

---

# City of Grand Island



**Tuesday, June 13, 2006**

**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**

**Invocation - Pastor Charles Gregory, First Baptist Church, 811 West 10th Street**

**Pledge of Allegiance**

**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, June 13, 2006

Council Session

## Item C1

### **Presentation of the State of the City Address by Mayor Vavricek**

*Twice a year Mayor Jay Vavricek gives the "State of the City Address" to better communicate to the people of Grand Island. This is an opportunity for the Mayor to update the citizens of Grand Island about the activities and upcoming objectives within the City.*

Staff Contact: Mayor Vavricek



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item C2

### **Recognition of Craig Lewis, Building Department Director for 25 Years of Service with the City**

*The Mayor and City Council will recognize Craig Lewis, Building Department Director for 25 Years of Service with the City. Mr. Lewis was hired on June 8, 1981 as a Building Inspector I, then moved to Chief Building Official on November 19, 1984. On April 16, 1991 Mr. Lewis was promoted to Director of Building Inspections. We Congratulate Mr. Lewis for his dedication and service to the City of Grand Island.*

Staff Contact: Mayor Vavricek



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item C3

### **Recognition of Lonnie Wilsey, Utilities Department for 30 Years of Service with the City**

*The Mayor and City Council will recognize Lonnie Wilsey, Sr. Materials Handler - Utilities Department for 30 Years of Service with the City. Mr. Wilsey was hired on June 17, 1976 as a Utility Worker I, then moved to Power Plant Operator I on January 30, 1977. On November 15, 1979 Mr. Wilsey was reclassified to Maintenance Operator and on April 19, 1982 moved to Materials Handler. He was then promoted to Materials Handler Lead man on January 20, 1986 and to Sr. Materials Handler on August 1, 1992. We Congratulate Mr. Wilsey for his dedication and service to the City of Grand Island.*

Staff Contact: Gary Mader



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item E1

**Public Hearing on Request of RD & D, Inc. dba Eddie's Fast Gas  
& More, 417 North Sycamore Street for a Class "D" Liquor  
License**

Staff Contact: RaNae Edwards

# Council Agenda Memo

**From:** RaNae Edwards, City Clerk

**Meeting:** June 13, 2006

**Subject:** Public Hearing on Request of RD & D, Inc. dba Eddie's Fast Gas & More, 417 North Sycamore Street for a Class "D" Liquor License

**Item #'s:** E-1 & I-1

**Presenter(s):** RaNae Edwards, City Clerk

## Background

Gary Starostka representing RD & D, Inc. dba Eddie's Fast Gas & More, 417 North Sycamore Street has submitted an application for a Class "D" Liquor License. A Class "D" Liquor License allows for the sale of alcohol off sale only inside 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 Clerk, Building, Fire, Health, and Police Departments. Attached is the Police Department's background investigation and recommendation.

Also included with this application is the request from Gary Starostka, 633 Faidley Court Apt. 1 for a Liquor Manager Designation.

## Alternatives

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

1. Approve the application.
2. Forward to the Nebraska Liquor Control Commission with no recommendation.
3. Forward to the Nebraska Liquor Control Commission with recommendations.

4. Deny the application.

### **Recommendation**

Based on the Nebraska Liquor Control Commission's criteria for the approval of Liquor Licenses, City Administration recommends that the Council approve the application of RD & D, Inc. dba Eddie's Fast Gas & More, 417 North Sycamore Street for a Class "D" Liquor License and the request of Gary Starostka, 663 Faidley Court Apt. 1 for Liquor Manager Designation with the stipulation that a state approved alcohol server/seller training program be completed.

### **Sample Motion**

Move to approve the application of RD & D, Inc. dba Eddie's Fast Gas & More, 417 North Sycamore Street for a Class "D" Liquor License and the request of Gary Starostka, 663 Faidley Court Apt. 1 for Liquor Manager Designation with the stipulation that a state approved alcohol server/seller training program be completed.





**INTEROFFICE  
MEMORANDUM**  
*Police Department*

*Working Together for a  
Better Tomorrow. Today.*

**DATE:** May 24, 2006

**TO:** RaNae Edwards, City Clerk

**FROM:** Brad Brush, Lieutenant, Grand Island Police Department

**RE:** Retail Corporation Liquor License/Liquor Manager Designation Application  
Applicant – Gary Starostka/ Business Address – 417 N Sycamore (Eddie's  
Fast Gas & More)

The application for the Liquor Manager is technically inaccurate, thus a false application. If the convictions had been declared, they would not have risen to the level of a Class I Misdemeanor, thus disqualifying the applicant. The application for the liquor license itself is technically a false application, due to failure to report all convictions. However, the Convictions, if duly reported, would not disqualify the application.

It is the Police Department's recommendation to accept this Liquor Manager Designation Application in the name of Gary Starostka, as well as the Liquor License Application for the business, RD & D Inc dba Eddie's Fast Gas & More, Grand Island, Ne. 68801.

BB/rk

A handwritten signature in cursive script that reads "Br. Brush".

05/23/06  
13:04

Grand Island Police Dept.  
LAW INCIDENT TABLE

Page: 333  
1

City : Grand Island  
 Occurred after : 09:48:08 05/23/2006  
 Occurred before : 09:48:08 05/23/2006  
 When reported : 09:48:08 05/23/2006  
 Date disposition declared : 05/23/2006  
 Incident number : L06054185  
 Primary incident number :  
 Incident nature : Liquor Lic Inv Liquor License Investigation  
 Incident address : 417 N Sycamore  
 State abbreviation : NE  
 ZIP Code : 68801  
 Contact or caller : RaNae Edwards  
 Complainant name number :  
 Area location code : PCID Police - CID  
 Received by : Brush B  
 How received : T Telephone  
 Agency code : GIPD Grand Island Police Department  
 Responsible officer : Brush B  
 Offense as Taken :  
 Offense as Observed :  
 Disposition : CLO Closed Case  
 Misc. number :  
 Geobase address ID :  
 Long-term call ID :  
 Clearance Code : CL Case Closed  
 Judicial Status :

INVOLVEMENTS:

Px	Record #	Date	Description	Relationship
NM	34415		Starostka, Gary L	mentioned

INCIDENT M.O. DETAIL:

Seq	M.O. Factor	M.O. Factor	M.O. Method
1			

LAW INCIDENT NARRATIVE:

Request for assessment & recommendation-Liquor Manager Designation Application and Retail Corporation Liquor License.

The Liquor Manager Designation Applicant's name is Gary Starostka Business-417 N Sycamore, GI, NE 68801

Nebraska Criminal Justice Information System (NCJIS) and the following convictions not declared by Starostka were found;

- 1) Speeding 6-10 MPH Hall County/State; Infraction  
Offense Date is 04/09/2001, Plea is Guilty/Admit, Finding is Guilty

05/23/06  
13:04

Grand Island Police Dept.  
LAW INCIDENT TABLE

333  
Page: 2

2) Speeding 11-15 MPH Hall County/State; Infraction  
Offense Date is 11/02/2002, Plea is Guilty/Admit, Finding is Guilty

Failure to declare the above convictions causes the application to be false.  
National Crime Intelligence Center (NCIC) search reflected no other convictions.

In summation;

The application for the Liquor manager is technically inaccurate, thus a false application. If the convictions had been declared they would not have risen to the level of a Class I Misdemeanor, thus disqualifying the applicant. The application for the liquor license itself is technically a false application, due to failure to report all convictions. However the convictions, if duly reported, would not disqualify the applicant.

It is the police department's recommendation to accept this Liquor Manager Designation Application in the name of Gary Starostka, as well as the Liquor License application for the business, RD & D Inc dba Eddie's Fast Gas & More, GI, NE 68801.

LAW INCIDENT RESPONDERS DETAIL:

Se	Responding offi	Unit n	Unit number
1		NSP1	NSP Monitor



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item E2

**Public Hearing on Request from Iglesia De Dios Eben-Ezer for  
Conditional Use Permit for Tent Revival Meetings Located at 502  
East Capital Avenue**

Staff Contact: Craig Lewis

# **Council Agenda Memo**

**From:** Craig A. Lewis - Building Department Director

**Meeting:** June 13, 2006

**Subject:** Request of Iglesia De Dios Eben-Ezer Church for a Conditional Use Permit for Tent Revival Meetings Located at 502 East Capital Avenue

**Item #'s:** E-2 & H-1

**Presenter(s):** Craig A. Lewis - Building Department Director

## **Background**

This request is for approval of a conditional use permit to allow for the temporary use of the undeveloped property as an outreach tent revival site for the time from 5:00 p.m. to 9:30 p.m. starting on September 14, 2006 and continuing thru October 1, 2006. The property is currently undeveloped and no facilities exist to support the assembly of people for this type of occupancy and use. The Grand Island City code does permit temporary buildings and uses for periods not to exceed six months in developed areas if approved by the City Council in the form of a conditional use permit.

The property is currently zoned FA Transitional Agriculture and as such recreational camps, public parks, and recreational areas are listed as a permitted principal use.

## **Discussion**

The request appears to resemble a use similar to that of a public park or recreational area and would appear to be compatible with the surrounding areas. Because the property is undeveloped and no improvements exist for sewer, water, parking, or access to the interior of the property two additional concerns that need to be provided for are; the continued access to the interior of the property for emergency vehicles and a contact person needs to be identified and registered with emergency services.

## **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 approve the request with the two additional conditions as stated in this Staff report.

### **Sample Motion**

Motion to approve with the conditions that the applicants provide the services as stated in the application and that continued access be provided to the interior of the property and a contact person be identified and supplied to emergency services.



502 E Capital Ave.

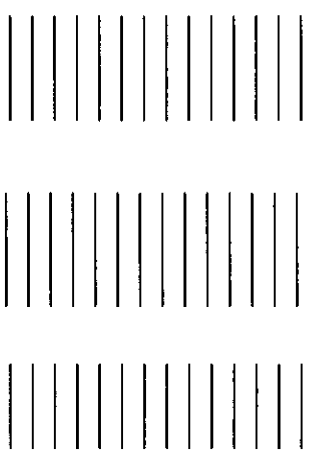
Capital Ave E

Capital Trailer Ct

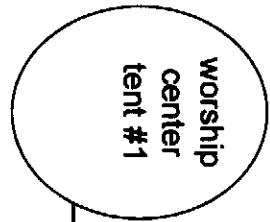


**PARKING**

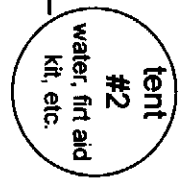
contact person  
Rene Lopez  
308 370-3557



**RESTROOMS**



20" distance



**ENTRANCE**







# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item E3

**Public Hearing to Acquire Tracts of Right-of-Way Along Capital Avenue Between Moores Creek Drain and Webb Road for Capital Avenue Widening; Street Improvement District 1256**

Staff Contact: Steven P. Riehle, Public Works Director

# Council Agenda Memo

**From:** Steven P. Riehle, Public Works Director

**Meeting:** June 13, 2006

**Subject:** Public Hearing and Approval to Acquire Tracts of Right-of-Way and Permanent Easements Along Capital Avenue from the Moores Creek Drainway to east of Webb Road

**Item #'s:** E-3 & G-6

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

## Background

On July 12<sup>th</sup>, 2005 a public hearing was held and council approved acquisition of the necessary right-of-ways and permanent easements for the project to widen Capital Avenue. In April 2006 the Federal Highway Administration and the Nebraska Department of Roads approved the environmental documentation for the project and authorized right-of-way negotiations to begin. On May 25<sup>th</sup>, 2006 a public information open house was held to present the results of the noise study and kick off right-of-way negotiations.

## Discussion

The sanitary sewer force main work on the project was extended to east of Webb Road requiring a new public utility easement. There are four (4) parcels of land where there were minor changes or corrections made to the legal descriptions. Ownership on Tract number 23 has changed.

The Federal Highway Administration and the Nebraska Department of Roads have recommended that the resolution approving acquisition of the right-of-ways and permanent easements include authorization for eminent domain proceedings. The council will be updated regarding the negotiations before proceeding with any commendation proceedings.

## **Alternatives**

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

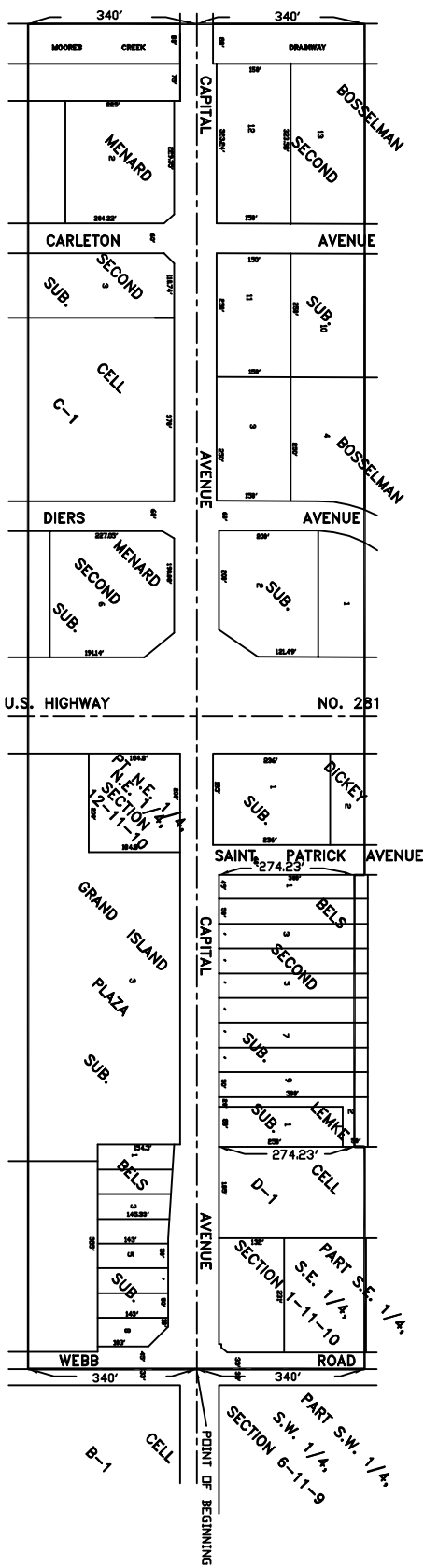
1. Make a motion to approve acquisition of the proposed tracts of land.
2. Refer the issue to a Committee.
3. Postpone the issue to a future date.
4. Take no action on the issue.

