond Engineering Company of Grand Island, Nebraska; and

WHEREAS, it has been determined that modifications to the work to be performed by The Diamond Engineering Company are necessary; and

WHEREAS, such modifications have been incorporated into Change Order No. 2 and are itemized on Exhibit "A" attached hereto; and

WHEREAS, the result of such modification will increase the contract amount by \$60,941.20 for a revised contract price of \$2,116,594.42.

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. 2 for Street Improvement District No. 1246 between the City of Grand Island and The Diamond Engineering Company of Grand Island, Nebraska.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G19

#2005-130 - Approving Change Order No. 3 to the Contract with John T. Jones Construction for the 2003 Waste Water Treatment Plant-1, Solids Handling Improvements Project

Staff Contact: Steven P. Riehle, Public Works Director

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: April 26, 2005

Subject: Approving Change Order No. 3 to the Contract with John T. Jones Construction for the 2003 Waste Water Treatment Plant-1, Solids Handling Improvements Project

Item #'s: G-19

Presenter(s): Steven P. Riehle, Public Works Director

Background

Any change orders to the contract must be approved by City Council. The construction contract was awarded to John T. Jones, Fargo, North Dakota, on October 14, 2003 in the amount of \$8,462,000.00. Change order No. 1 was approved on April 27, 2004 for \$78,629.00, Change order No. 2 was approved on January 11, 2005 for \$25,127.00 for a new contract amount of \$8,565,756.00.

Discussion

The Wastewater Division of the Public Works Department is submitting Change Order No. 3, for a reduction, in the amount of \$16,505.00 for a new contract price of \$8,549,251.00.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Make a motion to approve Change Order No. 3 so as the contract for the Solids Handling Improvement Project would be \$8,549,251.00.
2. Refer the issue to a Committee.
3. Postpone the issue to future date.
4. Take no action on the issue.

Recommendation

City Administration recommends that the Council pass a resolution authorizing the Mayor to execute the Change Order.

Sample Motion

Approve Change Order No. 3 to the contract with John T. Jones Construction Company for the 2003 Wastewater Treatment Plant – 1, Solids Handling Improvements Project.

CHANGE ORDER

ORDER NO. 3

NAME OF PROJECT: City of Grand Island Waste Water Treatment Plant
Sludge Handling Project – 2003

CONTRACTOR: J T Jones Construction

OWNER: City of Grand Island

THE FOLLOWING MODIFICATIONS TO THE CONTRACT ARE HEREBY ORDERED:

1. DELETE Specifications Section 02911, SOIL PREPARATION entirely.
2. DELETE Specifications Section 02920, LAWNS AND GRASSES entirely.
3. Attachment: Request For Quotation No. RFQ-41

THE FOLLOWING MODIFICATIONS TO THE CONTRACT TIMES HEREBY ORDERED:

1. There will be no modification to contract on this change order.

REASONS FOR MODIFICATIONS:

1. This allows closure of the contract and completion of the landscaping by a separate contractor.

ORIGINAL CONTRACT AMOUNT: \$ 8,462,000.00

CHANGE ORDER NO. 1 AMOUNT: \$ 78,629.00

CHANGE ORDER NO. 2 AMOUNT: \$ 25,127.00

THIS CHANGE ORDER AMOUNT: \$ (16,505.00)

01 April 2005

REVISED CONTRACT AMOUNT (including this Change Order) \$ 8,549,251.00

Contractor:


J. T. Jones Construction

Date: 4-13-05

Engineer:


CH2M HILL

Date: April 14, 2005

Owner:

City of Grand Island

Date: _____

RESOLUTION 2005-130

WHEREAS, on October 14, 2003, by Resolution 2003-296, the City of Grand Island awarded the bid for the construction of sludge handling improvements (Project 2003-WWTP-1) to John T. Jones Construction of Fargo, North Dakota; and

WHEREAS, on April 27, 2004, by Resolution 2004-97, the City of Grand Island approved Change Order #1 for such project; and

WHEREAS, on January 11, 2005, by Resolution 2005-17, the City of Grand Island approved Change Order #2 for such project; and

WHEREAS, it has been determined that the landscaping aspect of this contract could be better served by using a separate contractor; and

WHEREAS, deleting the landscaping aspect would decrease the contract amount by \$16,505; and

WHEREAS, such modification has been incorporated into Change Order No. 3.

