
City of Grand Island



Tuesday, August 22, 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 Onamae Waddel, Trinity United Methodist Church, 511 North Elm 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, August 22, 2006

Council Session

Item C1

Recognition of Brian Sands, Street Supervisor for 40 Years of Service with the City of Grand Island

The Mayor and City Council will recognize Brian Sands, Public Works Street Supervisor for 40 Years of Service with the City. Mr. Sands was hired on August 17, 1966 as a Regular Laborer in the Street Department, then moved to Equipment Operator I on August 1, 1970. On February 1, 1974 Mr. Sands was moved to Equipment Operator II and on February 1, 1975 was moved to Maintenance Man II. He was then moved to Foreman I on November 10, 1975 and was promoted to Foreman II on February 10, 1991. Mr. Sands was promoted to his current position of Street Supervisor on October 30, 1992. We Congratulate Mr. Sands for his dedication and service to the City of Grand Island.

Staff Contact: Steve Riehle



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item E1

**Public Hearing on Change of Zoning for Land Proposed for
Platting as Pedcor Second Subdivision Located West of Highway
281 and North of Husker Highway from B2 General Business to
RD Residential Development**

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission

Meeting: August 22, 2006

Subject: Change of Zoning for Land Proposed for Platting as Pedcor Second Subdivision Located West of Highway 281 and North of husker Highway from B2 General Business to RD Residential Development

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

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

Background

This application proposes to change the zoning on a tract of land proposed for platting as Pedcor Second Subdivision located in part of Lot 5, Block 1, Pedcor Subdivision from B2 General Business to RD Residential Development. This property is located west of Highway 281 and north of Husker Highway. This change will increase the size of the Pedcor (Riverbend Apartments) property without adding any additional dwelling units to what was previously approved.

Discussion

Pedcor Investments is requesting that the City change the zoning on a tract of land in the E ½ of the SE ¼ of 25-11-10. The stated purpose of this rezoning is to amend the final development plan for the Riverbend Apartments to include more property to the north of the existing site and add a small building to one of the apartment buildings for laundry facilities.

The Planning Commission held a hearing on this application at their meeting on August 2, 2006.

No members of the public commented at the public hearing.

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

A motion was made by Brown and seconded by Ruge as presented.

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

Sample Motion

Motion to approve the rezoning for this portion of Lot 5 of Pedcor Subdivision from B2 General Business to RD Residential Development zone, as recommended.

Agenda Item # 5

PLANNING DIRECTOR RECOMMENDATION TO REGIONAL PLANNING COMMISSION:

July 17, 2006

SUBJECT: *Rezoning Request C-21-2006G1*

PROPOSAL: To amend the Final Development Plan for a tract of land in the E ½ of the SE ¼ of 25-11-10. The subject property is located west of Highway 281 and north of Husker Highway. The purpose of this request is to amend the final development plan for the Riverbend Apartments to include more property to the north of the existing site and add a small building to one of the apartment buildings for laundry facilities.

OVERVIEW:

Site Analysis

Current zoning designation:

RD-Residential Development Zone

Permitted and conditional uses:

RD: Residential uses at a rate of 1 unit per 1000 square feet (43 units per acre). Churches, schools, country clubs, daycare centers.

Comprehensive Plan Designation:

Medium Density Residential to Office Uses Apartments.

Existing land uses:

None.

Site constraints:

Adjacent Properties Analysis

Current zoning designations:

North: B2-General Business

South: B2-General Business,

East: B2-General Business

West: TA- Transitional Agriculture

Permitted and conditional uses:

TA: Limited agricultural uses, recreational uses and residential development at a density of 1 dwelling unit per 20 acres.

B2: General service, retail and wholesale commercial uses including outdoor sales

Comprehensive Plan Designation:

North: Commercial

South: Commercial

East: Commercial

West: Low to Medium Density Residential

Existing land uses:

North: Farm ground, New Holland

South: Farm ground, city lift station

East: Houses, Gas 'N Shop, Offices

West: Farm Ground, Lutheran High School, Low density residential

EVALUATION:

The proposed rezoning is consistent with the comprehensive plan. The proposed amendment does not alter the number of dwelling units on the site. This is a minor

amendment to increase the size of the lot for the second phase of the Pedcor development. A change has also been made to one building to show room for laundry facilities on site.

Positive Implications:

- *Consistent with intent of the City's Comprehensive Plan:* The City's 2004 Comprehensive Plan has designated this site for Medium Density Residential to Office uses. Rezoning this property to RD- Residential Development District is consistent with the Comprehensive Plan
- *Compatible with adjacent land uses:* The RD zone with apartments as shown will provide a buffer between the commercial uses planned adjacent to Hwy. 281 and the low to medium density residential uses to the west of this property.

Negative Implications:

- *No negative implications foreseen.*

RECOMMENDATION:

That the Regional Planning Commission recommends that the Grand Island City Council **approve** this request to amend the rezoning from B2 General Business to RD Residential Development Zone and to amend the final development plan for the Riverbend Apartments as presented.

_____ Chad Naby AICP, Planning Director

DEVELOPMENT PLAN

LOT 3 PEDCOR SUBDIVISION & LOT 1 PEDCOR SECOND SUBDIVISION
AN ADDITION TO THE CITY OF GRAND ISLAND
HALL COUNTY, NEBRASKA

LOT 2
32.07 Acres

OWNER:

PEDCOR INVESTMENTS, L.L.C.
One Pedcor Square, 770 3rd Avenue S.W.
Carmel, IN 46032

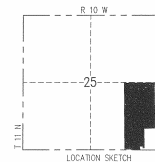
PREPARED BY:

MILLER & ASSOCIATES, P.C.
1111 CENTRAL AVENUE
KEARNEY, NEBRASKA 68847

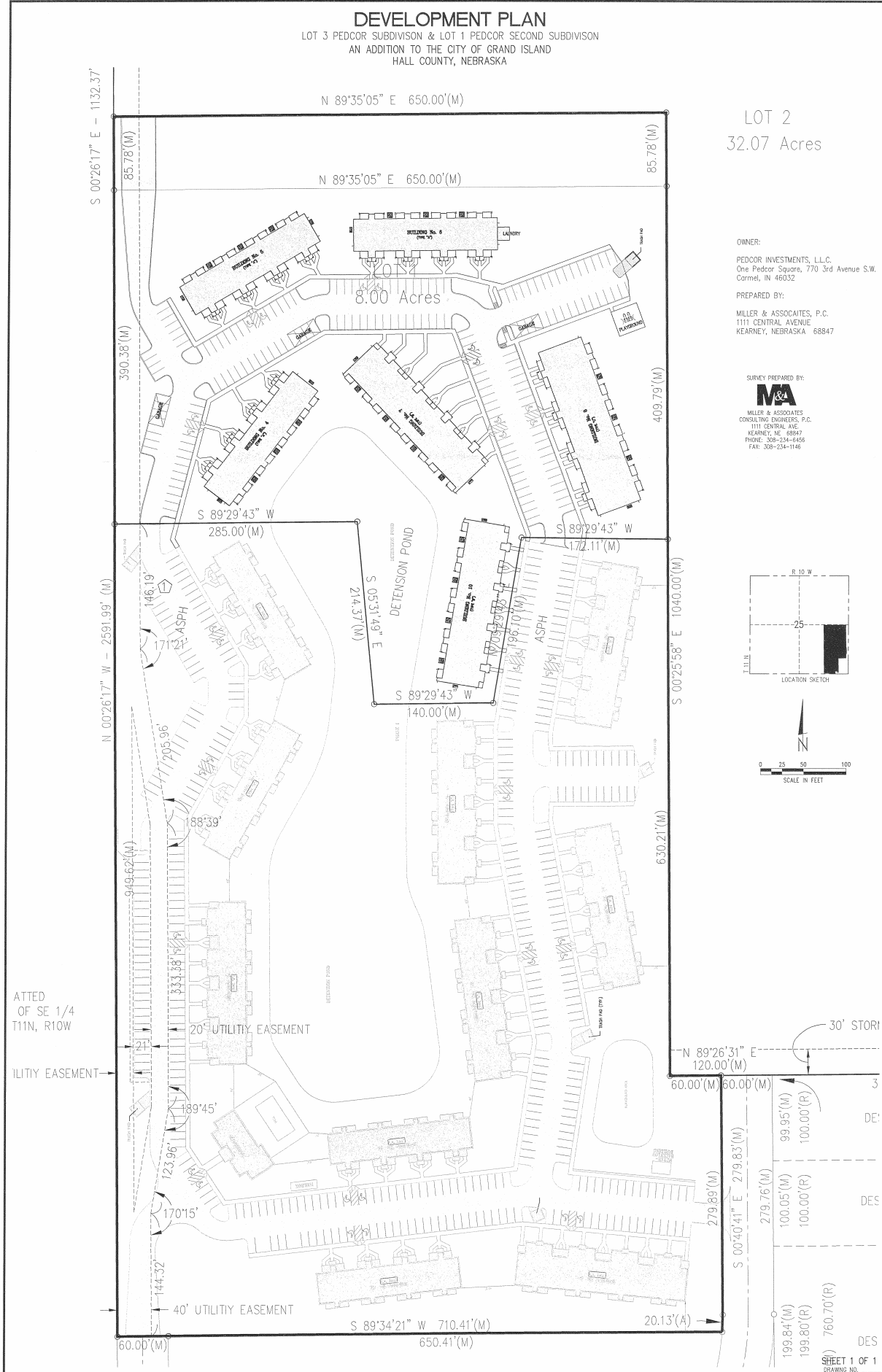
SURVEY PREPARED BY:



MILLER & ASSOCIATES
CONSULTING ENGINEERS, P.C.
1111 CENTRAL AVE.
KEARNEY, NE 68847
PHONE: 308-234-6466
FAX: 308-234-1146



0 25 50 100
SCALE IN FEET



ATTACHED
OF SE 1/4
T11N, R10W

UTILITY EASEMENT



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item E2

**Public Hearing on Request of Ruff's Bar, Inc. dba Ed & Net's, 311
North Walnut Street for a Class "C" Liquor License**

Staff Contact: RaNae Edwards

Council Agenda Memo

From: RaNae Edwards, City Clerk

Meeting: August 22, 2006

Subject: Public Hearing on Request of Ruff's Bar, Inc. dba Ed & Net's, 311 North Walnut Street for a Class "C" Liquor License and Request of Jesse Strinz, 2019 N. Park Avenue for Liquor Manager Designation

Item #'s: E-2 & I-1

Presenter(s): RaNae Edwards, City Clerk

Background

Jesse D. Strinz, owner of Ruff's Bar, Inc. dba Ed & Net's, 311 North Walnut Street has submitted an application for a Class 'C' Liquor License. A Class 'C' Liquor License allows for the sale of alcohol on and off sale 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 is the request of Jesse D. Strinz, 2019 N. Park Avenue for a Liquor Manager Designation. Approval is recommended contingent upon Mr. Strinz completing a state approved alcohol server/training program.

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 Ruff's Bar, Inc. dba Ed & Net's, 311 North Walnut Street for a Class "C" Liquor License and the request of Jesse Strinz, 2019 N. Park Avenue with the stipulation that a state approved alcohol server/seller training program be completed.

Sample Motion

Move to approve the application of Ruff's Bar, Inc. dba Ed & Net's, 311 North Walnut Street for a Class "C" Liquor License and the request of Jesse Strinz, 2019 N. Park Avenue for a Liquor Manager Designation with the stipulation that a state approved alcohol server/seller training program be completed by Mr. Strinz.



**INTEROFFICE
MEMORANDUM**
Police Department

*Working Together for a
Better Tomorrow. Today.*

DATE: August 15, 2006
TO: RaNae Edwards, City Clerk
FROM: Brad Brush, Lieutenant, Police Department
RE: Liquor License Application/Manager Designation Application
Ed & Net's, 311 N Walnut, Grand Island, NE 68801

The Grand Island Police Department has received a liquor license application and a manager's designation for Jesse Strinz for Ruff's Bar Inc. dba Ed & Net's, 311 N Walnut, Grand Island, NE 68801.

It is the Police Department's recommendation to accept this Liquor Manager Designation Application in the name of Jesse D Strinz, as well as the Liquor License application for the business, Ruff's Bar Inc. dba Ed & Net's, 311 N Walnut, Grand Island, NE 68801

BB/rk

A handwritten signature in black ink that reads "B. Brush". The signature is written in a cursive, flowing style.

08/10/06
14:29

Grand Island Police Dept.
LAW INCIDENT TABLE

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Page: 1

City : Grand Island
 Occurred after : 16:32:14 08/01/2006
 Occurred before : 16:32:14 08/01/2006
 When reported : 16:32:14 08/01/2006
 Date disposition declared : 08/04/2006
 Incident number : L06080103
 Primary incident number :
 Incident nature : Liquor Lic Inv Liquor License Investigation
 Incident address : 311 N Walnut
 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	34248		Clausen, Adam L	mentioned
NM	7366		Meier, Andrew W	ruff's owner
NM	24816		Strinz, Jesse D	liq lic applicant
NM	94559		Ruff's Bar,	mentioned
NM	103644		Miller, Brent Michael	witness/mentioned
NM	107431		Keeshan, Heather D	witnes/mentioned

LAW INCIDENT NARRATIVE:

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

The Liquor Manager Designation Applicant's name is Jesse D Strinz
Business-Ruff's Bar Inc. dba Ed & Net's, 311 N Walnut, GI, NE 68801

A check of the Nebraska Criminal Justice Information System (NCJIS) found the following conviction not declared by Jesse D Strinz;

*Issue bad check when no funds available; Hall County, Class 2 Misdemeanor
Offense Date is 05/05/1999, plea is Guilty/Admit, finding is Guilty

In the applicant's application, there is a declaration of a conviction of

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14:29

Grand Island Police Dept.
LAW INCIDENT TABLE

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"Assault-August 27, 1999 unplanned altercation over minor dispute."
A check of the Nebraska Criminal Justice Information System (NCJIS) found the following conviction:
Class I Misdemeanor, Assault-3rd degree; Class 1 Misdemeanor, Buffalo County AMENDED TO...Attempt of a class 1 misdemeanor, Offense Date is 08/28/1999, Plea is No Contest, Finding is Guilty

The applicant plead no contest and was found guilty of Attempted Assault in the 3rd Degree, which is a II Misdemeanor. If the applicant would have been convicted of the 3rd degree assault, he would have been disqualified from obtaining a liquor license in Nebraska.