## **Recommendation**

City Administration recommends that the Council conduct a Public Hearing and approve the acquisition of the tracts of land.

## **Sample Motion**

Approve the acquisition of the tracts of land along Capital Avenue.



STREET IMPROVEMENT DISTRICT 1256

EXHIBIT "A"

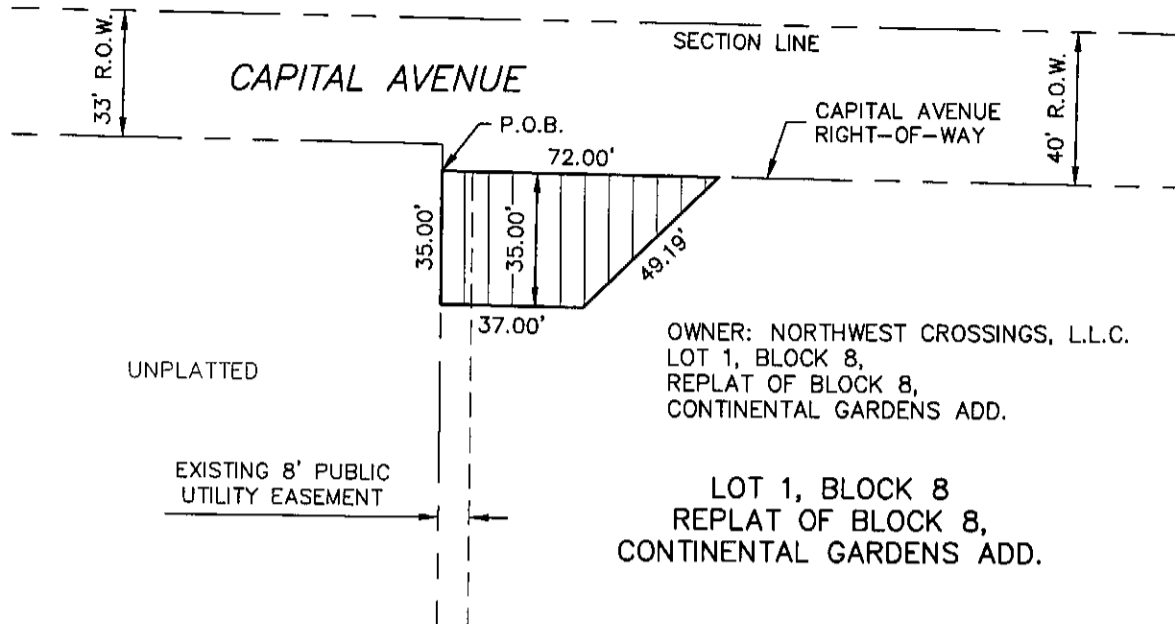
CELESTINE JORDAN  
PUBLIC WORKS DEPARTMENT

PLAT TO ACCOMPANY ORDINANCE  
NO. 8985

SCALE 1" = 200' L.D.C. 6/27/05

# PUBLIC UTILITY EASEMENT

TRACT NO. 24, CITY OF GRAND ISLAND  
PAVING PROJECT #2005-P-2



OWNER: NORTHWEST CROSSINGS, L.L.C.  
LOT 1, BLOCK 8,  
REPLAT OF BLOCK 8,  
CONTINENTAL GARDENS ADD.

LOT 1, BLOCK 8  
REPLAT OF BLOCK 8,  
CONTINENTAL GARDENS ADD.

## LEGEND

UTILITY EASEMENT



## EASEMENT DESCRIPTION

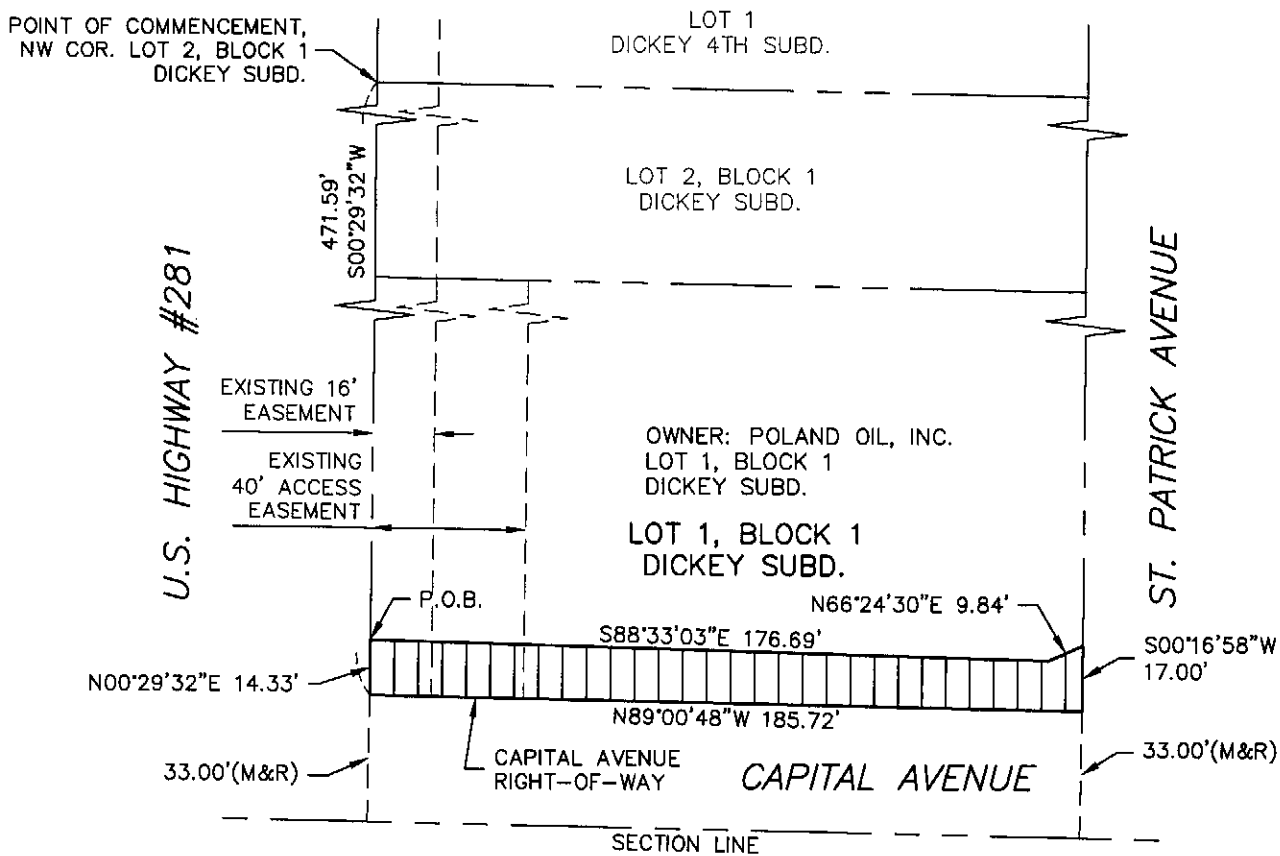
A PUBLIC UTILITY EASEMENT CONSISTING OF PART OF LOT 1, BLOCK 8 OF REPLAT OF BLOCK 8, CONTINENTAL GARDENS ADDITION, LOCATED IN LOT 1 OF FRACTIONAL SECTION 7 AND THE NORTHWEST QUARTER (NW1/4) OF SECTION 8, ALL IN TOWNSHIP 11 NORTH, RANGE 9 WEST OF THE 6TH P.M., CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 1, SAID POINT ALSO BEING ON THE SOUTH RIGHT-OF-WAY (R.O.W.) LINE OF CAPITAL AVENUE AND THE POINT OF BEGINNING. THENCE SOUTHERLY ALONG THE WEST LINE OF SAID LOT 1 A DISTANCE OF 35.00 FEET; THENCE EASTERLY ALONG A LINE BEING 35.00 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF SAID LOT 1 A DISTANCE OF 37.00 FEET; THENCE NORTHEASTERLY A DISTANCE OF 49.19 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 1, SAID POINT BEING 72.00 FEET EASTERLY FROM THE NORTHWEST CORNER OF SAID LOT 1; THENCE WESTERLY ALONG THE NORTH LINE OF SAID LOT 1 A DISTANCE OF 72.00 FEET TO THE POINT OF BEGINNING. SAID PUBLIC UTILITY EASEMENT CONTAINS 1907.31 SQUARE FEET OR 0.044 ACRES MORE OR LESS OF WHICH 279.99 SQUARE FEET IS EXISTING PUBLIC UTILITY EASEMENT.

4/17/06 10:55 A.M. FILE: F:\PROJECTS\20041226\G41226\DWG\PLATS\041226\_SAN\_EASE.DWG

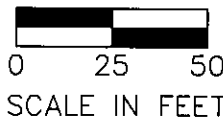
# PUBLIC UTILITY & WALK EASEMENT

TRACT NO. 5, CITY OF GRAND ISLAND  
PAVING PROJECT #2005-P-2



## LEGEND

UTILITY EASEMENT 



## EASEMENT DESCRIPTION

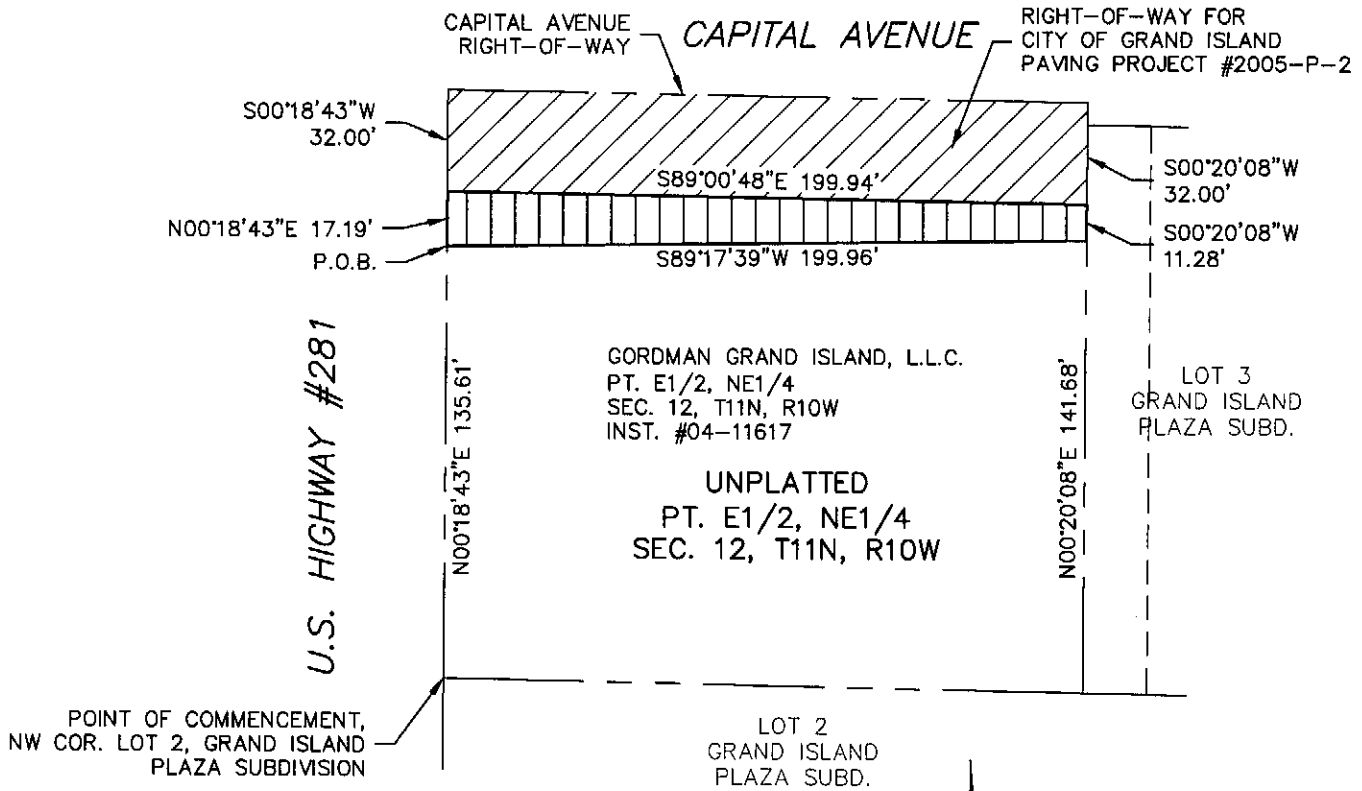
A PUBLIC UTILITY AND WALK EASEMENT CONSISTING OF PART OF LOT 1, BLOCK 1 OF DICKEY SUBDIVISION LOCATED IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER (SE1/4, SE1/4) OF SECTION 1, TOWNSHIP 11 NORTH, RANGE 10 WEST OF THE 6TH P.M., CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 2, BLOCK 1 OF SAID DICKEY SUBDIVISION, SAID POINT BEING ON THE EAST RIGHT-OF-WAY (R.O.W.) LINE OF U.S. HIGHWAY #281; THENCE ON AN ASSUMED BEARING OF 500°29'32"W ALONG THE WEST LINE OF SAID LOTS 1 AND 2 A DISTANCE OF 471.69 FEET TO THE POINT OF BEGINNING; THENCE S88°33'03"E A DISTANCE OF 176.69 FEET; THENCE N66°24'30"E A DISTANCE OF 9.84 FEET TO A POINT ON THE EAST LINE OF SAID LOT 1; SAID LINE ALSO BEING THE WEST R.O.W. LINE OF ST. PATRICK AVENUE; THENCE S00°16'58"W ALONG SAID EAST LINE OF LOT 1 A DISTANCE OF 17.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 2, SAID CORNER ALSO BEING THE POINT OF INTERSECTION OF THE WEST R.O.W. LINE OF ST. PATRICK AVENUE AND THE NORTH R.O.W. LINE OF CAPITAL AVENUE; THENCE N89°00'48"W ALONG THE SOUTH LINE OF SAID LOT 1 A DISTANCE OF 185.72 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1, SAID CORNER ALSO BEING THE POINT OF INTERSECTION OF THE NORTH R.O.W. LINE OF CAPITAL AVENUE AND THE EAST R.O.W. LINE OF U.S. HIGHWAY #281; THENCE N00°29'32"E ALONG THE WEST LINE OF SAID LOT 1 A DISTANCE OF 14.33 FEET TO THE POINT OF BEGINNING. SAID PUBLIC UTILITY AND WALK EASEMENT CONTAINS 2541.15 SQUARE FEET OR 0.058 ACRES MORE OR LESS.