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. 3 between the City of Grand Island and the John T. Jones Construction of Fargo, North Dakota as set out above.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G20

#2005-131 - Approving Amendment to the Agreement with Olsson Associates for Right-of-Way Appraisal and Acquisition Services on the Project to Widen Capital Avenue

Staff Contact: Steven P. Riehle, Public Works Director

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: April 26, 2005

Subject: Approving Amendment to the Agreement with Olsson Associates for Right-of-Way Appraisal and Acquisition Services on the Project to Widen Capital Avenue

Item #'s: G-20

Presenter(s): Steven P. Riehle, Public Works Director

Background

On November 9, 2004 the City of Grand Island entered into an agreement with Olsson Associates for Engineering Consulting Services to Widen Capital Avenue West from the Moores Creek ditch to just east of Webb Road. The agreement provided for design only with future work such as Right-of-Way appraisal and acquisition services to be performed under an amendment to the agreement. Any amendments to the agreement must be approved by council.

Discussion

The original agreement was for final roadway design and right-of-way design west of US HWY 281. To accommodate utilities, a bike trail, and right-of-way, it is prudent to expand the project scope of Webb Road. It is also necessary to design roadway lighting for the entire segment. Therefore, an amended agreement is being proposed to encompass the aforementioned activities.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Make a motion to approve the amendment to the agreement.
2. Refer the issue to a Committee.

3. Postpone the issue to a future date.
4. Take no action on the issue.

Recommendation

City Administration recommends that the Council approve the amendment to the agreement for Right-of-Way Appraisal and Acquisition Services, Final Design and Right-of-way Design on the project to widen Capital Avenue.

Sample Motion

Approve the amendment to the agreement.



OLSSON ASSOCIATES
ENGINEERS • PLANNERS • SCIENTISTS • SURVEYORS

1ST AMENDMENT TO LETTER AGREEMENT FOR ENGINEERING SERVICES

THIS AMENDMENT TO LETTER AGREEMENT, made as of the 18th day of April 2005, by and between the City of Grand Island, Nebraska ("Client") and Olsson Associates ("OA"), WITNESSETH, That whereas the Client intends to complete the Right of Way Appraisals and Right of Way Negotiations, Expand Final Roadway Design to Webb Road, Expand Right of Way Design to Webb Road, add Roadway Lighting Design, and add Sanitary Sewer Force Main Relocation for which services were provided under the agreement between the City of Grand Island and Olsson Associates dated November 3, 2004, a fee for these services for the Project are hereby added to the agreement in accordance with paragraph 2, Letter of Agreement. Said Additional Services shall be provided as set forth hereafter.

Scope of Services

A. Right of Way Appraisal Services:

The right of way appraisal services per agreement for Professional Services Roadway Design – Capital Avenue, Exhibit "A" Section E. OA proposes to use the firm of Johnson Appraisal, LLC as a subconsultant to complete this work.

Right-of-way Appraisal Services (estimated 15 Tracts @ \$600/Each)	\$ 9,000
Before and After Appraisal (estimated 1 tract)	\$ <u>2,300</u>
Total Fee Added to Contract	\$11,300

Fees for testimony in County or District Court in condemnation proceedings would be based on an Hourly charge of \$100/hour including travel and preparation time.

B. Right of Way Negotiations:

Per Exhibit A, Section E, OA will obtain the services of Midwest Right of Way Services to negotiate deeds, contracts and/or easements needed by the City of Grand Island to be able to complete the project. This includes meetings with the contracting entity, plan review, negotiating for deeds, contracts and/or easements, preparing status reports and submitting the completed necessary documents to OA and Client for each tract.

Acquisition Negotiations (estimated 20 tracts)	\$31,480
------------------------------------------------	----------

Bill Fischer of Grand Island will review appraisals conducted by Johnson Appraisal for Midwest Right of Way Services, to make sure the appraisals represent fair market value for the properties under consideration.

Bill Fischer Before & After Appraisal Reviews (\$150 per Tract x 20)	\$3,300
----------------------------------------------------------------------	---------

C. Expand Final Roadway Design to Webb Road:

Final roadway design is expanded to reconstruct a five-lane roadway to the intersection of Webb Road.