A National Crime Intelligence Center (NCIC) search reflected no other convictions.

Failure to declare the above conviction of issuing a bad check causes the application to be false.

The application for the Liquor manager and for the Retail Corporation Liquor License is technically inaccurate, thus a false application. However, even if the conviction had been declared it would not have risen to the level of a Class I Misdemeanor, thus disqualifying the applicant.

While Jesse D Strinz was reportedly to be a "Co-owner of Ruff's Bar", the following incidents of concern occurred;
10-30-05 L05104009, Multiple patrons allowed to remain in bar after hours. Jesse D Strinz was reportedly a "Co-owner of Ruff's Bar" by employee Heather Keeshan on 10-30-05.
01-07-06 L06010920, Argument, attempted assault w/ a vehicle and criminal mischief occurred in parking lot just across the alley north of Ruff's bar building, between subjects who had just left the bar. This escalated into a chase and gun shots fired.
01-16-06 L06012178, Patrons in bar after hours, "Owner Andrew Meier" referred to city attorney.
05-13-06 L06052416, Disorderly Report, large group of people involved in fight that started inside Ruff's bar and ended up outside of the bar.

In summation;
It is the police department's recommendation to accept this Liquor Manager Designation Application in the name of Jesse D Strinz, as well as the Liquor License application for the business, Jesse D Strinz dba Ruff's Bar Inc. dba Ed & Net's, 311 N Walnut, GI, NE 68801

LAW SUPPLEMENTAL NARRATIVE:

Seq	Name	Date
1	Brush B	11:30:29 08/07/2006

208, 080106 incident of concern
Grand Island Police Department
Supplemental Report

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14:29

Grand Island Police Dept.
LAW INCIDENT TABLE

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Date, Time: 080106
Reporting Officer: Lieutenant Brush
Unit #: cid
excerpt from L06071588

Miller was interviewed in referrance his involvment in a reported theft of money and alcoholic beverages from Ruff's Bar. Miller admitted stealing money, but denied any involvment in or knowledge of theft of alcoholic beverages. Hed did state, "...though Jesse Strinz may have gave this alcohol away. Miller explained that he has been in the bar when Jesse got drunk and gave away cases of beer to customers."

I conferred w/ NSP #405, Lorri Rogers and determined it is not a violation for owner/employees to drink in the establishment, nor to give free alcoholic beverages away.

excerpt from L06080701

"Adam Clausen found in bar after hours claimed to work there. I arrived on scene and there were approximately 30 people outside the bar. There were several males who were extremely agitated. There were numerous subjects involved that appeared to be extremely intoxicated as well.

Jesse Strinz was not very cooperative. He would not respond to questions asked about what started the fight and who were involved. I entered the bar because one of the participants indicated the offender was still inside. When I walked in, there were three people in the bar; Brooks Wells, Adam Clausen, Heather Miller. Wells and Miller were working. Clausen was standing in the middle of the room talking to Miller. When he saw me, he quickly started looking around for something to do. I asked Miller if he worked there. Clausen quickly spoke up and said that he did. I asked for his ID.

He didn't have his ID with him. Strinz came in the bar and I asked if Clausen worked there. Strinz said he did. I said that it would be easy to verify through time cards/payroll/taxes information. I followed Clausen out to his vehicle to get his ID. I asked him how long he worked there. He said two years, off and on. I later asked Strinz how long Clausen had worked there. Strinz then said that it was Clausen's first night. I remarked that was funny because Clausen told me he had worked there for two years. Strinz replied that Clausen did not work there steady. It appeared both were lying about Clausen being employed there. I obtained the ID of the three who were in the bar. See related information."

2 Brush B 12:41:29 08/10/2006

208, 080906 Strinz inter

Grand Island Police Department
Supplemental Report

Date, Time: 080906
Reporting Officer: Lieutenant Brush

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14:29

Grand Island Police Dept.
LAW INCIDENT TABLE

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Unit #: CID

Strinz was interviewed, in a non-custodial fashion, in GIPD conference room by Inv Kottwitz and I, during which we learned the following in reference to this incident as well as other concerns;

- *Strinz has been affiliated w/ Ruff's approx 7 years; he started as a bartender.
- *Approx 2 years ago Strinz promoted to manager by Andrew Meier.
- *Meier & Strinz verbally agreed to a 10% yearly bonus, which caused Strinz to feel he was more than a manager.
- *Strinz has referred to himself as "Part or Co-Owner of Ruff's Bar" since that time.
- *Strinz contractually entered into an agreement to buy Ruff's, on 05-18-06, contingent upon Strinz obtaining a liquor license in his name.
- *Heather Miller married Jason Keeshan, but they have since divorced; she took back her maiden name.
- *He indicated Heather would have heard him refer to himself as Part or Co-Owner of Ruff's Bar.
- *Reference L06010920, 010706, Strinz did not feel responsible for activity that occurs in the parking lot north of the bar, which is across the city's alley.
- *Reference L06012178, 011606, Strinz advised he was present during the incident, a belated Christmas party and those in attendance were employees and their significant others. 75% of the employees in attendance were employees of Bandit's Bar, owned by Andrew Meier. Strinz & Heather Miller left before officer(s) contacted Meier reference patron's after hours.
- *Reference L06052416, 051306, Strinz advised he was present during the incident, as was Heather Miller & Casey Johnson. Strinz believed Miller called 911, and was sure one of the girls did call 911 at Strinz' direction. The incident started outside, the bar was closed and locked. Strinz advised he did go outside and to attempt to get between the parties to break it up.
- *Reference L06080701, 080506, Strinz advised he was not sure who Sgt Dubbs had been referring to when asked, "How long has he worked here?" Strinz thought he was asking about Brooks Wells when he told Sgt Dubbs, "It is his first night." When Strinz realized it was Clausen Sgt Dubbs was asking about, he told Sgt Dubbs, Clausen had worked there for two years, but not steady. Strinz advised Clausen is not on the payroll, but is called upon on spot situations to help out. To make things right w/ Clausen, Strinz will take him out for dinner, give him drinks, take him to games in Lincoln and other types of activities and Strinz will pick up the tab. Strinz went to school w/ Clausen and they are old friends. Clausen farms south of Grand Island.
- *Since Strinz contractually entered into an agreement to buy Ruff's, on 051806, contingent upon Strinz obtaining a liquor license in his name, Strinz has been having someone on the weekends, usually Clausen, checking IDs at the door and making sure patrons aren't taking drinks out of the bar and or stealing glasses from the bar.

After the interview, I checked L06052416's call Id# 227959 and determined that the incident was called out by an officer.

I also checked L06080701's call Id# 241497 and determined that the incident was called in, "Fight breaking out." No gender or name of caller.



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item E3

**Public Hearing Concerning Acquisition of Utility Easement - 1135
S. Locust - Shafer Properties, LLC**

Staff Contact: Gary R. Mader

Council Agenda Memo

From: Robert H. Smith, Asst. Utilities Director
Meeting: August 22, 2006
Subject: Acquisition of Utility Easement – 1135 S. Locust Street –
Shafer Properties, LLC
Item #'s: E-3, G-6
Presenter(s): Gary R. Mader, Utilities Director

Background

Nebraska State Law requires that acquisition of property must be approved by City Council. The Utilities Department needs to acquire an easement relative to the property of Shafer Properties, LLC, located on the east side of the building located at 1135 South Locust Street, in the City Of Grand Island, Hall County, in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers.

Discussion

This easement will be used to locate a pad-mounted transformer to provide electrical service to the building on the lot. The original lot was split and the second building was originally fed electrically from the main building. Since the property was split, the building on Lot One (1) needs its own service.

Alternatives

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

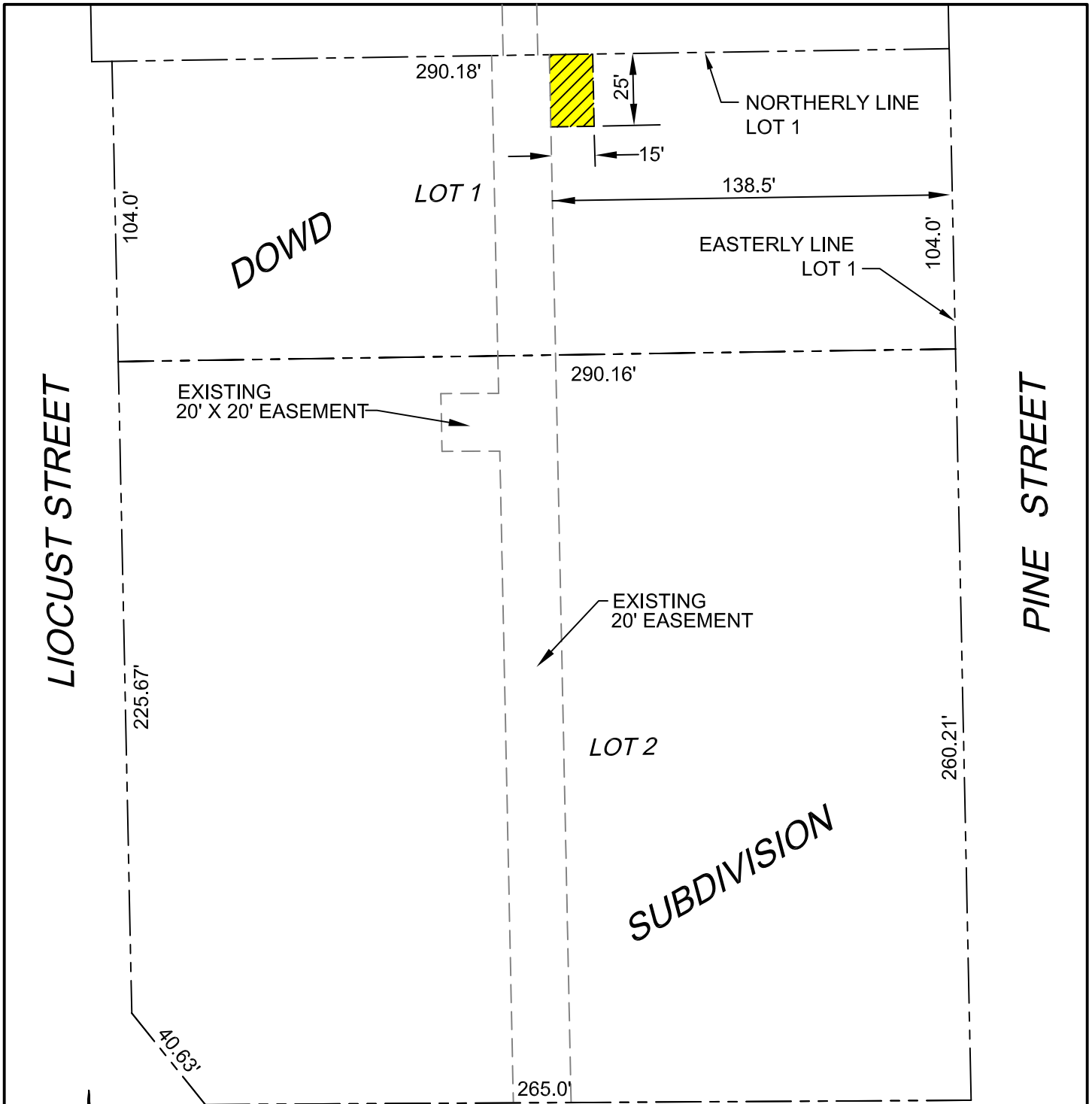
1. Make a motion to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

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

Sample Motion

Motion to approve acquisition of the Utility Easement.



LIOCUST STREET

PINE STREET

FONNER PARK ROAD

DOWD

SUBDIVISION

LOT 1

LOT 2


NORTHERLY LINE
LOT 1

EASTERLY LINE
LOT 1

EXISTING
20' X 20' EASEMENT

EXISTING
20' EASEMENT



LEGEND
 INDICATES 15' X 25'
 UTILITY EASEMENT

CITY OF
GRAND ISLAND
 UTILITIES DEPARTMENT

EXHIBIT "A"

DRN BY: K.J.M.	SCALE: 1" = 50'
DATE: 8/8/2006	FILE: DOWD SUB



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item F1

**#9062 - Consideration of Creation of Water Main District 454 -
Park-View Subdivision**

Staff Contact: Gary R. Mader

Council Agenda Memo

From: Gary R. Mader, Utilities Director

Meeting: August 22, 2006

Subject: Consideration of Creation of Water Main District 454 –
Park-View Subdivision

Item #'s: F-1

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

Background

Ground water polluted by industrial solvents continues to spread eastward across the southern portion of the City. The leading edge is now south of Grand Avenue and west of August Street, crossing the Park-View Subdivision. The City has received a petition from property owners within the Park-View Subdivision requesting the extension of City water service to their area to provide an alternative to their private wells. The District would install water lines in Park Drive, Commerce Avenue, and Pioneer Blvd. See the attached plat for reference.