6/18/2005 12:57 P.M. FILE: F:\PROJECTS\20041226\DWG\PLATS\041226\_PERM.DWG

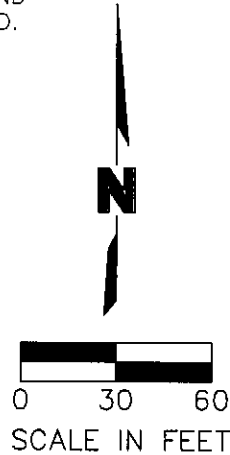
# PUBLIC UTILITY & TRAIL EASEMENT

TRACT NO. 20, CITY OF GRAND ISLAND  
PAVING PROJECT #2005-P-2



## LEGEND

R.O.W. TRACT   
UTILITY EASEMENT 



## EASEMENT DESCRIPTION

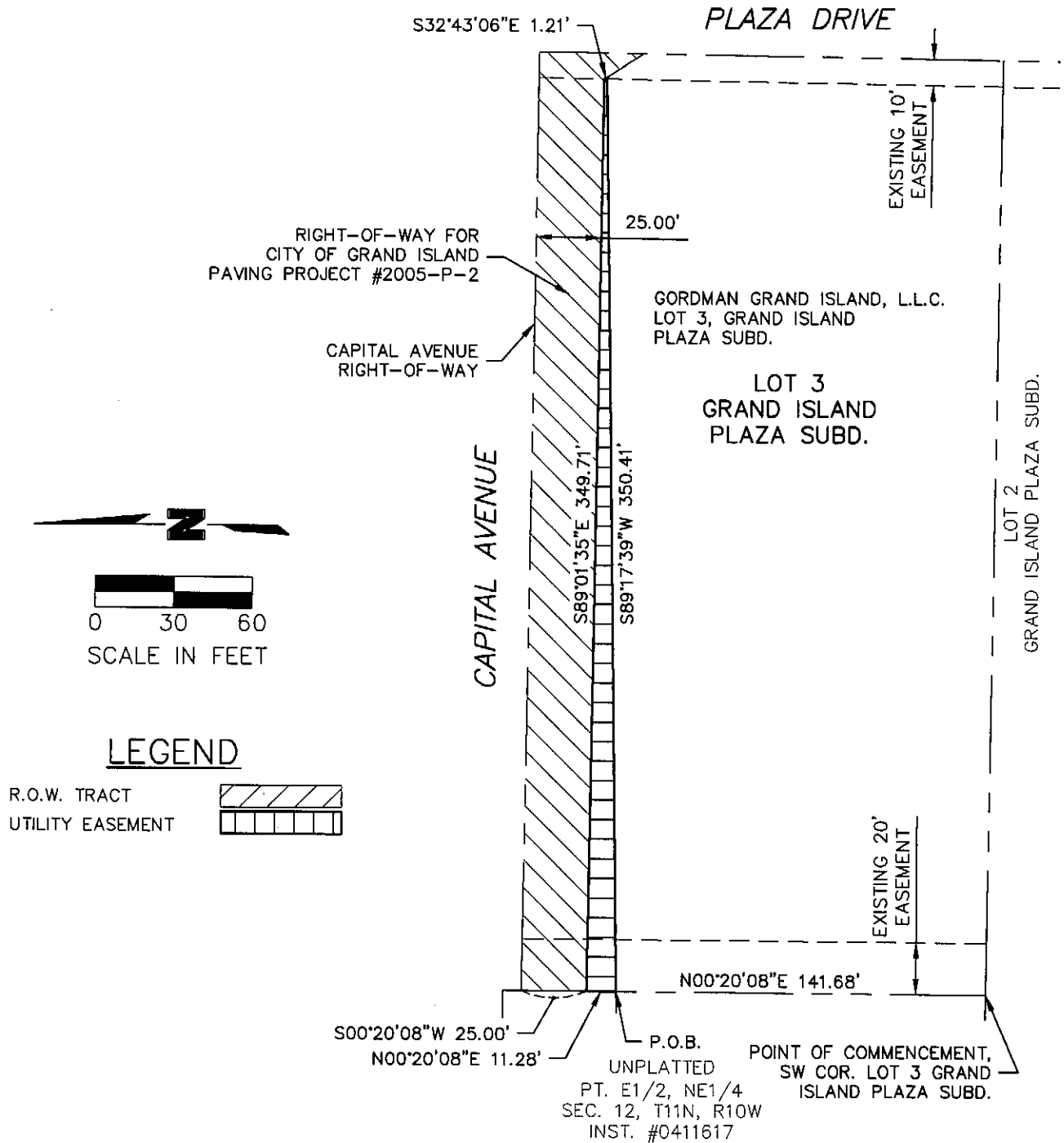
A PUBLIC UTILITY AND TRAIL EASEMENT CONSISTING OF PART OF A UNPLATTED TRACT OF LAND RECORDED AS INSTRUMENT NUMBER 04-11617, HALL COUNTY REGISTER OF DEEDS, LOCATED IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER (NE1/4, NE1/4) OF SECTION 12, TOWNSHIP 11 NORTH, RANGE 10 WEST OF THE 6TH P.M., CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 2 OF GRAND ISLAND PLAZA SUBDIVISION, CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA, SAID POINT BEING ON THE EAST RIGHT-OF-WAY (R.O.W.) LINE OF U.S. HIGHWAY #281; THENCE ON AN ASSUMED BEARING OF N00°18'43"E ALONG SAID EAST R.O.W. LINE A DISTANCE OF 135.61 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N00°18'43"E ALONG SAID EAST R.O.W. LINE A DISTANCE OF 17.19 FEET; THENCE S89°00'48"E A DISTANCE OF 199.94 FEET TO A POINT ON THE WEST LINE OF LOT 3 OF SAID GRAND ISLAND PLAZA SUBDIVISION; THENCE S00°20'08"W ALONG THE WEST LINE OF SAID LOT 3 A DISTANCE OF 11.28 FEET; THENCE S89°17'39"W A DISTANCE OF 199.96 FEET TO THE POINT OF BEGINNING. SAID PUBLIC UTILITY AND TRAIL EASEMENT CONTAINS 2845.58 SQUARE FEET OR 0.065 ACRES MORE OR LESS.

6/18/2005 12:57 P.M. FILE: F:\PROJECTS\2004\226\GM41226\DWG\PLATS\041226\_PERSW.DWG

# PUBLIC UTILITY & TRAIL EASEMENT

TRACT NO. 21, CITY OF GRAND ISLAND  
PAVING PROJECT #2005-P-2



## EASEMENT DESCRIPTION

A PUBLIC UTILITY AND TRAIL EASEMENT CONSISTING OF PART OF LOT 3 OF GRAND ISLAND PLAZA SUBDIVISION, LOCATED IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER (NE1/4, NE1/4) OF SECTION 12, TOWNSHIP 11 NORTH, RANGE 10 WEST OF THE 6TH P.M., CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 3; THENCE ON AN ASSUMED BEARING OF N00°20'08"E ALONG THE WEST LINE OF SAID LOT 3 A DISTANCE OF 141.68 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N00°20'08"E ALONG SAID WEST LINE A DISTANCE OF 11.28 FEET; THENCE S89°01'35"E A DISTANCE OF 349.71 FEET; THENCE S32°43'06"E A DISTANCE OF 1.21 FEET; THENCE S89°17'39"W A DISTANCE OF 350.41 FEET TO THE POINT OF BEGINNING. SAID PUBLIC UTILITY AND TRAIL EASEMENT CONTAINS 2152.74 SQUARE FEET OR 0.049 ACRES MORE OR LESS.

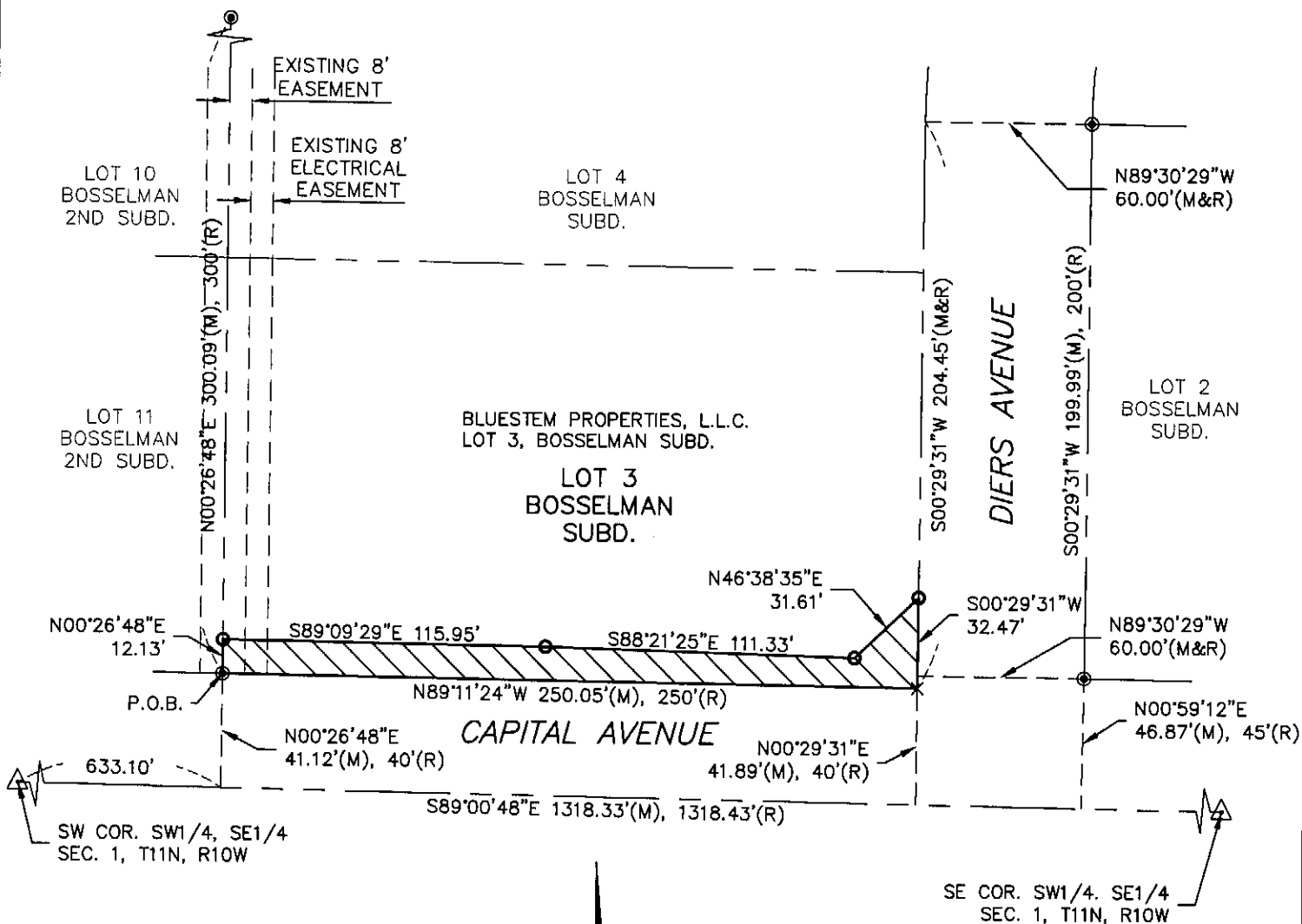
6/18/2005 12:57 P.M. FILE: F:\PROJECTS\20041226\G141226\DWG\PLATS\041226\_PERM.DWG



# Survey Record

HALL COUNTY, NEBRASKA

TRACT NO. 3, CITY OF GRAND ISLAND  
PAVING PROJECT #2005-P-2

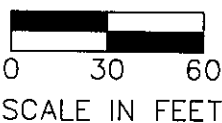


## LEGEND

- FOUND CORNER
- SET CORNER (3/4" PIPE)
- SECTION CORNER
- TEMPORARY POINT
- MEASURED DISTANCE (M)
- RECORDED DISTANCE (R)
- R.O.W. TRACT

N

x



## SECTION TIES

## LEGAL DESCRIPTION

A TRACT OF LAND CONSISTING OF PART OF LOT 3 OF BOSSELMAN SUBDIVISION, LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER (SW1/4, SE1/4) OF SECTION 1, TOWNSHIP 11 NORTH, RANGE 10 WEST OF THE 6TH P.M., CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 3, SAID POINT ALSO BEING ON THE NORTH RIGHT-OF-WAY (R.O.W.) LINE OF CAPITAL AVENUE AND THE POINT OF BEGINNING; THENCE ON AN ASSUMED BEARING OF N00°26'48"E ALONG THE WEST LINE OF SAID LOT 3 A DISTANCE OF 12.13 FEET; THENCE S89°09'29"E A DISTANCE OF 115.95 FEET; THENCE S88°21'25"E A DISTANCE OF 111.33 FEET; THENCE N46°38'35"E A DISTANCE OF 31.61 FEET TO A POINT ON THE EAST LINE OF SAID LOT 3, SAID LINE ALSO BEING THE WEST R.O.W. LINE OF DIERS AVENUE; THENCE S00°29'31"W ALONG THE EAST LINE OF SAID LOT 3 A DISTANCE OF 32.47 FEET TO THE SOUTHEAST CORNER OF SAID LOT 3, SAID CORNER ALSO BEING THE POINT OF INTERSECTION OF THE WEST R.O.W. LINE OF DIERS AVENUE AND THE NORTH R.O.W. LINE OF CAPITAL AVENUE; THENCE N89°11'24"W ALONG THE SOUTH LINE OF SAID LOT 3 A DISTANCE OF 250.05 FEET TO THE POINT OF BEGINNING. SAID TRACT CONTAINS 3144.02 SQUARE FEET OR 0.072 ACRES MORE OR LESS.