Expand Final Roadway Design to Webb Road \$19,940

D. Expand Right of Way Design to Webb Road:

Final Right of Way design is expanded to include properties to Webb Road, increasing the anticipated original 10 tracts to total 23 tracts for the project.

Expand Right of Way Design to Webb Road (13 tracts) \$9,535

E. Roadway Lighting Design:

Per Exhibit A, Section C, this work will include the design associated with preparation of the base roadway lighting in accordance with IES Standards. This design will include preparation of detailed plans and special provisions to supplement the City of Grand Island's Specifications for Municipal Construction.

Roadway Lighting Design \$8,780

F. Sanitary Sewer Force Main Relocation:

The work will include the design of the relocation of the sanitary sewer force main from Lift Station #19 (Diers Avenue intersection) to approximately 450' east of Webb Road. This work includes additional survey required east of Webb Road to complete the design.

Sanitary Sewer Force Main Relocations \$15,595

1st Amendment Maximum Total \$99,930

Fees are based on our Direct Labor Costs times a factor of 2.5 for services rendered by our principals, and employees engaged directly on the Project, plus the subconsultant fee, not to exceed the maximum limit stated above.

Billings will be submitted and payable monthly in accordance with the original agreement.

Termination Provisions

- A. The termination provisions of Paragraph 5.3 of the General Provisions of the original agreement apply to this contract amendment.

OLSSON ASSOCIATES

By Kevin L. Prior
Kevin L. Prior, Vice President

Accepted this _____ day of
_____, 2005

CITY OF GRAND ISLAND

By _____
Jay Vavricek

ATTEST:

By _____
RaNae Edwards

Title City Clerk

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R E S O L U T I O N 2005-131

WHEREAS, on November 9, 2004, by Resolution 2004-285, the City Council of the City of Grand Island approved the proposal of Olsson Associates to provide consulting services to widen Capital Avenue, west of U.S. Highway 281; and

WHEREAS, it is now necessary to complete right-of-way appraisals and right-of-way acquisitions, expand final roadway design to Webb Road, expand right-of-way design to Webb Road, design roadway lighting, and design sanitary sewer force main relocation; and

WHEREAS, Olsson Associates has agreed to perform these services at a cost not to exceed \$99,930; and

WHEREAS, a 1st Amendment to Letter Agreement for Engineering Services has been reviewed and approved by the City Attorney's office.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the 1st Amendment to Letter Agreement for Engineering Services by and between the City and Olsson Associates is hereby approved to complete right-of-way appraisal and acquisition services as well as additional design work on the project to widen Capital Avenue.

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

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G21

**#2005-132 - Approving Designation of No Parking Zone and
Loading Zone on 3rd Street Near Senior Center**

Staff Contact: Steven P. Riehle, Public Works Director

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: April 26, 2005

Subject: Approving Designation of No Parking Zone and Loading Zone on 3rd Street near Senior Center

Item #'s: G-21

Presenter(s): Steven P. Riehle, Public Works Director

Background

Council action is required for the installation of loading zones and designation of No Parking areas on City streets.

Discussion

The senior center installed a new drive at the southeast corner of their facility with their recent expansion project. They have requested that some parking stalls be removed to make for a safer intersection at 3rd Street and Oak Street. In addition, they have requested the loading zone be expanded. The no parking would be designated on the North side of 3rd Street from the west face of the curb on Oak Street westerly for 92'. The loading zone would be from the west end of the no parking westerly for 250'.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve the designation of the no parking zone and the expansion of the loading zone in front of the Senior Center (at corner of 3rd Street and Oak Street).
2. Refer the issue to a Committee.
3. Postpone the issue to a future date.
4. Take no action on the issue.

Recommendation

City Administration recommends that the Council pass a resolution to approve the designation of the no parking zone and the designation of a loading zone in front of the Senior Center (at corner of 3rd Street and Oak Street).

Sample Motion

Move to approve the designation of the no parking zone and the installation of the loading zone.