Discussion

Ordinance 9062 provides for the creation of Water Main District 454. The proposed project would install 8" diameter water mains to serve the 102 lots within the District's boundary. The work is planned as an assessment district. This is the Department's standard method for installing water lines at the request of area property owners in developed areas. The district, if created by Council, is subject to a 30 day protest period. If protests are received from property owners representing less than 50% of the front footage in the District, the District may be continued for construction. With the assessment district process, the Water Department will finance the payment of the assessments. The assessment costs of the District may be financed over a five year period, at 7% interest on the unpaid balance.

Attached are copies of the District plat, legal description, and a list of property owners within the District boundary.

Alternatives

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

1. Move to approve the creation of Water Main District 454
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 create Water Main District 454.

Sample Motion

Motion to approve Ordinance 9062 creating Water Main District 454.

WATER MAIN DISTRICT 454
Ordinance # 9062

DATE: 8/11/2006

LOT	BLOCK	SUBDIVISION	ADDRESS	FRONT FOOTAGE	SQUARE FOOTAGE	FOR	AGAINST
29	C	PARK-VIEW SUB	2521 PARK DR	106.8'	18,572.52		
			Current Owner: LATHEN / ROBERT L & ROXANNE L H & W Address: 2521 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000				
27	C	PARK-VIEW SUB	2519 PARK DR	106.8'	18,572.52		
			Current Owner: OBERMEIER / CLARENCE F & ELNORA M H & W Address: 2519 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000				
25	C	PARK-VIEW SUB	2517 PARK DR	106.8'	18,572.52		
			Current Owner: WARD / DOUGLAS A & CHERYL A H & W Address: 2517 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000				
23	C	PARK-VIEW SUB	2515 PARK DR	106.8'	18,572.52		
			Current Owner: METTENBRINK / STEVEN R & MARY M H & W Address: 2515 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000				
21	C	PARK-VIEW SUB	2513 PARK DR	106.8'	18,572.52		
19	C	PARK-VIEW SUB	2511 PARK DR	106.8'	18,572.52		
			Current Owner: WOODMAN / STEPHAN K & MARGERY H & W Address: 2511 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000				
17	C	PARK-VIEW SUB	2509 PARK DR	106.8'	18,572.52		
			Current Owner: LEVINSON / BYRON M A SINGLE PERSON Address: 2509 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801				
15	C	PARK-VIEW SUB	2507 PARK DR	106.8'	18,572.52		
			Current Owner: BRADEN / WILLARD J A SINGLE PERSON Address: 2507 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000				
13	C	PARK-VIEW SUB	2505 PARK DR	106.8'	18,572.52		
			Current Owner: SCHWIEGER / DONALD A & CHERI A H & W Address: 2505 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000				
11	C	PARK-VIEW SUB	2503 PARK DR	106.8'	18,572.52		
			Current Owner: WESTOVER / LESLIE DEAN & TERESITA H & W Address: 2503 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-				
9	C	PARK-VIEW SUB	2429 PARK DR	106.8'	18,572.52		
			Current Owner: LEHECHKA / GREG S & ANGELA M H & W Address: 2429 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-				
7	C	PARK-VIEW SUB	2427 PARK DR	106.8'	18,572.52		
			Current Owner: SMITH / CHAD L & LESLIE M H & W Address: 2427 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-				
5	C	PARK-VIEW SUB	2425 PARK DR	106.8'	18,572.52		
			Current Owner: FERRIS / GEORGE H & KATHRYN L H & W Address: 2425 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000				
3	C	PARK-VIEW SUB	2423 PARK DR	106.8'	18,572.52		
			Current Owner: BARNES / EARL K & LAZETTA J H & W Address: 2423 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000				
1	C	PARK-VIEW SUB	2304 PARK DR	280.7	18,572.52		
			Current Owner: PLUMMER / TIMOTHY R, A SINGLE PERSON JAEN D KIRK, A SINGLE PERSON Address: 2304 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000				
1		PARK SUBDIVISION	2316 PARK DR	86.95'	11,616.52		
			Current Owner: MUNDORF / ELLEN L WILLIAM FRED SCHRITT Address: 2316 S PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000				
1		PARK VIEW 3RD SUB	2305 PARK DR	140.20'	22,951.91		
2		PARK VIEW 3RD SUB	2316 PIONEER BLVD	738.88	69,908.73		
21	B	PARK-VIEW SUB		107.4'	19,140.65		
			Address: 2316 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-				
20	B	PARK-VIEW SUB	2211 PARK DR	107.4'	19,040.80'		
			Current Owner: MELSEN / VIRGIL D & LOIS M H & W Address: 2211 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000				

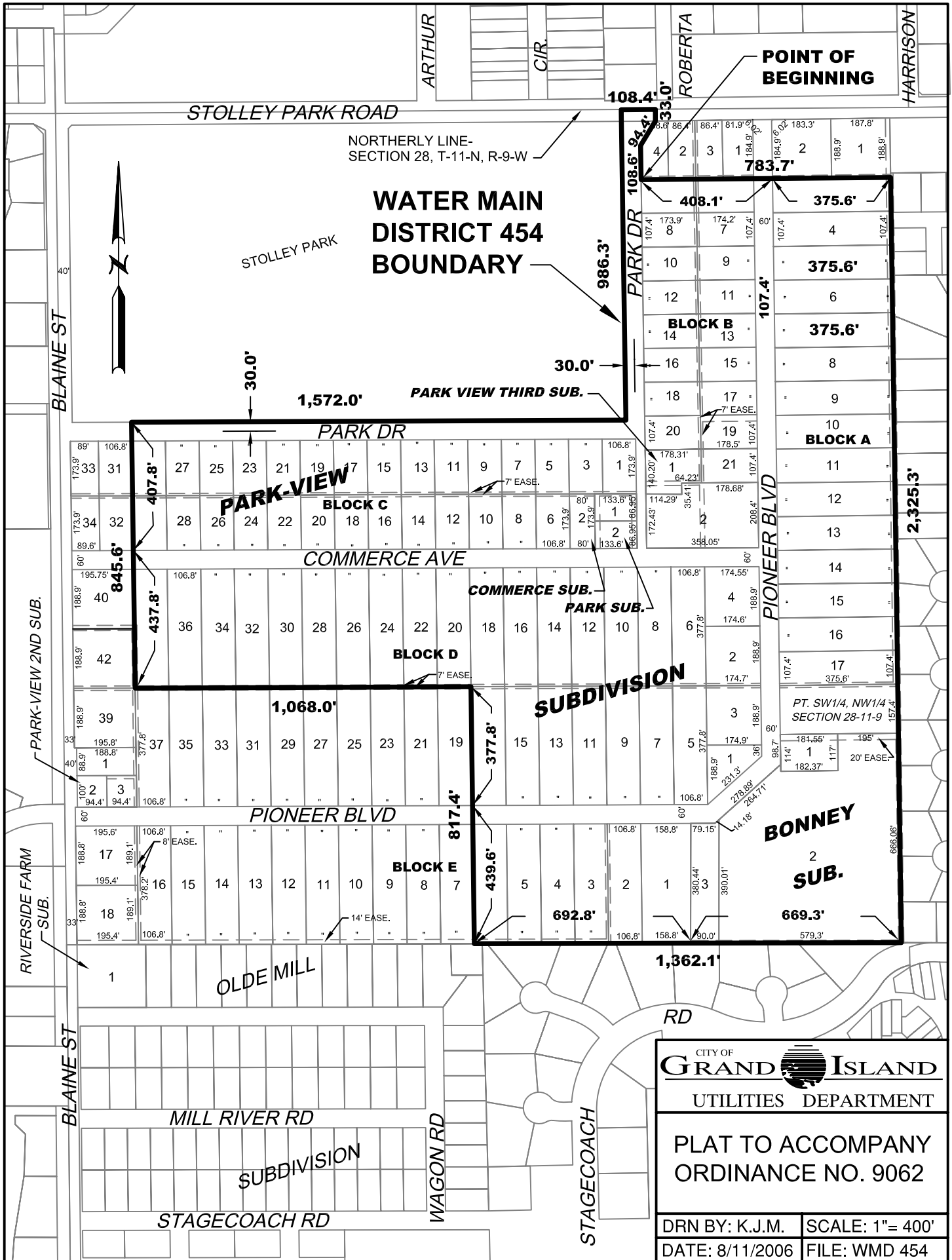
LOT	BLOCK	SUBDIVISION	ADDRESS		FRONT FOOTAGE	SQUARE FOOTAGE	FOR	AGAINST
18	B	PARK-VIEW SUB	2207 PARK DR	Current Owner: SORAHAN / MICHAEL A, TRUSTEE FOR SORAHAN FAMILY REVOCABLE LIVING TRUST Address: 2207 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	19,969.70'		
16	B	PARK-VIEW SUB	2203 PARK DR	Current Owner: JAKOB / WALLACE F & BETTY A Address: 2203 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	18,924.59		
14	B	PARK-VIEW SUB	2115 PARK DR	Current Owner: HOFFMAN / CHARLES H & CHRISTINE M Address: 2115 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	18,879.48		
14	C	PARK-VIEW SUB	2506 COMMERCE AVE	Address: 2115 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000	106.8'	18,572.52		
12	B	PARK-VIEW SUB	2111 PARK DR	Current Owner: EISENMANN / STEVEN R & TRACY M Address: 2111 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-	107.4'	18,834.37		
10	B	PARK-VIEW SUB	2107 PARK DR	Current Owner: BROWN / ROGER CHARLES Address: 2107 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	18,789.26		
8	B	PARK-VIEW SUB	2103 PARK DR	Current Owner: MEHRING / GREGORY D & MARLA R Address: 2103 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-	107.4'	18,744.16		
6	B	PARK-VIEW SUB	2019 PARK DR	Current Owner: YENCER / HENRY N & CAROL A, CO-TRUSTEES Address: 2019 PARK DR City, State: GRAND ISLAND NE Zipcode: 68801-	107.4'	18,699.05		
30	C	PARK-VIEW SUB	2522 COMMERCE AVE	Current Owner: HEUPEL / EUGENE L & JACQUALYNE Address: 2522 COMMERCE AVE City, State: GRAND ISLAND NE Zipcode: 68801-0000	106.8'	18,572.52		
38	D	PARK-VIEW SUB	2521 COMMERCE AVE	Current Owner: NELSON / MICHAEL S & JODY L Address: 2521 COMMERCE AVE City, State: GRAND ISLAND NE Zipcode: 68801-0000	106.8'	40,349.04		
28	C	PARK-VIEW SUB	2520 COMMERCE AVE	Current Owner: TJADEN / JERROLD L & LINDA S Address: 2520 COMMERCE AVE City, State: GRAND ISLAND NE Zipcode: 68801-0000	106.8'	18,572.52		
36	D	PARK-VIEW SUB	2519 COMMERCE AVE	Current Owner: LAWREY / WILLIAM E & SANDRA L Address: 2519 COMMERCE AVE City, State: GRAND ISLAND NE Zipcode: 68801-7324	106.8'	40,349.04		
26	C	PARK-VIEW SUB	2518 COMMERCE AVE	Address: 2519 COMMERCE AVE City, State: GRAND ISLAND NE Zipcode: 68801-7324	106.8'	18,572.52		
34	D	PARK-VIEW SUB	2517 COMMERCE AVE	Current Owner: PAPE / ROGER C Address: 1095 CALLE DEL ORO City, State: BASQUE FARMS NM Zipcode: 87068-	106.8'	40,349.04		
22	C	PARK-VIEW SUB	2516 COMMERCE AVE	Current Owner: ESTATE OF MARY JO DOWD Address: 2516 COMMERCE AVE City, State: GRAND ISLAND NE Zipcode: 68801-0000	106.8'	18,572.52		
24	C	PARK-VIEW SUB		Address: 2516 COMMERCE AVE City, State: GRAND ISLAND NE Zipcode: 68801-0000	106.8'	18,572.52		
32	D	PARK-VIEW SUB	2515 COMMERCE AVE	Current Owner: BEASON / ROCKE D & MARLENE M Address: 2515 COMMERCE AVE City, State: GRAND ISLAND NE Zipcode: 68801-0000	106.8'	40,349.04		
30	D	PARK-VIEW SUB	2513 COMMERCE AVE	Current Owner: MLECZKO / KRIS L Address: 2513 COMMERCE AVE City, State: GRAND ISLAND NE Zipcode: 68801-0000	106.8'	40,349.04		
20	C	PARK-VIEW SUB	2512 COMMERCE AVE	Current Owner: GUERRERO / ROBERT P & JOANIE C Address: 2512 COMMERCE AVE City, State: GRAND ISLAND NE Zipcode: 68803-0000	106.8'	18,572.52		
28	D	PARK-VIEW SUB	2511 COMMERCE AVE	Current Owner: WOBIG / AARON L Address: 2511 COMMERCE AVE City, State: GRAND ISLAND NE Zipcode: 68801-	106.8'	40,349.04		