JAI ANDRIST, NEBRASKA REGISTERED LAND SURVEYOR NO., LS-630

DATE



**OLSSON ASSOCIATES**

ENGINEERS - PLANNERS - SCIENTISTS - SURVEYORS

201 EAST 2ND STREET - GRAND ISLAND, NEBRASKA 68801 - 308-384-6750 - FAX 308-384-8752  
OMAHA DENVER LINCOLN PHOENIX HOLDREGE KANSAS CITY GRAND ISLAND SOUTH SIOUX CITY

5/30/06 9:40 A.M. FILE: F:\PROJECTS\2004\226\G141226\DWG\PLATS\041226\_PLATS.DWG



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item F1

**#9049 - Consideration of Amending Chapter 18 of the Grand Island City Code Relative to Gas**

Staff Contact: Dale Shotkoski

# Council Agenda Memo

**From:** Dale M. Shotkoski, Interim City Attorney

**Meeting:** June 13, 2006

**Subject:** Revisions to Grand Island City Code; Chapters 18, Gas and Chapter 21, Manufactured Homes and Manufactured Home Parks

**Item #'s:** F-1 & F-2

**Presenter(s):** Dale M. Shotkoski, Interim City Attorney

## Background

One of the goals set this year by Administration, the Mayor and City Council was to revise and update the Grand Island City Code. As the effort to update the code is continued, meetings were held with Craig Lewis of the Building Department to discuss changes to Chapters 18 and 21.

## Discussion

The City Code Revision Committee and Craig Lewis of the Building Department have the following recommendations as a result of their discussions concerning Chapter 18 - Gas. It is recommended throughout City Code that in most instances, a violation is to be an infraction instead of a misdemeanor. This changes the penalties in Sections 18-3, 18-7 and 18-41. It is recommended that previous Section 18-15 and 18-19 be repealed. These sections pertain to gas inspector inspections of installation within 48 hours of being notified and for the inspector to stick, paste, or tie upon the piping or appliance a notice in printing or writing that the installation has been either accepted or rejected and giving the name of the gas inspector, title and date of acceptance or rejection. This section is outdated and the standard is not being followed. Section 18-19 in regards to records of inspection and tests is also outdated and is no longer being practiced by the Building Department for gas inspections. The title of the city's Building Department was clarified as well as other language clean up which was performed for Chapter 18.

The City Code Revision Committee met with Craig Lewis of the city's Building Department to review and discuss Chapter 21 pertaining to manufactured homes and manufactured home parks. Housekeeping and language was again performed for various

sections. It is recommended that the process for renewing a permit be simplified to require that the renewal permits be made to the Building Department and it was recommended that the requirement of any changes in the information from the previous permit be submitted in writing to the Building Department at the time of the renewal. This process was no longer deemed necessary by the Building Department. It was recommended that previous Section 21-13 be modified to no longer allow for a person engaged in the business of selling manufactured homes and having manufactured home inventory on site be permitted to use one home on the lot or tract of land where such established business is conducted for a business office and to allow such home to be connected to public utilities. It is recommended that this provision be repealed. It is also recommended that the parking on private property in a manufactured home park, of trailers used for carrying luggage, baggage and boats on private property be deleted. It is further recommended that the requirement of semi-annual inspections be changed to require only annual inspections due to time constraints and limitations within the Building Department to realistically and properly perform the inspections. Another change recommended by the Building Department to Section 21-22 pertains to porches attached to manufactured homes. The recommended change to Section 21-22 was to allow for an entry porch as long as the entry porch was 120 square feet or less covered entry porch (no living space) which is open on at least two sides. It is recommended that the additional language for the covered entry porch to be open on two sides to assist the Building Department in assuring that the porches are to be porches and not living space. Other housekeeping and title changes were made throughout Chapter 21.

### **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 approve the changes recommended by city staff to Chapter 18 and 21.

### **Sample Motion**

Motion to approve ordinance revising city code sections.

ORDINANCE NO. 9049

An ordinance to amend Chapter 18 of the Grand Island City Code; to amend Sections 18-3, 18-7, 18-20, 18-24, 18-34, 18-38, and 18-41 pertaining to housekeeping issues; to delete Section 18-15 pertaining to notice of inspection approval or rejection; to delete Section 18-19 pertaining to records of inspections and tests; to repeal Sections 18-3, 18-7, 18-15, 18-19, 18-20, 18-24, 18-34, 18-38, and 18-41 as now existing, and any ordinance or parts of ordinances in conflict herewith; and to provide for publication and the effective date of this ordinance.

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

SECTION 1. Section 18-3 of the Grand Island City Code is hereby amended to read as follows:

**§18-3. Violations of Article**

It shall be unlawful for any person operating a system of natural gas and distributing through the streets and public places and selling natural gas in the City, or for any agent or employee of any such person, to sell or attempt to sell or to collect for or to charge for, any such gas supplied or furnished to any customer, user, or purchaser thereof in the City at any rate or price in excess of the rate or price fixed by this article, and any person violating any of the provisions of this article shall be deemed guilty of ~~an infraction a misdemeanor~~.

SECTION 2. Section 18-7 of the Grand Island City Code is hereby amended to read as follows:

**§18-7. Interfering with Safety Equipment**

Any owner of a gas installation which has been provided with automatic safety equipment, any employee or agent of such owner or any other person who shall block open by manual means or by any other manner whatsoever interfere with or defeat the purpose of such devices to function automatically in the interest of safety shall be guilty of ~~an infraction a misdemeanor~~ within the terms of this article, and subject to its penalties, as in the base of a violation of any other of its terms or provisions.

SECTION 3. Section 18-15 of the Grand Island City Code is hereby deleted:

~~**§18-15. Notice of Approval or Rejection**~~

~~—The gas inspector shall inspect the installation within forty-eight hours after having been notified and shall stick, paste, or tie upon the piping or appliance a notice in printing or writing that the installation has been either accepted or rejected. This notice shall give the name of the gas inspector, title, and the date of acceptance or rejection.~~

Approved as to Form	☐ _____
June 8, 2006	☐ City Attorney

ORDINANCE NO. 9049 (Cont.)

SECTION 4. Section 18-19 of the Grand Island City Code is hereby deleted:

**§18-19. Records of Inspections and Tests**

~~—The gas inspector shall keep a complete record of all inspections and tests made as such inspector and make such reports as may be required by the superintendents of other departments, except it shall not be necessary to report the tests made on old work.~~

~~—New work shall be designated as any piping or appliance installation that has not been operated for more than one year.~~

SECTION 5. Section 18-20 of the Grand Island City Code is hereby amended to

read as follows:

**§18-20. Application**

Application for registration shall be made in writing to the building department ~~blanks furnished by that office~~ which shall show the name, residence and business location of the applicant and such other information as may be required.

SECTION 6. Section 18-24 of the Grand Island City Code is hereby amended to

read as follows:

**§18-24. Insurance**

(A) Every master gas fitting contractor shall maintain in full force and effect insurance policies written by a company or companies authorized to do business in Nebraska, with the following coverages and amounts.

(1) Comprehensive General Liability Insurance covering the operations of the licensee, including coverage for completed operations, with limits of not less than \$300,000 per occurrence for bodily injury and property damage.

(2) A provision making the City of Grand Island an additional insured for any third party claims for bodily injury or property damage based upon occurrences in connection with the licensee's business operations, including completed operations, within the City's zoning jurisdiction.

(B) Said contractors shall furnish the City Building Department a certificate or certificates of insurance for the above insurance coverage which shall contain a statement that said policies contain a provision that said policies may not be canceled without written notice of such cancellation having been served on the City at least thirty (30) days prior to the date of cancellation.

SECTION 7. Section 18-34 of the Grand Island City Code is hereby amended to

read as follows:

**§18-34. Persons Not Required to Register**

Any person engaged in ~~wholesale or retail sales of dealing in~~ plumbing or gas connecting materials or supplies but not engaged in the installation, alteration, repair or removal of gas piping or appliances shall not be required to registered hereunder.

ORDINANCE NO. 9049 (Cont.)

SECTION 8. Section 18-38 of the Grand Island City Code is hereby amended to read as follows:

**§18-38. Issuance; Information in Report**

Upon approval of the application for permit, the gas inspector shall issue a permit ~~in duplicate~~ to the applicant, stating the name of the owner, agent, or occupant of premises where such work is to be done, the location of premises, lot, block, street, and number and addition, the name and location of the master gas fitting contractor having charge of such work and a description of the work to be done.

SECTION 9. Section 18-41 of the Grand Island City Code is hereby amended to read as follows:

**§18-41. Penalty for Violation of Article**

It shall be unlawful for any person upon whom a duty is placed by the provisions of this article to fail or neglect to comply with the provisions thereof, and every person failing or neglecting to comply with or violating any of the provisions of this article, shall be deemed guilty of ~~an infraction a misdemeanor~~ and upon conviction thereof, shall be fined in any sum not exceeding one hundred dollars; each day's failure or neglect to comply with or the violation of any of the provisions of this article shall be cumulative and deemed a separate and distinct offense and punishable as such. The penalty provided for in this section shall be cumulative and in addition to any other penalty provided for in this article.

SECTION 10. Sections 18-3, 18-7, 18-15, 18-19, 18-20, 18-24, 18-34, 18-38, and 18-41 as now existing, and any ordinances or parts of ordinances in conflict herewith be, and hereby are, repealed.

SECTION 11. The validity of any section, subsection, sentence, clause, or phrase of this ordinance shall not affect the validity or enforceability of any other section, subsection, sentence, clause, or phrase thereof.

SECTION 12. 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.

ORDINANCE NO. 9049 (Cont.)

Enacted: June 13, 2006.

---

Jay Vavricek, Mayor

Attest:

---

RaNae Edwards, City Clerk





# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item F2

**#9050 - Consideration of Amending Chapter 21 of the Grand Island City Code Relative to Manufactured Homes and Manufactured Home Parks**

*This item relates to the aforementioned Ordinance Item F-1.*

Staff Contact: Dale Shotkoski

ORDINANCE NO. 9050

An ordinance to amend Chapter 21 of the Grand Island City Code; to amend Sections 21-1, 21-2, 21-3, 21-5, 21-6, 21-8, 21-10, 21-13, 21-14, 21-22, 21-28, and 21-30 pertaining to housekeeping matters; to repeal Sections 21-1, 21-2, 21-3, 21-5, 21-6, 21-8, 21-10, 21-13, 21-14, 21-22, 21-28, and 21-30 as now existing, and any ordinance or parts of ordinances in conflict herewith; and to provide for publication and the effective date of this ordinance.

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

SECTION 1. Section 21-1 of the Grand Island City Code is hereby amended to read as follows:

**§21-1. Definitions**

For the purposes of this chapter, the following words and phrases shall have the meanings respectively ascribed to them in this section:

Chief building official means the legally designated authority of the city or his authorized representative.

Manufactured Home means a structure, transportable in one or more sections, which in the traveling mode, is eight body feet or more in width, and forty body feet or more in length, or when erected on site is three hundred twenty or more square feet in size and which is built on a permanent chassis and designed to be used as a dwelling unit with or without a permanent foundation when connected to the required utilities.

Manufactured home lot means any individually owned plot of ground zoned and platted so that it is permissible to place a single manufactured home upon it after a permit is issued by the chief building official or his/her designee. The manufactured home may be attached to a permanent foundation or basement built in accordance with approved codes.

Manufactured home park means any lot of ground zoned and licensed as such by the City within which two or more manufactured home spaces are located.

Manufactured home space means an area within a manufactured home park for the placement of a single manufactured home and reserved for the exclusive use of its occupants.

Manufactured home stand means that facility for the placing of a single manufactured home and appurtenant structures thereto onto a foundation system designed to resist horizontal wind pressure of fifteen (15) pounds per square foot minimum and nine (9) pounds per square foot minimum for uplift, or upon a surface foundation system designed to resist the same forces.

Permit means a written permit issued by the chief building official or his/her designee promulgated thereunder.

Recreational Vehicle as defined in ~~Chapter 22, Article IX Section 22-124~~ of the Grand Island City Code.

Service building means a building housing toilet and bathing facilities for men and women with laundry facilities and such other facilities as may be required by this chapter.

SECTION 2. Section 21-2 of the Grand Island City Code is hereby amended to read as follows:

ORDINANCE NO. 9050 (Cont.)

**§21-2. Jurisdiction**

It is intended that the provisions of this chapter shall be enforced within the city and in the two mile area beyond its corporate limits ~~insofar as compliance with regulations is possible.~~

SECTION 3. Section 21-3 of the Grand Island City Code is hereby amended to read as follows:

**§21-3. Permit Required**

It shall be unlawful for any person to open, conduct, establish or maintain any ~~site place or ground~~ for the purpose of a manufactured home park unless a permit ~~so~~ to do so shall have first been issued by the city.