RESOLUTION 2005-132

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, the Grand Generation Center is presently renovating its building at 304 East 3rd Street; and

WHEREAS, one component of the renovation and expansion project was to install a new drive at the southeast corner of their facility; and

WHEREAS, the Grand Generation Center has requested that a number of parking stalls be removed to allow a safer intersection at 3rd and Oak Streets; and

WHEREAS, the Grand Generation Center also requested that a loading zone be expanded to safely assist individuals entering the center; and

WHEREAS, it is recommended that a No Parking Zone be designated on the north side of Third Street, from the west face of the curb on Oak Street and continuing ninety-two (92) feet to the west; and

WHEREAS, it is recommended that a Loading Zone be established on the north side of Third Street, from the west end of the above-mentioned No Parking Zone and continuing two hundred fifty (250) feet to the west.

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

1. A No Parking Zone is hereby designated on the north side of Third Street, from the west face of the curb on Oak Street, continuing westerly for 92 feet.
2. A Loading Zone is hereby established on the north side of Third Street, from the west end of the above-mentioned No Parking Zone and continuing 250 feet to the west.
3. The City's Street and Transportation Division 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, April 26, 2005.

Approved as to Form	☐ _____
April 20, 2005	☐ City Attorney

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G22

**#2005-133 - Approving Change Order No. 6 to the Grand
Generation Center Renovation and Expansion Project**

Staff Contact: Joni Kuzma

Council Agenda Memo

From: Joni Kuzma, Community Development Specialist

Council Meeting: April 26, 2005

Subject: Change Order #6 Grand Generation Center

Item #'s: G-22

Presenter(s): Joni Kuzma, Community Development Specialist

Background

The City of Grand Island is the owner of record of the building occupied by Senior Citizen Industries, Inc, located at 304 East 3rd Street. In July 2004, the City awarded a contract in the amount of \$615,985.00 to Starostka Group Unlimited for the expansion and renovation of the Center. The City received a Community Development Block grant in the amount of \$350,000 to assist in this expansion and renovation.

At the October 26, 2004 meeting of the City Council, Change Order #1 was approved in the amount of \$17,524.25 for removal of miscellaneous debris found under the footings during the redigging for the laying of the foundation. Change Order #2 was approved at the Dec. 21, 2004 Council meeting to decrease the amount of the contract by \$29,992.00 for the deduction of the Fire Sprinkler system and allow a 45 day time extension for completion. Change Order #3 was approved at the January 25, 2005 to decrease the contract sum by \$2,000 from a Home Depot gift applied to contractor supply purchases. Change Order #4, approved February 22, 2005, increased costs by \$4,940 for a revision of Footings and Foundations, which includes additional work needed in the Kitchen Work Room and the addition of two receptacles on the east side of the center wall of the kitchen. On March 22, 2005, Council approved Change Order #5 for a variety of electrical conduit additions and addition of a fire extinguisher cabinet.

Discussion

Change Order #6 provides for a variety of electrical additions and changes. With Council approval, the contract amount (amended by change order #5) of \$609,088.75 will be

increased by \$5,065.00. The new contract amount will be \$614,153.75, an amount less than the original contracted base bid.

Since the City owns the building and the original contract was signed by the City, Change Order #6 is being submitted to the City for their approval. No other changes are anticipated for this project.

ALTERNATIVES

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Approve Change Order #6.
2. Refer the issue to a Committee.
3. Postpone the issue to a later date.

Recommendation

City Administration recommends that the Council approve Change Order #6.

Sample Motion

Motion to approve Change Order #6 to the contract with Starostka Group Unlimited on the expansion and renovation of the Senior Citizens Industries, Inc.

RESOLUTION 2005-133

WHEREAS, on July 13, 2004, by Resolution 2004-166, the City of Grand Island awarded the bid for the addition and renovation of the Grand Generation Center at 304 East Third Street to Starostka Group, Inc. of Grand Island, Nebraska; and

WHEREAS, on October 26, 2004, by Resolution 2004-274, the City of Grand Island approved Change Order No. 1 for such project to authorize the removal of miscellaneous debris found under the footings; and

WHEREAS, on December 21, 2004, by Resolution 2004-322, the City of Grand Island approved Change Order No. 2 for such project to extend the base bid contract completion date to February 26, 2005 and to transfer the costs of the fire sprinkler system to a separate contract; and