LOT	BLOCK	SUBDIVISION	ADDRESS	FRONT FOOTAGE	SQUARE FOOTAGE	FOR	AGAINST
18	C	PARK-VIEW SUB	2510 COMMERCE AVE	94.8'	16,485.72		
EXCEPT EAST 12'							
				Current Owner:	BROWN / THOMAS J & LORINDA LOU (KRANCE)		
				H & W			
				Address:	2510 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-0000		
26	D	PARK-VIEW SUB	2509 COMMERCE AVE	106.8'	18,572.52		
				Current Owner:	TOLLE / WILLIAM & SHERRI		
				H & W			
				Address:	2509 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-0000		
16	C	PARK-VIEW SUB	2508 COMMERCE AVE	118.8'	20,659.32		
18	C	PARK-VIEW SUB					
EAST 12'							
				Current Owner:	RUHE / WALDO E & DOROTHY E		
				H & W			
				Address:	2508 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-0000		
24	D	PARK-VIEW SUB	2507 COMMERCE AVE	106.8'	40,349.04		
				Current Owner:	FAIRCHILD / GERALDINE LEE		
				W & H			
				Address:	2507 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-		
22	D	PARK-VIEW SUB	2505 COMMERCE AVE	106.8'	40,349.04		
				Current Owner:	VON HOUSEN / JAMES E & GAYLENE A		
				H & W			
				Address:	2505 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-0000		
12	C	PARK-VIEW SUB	2504 COMMERCE AVE	106.8'	18,572.52		
				Current Owner:	CASTLEBERRY / CAROL M		
				A SINGLE PERSON			
				Address:	2504 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-		
20	D	PARK-VIEW SUB	2503 COMMERCE AVE	106.8'	40,349.04		
				Current Owner:	HENKE / FRANK W & MARLENE E		
				H & W			
				Address:	2503 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-		
18	D	PARK-VIEW SUB	2429 COMMERCE AVE	106.8'	40,349.04		
				Current Owner:	HENKE / BRIAN A & TRUDI R		
				H & W			
				Address:	2429 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-		
8	C	PARK-VIEW SUB	2428 COMMERCE AVE	106.8'	18,572.52		
10	C	PARK-VIEW SUB		106.8'	18,572.52		
				Current Owner:	WILLIS / RICHARD E & EURDIS L		
				H & W			
				Address:	2428 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-0000		
16	D	PARK-VIEW SUB	2427 COMMERCE AVE	106.8'	40,349.04		
				Current Owner:	FITZGERALD / DENNY A		
				A SINGLE PERSON			
				Address:	2427 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-0000		
6	C	PARK-VIEW SUB	2426 COMMERCE AVE	106.8'	18,572.52		
				Current Owner:	RUGE / MELVIN H & ELEANOR A		
				H & W			
				Address:	2426 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-0000		
14	D	PARK-VIEW SUB	2425 COMMERCE AVE	106.8'	40,349.04		
				Current Owner:	PIRNE / PATRICIA A & KEITH H		
				H & W			
				Address:	2425 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-0000		
2		COMMERCE SUB	2424 COMMERCE AVE	80.0'	13,912.00		
				Current Owner:	SCHWEITZER / RON & ELAINE		
				H & W			
				Address:	2424 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-		
12	D	PARK-VIEW SUB	2423 COMMERCE AVE	106.8'	40,349.04		
				Current Owner:	GUZINSKI / EDWARD D JR & PHYLLIS A		
				H & W			
				Address:	1323 W JOHN		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-0000		
10	D	PARK-VIEW SUB	2421 COMMERCE AVE	106.8'	40,349.04		
				Current Owner:	DEY ERMAND / DALE J & ROSALIE		
				H & W			
				Address:	2421 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-0000		
2		PARK SUBDIVISION	2420 COMMERCE AVE	220.55	11,616.52		
				Current Owner:	SCHRITT / WILLIAM FRED & ELLEN L		
				H & W			
				Address:	2316 PARK DR		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-0000		
8	D	PARK-VIEW SUB	2419 COMMERCE AVE	106.8'	40,349.04		
				Current Owner:	BISHOP / ANDREW A & KRISTEN L		
				H & W			
				Address:	2419 COMMERCE AVE		
				City, State:	GRAND ISLAND NE		
				Zipcode:	68801-		

LOT	BLOCK	SUBDIVISION	ADDRESS	FRONT FOOTAGE	SQUARE FOOTAGE	FOR	AGAINST
6	D	PARK-VIEW SUB	2417 COMMERCE AVE	106.8'	40,349.04		
			Current Owner: KROLIKOWSKI / ROGER A SINGLE PERSON Address: 2417 COMMERCE AVE City, State: GRAND ISLAND NE Zipcode: 68801-0000				
17	D	PARK-VIEW SUB	2430 PIONEER BLVD	106.8'	40,349.04		
			Current Owner: KOZISEK / ERNEST L A SINGLE PERSON Address: 2430 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-				
6	E	PARK-VIEW SUB	2429 PIONEER BLVD	106.8'	40,546.63		
			Current Owner: CHRISTENSEN / CLIFFORD W & KATHERINE H & W Address: 2429 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000				
15	D	PARK-VIEW SUB	2428 PIONEER BLVD	106.8'	40,349.04		
			Current Owner: THELEN / PATRICK L & MARLENE A H & W Address: 6313 W 145TH ST City, State: OVERLAND PARK KS Zipcode: 66223-				
5	E	PARK-VIEW SUB	2427 PIONEER BLVD	106.8'	40,560.71		
			Current Owner: KOHLHOF / MICHELLE M A SINGLE PERSON Address: 2427 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000				
13	D	PARK-VIEW SUB	2426 PIONEER BLVD	106.8'	40,349.04		
			Current Owner: LOCKARD / RICKEY L & MICHELLE L H & W Address: 2426 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000				
4	E	PARK-VIEW SUB	2425 PIONEER BLVD	106.8'	40,574.80		
			Current Owner: SCHUETT / GARY L & DE VONNE R H & W Address: 2425 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000				
11 WEST 96.8'	D	PARK-VIEW SUB	2424 PIONEER BLVD	96.8'	36,571.04		
			Current Owner: CATES / MAX & SANDRA H & W Address: 2424 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000				
3	E	PARK-VIEW SUB	2423 PIONEER BLVD	106.8'	40,588.88		
			Current Owner: NORMAN / WARREN & DEBORAH H & W Address: 2423 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000				
9 11 EAST 10'	D D	PARK-VIEW SUB PARK-VIEW SUB	2422 PIONEER BLVD	116.8'	44,127.04		
			Current Owner: BOLIN / ANDREW W & FLORA E TRUSTEES Address: 2422 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000				
2	E	PARK-VIEW SUB	2421 PIONEER BLVD	106.8'	40,602.96		
			Current Owner: KRINGS / STEVEN D & ASHLEY M H & W Address: 2421 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-				
7	D	PARK-VIEW SUB	2420 PIONEER BLVD	106.8'	40,349.04		
			Current Owner: FREDRICK / DUANE A & DINAH H & W Address: 2420 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000				
1	E	PARK-VIEW SUB	2419 PIONEER BLVD	158.8'	60,398.23		
			Current Owner: RAUCH / FREDERICK W JR & PEGGY M H & W Address: 2419 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000				
5	D	PARK-VIEW SUB	2418 PIONEER BLVD	106.8'	40,349.04		
			Current Owner: DURSO / DANIEL & ROBERTA J H & W Address: 2418 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000				
1	D	PARK-VIEW SUB	2416 PIONEER BLVD	267.3'	19,536.66		
			Current Owner: SMAHA / SHARON ANN A SINGLE PERSON Address: 2416 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-				
3	D	PARK-VIEW SUB	2414 PIONEER BLVD	188.9'	33,194.52		
			Current Owner: CARSTENS / DEAN L & SHIRLEY D H & W Address: 2414 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000				
2 1 3		BONNEY SUBDIVISION BONNEY SUBDIVISION BONNEY SUBDIVISION	2413 PIONEER BLVD	264.71 98.08 93.33	324,585.16 21,337.15 34,255.03		
			Current Owner: MADER / GARY R & ELLEN M H & W Address: 2413 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000				
PT SW 1/4, NW 1/4 SEC 28, T-11-N, R-9-2409			2409 PIONEER BLVD	157.4'	59,119.44		
			Current Owner: FLEHARTY / STEPHEN T TRUSTEE Address: 19607 STERLING CRT City, State: PLATTSMOUTH NE Zipcode: 68048-0000				

LOT	BLOCK	SUBDIVISION	ADDRESS		FRONT FOOTAGE	SQUARE FOOTAGE	FOR	AGAINST
17	A	PARK-VIEW SUB	2407 PIONEER BLVD	Current Owner: GARRETT / MELANIE L & JOEL B Address: 2407 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	40,339.44		
2 4 SOUTH 8.5'	D D	PARK-VIEW SUB PARK-VIEW SUB	2412 PIONEER BLVD	Current Owner: GRATOPP / STEVEN D & LYND A G Address: 2412 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	197.4	34,477.88		
4 NORTH 180.4'	D	PARK-VIEW SUB	2410 PIONEER BLVD	Current Owner: RISDEN / DARWIN J & HAZEL J Address: 2410 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-	354.95	31,501.45		
16	A	PARK-VIEW SUB	2405 PIONEER BLVD	Current Owner: FISCHER / ARLENE E Address: 2405 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-	107.4'	40,339.44		
15	A	PARK-VIEW SUB	2403 PIONEER BLVD	Current Owner: RUHE / RONALD R, A SINGLE PERSON Address: 2403 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	40,339.44		
14	A	PARK-VIEW SUB	2401 PIONEER BLVD	Current Owner: STOECKER / NEIL D & JACQUELINE J Address: 2401 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	40,339.44		
13	A	PARK-VIEW SUB	2317 PIONEER BLVD	Current Owner: BERGGREN / MYRON R, TRUSTEE Address: 2317 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	40,339.44		
12	A	PARK-VIEW SUB	2315 PIONEER BLVD	Current Owner: EVERSOLL / ROBERT G & JUDY A Address: 2315 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	40,339.44		
11	A	PARK-VIEW SUB	2305 PIONEER BLVD	Current Owner: DYE / RANDY L & JAN E Address: 2305 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-	107.4'	40,339.44		
10	A	PARK-VIEW SUB	2211 PIONEER BLVD	Current Owner: COX / DANIEL R & SARA L Address: 2211 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	40,339.44		
19	B	PARK-VIEW SUB	2210 PIONEER BLVD	Current Owner: VRBAS / AMY S & DAVID M Address: 2210 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-	107.4'	19,089.77		
9	A	PARK-VIEW SUB	2207 PIONEER BLVD	Current Owner: MCCLAREN / MICHAEL J & SHANDA L Address: 2207 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	40,339.44		
17	B	PARK-VIEW SUB	2206 PIONEER BLVD	Current Owner: SARGENT / JOHN W & WANDA M Address: 2206 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	19,038.89		
8	A	PARK-VIEW SUB	2203 PIONEER BLVD	Current Owner: LARSON CONSTRUCTION INC Address: 505 LINDEN AVE City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	40,339.44		
15	B	PARK-VIEW SUB	2202 PIONEER BLVD	Current Owner: HOSTLER / DANIEL J & SANDRA J Address: 2202 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	18,988.01		
7	A	PARK-VIEW SUB	2115 PIONEER BLVD	Current Owner: SPEASE / JEFFERY H DENELDA C Address: 2115 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68803-	107.4'	40,339.44		
13	B	PARK-VIEW SUB	2114 PIONEER BLVD	Current Owner: JOHNSON / LAURA J Address: 1146 S VINE City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	18,937.13		
11	B	PARK-VIEW SUB	2110 PIONEER BLVD	Current Owner: SUNDERMEIER / JON, A SINGLE PERSON Address: 2110 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-	107.4'	18,886.24		

LOT	BLOCK	SUBDIVISION	ADDRESS		FRONT FOOTAGE	SQUARE FOOTAGE	FOR	AGAINST
6	A	PARK-VIEW SUB	2111 PIONEER BLVD	Current Owner: City of Grand Island Address: PO BOX 1968, 100 E FIRST STREET City, State: GRAND ISLAND NE Zipcode: 68802-1968	107.4	40,339.44		
5	A	PARK-VIEW SUB	2107 PIONEER BLVD	Current Owner: KLUSKA / JOHN T & KATHRYN A Address: 2107 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	40,339.44		
9	B	PARK-VIEW SUB	2106 PIONEER BLVD	Current Owner: BENSON / JAMES N & MARDELL M Address: 2106 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	18,835.36		
4	A	PARK-VIEW SUB	2103 PIONEER BLVD	Current Owner: ROY / MARTIN A & JEANNE Address: 2103 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	40,339.44		
7	B	PARK-VIEW SUB	2102 PIONEER BLVD	Current Owner: OLSON / DARREL R & LINDA M Address: 2102 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	18,784.48		
3	A	PARK-VIEW SUB	2019 PIONEER BLVD	Current Owner: WIELAND / MYRL L Address: 2019 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	40,339.44		
5	B	PARK-VIEW SUB	2018 PIONEER BLVD	Current Owner: DECKER / RICHARD G & JAYNE A Address: 2018 PIONEER BLVD City, State: GRAND ISLAND NE Zipcode: 68801-0000	107.4'	18,733.60		
TOTAL					2,356.00	3,287,478.45		



WATER MAIN DISTRICT 454 BOUNDARY

POINT OF BEGINNING

PARK-VIEW

BLOCK C

BLOCK D

BLOCK E

BLOCK B

BLOCK A

BONNEY SUB.

CITY OF
GRAND ISLAND
UTILITIES DEPARTMENT

**PLAT TO ACCOMPANY
ORDINANCE NO. 9062**

DRN BY: K.J.M. SCALE: 1" = 400'
DATE: 8/11/2006 FILE: WMD 454

ORDINANCE No. 9062
WATER MAIN DISTRICT 454 BOUNDARY DESCRIPTION

August 11, 2006

8" main in Park Drive, Commerce Ave, and Pioneer Blvd.