SECTION 4. Section 21-5 of the Grand Island City Code is hereby amended to read as follows:

**§21-5. Renewed Permit**

~~Applications for r~~Renewal of permits ~~under this chapter~~ shall be made to the City Building Department. in writing by the holder of the permit or authorized agent and shall contain the following:

- ~~— (1) Any change in the information submitted since the time the original permit was issued or the latest renewal granted.~~
- ~~— (2) Such other information as the proper city officials may require.~~

SECTION 5. Section 21-6 of the Grand Island City Code is hereby amended to read as follows:

**§21-6. Park Plan to be Filed**

The applicant for a permit required by this chapter or authorized agent shall file with the chief building official or his/her designee a complete plan showing:

- (1) The area and dimensions of the tract of land to be used for such manufactured home park.
- (2) The number, location, and size of all manufactured home spaces.
- (3) The location and width of roadways and walkways.
- (4) The location of service buildings and any other proposed structures.
- (5) The location and size of water and sewer lines.
- (6) Plans and specifications of all buildings and other improvements constructed or to be constructed within the manufactured home park.
- (7) Parks may have spaces for recreational vehicles provided that such spaces shall be identified on the park plan filed, and shall not exceed twenty percent (20%) of the total number of spaces. Recreational vehicles shall be limited in duration of stay. No recreational vehicle shall be allowed to remain in a space for more than one hundred eighty (180) days within any consecutive three hundred sixty five (365) day period. Any revisions or additions to such plan must be reviewed and approved by the City Council as provided in Section 21-7 of this chapter.

ORDINANCE NO. 9050 (Cont.)

SECTION 6. Section 21-8 of the Grand Island City Code is hereby amended to

read as follows:

**§21-8. Permit Fee**

(1) If the city council grants such permit required by this chapter to any such applicant, it shall thereupon direct the chief building official or his/her designee to issue such permit upon prepayment of a permit fee to the building department, in accordance with the City of Grand Island Fee Schedule.

~~(2) Prior to expiration of the annual permit, a permit may be renewed upon prepayment of the annual permit fee in accordance with the City of Grand Island Fee Schedule.~~

~~(3) Failure to obtain a permit renewal by January 31 of each subsequent year, an investigation fee equal to the permit fee shall be paid, in addition to the permit fee, prior to obtaining a renewal of such permit.~~

SECTION 7. Section 21-10 of the Grand Island City Code is hereby amended to

read as follows:

**§21-10. Permit; Revocation; Notice; Hearing**

If any operator of a manufactured home park to whom a permit has been issued shall continue to violate the ordinances of ~~the~~ a city or the laws of the state pertaining to sanitation, public health and welfare after due notice by the officials of the city or the state of such violation, the city council shall have the right to revoke such permit to operate such park in the following manner:

A notice shall be served on the person holding such permit, setting forth wherein permittee has failed to comply with the ordinances of the city or laws of the state and citing permittee to appear before the city council at a day and hour therein specified, not less than three days after the personal service of such notice of such permittee or agent in charge of such manufactured home park and show cause, if any, why such permit should not be revoked or suspended. At the time and place mentioned in such notice, the permittee shall have the right to appear in person or by counsel and to introduce evidence.

SECTION 8. Section 21-13 of the Grand Island City Code is hereby amended to

read as follows:

**§21-13. Parking on Private Property**

It shall be unlawful for any person to park or permit the parking of any manufactured home on private or public property unless such property is within an approved zoning district permitting manufactured homes, or within a permitted manufactured home park or an approved space. A permit for the placement of the manufactured home must be issued by the City Building Department prior to placement.

~~Any person engaged in the business of selling manufactured homes and having manufactured home inventory on the site shall be permitted to use one home on the lot or tract of land where such established business is conducted for a business office. Such home may be connected to public utilities.~~

~~Nothing contained in this section shall be construed to prevent the keeping and parking of trailers used for carrying luggage, baggage and boats on private property, nor shall it be construed to prevent the owner of a trailer used for vacation and camping purposes from storing or keeping the same on private property if the same is not used for living or sleeping purposes where kept or stored.~~

ORDINANCE NO. 9050 (Cont.)

SECTION 9. Section 21-14 of the Grand Island City Code is hereby amended to

read as follows:

**§21-14. ~~Semia~~Annual Inspections; Reports**

It shall be the duty of the chief building official or his/her designee to inspect all manufactured home parks now existing in the city and in the area two miles beyond its corporate limits, and all manufactured home parks hereafter established at least ~~semi~~-annually. No charge shall be made for such inspection, and the owners of such manufactured home parks shall be furnished in writing the results of such inspection.

SECTION 10. Section 21-22 of the Grand Island City Code is hereby amended to

read as follows:

**§21-22. Appurtenances; Accessory and Administrative Buildings**

All accessory and service buildings shall be detached and located the same as regulations concerning accessory buildings provided in Chapter 36 of the Grand Island City Code, and shall be constructed in conformance with the City Building, Plumbing, and Electrical Codes pursuant to a permit issued by the Building Department prior to construction. No additions shall be permitted onto a manufactured home except an add-on unit constructed by a manufacturer of manufactured homes recognized by the State of Nebraska. Such add-ons shall receive a permit from the Building Department prior to placement and attachment to the manufactured home and shall be placed onto a foundation system equal to that which the manufactured home rests upon.

Exceptions:

(A) A one hundred twenty (120) square foot or less covered entry porch (no living space) which is open on at least two (2) sides;

(B) Carport or patio cover open on at least three (3) sides;

(C) Manufactured home on a private lot placed upon a permanent foundation.

No additions shall be constructed without first obtaining a permit from the Grand Island Building Department.

SECTION 11. Section 21-28 of the Grand Island City Code is hereby amended to

read as follows:

**§21-28. Fire Prevention**

(1) Fire prevention in all manufactured home parks shall be under the direct supervision of the City Fire Department ~~mayor and city council of the city and its officials charged with the duty of fire prevention in the city.~~

(2) Manufactured home park areas shall be kept free of litter, rubbish, and other flammable materials.

(3) Portable fire extinguishers of a type approved by the fire prevention authority shall be kept in service buildings and at all other places designated by such fire prevention authority and shall be maintained in good operating condition.

SECTION 12. Section 21-30 of the Grand Island City Code is hereby amended to

read as follows:

ORDINANCE NO. 9050 (Cont.)

**§21-30. Existing Manufacturing Home Parks**

This chapter shall not apply to existing mobile home parks, now referred to as manufactured home parks, in existence prior to March 10, 1975, except in the following instances:

(1) Any installation, reconstruction, remodeling, or reconfiguration of manufactured home spaces, utility connections, streets, sidewalks, or other infrastructure upon which work is commenced after April 30, 1998, shall comply with all provisions of this chapter.

(2) Any placement of a new or different manufactured home on an existing manufactured home space occurring after April 30, 1998, shall comply with all provisions of this chapter. ~~Under no circumstances shall the degree of compliance with this code be increased as a result of the location of a new or different manufactured home on a new or existing manufactured home space.~~

SECTION 13. Sections 21-1, 21-2, 21-3, 21-5, 21-6, 21-8, 21-10, 21-13, 21-14, 21-22, 21-28, and 21-30 as now existing, and any ordinances or parts of ordinances in conflict herewith be, and hereby are, repealed.

SECTION 14. 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 14. That this ordinance shall be in force and take effect from and after its passage and publication, in pamphlet form, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: June 13, 2006.

---

Jay Vavricek, Mayor

Attest:

---

RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item G1

### **Receipt of Official Document - Hall County Election Certificates for May 9, 2006 Primary Election**

*State law requires the governing body to formally accept the Certificate of Election issued by the Hall County Election Commissioner for the May 9, 2006 City Council Primary Election. The Certificate of Election containing the vote totals and results is attached. A MOTION to accept the election certificate is in order.*

**Staff Contact: RaNae Edwards**

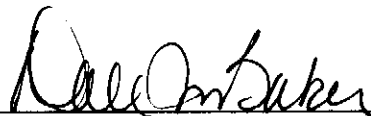


State of Nebraska  
County of Hall

To: Grand Island City Clerk

I, the undersigned, being the Election Commissioner of Hall County, Nebraska, do hereby certify the following is a true and complete extract (or copy) of the abstract of the votes cast at the election held Tuesday, May 9<sup>th</sup>, 2006, in this County, as canvassed by the canvassing board of this County, with respect to the candidates, measures, propositions, and issues therein listed; and do further certify that to the best of my knowledge such ballots, including absentee ballots, have been voted, counted and canvassed in the manner provided by the law.



  
Dale M. Baker, Election Commissioner

Candidates and Offices, Measures  
Propositions and Issues

Votes Cast

Vote for One

**Mayor of Grand Island**

*Margaret Hornady	4,530
* Timothy R. O'Neill	2,305
Jackie Pielstick	2,079

\* Candidates will advance to the General Election, November 7<sup>th</sup>, 2006





State of Nebraska  
County of Hall

To: Grand Island City Clerk

I, the undersigned, being the Election Commissioner of Hall County, Nebraska, do hereby certify the following is a true and complete extract (or copy) of the abstract of the votes cast at the election held Tuesday, May 9<sup>th</sup>, 2006, in this County, as canvassed by the canvassing board of this County, with respect to the candidates, measures, propositions, and issues therein listed; and do further certify that to the best of my knowledge such ballots, including absentee ballots, have been voted, counted and canvassed in the manner prescribed by the law.



  
Dale M. Baker, Election Commissioner

Candidates and Offices, Measures  
Propositions and Issues

Votes Cast

Vote for One  
Grand Island City Council, Ward 5

*Chuck Haase	769
* John Gericke	697
Don Pauly	484

\*Candidates will advance to the General Election, November 7<sup>th</sup>, 2006



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item G2

**Approving Minutes of May 23, 2006 City Council Regular Meeting**

Staff Contact: RaNae Edwards

OFFICIAL PROCEEDINGS

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL REGULAR MEETING

May 23, 2006

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 May 23, 2006. Notice of the meeting was given in *The Grand Island Independent* on May 17, 2006.

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, Hornady, Walker, and Haase. Councilmember Pauly was absent. The following City Officials were present: City Clerk RaNae Edwards, Finance Director David Springer, Public Works Director Steve Riehle, and Interim Attorney Dale Shotkoski.

INVOCATION was given by Pastor Allen Runyon, Grand Island Family Church, 2304 Macron Street followed by the PLEDGE OF ALLEGIANCE.

MAYOR COMMUNICATION: Mayor Vavricek commented on the severe weather and the procedures to follow if a warning was issued. Also mentioned was the budget process taking place, reminding the council to let staff know if they had any suggestions.

PRESENTATIONS AND PROCLAMATIONS:

Proclamation "Tourism Recognition Month" May 2006. Mayor Vavricek proclaimed the month of May 15-21, 2006 as "Tourism Recognition Month". Rene' Seifert, Trish Beam, Mike Swanson, Liz Gerberding, Tony Schultz, and Ray O'Connor were present.

PUBLIC HEARINGS:

Public Hearing on Request of Verizon Wireless for Conditional Use Permit for a 150' Telecommunications Tower Located at 13<sup>th</sup> Street and Highway 281. Craig Lewis, Building Department Director reported that Scott Goble representing Verizon Wireless had requested a Conditional Use Permit to allow for the construction of a 150' monopole telecommunications tower located at 13<sup>th</sup> Street and Highway 281. Staff recommendation was to deny the request as the application was not submitted as prescribed in the City Code and that the proposal would not protect residential areas and land uses from the potential adverse impact of the telecommunications tower. Ray O'Connor, 611 Fleetwood Road and Scott Goble representative from Verizon Wireless spoke in support. No further public testimony was heard.

Public Hearing on Changes to Chapter 36 of the Grand Island City Code ME-Manufacturing Estates Zone, in Reference to Installation of Liquid Propane Storage Tank and Accessory Wholesale Propane Sales Chad Nabity, Regional Planning Director reported that the proposed

changes were requested by Bosselman Energy, Inc. of Grand Island to allow propane distribution in an ME Zone. Ken Caldwell, 3715 E. Seedling Mile Road spoke in support. No further public testimony was heard.

Public Hearing on Changes to Chapter 36 of the Grand Island City Code TA-Transitional Agriculture Zone, in Reference to Landscaping Contractor Business with Onsite Retail. Chad Nabity, Regional Planning Director reported that the proposed changes were requested by Jason Harb of Harb's Landscaping of Grand Island to allow landscaping contractor business with onsite retail in a TA Zone. 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:

- #9044 - Consideration of Amending Chapter 8 of the Grand Island City Code Relative to Building Codes
- #9045 – Consideration of Amending Chapter 17 of the Grand Island City Code Relative to Garbage, Refuse, Waste, and Weeds
- #9046 – Consideration of Amending Chapter 29 of the Grand Island City Code Relative to Restaurants and Food Service
- #9057 – Consideration of Amending Chapter 36 of the Grand Island City Code Relative to Zoning

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 Cornelius seconded the motion. Upon roll call vote, all voted aye. Motion adopted.

Dale Shotkoski, Interim City Attorney explained the changes to the Grand Island City Code recommended in Ordinances #9044, #9045, and #9046. Chad Nabity, Regional Planning Director stated Ordinance #9057 related to the Public Hearing held earlier.

Motion by Pielstick, second by Whitesides to approve Ordinances #9044, #9045, #9046 and #9047.

City Clerk: Ordinances #9044, #9045, #9046 and #9047 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 #9044, #9045, #9046 and #9047 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 #9044, #9045, #9046 and #9047 are declared to be lawfully adopted upon publication as required by law.

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

Approving Minutes of May 9, 2006 City Council Regular Meeting.

Approving Re-Appointment of Duane Burns to the Civil Service Commission.

Approving Appointments of Dianne Miller, Tom Brown, and Robert Niemann to the Interjurisdictional Planning Commission.