WHEREAS, on January 25, 2005, by Resolution 2005-24, the City of Grand Island approved Change Order No. 3 decreasing the contract sum by \$2,000 due to a Home Depot gift applied to contractor supply purchases; and

WHEREAS, on February 22, 2005, by Resolution 2005-55, the City of Grand Island approved Change Order No. 4 increased the contract sum by \$4,940 for a revision of footings and foundations including additional kitchen work; and

WHEREAS, on March 22, 2005, by Resolution 2005-86, the City of Grand Island approved Change Order No. 5 for a variety of electrical conduit additions and a fire extinguisher cabinet increasing the contract by \$2,631.50; and

WHEREAS, additional electrical work is necessary which will increase the contract by \$5,065.00 for a total adjusted contract amount of \$614,153.75.

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. 6 between the City of Grand Island and Starostka Group, Inc. of Grand Island, Nebraska, to increase the contract amount by \$5,065.00 for a variety of electrical additions and changes as set out in such change order.

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Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

RaNae Edwards, City Clerk

Approved as to Form	<input type="checkbox"/>	_____
April 20, 2005	<input type="checkbox"/>	City Attorney



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G23

**#2005-134 - Approving Demolition of Improvements at 101-105
North Sycamore Street, 200 East First Street, and 112 North
Kimball Avenue**

Staff Contact: Doug Walker

Council Agenda Memo

From: Douglas R. Walker, City Attorney

Meeting: April 26, 2005

Subject: Bid Award of Demolition for Properties at 101-105
North Sycamore Street, 200 East First Street and 112
North Kimball Avenue

Item #'s: G-23

Presenter(s): Douglas R. Walker, City Attorney

Background

In 2004, the City of Grand Island purchased the property in the south half of the block east of City Hall, which has two older brick apartment buildings and one rental house that has been divided into two rental units. The city purchased this property to be developed into additional parking for City Hall, therefore, the improvements located on this property must be demolished to accommodate the city's use of this property for additional parking.

Discussion

The city has been in the process of removing the improvements located on the south half of the block east of City Hall. The asbestos has been removed from the property and the city advertised for bids and received a bid from Cook Construction of Kearney, Nebraska, for a bid price of \$49,600.00 to do the demolition on all the improvements on the south half of the block. The bid of Cook Construction meets the criteria that was advertised in the project requirement specifications and is within the engineer's estimate for the costs of demolishing these improvements. At the preset time, if this bid is approved, the plans are to have the Fire Department burn these properties on May 7th or 8th for practice for the Grand Island Fire Department and to minimize the amount of materials that will need to be disposed of upon demolition. The demolition contractors intend to move in the following day and begin the demolition work on the property. Demolition is to be completed within two weeks of beginning work.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Move to approve the award of a contract to Cook Construction of Kearney, Nebraska, in the amount of \$49,600 for the demolition work.
2. Deny the bid of Cook Construction.
3. Postpone the issue to future date.
4. Take no action on the issue.

Recommendation

City Administration recommends that the Council approve the bid of Cook Construction of Kearney, Nebraska, for doing the demolition work for 101-105 North Sycamore Street, 200 East First Street and 112 North Kimball Avenue.

Sample Motion

Motion to approve the bid of Cook Construction for the demolition of improvements at 101-105 North Sycamore Street, 200 East First Street and 112 North Kimball Avenue for the amount of \$49,600.

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: April 18, 2005 at 10:00 a.m.

FOR: Demolition of Improvements at 101-105 North Sycamore Street, 200
East First Street and 112 North Kimball Avenue

DEPARTMENT: Legal

ESTIMATE: \$65,000.00

FUND/ACCOUNT: 40015025-90005

PUBLICATION DATE: April 2, 2005

NO. POTENTIAL BIDDERS: 7

SUMMARY

Bidder: Cook Construction
Kearney, NE

Bid Security: Nationwide Mutual Ins. Co.