Beginning at the northwest corner of Lot Six (6) Block "B" Park-View Subdivision in the City of Grand Island, Hall County, Nebraska; thence easterly along the northerly line of said Lot Six (6) Block "B" and Lot Five (5) Block "B" said Park-View Subdivision, and the easterly extension of the northerly line of said Lot Five (5) Block "B", a distance of four hundred eight and one tenth (408.1) feet; thence continuing easterly along the northerly line of Lot Three (3) Block "A" said Park-View Subdivision, a distance of three hundred seventy five and six tenths (375.6) feet to the northeast corner of said Lot Three (3) Block "A"; thence southerly along the easterly line of said Park-View Subdivision and the easterly line of Bonney Subdivision, a distance of two thousand three hundred twenty five and three tenths (2,325.3) feet to the southeast corner of said Bonney Subdivision; thence westerly along the southerly line of said Bonney Subdivision, a distance of six hundred sixty nine and three tenths (669.3) feet; thence continuing westerly along the southerly line of said Park-View Subdivision, a distance of six hundred ninety two and eight tenths (692.8) feet to the southwest corner of Lot Six (6) Block "E" said Park-View Subdivision; thence northerly along the westerly line of said Lot Six (6) Block "E" and its northerly extension, a distance of four hundred thirty nine and six tenths (439.6) feet; thence continuing northerly along the westerly line of Lot Seventeen (17) Block "D" said Park-View Subdivision, a distance of three hundred seventy seven and eight tenths (377.8) feet to the northwest corner of said Lot Seventeen (17) Block "D"; thence westerly along the southerly line of Lots Twenty (20), Twenty-Two (22), Twenty-Four (24), Twenty-Six (26), Twenty-Eight (28), Thirty (30), Thirty-Two (32), Thirty-Four (34), Thirty-Six (36), and Thirty-Eight (38) all of Block "D" said Park-View Subdivision, a distance of one thousand sixty eight (1,068.0) feet to the southwest corner of said Lot Thirty-Eight (38) Block "D"; thence northerly along the westerly line of said Lot Thirty-Eight (38) Block "D" and its northerly extension, a distance of four hundred thirty seven and eight tenths (437.8) feet; thence continuing northerly along the westerly line of Lot Thirty (30) Block "C" and Lot Twenty-Nine (29)

Block "C" said Parkview Subdivision and the northerly extension of the westerly line of said Lot Twenty-Nine (29) Block "C", a distance of four hundred seven and eight tenths (407.8) feet to a point Thirty (30.0) feet north of a northerly line of said Park-View Subdivision; thence easterly parallel with the northerly line of said Park-View Subdivision, a distance of one thousand five hundred seventy two (1,572.0) feet to a point thirty (30.0) feet west of a westerly line of said Park-View Subdivision; thence northerly parallel with a westerly line of said Park-View Subdivision, a distance of nine hundred eighty six and three tenths (986.3) feet to the northerly line of Section Twenty-Eight (28), Township Eleven (11) North, Range Nine (9) West of the 6th PM; thence easterly along the northerly line of said Section Twenty-Eight (28), a distance of one hundred eight and four tenths (108.4) feet; thence southerly, a distance of thirty three (33.0) feet to a northwest corner of Lot Four (4) Block "B" said Park-View Subdivision; thence southwesterly along the northwesterly line of said Lot Four (4) Block "B", a distance of ninety four and four tenths (94.4) feet to a point of deflection; thence southerly along the westerly line of said Lot Four (4) Block "B", a distance of one hundred eight and six tenths (108.6) feet to the northwest corner of said Lot Six (6) Block "B" being the said Point of Beginning.

? This Space Reserved for Register of Deeds ?

ORDINANCE NO. 9062

An ordinance creating Water Main District No. 454 in the City of Grand Island, Hall County, Nebraska; defining the boundaries of the district; providing for the laying of water mains in said district; approving plans and specifications and securing bids; assessing the cost of such improvements; providing for certification to the Register of Deeds; and providing the effective date hereof.

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

SECTION 1. Water Main District No. 454 in the City of Grand Island, Nebraska, is hereby created for the laying of eight (8.0) inch diameter water mains with its appurtenances in Park Drive, Commerce Avenue, and Pioneer Boulevard in Parkview Subdivision, Commerce Subdivision, Park Subdivision, and Bonney Subdivision in the City of Grand Island, Hall County, Nebraska.

SECTION 2. The boundaries of such water main district shall be more particularly described as follows:

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney

ORDINANCE NO. 9062 (Cont.)

Beginning at the northwest corner of Lot Six (6) Block "B" Park-View Subdivision in the City of Grand Island, Hall County, Nebraska; thence easterly along the northerly line of said Lot Six (6) Block "B" and Lot Five (5) Block "B" said Park-View Subdivision, and the easterly extension of the northerly line of said Lot Five (5) Block "B", a distance of four hundred eight and one tenth (408.1) feet; thence continuing easterly along the northerly line of Lot Three (3) Block "A" said Park-View Subdivision, a distance of three hundred seventy five and six tenths (375.6) feet to the northeast corner of said Lot Three (3) Block "A"; thence southerly along the easterly line of said Park-View Subdivision and the easterly line of Bonney Subdivision, a distance of two thousand three hundred twenty five and three tenths (2,325.3) feet to the southeast corner of said Bonney Subdivision; thence westerly along the southerly line of said Bonney Subdivision, a distance of six hundred sixty nine and three tenths (669.3) feet; thence continuing westerly along the southerly line of said Park-View Subdivision, a distance of six hundred ninety two and eight tenths (692.8) feet to the southwest corner of Lot Six (6) Block "E" said Park-View Subdivision; thence northerly along the westerly line of said Lot Six (6) Block "E" and its northerly extension, a distance of four hundred thirty nine and six tenths (439.6) feet; thence continuing northerly along the westerly line of Lot Seventeen (17) Block "D" said Park-View Subdivision, a distance of three hundred seventy seven and eight tenths (377.8) feet to the northwest corner of said Lot Seventeen (17) Block "D"; thence westerly along the southerly line of Lots Twenty (20), Twenty-Two (22), Twenty-Four (24), Twenty-Six (26), Twenty-Eight (28), Thirty (30), Thirty-Two (32), Thirty-Four (34), Thirty-Six (36), and Thirty-Eight (38) all of Block "D" said Park-View Subdivision, a distance of one thousand sixty eight (1,068.0) feet to the southwest corner of said Lot Thirty-Eight (38) Block "D"; thence northerly along the westerly line of said Lot Thirty-Eight (38) Block "D" and its northerly extension, a distance of four hundred thirty seven and eight tenths (437.8) feet; thence continuing northerly along the westerly line of Lot Thirty (30) Block "C" and Lot Twenty-Nine (29) Block "C" said Parkview Subdivision and the northerly extension of the westerly line of said Lot Twenty-Nine (29) Block "C", a distance of four hundred seven and eight tenths (407.8) feet to a point Thirty (30.0) feet north of a northerly line of said Park-View Subdivision; thence easterly parallel with the northerly line of said Park-View Subdivision, a distance of one thousand five hundred seventy two (1,572.0) feet to a point thirty (30.0) feet west of a westerly line of said Park-View Subdivision; thence northerly parallel with a westerly line of said Park-View Subdivision, a distance of nine hundred eighty six and three tenths (986.3) feet to the northerly line of Section Twenty-Eight (28), Township Eleven (11) North, Range Nine (9) West of the 6th PM; thence easterly along the northerly line of said Section Twenty-Eight (28), a distance of one hundred eight and four tenths (108.4) feet; thence southerly, a distance of thirty three (33.0) feet to a northwest corner of Lot Four (4) Block "B" said Park-View Subdivision; thence southwestwardly along the northwesterly line of said Lot Four (4) Block "B", a distance of ninety four and four tenths (94.4) feet to a point of deflection; thence southerly along the westerly line of said Lot Four

ORDINANCE NO. 9062 (Cont.)

(4) Block "B", a distance of one hundred eight and six tenths (108.6) feet to the northwest corner of said Lot Six (6) Block "B" being the said Point of Beginning, as shown on the plat dated August 11, 2006 attached hereto and incorporated herein by this reference.

SECTION 3. Said improvement shall be made in accordance with plans and specifications approved by the Engineer for the City, who shall estimate the cost thereof. Bids for the construction of said water main shall be taken and contracts entered into in the manner provided by law.

SECTION 4. All improvements shall be made at public cost, but the cost thereof shall be assessed upon the lots and lands in the district specially benefited thereby as provided by law.

SECTION 5. This ordinance shall be in force and take effect from and after its passage, approval, and publication, without the plat, within fifteen days in one issue of the Grand Island Independent.

SECTION 6. This ordinance, with the plat, is hereby directed to be filed in the office of the Register of Deeds of Hall County, Nebraska.

SECTION 7. After passage, approval and publication of this ordinance, notice of the creation of said district shall be published in the Grand Island Independent, without the plat, as provided by law.

ORDINANCE NO. 9062 (Cont.)

Enacted August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item F2

#9063 - Consideration of Change of Zoning for Land Proposed for Platting as Pedcor Second Subdivision Located West of Highway 281 and North of Husker Highway from B2 General Business to RD Residential Development

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

Staff Contact: Chad Nability

ORDINANCE NO. 9063

An ordinance rezoning a certain tract of land within the zoning jurisdiction of the City of Grand Island; changing the land use classification of a tract of land comprising a part of Lot Five (5), Block One (1), Pedcor Subdivision in Hall County, Nebraska, from B2-General Business Zone to RD-Residential Development Zone; directing the such zoning change and classification be shown on the Official Zoning Map of the City of Grand Island; amending the provisions of Section 36-44; and providing for publication and an effective date of this ordinance.

WHEREAS, the Regional Planning Commission on August 2, 2006, held a public hearing and made a recommendation on the proposed zoning of such area; and

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

WHEREAS, after public hearing on August 22, 2006, the City Council found and determined the change in zoning be approved and made.

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

SECTION 1. The following tract of land is hereby rezoned and reclassified and changed from B2-General Business Zone to RD-Residential Development Zone:

A tract of land located in Lot 5, Block 1, PEDCOR Subdivision, City of Grand Island, Hall County, Nebraska, more particularly described as follows:

Beginning at the Southwest corner of said Lot 5 (also the Northwest corner of Lot 4 in said Subdivision); thence N89°35'05"E along the South line of said Lot 5 (also the North line of said Lot 4) a distance of 650.00 feet to the Northeast corner of said Lot 4; thence N00° 25'58"W along the East line of said Lot 4 extended northerly a distance of 85.78 feet; thence S89°35'05"W parallel with said South

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney

ORDINANCE NO. 9063 (Cont.)

line a distance of 650.00 feet to the West line of said Lot 5; thence S00°26'17"E along said West line a distance of 85.78 feet to the Point of Beginning, said tract containing 1.28 acres, more or less.

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

SECTION 3. That this ordinance shall be in force and take effect from and after its passage and publication, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item F3

**#9064 - Consideration of Amending Chapter 15 of the City Code,
Electric Rate**

Staff Contact: Gary R. Mader

Council Agenda Memo

From: Gary R. Mader, Utilities Director

Meeting: August 22, 2006

Subject: Consideration of Amending Chapter 15 of the City Code, Electric Rate

Item #'s: F-3

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

Background

After an extended period of relatively stable prices in the energy sector, things began to change approximately five years ago. In 2003, the Electric Department recognized that there had been a steady increase in costs of materials and fuels resulting in a corresponding decline in the cash reserves of that Department. That decline in financial condition resulted in the commission of the Electric Rate Study that was done in 2004, by Stanley Consultants. Historical cost and expense trends were projected to the future, and from those cost projections a coordinated rate increase schedule was developed. The results of the financial evaluation indicated a need for a revenue increase of 11.5%. At that time, after over 20 years of stable rates, it was decided that the rate increase would be phased in over a two year period, with rate changes programmed for January of 2005 and 2006. That same analysis, based on historical data, recommended that a third rate increase might be needed in 2008. The implemented rate increases had the predicted result and the downtrend in the reserves of the Electric Department was reversed.

Then in 2006, major changes occurred in the energy sector. Primary fossil fuels saw unprecedented increases in late 2005 and early 2006. The City's primary power plant fuel, coal, more than tripled in price from early 2005 to January 2006, with coal markets going from approximately \$5.00 per ton to over \$16.00 per ton. And during that same period freight costs to move the coal from the coal fields to the power plant increased over 20% because of the rapidly increasing price of the diesel fuel required to run the trains. 200% coal cost increases and 20% freight cost increases were not part of the rate study done in 2004. The Electric Department has not yet encountered the full impact of these large cost increases because of term contracts currently in place. The current coal contract expires December 13, 2006.

Additionally, the cost of materials for the Electric Department have increased rapidly over the last year. Power conductor, transformers, conduit, underground cable, and other materials necessary for the maintenance and growth of the electric system have increased from 40% to over 150%. There have been a number of theories put forth as to the cause of these steep increases metal products, but the Department has no control over these markets. The Rate Study anticipated continuing increasing costs, but not at the high rate seen recently, and included a provision for an additional rate increase in 2008. The timing of that change needs to be reconsidered.

Discussion

While the rate increases implemented as a result of the 2004 Rate Study accomplished the projected improvement in the finances of the Department, the recent increases in fuel and materials cost were not a part of that evaluation. In order to maintain the financial position of the Electric Department, a substantial rate increase will be required.

At the time of budget preparation in February, the coal and freight costs at that time were included in the budget projections. Since then, there have been some significant changes in the fuels and energy markets, and in the materials markets. Coal markets have moderated somewhat, but remain well above our current contract price. That moderation results in the ability to reduce the initially projected cost increase of \$0.009 per kwh. But rail freight rates for coal transport have continued to increase as fuel oil prices have continued to increase. Materials prices have continued to increase steeply. Underground power cable, that was up 40% at the time of budget preparation, has now tripled in price. Additionally the Department was recently notified that the power purchased from the Western Area Power Administration (WAPA - the federal hydro projects on the Missouri River) will be increasing 6% next year, with 20 to 25% increases anticipated in the near future.