#2006-156 – Approving Confidentiality Agreement with Charter Communications Regarding Cable Franchise Issues.

#2006-157 – Approving Agreement with Grand Island Youth Baseball, Inc. for Little League Baseball Program.

#2006-158 – Approving Certificate of Final Completion with Environmental Direct, Inc. of Grand Island, Nebraska for Asbestos Abatement and Building Demolition at CAAP.

#2006-159 – Approving Renewal of Farm Leases for 2006 with: Jiff Johnson, Mike Lilienthal, Ken Clausen, Larry Knuth, Jack Webb, Mike Peters, Gerald Bremer, Phillip Quaring, Robert Nunnenkamp, and Matt Tureck.

#2006-160 - Approving Renewal of Lease Agreement – 2<sup>nd</sup> Lease Addendum with State of Nebraska Department of Administrative Services for One-Stop Workforce Development Center.

#2006-161 – Approving Amendment to the Platte River Well Field River Channel Flow Analysis Agreement with U.S. Geological Survey Division and the Central Platte Natural Resources District.

#2006-162 – Approving Bid Award for One (1) Used Dump Truck for Waste Water Division with Nebraska Peterbilt of Grand Island, Nebraska in an Amount of \$42,000.00.

#2006-163 – Approving Bid Award for One (1) Self-Propelled Sewer Cleaning Easement Machine for Waste Water Division with Elliott Equipment Co. of Grimes, Iowa in an Amount of \$35,804.00.

#2006-164 – Approving Continuation of Sanitary Sewer NO. 521, Lot 9; Westwood Park Second Subdivision.

#2006-165 – Approving Extension of Bid Prices with The Diamond Engineering Company of Grand Island, Nebraska for the Lease of Two (2) Dump Trucks; Waste Water Division at a Cost of \$675.00 per week and \$1.28 per mile.

#2006-166 – Approving Services Agreement with PropertyBureau, Inc.

#2006-167 – Approving Agreement for Consulting Services for Quality Assurance Inspections and Testing for Law Enforcement Center with Olsson Associates of Grand Island, Nebraska in an Amount not to exceed \$40,000.00.

#2006-168 – Approving Adoption of the Prevention of Spread of Communicable Disease, Illness, or Poisoning Policy.

#2006-169 – Approving Letter of Intent with Qwest for Phone Lines for the New Law Enforcement Center.

#2006-170 – Approving Change Order No. 1 with Tri Valley Builders, Inc. of Grand Island, Nebraska for a Decrease of \$123,621.00 and a Revised Contract Amount of \$2,331,879.00.

#2006-171 – Approving Bid Award for Medical Physical Fitness Testing with Internal Medical Associates of Grand Island, Nebraska in an Amount of \$24,628.00.

#### REQUESTS AND REFERRALS:

Approving Request from Verizon Wireless for a Conditional Use Permit for a 150' Telecommunications Tower Located at 13<sup>th</sup> Street and Highway 281. Craig Lewis, Building Department Director reported this item related to the Public Hearing held earlier. Discussion was held concerning other towers in the area.

Motion by Nickerson, second by Gilbert to approve the request from Verizon Wireless for a Conditional Use Permit for a 150' Telecommunications Tower located at 13<sup>th</sup> Street and Highway 281. Upon roll call vote, all voted aye. Motion adopted.

Consideration of Annexation of Property Located at 502 East Capital Avenue (North of Capital Avenue and East of Burlington Northern Railroad) and Refer to the regional Planning Commission. Chad Nabity, Regional Planning Director reported that a request had been made to annex the property located at 502 East Capital Avenue. The owners of the property were anticipating development of the property and wanted it in the corporate limits of the city. Mr. Nabity stated the first step in an annexation process is to refer to the Regional Planning Commission.

Discussion was held concerning properties along Capital Avenue which were not within the city limits, cost of sewer and water.

Motion by Pielstick, second by Hornady to refer this request to the Regional Planning Commission. Upon roll call vote, all voted aye. Motion adopted.

RESOLUTIONS:

#2006-172 – Approving Letter of Support for Essential Air Service (EAS) to the Department of Transportation (DOT). Mike Olson, Central Nebraska Regional Airport Executive Director reported that over the last few weeks the Central Nebraska Regional Airport Board had conducted several public meetings to seek input from citizens and businesses concerning air service. The Department of Transportation was accepting recommendations until May 25, 2006 to award a two-year contract for Essential Air Service. Eleven proposals from four airlines were submitted. It was recommended by the Airport Authority Board to accept Big Sky Airlines of Billings, Montana proposal which would provide five (5) weekly round trip nonstop flights to Denver and thirteen (13) weekly roundtrip nonstop flights to Kansas City, Missouri.

Discussion was held concerning connections in Kansas City and air fares.

Motion by Whitesides, second by Pielstick to approve Resolution #2006-172. 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 May 10, 2006 through May 23, 2006, for a total amount of \$2,922,205.63. Motion adopted unanimously. Councilmember Pielstick abstained from claim #126751 and Councilmember Hornady abstained from claim #127563.

ADJOURNMENT: The meeting was adjourned at 8:00 p.m.

RaNae Edwards  
City Clerk



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item G3

**Approving Minutes of June 6, 2006 City Council Study Session**

Staff Contact: RaNae Edwards



OFFICIAL PROCEEDINGS

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL STUDY SESSION

June 6, 2006

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 June 6, 2006. Notice of the meeting was given in the *Grand Island Independent* on May 31, 2006.

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, Interim City Attorney Dale Shotkoski, and Public Works Director Steve Riehle.

INVOCATION was given by Councilmember Jackie Pielstick followed by the PLEDGE OF ALLEGIANCE.

MAYOR COMMUNICATION: Mayor Vavricek commented on the following:

- Thank you notes from Wasmer Teacher Glenda Frasier Elementary School students
- Memorial Day Event at the Veteran's Home and the importance of flying the American Flag
- City Clerk RaNae Edwards – IIMC First Level Master Municipal Clerk Academy

Update and Recommendations for Waste Water Treatment Plant Facility Plan. Steve Riehle, Public Works Director reported that on October 11, 2005, the City Council approved an agreement with consulting engineering firm CH2M Hill to prepare a comprehensive plan for the Waste Water Treatment Plant. An update on odor, solids handling and compost operations was discussed at the January 31, 2006 Study Session.

Mr. Riehle presented the following:

Odor Hotline Update: Summary of calls in 2006 totaled 27 from the whole city. It was difficult to categorize scientifically. An increase in the number of calls in May could be related to spring temperatures by increased outdoor activities.

Nasal Ranger Update: Took 325 readings in April & May, 2006 from 12 selected odor sampling locations in the area around the WWTP. Readings greater than "7" DT was considered unsatisfactory. The following readings were taken: Rendering - 46, Straw - 27, Hydrogen Sulfide (rotten egg smell) - 26, and Compost - 9.

Mr. Riehle introduced Tom Heinemann representing CH2M Hill to update the Council on the progress with the Waste Water Treatment Plant (WWTP) odors. Reviewed were the ongoing

challenges such as changed conditions (industrial loading), regulatory needs, sensitivity to odors, aging equipment and facilities, and maintain reasonable service rates. Discussion was held with regards to the increase in loading which created more sludge, composting, aeration, and the impact of Swift.

The City has kept the WWTP in compliance with the permit and had made short-term handling changes to landfilling and pilot composting unit with an aerated static pile. A UV disinfection system was started and was being tested, along with selected solutions for long-term solids handling options. The City was continuing to work toward a Facility Plan update. City staff has been working with the public and coordinating with industries.

Mr. Heinemann stated the Ultra Violet Disinfection System would be completed in July 2006. The Pilot Composting Unit (Aerated Static Pile) was started on February 27, 2006 with a 20 day operation per pile for a total of 3 piles. There was an 85% average odor removal efficiency, 45% volume reduction, and 20% of sludge to pilot unit, remainder to the landfill. A total of 1,400 tons of waste was processed to date.

Long-Term Solids Handling Options were presented:

- Anaerobic Digestion
  - Conventional Anaerobic Digestion \$16,829,000
  - Acid-Gas (Two-Phase) Anaerobic Digestion \$13,486,000
- Aerated Static Pile
  - On-site, at the WWTP \$17,069,000
- Landfill Disposal \$23,212,000

Recommended was the long-term solution Anaerobic Digestion. The advantages were listed as follows:

- Reliable and consistent process – widely used with successful track record
- Lowest Operations & Maintenance costs
- Major reduction in solids
- Pathogen reduction (Class B) allows immediate land application
- Improved dewater ability of solids
- Enclosed to control odors
- Potential beneficial use of digester gas

The following was presented for an Anaerobic Digestion Project Implementation:

- 3-year project implementation period for anaerobic digesters
- Hybrid solution required to meet short-term operations over the implementation period and long-term capital savings/operability
- Short-term operations – utilize aerated static pile technology on existing compost site
  - Reduces landfill fees and trucking costs (short-term)
  - Use as sludge storage during inclement weather (long-term)
  - Gives a head-start to class A sludge (potential future requirement)
- Financing with revenue bonds likely required to allow fast implementation

The following Study Recommendations was presented:

- Implement anaerobic digestion at the appropriate time
- Pursue financing with revenue bonds to speed implementation
- Continue with aerated static pile composting by improving existing compost area
- Continue landfilling remainder of sludge until digesters are constructed.

Discussion was held with regards to the progress and improvements made at the WWTP. Willie Skala, 323 Mallard Lane commented that the odor had been worse since Memorial Day, but was much better before that. Discussion was held regarding Swift taking care of their own waste. Ron Miller, 704 South Cherry Street stated this problem had been going on for 25 years, but the smell had improved except for some rendering smell. Gary Greer, City Administrator commented that the rendering smell would not go away as long as we had a meat packing plant.

Lewis Kent, 624 East Meves stated the odor was much better and we should continue to do what we're doing. Jan Mefferd, 2725 East Seedling Mile Road thanked the Mayor and Council for what had been done. Ben Thayer, Waste Water Superintendent commented on the stock piling of straw from Fonner Park.

Jeff Greer, 514 South Shady Bend Road commented that the odor had been great except for a couple of days and encouraged the City to keep up the good work.

City Administrator Gary Greer stated City staff needed direction from the Council. It was the consensus of the Council to move forward with this project.

Mayor Vavricek stated this will be brought forward to the Council in the near future.

ADJOURNMENT: The meeting was adjourned at 9:15 p.m.

RaNae Edwards  
City Clerk



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item G4

### **Approving Re-Appointments of Jacalyn Ayoub and Roy Anderson to the Community Development Advisory Board**

*The Mayor has submitted the re-appointments of Jacalyn Ayoub and Roy Anderson to the Community Development Advisory Board. These appointments would become effective July 1, 2006, upon approval by City Council and would expire on June 30, 2009. Approval is recommended.*

**Staff Contact: Chad Nabity**



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item G5

**#2006-173 - Approving Bid Award - 2006/2007 Truck with  
Telescopic Articulating Aerial Device - Underground Division,  
Utilities**

Staff Contact: Gary R. Mader; Dale Shotkoski

# Council Agenda Memo

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

**Meeting:** June 13, 2006

**Subject:** Bid Award – 2007 Truck with Telescopic Aerial Platform and Chassis

**Item #'s:** G-5

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

## Background

The '05-'06 Electric Department budget includes the replacement of a 25 year old 1981 Ford F606 bucket truck. Specifications were prepared for the purchase of a standard truck and telescoping bucket for the Electric Underground Division. The specifications were advertised in accordance with the City Procurement Code and publicly opened by the City Clerk on June 1, 2006.

Specifications were sent to seven potential bidders. Seven bids were received from three firms. The bids received were:

Bidder	Truck	Equipment	Base Bid	Trade-In	Total Cost
Drake-Scruggs Equipment, Inc. Grandview, MO (Primary Bid)	Freightliner	Versalift VST 5000I	\$144,842.00	\$8,000.00	\$136,842.00
Drake-Scruggs Alternate #1	Ford F750	Versalift VST 5000I	\$145,584.00	\$8,000.00	\$137,584.00
Drake-Scruggs Alternate #2	Sterling 7500	Versalift VST 5000I	\$145,756.00	\$8,000.00	\$137,756.00
Drake-Scruggs Alternate #3	International 4400	Versalift VST 5000I	\$151,554.00	\$8,000.00	\$143,554.00
Drake Scruggs Alternate #4	GMC TC 7500	Versalift VST 5000I	\$154,217.00	\$8,000.00	\$146,217.00
Altec Industries, Inc. St. Joseph MO	Freightliner	Altec Model TA 50	\$144,980.00	\$2,000.00	\$142,980.00
Terex/Utilities West Commerce City CO	Freightliner	High Ranger TL 50P	\$154,109.00	\$3,500.00	\$150,609.00

## **Discussion**

Drake-Scruggs Equipment, Inc. provided the low bid. The low bidder took some minor exceptions to the specifications. The exceptions will not adversely affect the operation of the bucket truck, and the low bid is compliant.

The truck chassis for the recommended unit would be from Nebraska Truck Center of Grand Island.

## **Alternatives**

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

1. Move to approve the purchase of the 2007 Truck with Aerial Platform from the low, compliant bidder
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 award the bid for the 2007 Truck with Aerial Platform to Drake-Scruggs Equipment of Grandview, Missouri in the amount of \$144,842.00, less the trade-in of a 1981 Ford F606 with a Hy-Ranger SF1-45PB bucket for \$8,000.00 for a net contract award of \$136,842.00.

## **Sample Motion**

Motion to approve the purchase of the 2007 Truck with Aerial Platform to Drake-Scruggs Equipment of Grandview, Missouri.