Exceptions: None

Bid Price: \$49,600.00

cc: Doug Walker, City Attorney
Dale Shotkoski, Purchasing Agent

Gary Greer, City Administrator
Laura Berthelsen, Legal Assistant

P993

R E S O L U T I O N 2005-134

WHEREAS, the City of Grand Island invited sealed bids for Demolition of Improvements at 101-105 North Sycamore Street, 200 East First Street and 112 North Kimball Avenue, according to plans and specifications on file with the City Attorney; and

WHEREAS, on April 18, 2005, one bid was received, opened and reviewed; and

WHEREAS, Cook Construction of Kearney, 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 \$49,600; and

WHEREAS, such bid is below 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 Cook Construction of Kearney, Nebraska, in the amount of \$49,600 for demolition of improvements at 101-105 North Sycamore Street, 200 East First Street, and 112 North Kimball Avenue is hereby approved as the lowest responsible bid.

BE IT FURTHER RESOLVED, that a contract between the City and such contractor is hereby approved, 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, April 26, 2005.

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
April 20, 2005	☐ City Attorney



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item G24

#2005-135 - Approving an Increase to Staff by One Employee for the Position of Maintenance Worker I / II for the Wastewater Treatment Plant

Staff Contact: Steven P. Riehle, Public Works Director

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: April 26, 2005

Subject: Approving an Increase to Staff by One Employee for the Position of Maintenance Worker I/II for the Wastewater Treatment Plant

Item #'s: G-24

Presenter(s): Steven P. Riehle, Public Works Director

Background

Any changes to the FTE (Full Time Equivalent) schedule needs to be approved by the City Council. FTE is a measure that the City uses to approve the number of employment positions that may be filled. The current FTE table allows for 6 Maintenance Worker I / II positions. The recommended change will allow for one additional FTE to assist with sewer locates.

Discussion

A state wide one-call system was created in the 1990's. The system allows an individual or a company that will be excavating to call one number to have all of the underground utilities located. Before the one-call system, individuals or companies were required to call each and every utility department that may have underground facilities before digging. The City Public Works choose not to belong to the system because our storm sewer is easy for the public to locate, the traffic signal cables are only at signalized intersections, and our sanitary sewer mains are very deep therefore they typically do not interfere with construction work.

The decision not to belong to the one-call system has proven to be a good decision financially. The city has saved money on staffing requirements because conflicts of with our storm sewer, traffic signals, and sanitary sewer have been minimal. However, in January 2005, the State of Nebraska Attorney General's office mandated that the City of Grand Island's Public Works Department participate in the one-call system.

The Grand Island Utilities Department has 2.6 people dedicated to the one-call system for electrical and water one-call utility locates. The Public Works Department has been participating in the one-call system since February 2005. The Wastewater Division had 464 locates in March, they are currently receiving requests for approximately 50 locates per day. The volume of calls is taking staff time away from our sanitary sewer maintenance and cleaning operations. A full time person at the Wastewater Treatment Plant is needed to handle the volume of one-call utility locates we are receiving.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Make a motion to approve the additional employee for the Wastewater Treatment Plant.
2. Refer the issue to a Committee
3. Postpone the issue to a future date.
4. Take no action on the issue.

Recommendation

City Administration recommends that the Council approve the increase of staff by one employee for the position of Maintenance Worker II for the Wastewater Treatment Plant.

Sample Motion

Approve the additional employee for the Wastewater Treatment Plant.

R E S O L U T I O N 2005-135

WHEREAS, the 2004/2005 adopted budget for the Wastewater Division of the Public Works Department allows for six full-time equivalent (FTE) Maintenance Worker I/II positions; and

WHEREAS, due to regulations for the state One-Call Notification System, the Public Works Department is mandated to participate in the program; and

WHEREAS, due to the high demand for locates of storm sewer pipes, traffic signal wiring and sanitary sewer mains, it is necessary to add a FTE Maintenance Worker I / II to complete this work; and

WHEREAS, the personnel budget for the Wastewater Division would be increased to reflect the additional FTE position; and

WHEREAS, this can be accomplished without a budget increase in personnel costs for the Wastewater Division.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the 2004/2005 adopted budget be amended to add a full-time equivalent allocation for one Maintenance Worker I / II position in the Wastewater Division of the Public Works Department.

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Adopted by the City Council of the City of Grand Island, Nebraska, April 26, 2005.

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 26, 2005

Council Session

Item J1

Payment of Claims for the Period of April 13, 2005 through April 26, 2005

The Claims for the period of April 13, 2005 through April 26, 2005 for a total amount of \$2,378,311.88. A MOTION is in order.

Staff Contact: RaNae Edwards