In anticipation of the expiration of the current coal contract later this year, bids for continued coal supply were solicited for 2007 and 2008. The softening coal markets resulted in a coal cost below that included in the initial budget preparation. Since the coal price in the largest impact component of the cost of providing electric power, that reduction has a major impact on the costs to the Department. With the coal costs now known, materials costs and WAPA purchase power costs adjusted for continued increases, the rate increase required to maintain the Electric Department's at this time is revised downward to \$0.007 per kwh. That amount is included in the revised '06 - '07 Budget.

Attached for reference are copies of articles from across the country relating to the rapidly changing costs for electric utilities and copies of the presentation anticipated for the electric rate increase consideration.

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 City Council approve the Electric rate change needed to compensate for the increased cost of fuel, power, and materials.

Sample Motion

Make a motion to approve Ordinance #9064.

Proposed Electric Rate Adjustment

Relevant History

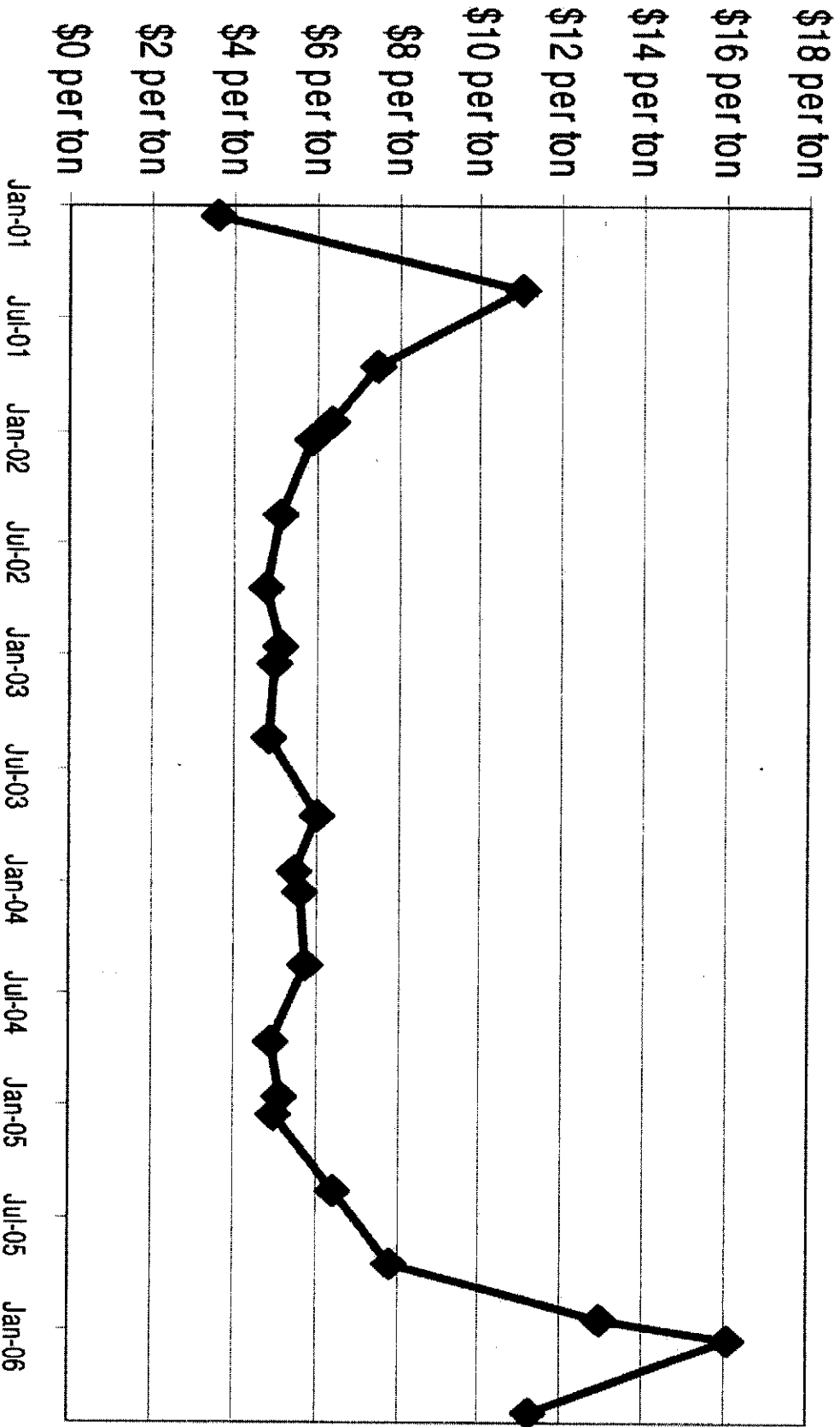
- 1973 Fuel Adjustment implemented
- 1982 Platte Generating Station
- 1988 Total Delivered Coal cost \$30/ton
- 1989 Contract Buy-outs
- 1989 Total Delivered Coal cost \$12/ton
- 1989 Rate Decrease
- 2004 Rate Study by Stanley Consultants
- 2006 Delivered Coal \$17/ton
- 2006 Coal Contract expires, and the Freight Contract Cost Escalates in 2007
- Anticipated Delivered Coal Cost \$22/ton in 2007

Current Coal Contract Expires

December 31, 2006

Coal Market Prices have More Than
Tripled Since Early 2005

Coal Prices



Coal Freight Contract

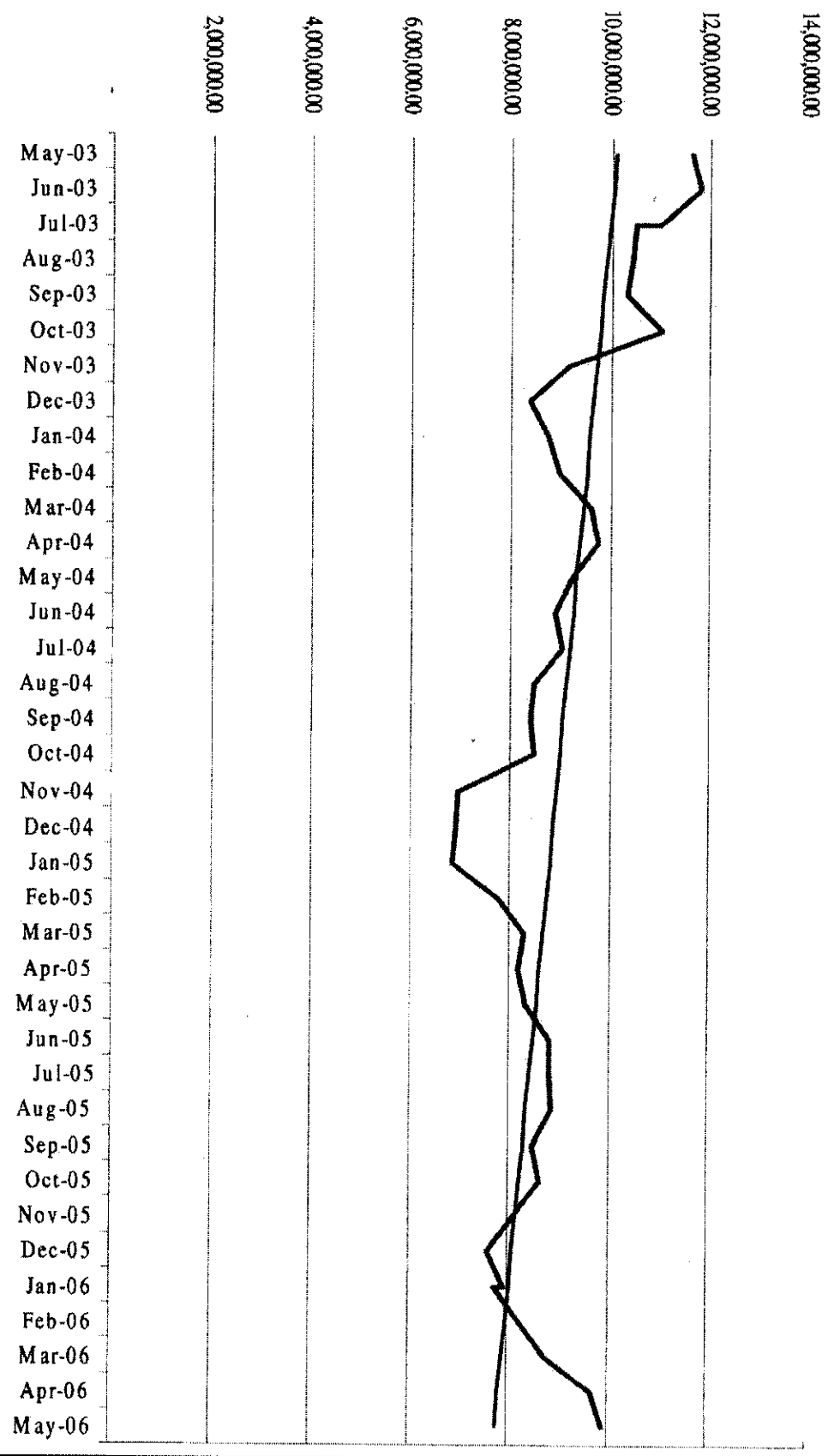
3% Escalation

23% Fuel Adjustment

Total Increase in Coal

Freight Price – **25%**

**UNRESTRICTED CASH BALANCE
3 YEAR HISTORY**



Stanley Consultants Recommendations,

Basic Rate Structure

- 2005 5% Revenue Increase
- 2006 5% Revenue Increase
- 2008 3% Revenue Increase

Study done 2004, Based on 2003 data

Stanley Consultants Recommendations, Fuel Adjustment

- Rename to Power Cost Adjustment (PCA)
- Increase Production Cost Base
- Old PCA Base \$12/MWh
- New PCA Base \$15/MWh
- Roll \$3/MWh into Electric Rates
- \$3/MWh equals 0.3¢/kWh

FUEL ADJUSTMENT SUMMARY FOR 2004

ENERGY	TOTAL COST	SOURCE
GENERATION		
-287,508 MWh	\$205,974.83	BURDICK STATION -- STEAM TURBINES
637,478,116 MWh	\$6,390,905.73	PLATTE GENERATING STATION
680,460 MWh	\$275,799.53	BURDICK STATION -- COMBUSTION TURBINES
637,871,068 MWh	\$6,872,680.09	TOTAL GENERATION
TRANSMISSION EXPENSE		
n/a	\$140,600.00	WAPA FIRM
n/a	\$741.25	NEBR. DISTRIBUTED WIND GENERATION
n/a	\$217,829.51	MAPP Schedule F
-65,500 MWh	\$15,206.17	ENERGY IMBALANCE, IMPORT & Transmission
RECEIPTS		
33,522,000 MWh	\$531,574.38	WAPA FIRM
49,133,000 MWh	\$2,050,067.28	NPPD TYPE EA0
.000 MWh	\$0.00	NPPD EMERGENCY
72,704 MWh	(\$578.67)	NEBR. DISTRIBUTED WIND GENERATION
82,727,704 MWh	\$2,581,062.99	NET SCHEDULED RECEIPT
DELIVERIES		
69,320,000 MWh	\$1,821,205.00	NPPD TYPE EA0
263,000 MWh	\$10,658.90	MAPP EMERGENCY
69,583,000 MWh	\$1,831,863.90	NET SCHEDULED DELIVERY
650,950,272 MWh	\$7,996,256.11	SYSTEM TOTAL
	\$12.28 / MWh	Average Cost

FUEL ADJUSTMENT SUMMARY FOR 2005

ENERGY	TOTAL COST	SOURCE
GENERATION		
-396.708 MWh	\$206,983.36	BURDICK STATION -- STEAM TURBINES
659,723.068 MWh	\$7,542,524.87	PLATTE GENERATING STATION
8,425.710 MWh	\$1,263,810.63	BURDICK STATION -- COMBUSTION TURBINES
667,752.070 MWh	\$9,013,318.86	TOTAL GENERATION
TRANSMISSION EXPENSE		
n/a	\$142,500.00	WAPA FIRM
n/a	\$4,589.97	WIND GENERATION TRANSMISSION
n/a	\$265,996.22	MAPP Schedule F
116,600 MWh	\$32,542.90	ENERGY IMBALANCE, IMPORT & Transmission
RECEIPTS		
33,428,000 MWh	\$549,017.07	WAPA FIRM
48,432,000 MWh	\$3,298,502.77	NPPD TYPE EA0
18,000 MWh	\$424.62	NPPD EMERGENCY
1,039,132 MWh	\$12,638.20	WIND GENERATION
82,917,132 MWh	\$3,860,582.66	NET SCHEDULED RECEIPT
DELIVERIES		
53,626,000 MWh	\$1,709,903.50	NPPD TYPE EA0
.000 MWh	\$0.00	NPPD OPERATIONAL CONTROL
153,000 MWh	\$7,840.20	MAPP EMERGENCY
53,779,000 MWh	\$1,717,743.70	NET SCHEDULED DELIVERY
697,006,802 MWh	\$11,601,786.91	SYSTEM TOTAL
	\$16.65 / MWh	Average Cost