Dale M. Shotkoski, Assistant City Attorney

*Working Together for a  
Better Tomorrow, Today*

**BID OPENING**

**BID OPENING DATE:** June 1, 2006 at 11:00 a.m.  
**FOR:** 2006/2007 Truck w/ Telescopic Articulating Aerial Platform & Chassis  
**DEPARTMENT:** Utilities  
**ESTIMATE:** \$175,000.00  
**FUND/ACCOUNT:** 520  
**PUBLICATION DATE:** May 4, 2006  
**NO. POTENTIAL BIDDERS:** 3

**SUMMARY**

<b>Bidder:</b>	Terex/Utilities Commerce City, CO	Altec Industries, Inc. St. Joseph, MO	Drake-Scruggs Eq. Inc Grandview, MO
<b>Bid Security:</b>	Bid Bond Travelers Casualty & Surety Co. of America	Bid Bond Western Surety Co.	Cashiers Check
<b>Exceptions:</b>	Noted	Noted	Noted
<b>Total Base Bid</b>	<b>\$154,109</b>	<b>\$144,980</b>	<b>\$144,842</b>
<b>Less Trade</b>	<b>\$ 3,500</b>	<b>\$ 2,000</b>	<b>\$ 8,000</b>
<b>Bid Price:</b>	<b>\$150,609</b>	<b>\$142,980</b>	<b>\$136,842</b>

cc: Gary Mader, Utilities Director  
Pat Gericke, Utilities Admin. Assist.  
Dale Shotkoski, Purchasing Agent

Robert Smith, Assistant Utilities Director  
Gary Greer, City Administrator  
Laura Berthelsen, Legal Assistant



RESOLUTION 2006-173

WHEREAS, the City of Grand Island invited sealed bids for 2006/2007 Truck – Complete Unit with Telescopic Articulating Aerial Platform and Chassis, according to plans and specifications on file in the office of Utilities Administration; and

WHEREAS, on June 1, 2006, bids were received, opened and reviewed; and

WHEREAS, Drake-Scruggs Equipment, Inc. of Grandview, Missouri, 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 \$144,842, less the trade-in of \$8,000 for a net contract award of \$136,842; and

WHEREAS, Drake-Scruggs Equipment, Inc.'s bid is less than the estimate for such vehicle.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of Drake-Scruggs Equipment, Inc. of Grandview, Missouri, in the amount of \$144,842, less the trade-in of \$8,000 for a net contract award of \$136,842 for 2006/2007 Truck – Complete Unit with Telescopic Articulating Aerial Platform and Chassis is hereby approved as the lowest responsible bid.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, June 13, 2006.

---

Jay Vavricek, Mayor

Attest:

---

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
June 7, 2006	☐ City Attorney



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item G6

**#2006-174 - Approving Acquisition of Tracts of Right-of-Way  
Along Capital Avenue Between Moores Creek Drain and Webb  
Road for Capital Avenue Widening; Street Improvement District  
1256**

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

Staff Contact: Steven P. Riehle, Public Works Director

R E S O L U T I O N    2006-174

WHEREAS, on July 12, 2005, by Resolution 2005-196, the City Council of the City of Grand Island approved the acquisition of real property for utility easements and right-of-way purposes to widen Capital Avenue from the Moore's Creek Drainway (approximately one-half mile west of U.S. Highway 281) east to Webb Road; and

WHEREAS, a public hearing was held on June 13, 2006, for the purpose of discussing the acquisition of an additional public utility easement from Northwest Crossings L.L.C., a limited liability company, for this project, such easement is hereby described as follows:

A tract of land consisting of part of Lot 1, Block 8 of Replat of Block 8, Continental Gardens Addition, located in Lot 1 of Fractional Section 7 and the Northwest Quarter (NW1/4) of Section 8, all in Township 11 North, Range 9 West of the 6<sup>th</sup> P.M. in the City of Grand Island, Hall County, Nebraska, and more particularly described as follows:

Commencing at the northwest corner of said Lot 1, said point also being on the south right-of-way (R.O.W.) line of Capital Avenue and the point of beginning; thence southerly along the west line of said Lot 1 a distance of 35.00 feet; thence easterly along a line being 35.00 feet south of and parallel to the north line of said Lot 1 a distance of 37.00 feet; thence northeasterly a distance of 49.19 feet to a point on the north line of said Lot 1, said point being 72.00 feet easterly from the northwest corner of said Lot 1; thence westerly along the north line of said Lot 1 a distance of 72.00 feet to the point of beginning. Said Public Utility Easement contains 1907.31 square feet or 0.044 acres more or less of which 279.99 square feet is existing public utility easement.

WHEREAS, corrections need to be made to the legal descriptions for the tracts of land acquired at the July 12, 2005 council meeting, such corrected legal descriptions are set out as follows:

Tract No.	Property Description
<p style="text-align: center;">3</p> <p>Bluestem Properties, L.L.C.</p> <p>ROW Acquisition</p>	<p>A tract of land consisting of part of Lot 3 of Bosselman Subdivision, located in the Southwest Quarter of the Southeast Quarter (SW1/4, SE1/4) of Section 1, Township 11 North, Range 10 West of the 6th P.M., City of Grand Island, Hall County, Nebraska and more particularly described as follows:</p> <p>Commencing at the southwest corner of said Lot 3, said point also being on the north Right-Of-Way (R.O.W.) line of Capital Avenue and the Point of Beginning; thence on an assumed bearing of N00°26'48"E along the west line of said Lot 3 a distance of 12.13 feet; thence S89°09'29"E a distance of 115.95 feet; thence S88°21'25"E a distance of 111.33 feet; thence N46°38'35"E a distance of 31.61 feet; to a point on the east line of said Lot 3, said line also being the west R.O.W. line of Diers Avenue; thence S00°29'31"W along the east line of said Lot 3 a distance of 32.47 feet to the southeast corner of said Lot 3, said corner also being</p>

Approved as to Form <input type="checkbox"/> _____ June 8, 2006 <input type="checkbox"/> City Attorney
---

	<p>the point of intersection of the west R.O.W. line of Diers Avenue and the north R.O.W. line of Capital Avenue; thence N89° 11'24"W along the south line of said Lot 3 a distance of 250.05 feet to the point of beginning. Said tract contains 3144.02 square feet or 0.072 acres more or less.</p>
<p>5  Poland Oil, Inc.  Utility Easement</p>	<p>A Public Utility and Walk Easement consisting of part of Lot 1, Block 1 of Dickey Subdivision located in the Southeast Quarter of the Southeast Quarter (SE1/4, SE1/4) of Section 1, Township 11 North, Range 10 West of the 6th P.M., City of Grand Island, Hall County, Nebraska and more particularly described as follows:</p> <p>Commencing at the northwest corner of Lot 2, Block 1 of said Dickey Subdivision, said point being on the east Right-Of-Way (R.O.W.) line of U.S. Highway #281; thence on an assumed bearing of S00°29'32"W along the west line of said Lots 1 and 2 a distance of 471.69 feet to the Point of Beginning; thence S88°33'03"E a distance of 176.69 feet; thence N66°24'30"E a distance of 9.84 feet to a point on the east line of said Lot 1; said line also being the west R.O.W. line of St. Patrick Avenue; thence S00°16'58"W along said east line of Lot 1 a distance of 17.00 feet to the southeast corner of said Lot 2, said corner also being the point of intersection of the west R.O.W. line of St. Patrick Avenue and the north R.O.W. line of Capital Avenue; thence N89°00'48"W along the south line of said Lot 1 a distance of 185.72 feet to the southwest corner of said Lot 1, said corner also being the point of intersection of the north R.O.W. line of Capital Avenue and the east R.O.W. line of U.S. Highway #281; thence N00°29'32"E along the west line of said Lot 1 a distance of 14.33 Feet to the point of beginning. Said Public Utility and Walk Easement contains 2541.15 square feet or 0.058 acres more or less.</p>
<p>20  Gordman Grand Island, L.L.C.  Utility Easement</p>	<p>A Public Utility and Trail Easement consisting of part of an unplatted tract of land recorded as Instrument Number 04-11617, Hall County Register of Deeds, located in the Northeast Quarter of the Northeast Quarter (NE1/4, NE1/4) of Section 12, Township 11 North, Range 10 West of the 6th P.M., City of Grand Island, Hall County, Nebraska and more particularly described as follows:</p> <p>Commencing at the northwest corner of Lot 2 of Grand Island Plaza Subdivision, City of Grand Island, Hall County, Nebraska, said point being on the east Right-Of-Way (R.O.W.) line of U.S. Highway #281; thence on an assumed bearing of N00°18'43"E along said east R.O.W. line a distance of 135.61 feet to the Point of Beginning; thence continuing N00°18'43"E along said east R.O.W. line a distance of 17.19 feet; thence S89°00'48"E a distance of 199.94 feet to a point on the west line of Lot 3 of said Grand Island Plaza Subdivision; thence S00°20'08"W along the west line of said Lot 3 a distance of 11.28 feet; thence S89°17'39"W a distance of 199.96 feet to the point of beginning. Said Public Utility and Trail Easement contains 2845.58 square feet or 0.065 acres more or less.</p>

21 Gordman Grand Island, L.L.C.	A Public Utility and Trail Easement consisting of part of Lot 3 of Grand Island Plaza Subdivision, located in the Northeast Quarter of the Northeast Quarter (NE1/4, NE1/4) of Section 12, Township 11 North, Range 10 West of the 6th P.M., City of Grand Island, Hall County, Nebraska and more particularly described as follows:
Utility Easement	Commencing at the southwest corner of said Lot 3; thence on an assumed bearing of N00°20'08"E along the west line of said Lot 3 a distance of 141.68 feet to the Point of Beginning; thence continuing N00°20'08"E along said west line a distance of 11.28 feet; thence S89°01'35"E a distance of 349.71 feet; thence S32°43'06"E a distance of 1.21 feet; thence S89°17'39"W a distance of 350.41 feet to the point of beginning. Said Public Utility and Trail Easement contains 2152.74 square feet or 0.049 acres more or less.

WHEREAS, the ownership to Tract No. 23 described in Resolution 2005-196 has changed to Northwest Crossings L.L.C.; and

WHEREAS, Section 19-709, R.R.S. 1943, authorizes the City to appropriate private property for use of the City for public facilities; and

WHEREAS, in the event the property authorized for acquisition herein and/or authorized for acquisition in Resolution 2005-196 pertaining to the widening of Capital Avenue from the Moore's Creek Drainway east to Webb Road is unable to be resolved between the parties, it is recommended that the City be authorized to pursue eminent domain proceedings for such acquisition.

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

1. The City of Grand Island is hereby authorized to acquire a permanent utility easement from Northwest Crossings L.L.C. on the above identified tract of land.
2. The City of Grand Island is hereby authorized to acquire permanent utility easements and/or right of way with respect to the corrected legal descriptions outlined above.
3. The City of Grand Island is hereby authorized to acquire Tract No. 23 described in Resolution 2005-196 from its new owner, Northwest Crossings L.L.C.
4. In the event the acquisition of the above-described property, and the property identified and authorized for acquisition pursuant to Resolution 2005-196, cannot be successfully negotiated, that the City Attorney is hereby authorized and directed to commence condemnation proceedings on behalf of the City of Grand Island to acquire it for the Capital Avenue widening project.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, June 13, 2006.

---

Jay Vavricek, Mayor

Attest:

---

RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item G7

**#2006-175 - Approving Bid Award - Fire Station 4 Roof Replacement**

Staff Contact: Jim Rowell

# **Council Agenda Memo**

**From:** Jim Rowell, Fire Chief  
**Meeting:** June 13, 2006  
**Subject:** Fire Station 4 Roof Replacement  
**Item #'s:** G-7  
**Presenter(s):** Jim Rowell, Fire Chief

## **Background**

Bids for replacing the roof at Fire Station 4 were opened on May 24, 2006 at 11:00 a.m. There were two bidders on the project. Husker Sales and Distribution Inc. of Grand Island, NE submitted the low bid of \$36,510.00.

## **Discussion**

Fire Station 4 has had reoccurring problems with leaks in the roof. The new roof will use the standing seam metal roofing. The new roof will provide higher quality materials and eliminate the current problem. The roofing material is the same as that being used in the new Fire Station 1 and is planned for next year on Fire Station 3.

## **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 approve the bid for the roof replacement of Fire Station 4 in the amount of \$36,510.00.



## **Sample Motion**

Motion to approve the awarding of the contract for roof replacement of Fire Station 4 to Husker Sales and Distribution Inc. of Grand Island, Nebraska in the amount of \$36,510.00.



Dale M. Shotkoski, Assistant City Attorney

*Working Together for a  
Better Tomorrow, Today*

**BID OPENING**

**BID OPENING DATE:** May 24, 2006 at 11:00 a.m.  
**FOR:** Roof Replacement – Fire Station 4  
**DEPARTMENT:** Fire  
**ESTIMATE:** \$30,000.00  
**FUND/ACCOUNT:** 10022101-85612  
**PUBLICATION DATE:** May 12, 2006  
**NO. POTENTIAL BIDDERS:** 4

**SUMMARY**

<b>Bidder:</b>	<b><u>Husker Sales &amp; Dist., Inc.</u></b> Grand Island, NE	<b><u>Steel Crafters, Inc.</u></b> Grand Island, NE
<b>Bid Security:</b>	\$1,825.50	\$2,173.80
<b>Exceptions:</b>	Noted	None
<b>Bid Price:</b>	\$36,510.00	\$42,478.00

cc: Jim Rowell, Fire Chief  
Gary Greer, City Administrator  
Laura Berthelsen, Legal Assistant

Chris Hoffman, Fire Admin. Assist.  
Dale Shotkoski, Purchasing Agent

**P1091**

## CONTRACT AGREEMENT

THIS AGREEMENT made and entered into this 13<sup>th</sup> day of June, 2006, by and between Husker Sales & Distribution, Inc. hereinafter called the Contractor, and the City Of Grand Island, Nebraska, hereinafter called the City.