EFFECT of ANTICIPATED COAL COST
 PRODUCTION COST SUMMARY FOR 2005

July 26, 2006

ENERGY	HISTORICAL		PROJECTED		SOURCE
	TOTAL COST		TOTAL COST		
					GENERATION
-396,708 MWh	\$206,983.36	\$206,983.36			BURDICK STATION -- STEAM TURBINES
659,723,000 MWh	\$7,542,524.87	\$9,826,031.74			PLATTE GEN. STATION
8,425,710 MWh	\$1,263,810.63	\$1,263,810.63			BURDICK STATION -- COMBUSTION TURBINES
667,752,070 MWh	\$9,013,318.86	\$11,095,825.73			TOTAL GENERATION
					TRANSMISSION EXPENSE
n/a	\$142,500.00	\$142,500.00			WAPA FIRM
n/a	\$4,589.97	\$4,589.97			WIND GENERATION TRANSMISSION
n/a	\$265,996.22	\$265,996.22			MAPP Schedule F
116,800 MWh	\$32,542.90	\$32,542.90			ENERGY IMBALANCE, IMPORT & Transmission
					RECEIPTS
33,429,000 MWh	\$548,017.07	\$652,794.32			WAPA FIRM
48,492,000 MWh	\$3,298,502.77	\$3,298,502.77			NPPD TYPE EAO
18,000 MWh	\$424.62	\$424.62			NPPD EMERGENCY
1,039,132 MWh	\$12,638.20	\$12,638.20			WIND GENERATION
.000 MWh	\$0.00	\$0.00			
					INADVERTENT PAYBACK
82,917,132 MWh	n.c.	n.c.			NET SCHEDULED RECEIPT
	\$3,960,592.66	\$3,964,349.91			INADVERTENT
					DELIVERIES
53,626,000 MWh	\$1,709,903.50	\$1,709,903.50			NPPD TYPE EAO
.000 MWh	\$0.00	\$0.00			NPPD OPERATIONAL CONTROL
153,000 MWh	\$7,840.20	\$7,840.20			MAPP EMERGENCY
					INADVERTENT PAYBACK
53,779,000 MWh	\$1,717,743.70	\$1,717,743.70			NET SCHEDULED DELIVERY
					INADVERTENT
29,254,732 MWh	\$2,588,488.05	\$2,588,488.05			NET METERED IMPORT
697,006,802 MWh	\$11,601,786.91	\$13,789,061.03			SYSTEM TOTAL
Average Production Cost	\$18.85 / MWh	\$19.78 / MWh			
Increase in Production Cost Above 2004 Summary Base		\$4.78 / MWh			

Production Cost Trends

- Calendar Year 2004 Average Power Costs, **\$12.74/MWh** with a **\$12/MWh** PCA Base
- 2004 Stanley Consultants recommends PCA Base be increased to **\$15/MWh** for 2005
- Calendar Year 2005 Average Power Costs, **\$16.65/MWh**.
- Costs anticipated to be nearly **\$20/MWh** in Calendar Year 2007 with new coal contract and freight contract with fuel adjustment and escalation

Fuel Cost Increase

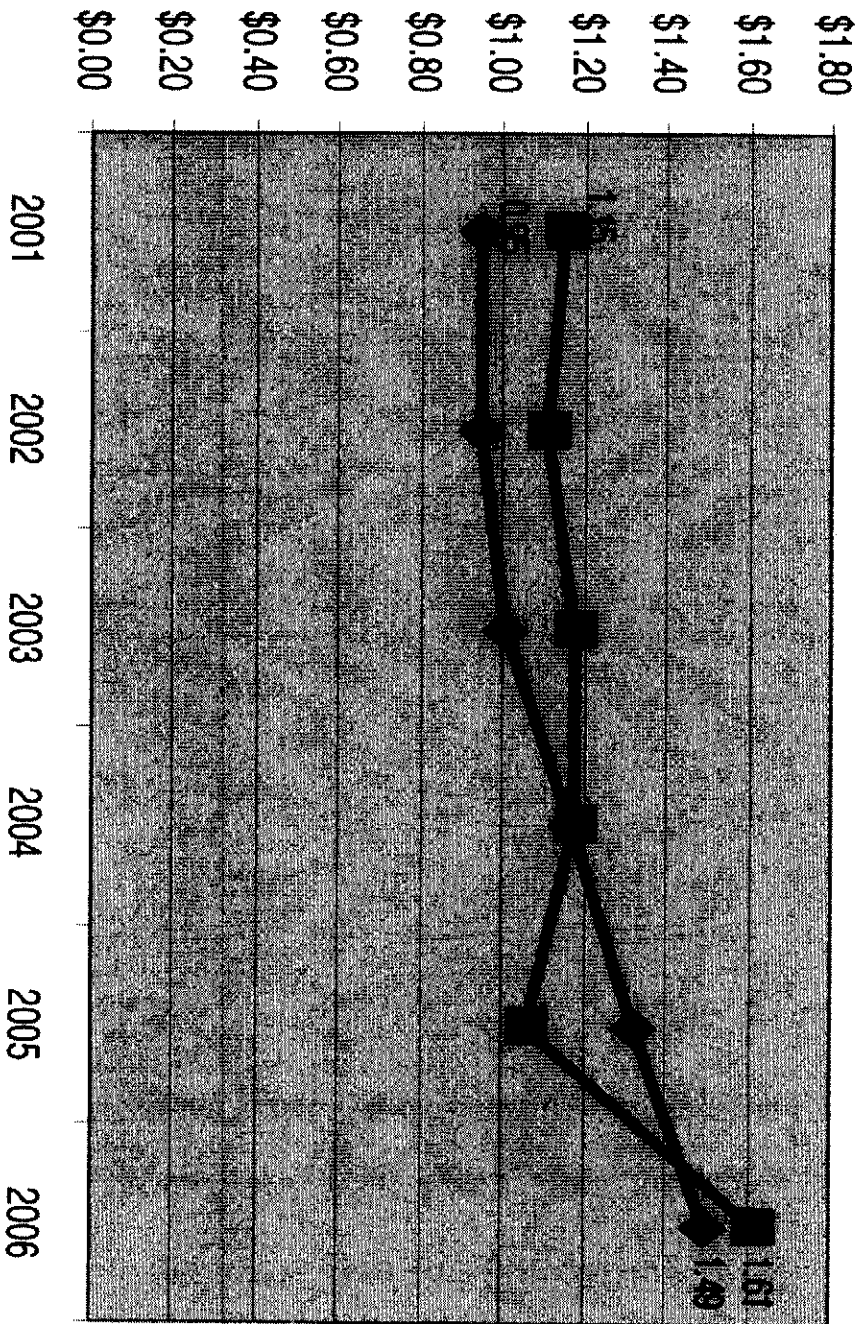
- Increase Production Cost Base to **\$20/MWh**
- An increase of **\$5/MWh** from the current **\$15/MWh** Base
- Roll corresponding amount into the basic Electric Rates
- Energy blocks for all Electric Rates increase by **0.5¢/kWh** Just to Cover fuel cost increase
- Begin with January 2007 billings, i.e. December 2006 consumption

Material

Costs

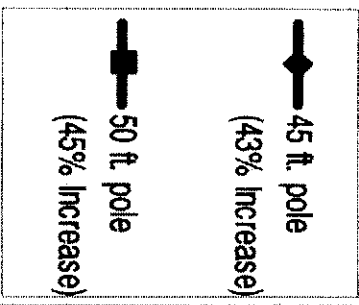
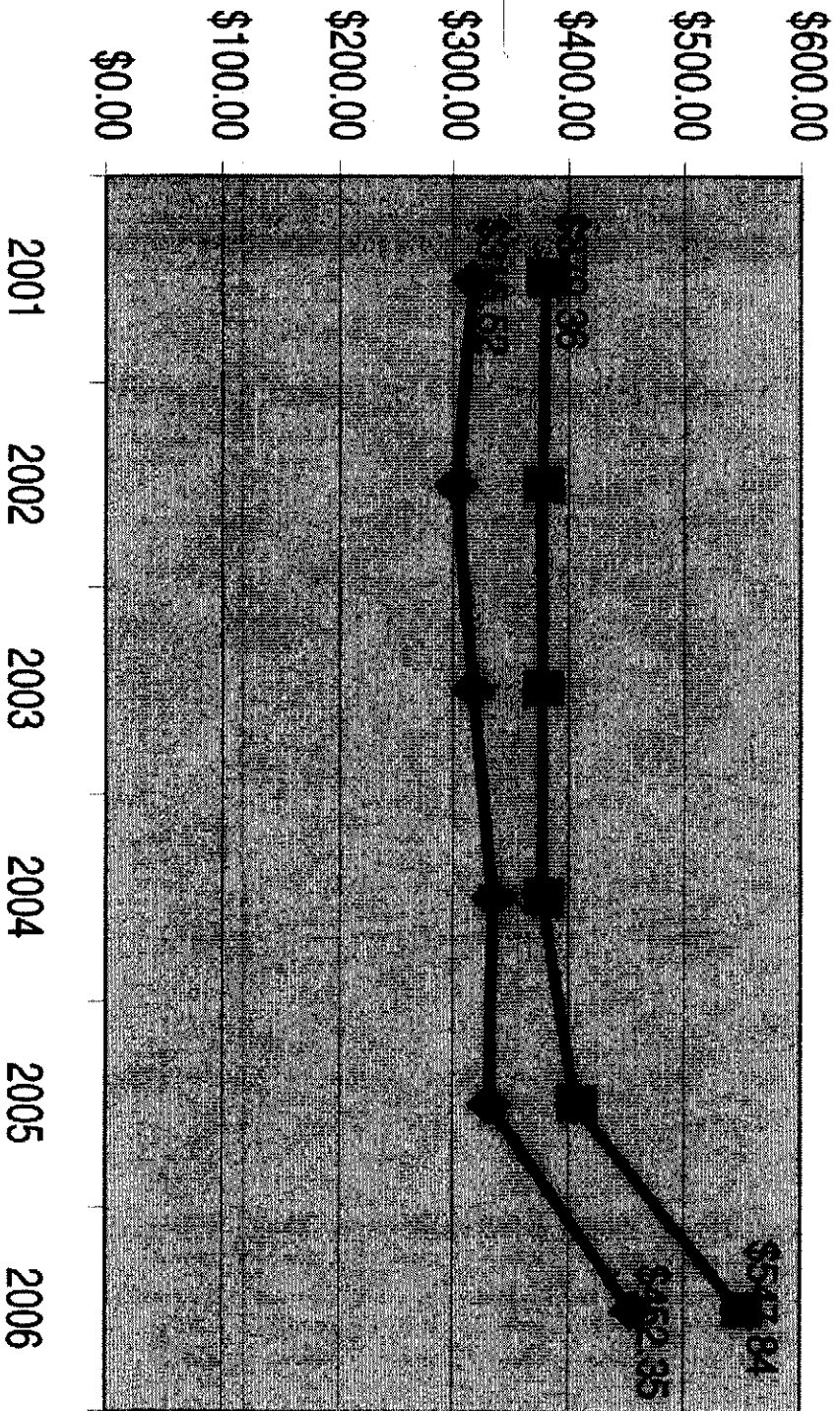
Aluminum Wire

(Price per Pound)



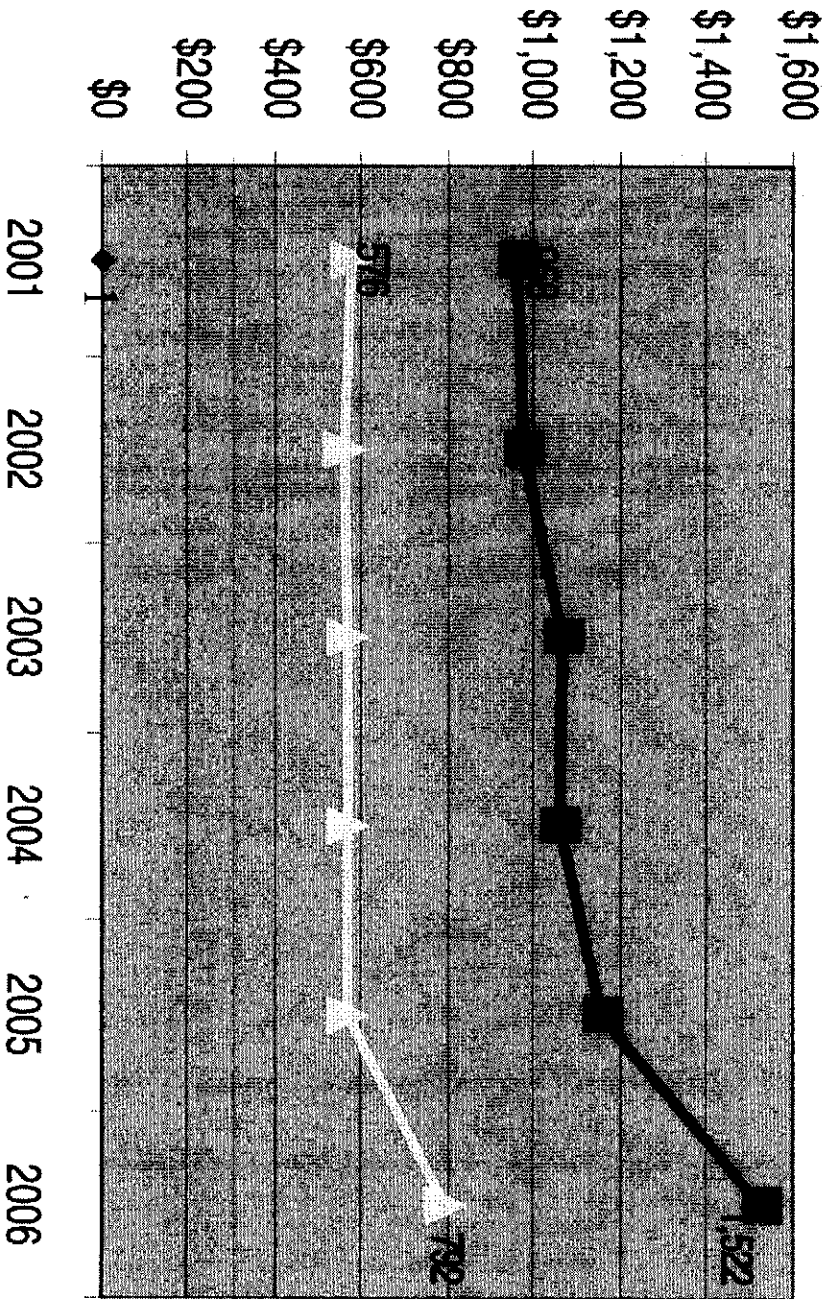
◆ ACSR Wire, #1/0 Aluminum (57% Increase)
 ■ ACSR Wire, #336.4 Aluminum (40% Increase)