WITNESSETH:

THAT, WHEREAS, in accordance with law, the City has caused contract documents to be prepared and an advertisement calling for bids to be published, for and in consideration with REPLACING THE ROOF AT FIRE STATION 4; and

WHEREAS, the City, in the manner prescribed by law, has publicly opened, examined, and canvassed the bids submitted, and has determined the aforesaid Contractor to be the lowest responsive and responsible bidder, and has duly awarded to the said Contractor a contract therefore, for the sum or sums named in the Contractor's bid, a copy thereof being attached to and made a part of this contract;

NOW, THEREFORE, in consideration of the compensation to be paid to the Contractor and of the mutual agreements herein contained, the parties have agreed and hereby agree, the City for itself and its successors, and the Contractor for itself, himself, or themselves, and its, his, or their successors, as follows:

ARTICLE I. That the Contractor shall (a) furnish all tools, equipment, superintendence, transportation, and other construction materials, services and facilities; (b) furnish, as agent for the City, all materials, supplies and equipment specified and required to be incorporated in and form a permanent part of the completed work; (c) provide and perform all necessary labor; and (d) in a good substantial and workmanlike manner and in accordance with the requirements, stipulations, provisions, and conditions of the contract documents as listed in the attached General Specifications, said documents forming the contract and being as fully a part thereof as if repeated verbatim herein, perform, execute, construct and complete all work included in and covered by the City's official award of this contract to the said Contractor, such award being based on the acceptance by the City of the Contractor's bid;

ARTICLE II. That the City shall pay to the contractor for the performance of the work embraced in this contract and the contractor will accept as full compensation therefore the sum (subject to adjustment as provided by the contract) of Thirty-six thousand five hundred ten dollars and zero cents ( \$ 36,510.00 ) for all services, materials, and work covered by and included in the contract award and designated in the foregoing Article I; payments thereof to be made in cash or its equivalent in the manner provided in the General Specifications.

ARTICLE III. The contractor hereby agrees to act as agent for the City in purchasing materials and supplies for the City for this project. The City shall be obligated to the vendor of the materials and supplies for the purchase price, but the contractor shall handle all payments hereunder on behalf of the City. The vendor shall make demand or claim for payment of the purchase price from the City by submitting an invoice to the contractor. Title to all materials and supplies purchased hereunder shall vest in the City directly from the vendor. Regardless of the method of payment, title shall vest immediately in the City. The contractor shall not acquire title to any materials and supplies incorporated into the project. All invoices shall bear the contractor's name as agent for the City. This paragraph will apply only to these materials and supplies actually incorporated into and becoming a part of the finished product of **replacing the roof at Fire Station 4**.

ARTICLE IV. That the contractor shall start work as soon as possible after the contract is signed and the required insurance is approved, and that the Contractor shall complete the work by September 1, 2006, unless circumstances prohibit working conditions for the replacement of the roof at Fire Station 4. It is understood and agreed that time is the essence of the contract.

ARTICLE V. The Contractor agrees to comply with all applicable State fair labor standards in the execution of this contract as required by Section 73-102, R.R.S. 1943. The Contractor further agrees to comply with the provisions of Section 48-657, R.R.S. 1943, pertaining to contributions to the Unemployment Compensation Fund of the State of Nebraska. During the performance of this contract, the contractor and all subcontractors agree not to discriminate in hiring or any other employment practice on the basis of race, color, religion, sex, national origin, age or disability. The Contractor agrees to comply with all applicable Local, State and Federal rules and regulations. The Contractor further agrees to maintain a drug-free workplace policy.

CONTRACT AGREEMENT (Continued)

IN WITNESS WHEREOF, the parties hereto have executed this Contract Agreement as of the date and year first above written.

Contractor Husker Sales & Dist, Inc.

By Bruce H. Leint

Date 6-08-2006

Title Project Manager

CITY OF GRAND ISLAND, NEBRASKA,

By \_\_\_\_\_

Mayor

Date \_\_\_\_\_

Attest: \_\_\_\_\_

City Clerk

The contract, bonds and insurance are in due form according to law and are hereby approved.

\_\_\_\_\_  
Attorney for the City

Date \_\_\_\_\_

RESOLUTION 2006-175

WHEREAS, the City of Grand Island invited sealed bids for Roof Replacement – Fire Station No. 4, according to specifications on file with the Fire Administration Office; and

WHEREAS, on May 24, 2006, bids were received, opened and reviewed; and

WHEREAS, Husker Sales & Distribution, Inc. of Grand Island, Nebraska, submitted a bid in accordance with the terms of the advertisement of bids and specifications and all other statutory requirements contained therein, such bid being in the amount of \$36,510.00; and

WHEREAS, Husker Sales & Distribution, Inc.' bid is more than the estimate for such project, however funding is available in the budget for the Fire Department.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of Husker Sales & Distribution, Inc. of Grand Island, Nebraska, in the amount of \$36,510.00 for Fire Station No. 4 roof replacement 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, June 13, 2006.

\_\_\_\_\_  
Jay Vavricek, Mayor

Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk

Approved as to Form  \_\_\_\_\_  
June 7, 2006  City Attorney



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item H1

**Consideration of Request from Iglesia De Dios Eben-Ezer for  
Conditional Use Permit for Tent Revival Meetings Located at 502  
East Capital Avenue**

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

Staff Contact: Craig Lewis



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item I1

**#2006-176 - Approving Request of RD & D, Inc. dba Eddie's Fast Gas & More, 417 North Sycamore Street for a Class "D" Liquor License and Request from Gary Starostka, 663 Faidley Court Apt. 1 for Liquor Manager Designation**

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

Staff Contact: RaNae Edwards

RESOLUTION 2006-176

WHEREAS, an application was filed by RD & D, Inc., doing business as Eddie's Fast Gas & More at 417 North Sycamore Street for a Class "D" Liquor License; and

WHEREAS, a public hearing notice was published in the *Grand Island Independent* as required by state law on June 3, 2006; such publication cost being \$13.60; and

WHEREAS, Gary Starostka has applied for a liquor manager designation for the business; and

WHEREAS, a public hearing was held on June 13, 2006, for the purpose of discussing such liquor license application.

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

\_\_\_\_\_ The City of Grand Island hereby recommends approval of the above-identified liquor license application.

\_\_\_\_\_ The City of Grand Island hereby makes no recommendation as to the above-identified liquor license application.

\_\_\_\_\_ The City of Grand Island hereby makes no recommendation as to the above-identified liquor license application with the following stipulations: \_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_ The City of Grand Island hereby recommends denial of the above-identified liquor license application for the following reasons: \_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_ The City of Grand Island hereby recommends the application of Gary Starostka as liquor manager of such business upon the completion of a state approved alcohol server / seller training program.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, June 13, 2006.

\_\_\_\_\_  
Jay Vavricek, Mayor

Attest:

\_\_\_\_\_

Approved as to Form    ☐ \_\_\_\_\_  
June 7, 2006            ☐ City Attorney



RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item J1

### **Approving Payment of Claims for the Period of May 24, 2006 through June 13, 2006**

*The Claims for the period of May 24, 2006 through June 13, 2006 for a total amount of \$3,728,732.69. A MOTION is in order.*

Staff Contact: RaNae Edwards



# City of Grand Island

Tuesday, June 13, 2006

Council Session

## Item J2

### **Approving Payment of Claims for the Library Expansion for the Period of May 10, 2006 through May 23, 2006**

*The Claims for the Library Expansion for the period of May 10, 2006 through June 13, 2006 for the following requisitions.*

#28 \$ 470.00

#29 \$249,580.30

*A MOTION is in order.*

Staff Contact: Dave Springer

EXHIBIT B  
Mortgage, Trust Indenture and Security Agreement

Requisition Form

REQUISITION FOR DISBURSEMENT

Requisition No. 28

TO: Wells Fargo Bank, National Association, Trustee  
1248 O Street, 4th Floor  
Lincoln, NE 68501  
Attention: Trust Department

As Trustee under that Mortgage, Trust Indenture and Security Agreement, dated as of October 1, 2005 (the "Indenture"), executed by Grand Island Facilities Corporation, a Nebraska nonprofit corporation (the "Corporation") under which you serve as trustee, you are hereby directed to make payment from the Construction Fund (and/or Costs of Issuance Fund) pursuant to Article VI of said Indenture of the following amounts to the persons or firms indicated:

<u>Payee</u>	<u>Dollar Amount</u>	<u>Reason for Payment</u>
Olsson Associates	\$470.00	OA Project No. 2-2006-0141.02 - Footings

Pursuant to said Indenture, the undersigned Project Manager does hereby certify the following:

1. The above requested payments represent obligations incurred in the amounts shown by or on behalf of the Corporation with respect to the Project (or for costs of issuance for the Building Bonds) and have not previously been paid from the Construction Fund (and/or Costs of Issuance Fund).
2. The payments requested above represent disbursements permitted to be made from the Construction Fund (and/or Costs of Issuance Fund) under the terms of the Indenture and the Agreement (as defined in the Indenture), by and between said Corporation and the City of Grand Island, Nebraska.
3. Attached to this Requisition are copies of the invoices in the case of payment to third parties for services or materials. In the case of payments to the contractor under the Construction Contract (as defined in the Indenture) such contractor's application (and/or architect's certificate for payment).

IN WITNESS WHEREOF, the undersigned has caused this disbursement requisition to be executed pursuant to the terms of said Indenture this 25th day of May, 2006.

  
\_\_\_\_\_  
Project Manager

(402) 474-6311  
Fax (402) 474-5160



**OLSSON ASSOCIATES**  
ENGINEERS • PLANNERS • SCIENTISTS • SURVEYORS

1111 Lincoln Mall  
Suite 111  
P.O. Box 84608  
Lincoln, NE 68501-4608

Edith Abbott Memorial Library  
211 N Washington St  
Grand Island, NE 68801

Invoice number 86537  
Date 5/22/2006

Contract: 2-2006-0141

Client ID: 4338

Edith Abbott Mem Library GI

Scope of Work: OA Project No. 2-2006-0141.02 - Footings

Professional services rendered from April 9, 2006 through May 6, 2006 for work completed in accordance with our verbal agreement. Services completed this period include concrete tests for footing construction.

---

### 2-12-411 E Abbott Mem Lib Footing Insp

#### Testing

<u>Vendor / Activity</u>	<u>Units</u>	<u>Rate</u>	<u>Amount</u>
Concrete Cylinders/Slump & Air	5.00	60.00	300.00
Trip Charge - 30-mile Radius	5.00	10.00	50.00
Concrete Cylinder Breaks	12.00	10.00	120.00
Testing subtotal	22.00		470.00
Item subtotal			470.00
Invoice total			470.00

Approved by

  
Jeffrey R. Palik

**INVOICE PAYMENT IS REQUESTED WITHIN 30 DAYS**

EXHIBIT B  
Mortgage, Trust Indenture and Security Agreement

Requisition Form

REQUISITION FOR DISBURSEMENT

Requisition No 29

TO: Wells Fargo Bank, National Association, Trustee  
1248 O Street, 4th Floor  
Lincoln, NE 68501  
Attention: Trust Department

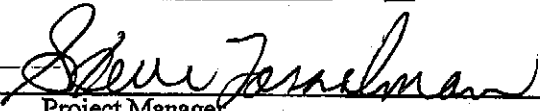
As Trustee under that Mortgage, Trust Indenture and Security Agreement, dated as of October 1, 2005 (the "Indenture"), executed by Grand Island Facilities Corporation, a Nebraska nonprofit corporation (the "Corporation") under which you serve as trustee, you are hereby directed to make payment from the Construction Fund (and/or Costs of Issuance Fund) pursuant to Article VI of said Indenture of the following amounts to the persons or firms indicated:

<u>Payee</u>	<u>Dollar Amount</u>	<u>Reason for Payment</u>
Mid Plains Construction Co.	\$249,580.30	Library Expansion/Remodel Project

Pursuant to said Indenture, the undersigned Project Manager does hereby certify the following:

1. The above requested payments represent obligations incurred in the amounts shown by or on behalf of the Corporation with respect to the Project (or for costs of issuance for the Building Bonds) and have not previously been paid from the Construction Fund (and/or Costs of Issuance Fund).
2. The payments requested above represent disbursements permitted to be made from the Construction Fund (and/or Costs of Issuance Fund) under the terms of the Indenture and the Agreement (as defined in the Indenture), by and between said Corporation and the City of Grand Island, Nebraska.
3. Attached to this Requisition are copies of the invoices in the case of payment to third parties for services or materials. In the case of payments to the contractor under the Construction Contract (as defined in the Indenture) such contractor's application (and/or architect's certificate for payment).

IN WITNESS WHEREOF, the undersigned has caused this disbursement requisition to be executed pursuant to the terms of said Indenture this 31st day of May, 2006.

  
Project Manager

**MID PLAINS CONSTRUCTION CO.**

1319 W. North Front St.  
GRAND ISLAND, NE 68801

**(308) 382-2760**

Grand Island Facilities Corporation  
PO Box 1968  
Grand Island, NE 68802

TERMS: net 10 days

PLEASE DETACH AND RETURN WITH YOUR REMITTANCE

\$ \_\_\_\_\_

**STATEMENT**

DATE	5/31/06
NUMBER	50175

DATE	CHANGES AND CREDITS	BALANCE	
	BALANCE FORWARD		
	Re: Edith Abbott Memorial Library 2005 Expansion/Remodel Project		
	Mid Plains Labor & Materials to Date	\$ 547,634.30	
	Cannon Moss Brygger & Assoc	400,501.13	
	Diamond Engineering Co.	184,864.70	
	Subcontractors	588,866.87	
	Subtotal	\$1,721,867.00	
	Management Fee (6.1%)	105,033.89	
	Total Costs to Date	1,826,900.89	
	Less 5% retainage	-91,345.04	
	Subtotal	\$1,735,555.85	
	Less previous billings	-1,485,975.55	
	Balance Due this Invoice	\$249,580.30	

**MID PLAINS CONSTRUCTION CO.**

*Thank You*

PAY LAST AMOUNT  
IN THIS COLUMN