Power Pole Prices (Price per Each)



Transformer Prices

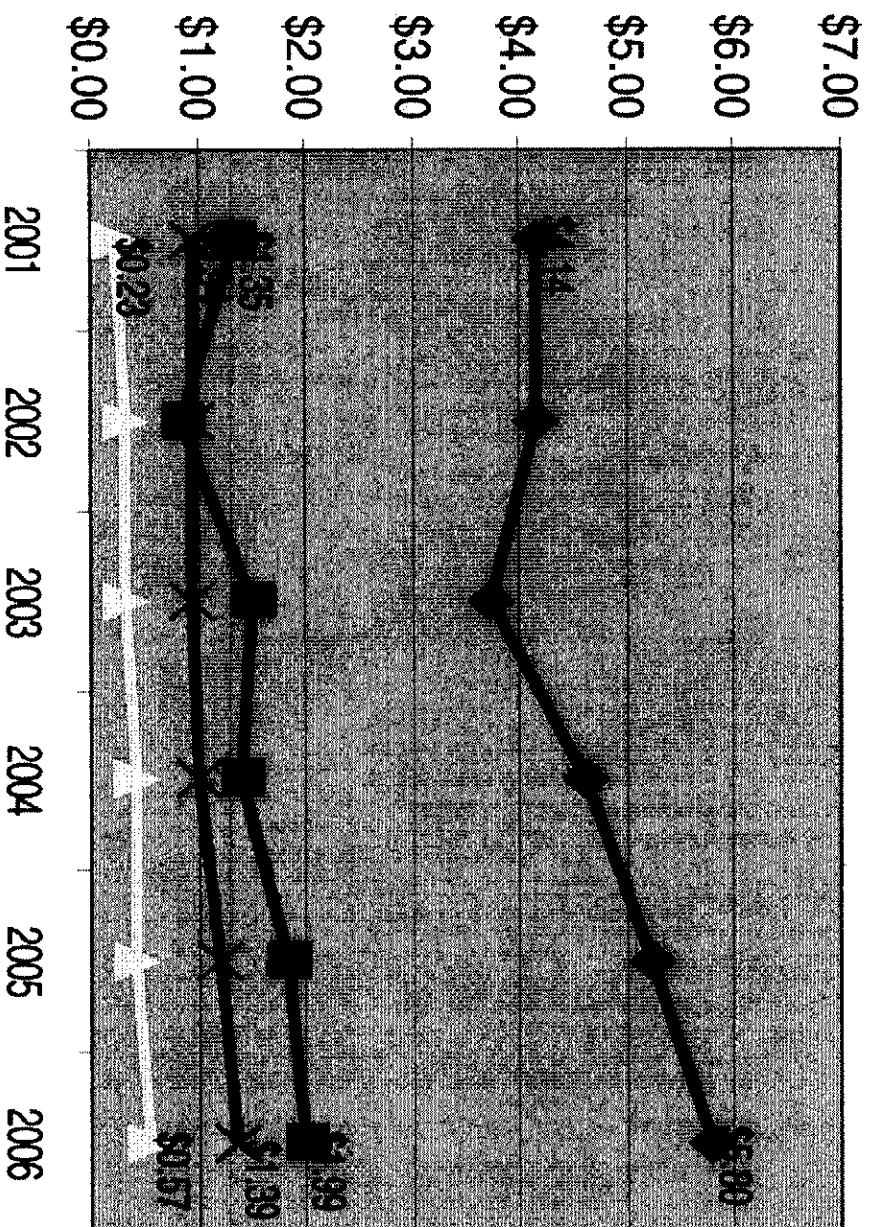
(Price per Each)



—■— 25 kVA Padmount Transformer (59% Increase)

- - -▲- - - 15 kVA Polemount Transformer (38% Increase)

Power Cable & Conduit Pricing (Price per foot)



- ◆ 500 MCM Copper (40% Increase)
- Power Cable, #1/0 (47% Increase)
- ▲ Conduit, 2 PVC (148% Increase)
- ✕ Conduit, 4 PVC (48% Increase)

Recommendation '06 – '07

- 1) Stanley Consultants Recommendation of
3% Revenue Increase would add 0.17¢/kWh
- 2) Add 0.5¢/kWh For Increased Fuel Costs
Add 0.2¢/kWh For Increased Material Costs
Total 0.7¢/kWh
- 3) Budget as proposed Includes Increased
Expenses and 0.7¢/kWh Rate Increase

**Background
Information
Regarding Increasing
Coal, Freight, and
Electricity Prices**

The Kiplinger Letter

Mader
 Gilpin
~~Richte~~
 Kortum
 Strehle

~~Smith~~
 Greer
 Mayor
 Albright

FORECASTS FOR MANAGEMENT DECISIONMAKING

1729 H St. NW, Washington, DC 20006-3938 • KiplingerForecasts.com • Vol. 83, No. 24

Dear Client:

Washington, June 16, 2006

On health care, there's cheering news.
Employer cost-cutting is working,
 driving annual increases into single digits
 for the first time since 2000. Next year...9%.

HEALTH CARE But keeping up momentum will be tough.
 The aging population and relentless push
 for tech advances exert upward pressure on costs.
 Savings from higher deductibles and copays
 for workers, more switching to generic drugs,
 fewer hospital stays, etc., will go only so far.

Employees need to make better choices
 about their health care treatments and providers
 as well as their lifestyles and health regimens.

And employers need to help them do it.
 Capturing the savings will require spoon-feeding,
 making sure workers get and grasp information
 about treatment options, results and trade-offs,
 and creating opportunities for healthier living.

Ratchet up preventive care and education.
 Every dollar spent on them saves nearly \$3.50
 in health care and about \$5.80 in absenteeism.

ENERGY FORECASTS			
Energy Source	Current	Late Sept.	Jan. 2007
Crude oil (per barrel)	\$69	\$63	\$55
Natural gas (per MMBtu at wellhead)	\$7.15	\$7.00	\$9.50
Regular gasoline (per gallon)	\$2.90	\$2.75	\$2.50
Diesel fuel (per gallon)	\$2.98	\$3.00	\$2.75
Heating oil (per gallon)	\$2.65	\$2.90	\$2.80
Electricity (per kWh)			

...individual health risk assessments for workers.

Grand Island at 5.24¢ in
 fiscal 04-05, the latest
 full audited data year.

POWER WEEKLY

Public Power Association

No. 30 July 31, 2006

Six Iowa cities seek to create electric utilities

Six communities in Iowa have filed petitions with state regulators asking to establish city-owned electric utilities. The six—Everly, Kalona, Rolfe, Terril, Titonka and Wellman—filed their documents with the Iowa Utilities Board in early June. All are currently served by Alliant Energy, based in Madison, Wis., and all have held referendums in which residents voted in favor of unplugging the investor-owned utility and forming municipal electric systems.

Summer electric rates in Everly are now running 13.9 cents per kilowatt-hour, said Bruce Harden, the city's utility manager. Nearby cities that own their own electric utilities are charging in the six- to seven-cent range, he said.

Everly, population 650, is prepared for a long fight with Alliant to take control of the community's distribution system, Harden said. It went through a similar struggle when it took over the local natural gas service from Peoples Natural Gas Co., he said. Residents voted in the mid-1980s to buy the natural gas system, but the private

(continued on page 3)

GI at
5.24¢ for
last Fiscal
Year

week, utilities asked their customers to ace transformers that had self-destructed attributed to the triple-digit temperatures. Energy affairs, said this is the first time in 57 years California have been hit by an extended

Process now moves consultants say

Buzz Canup, agreed with that observation. "You are on the short list before you even realize you were on someone's long list," he said. Canup is president of site selection services for Angelou Economics, an Austin, Texas, consulting firm.

The panelists spoke at July 24 session at the APPA meeting in Austin.

Asked what is the most important factor for companies seeking to site a new facility, all four members of the panel named the quality of the labor force. But, companies do their own research to determine how well a locality's work force matches its needs; they will not rely on local communities' marketing materials in making these assessments,

(continued on page 3)

Inside

- 4** Bonneville expects to cut rates in October.
- 5** TEA expands its reach, buys NW firm.

The Grand Island Independent

Tuesday, July 25, 2006

SAN FRANCISCO

Sweltering California heat wave prompts power emergency, cited in at least four deaths

Power companies worked to restore electricity to thousands of customers throughout California early Monday as a scorching heat wave threatened to push the state into a power emergency with the potential for more blackouts.

Authorities were looking into several deaths possibly related to the high temperatures, which hit the triple digits in some areas on Sunday.

With temperatures again expected to top 100 degrees, power demand was projected to reach an all-time high Monday and prompt some voluntary blackouts, in which some businesses agree to have their power shut off temporarily in exchange for lower rates, according to the Independent System Operator, California's power grid manager.

Those blackouts could become involuntary if customers don't conserve electricity, said ISO spokesman Gregg Fishman.

"It's actually critical that people conserve power," Fishman said.

INTEROFFICE
MEMORANDUM



*Working Together for a
Better Tomorrow. Today.*

DATE: April 10, 2006
TO: Gary Greer, City Administrator
FROM: Gary R. Mader, Utilities Director *GRM*

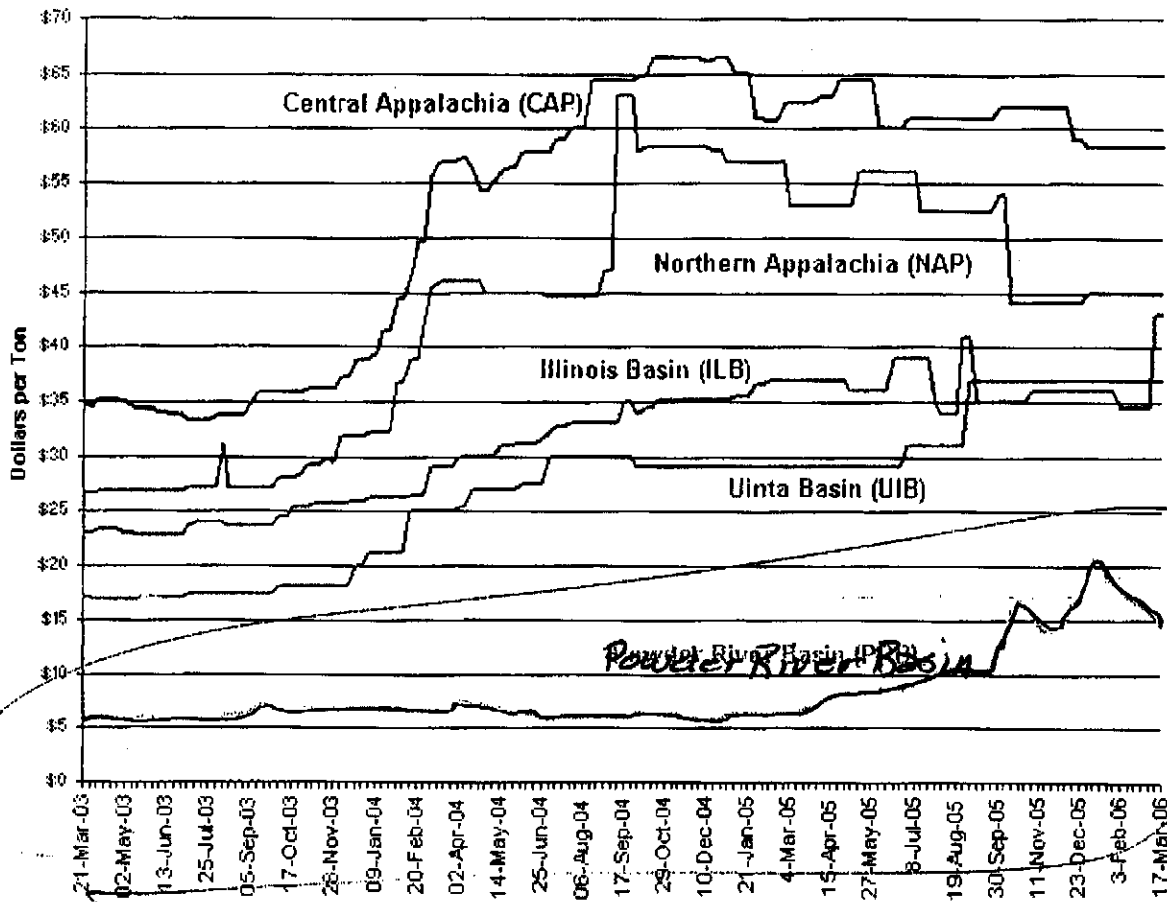
SUBJECT: Coal Prices

Grand Island is currently in the last year of a term contract for coal supply to PGS. That contract expires December 31, 2006. During the term of this current contract, coal prices more that tripled. The attached graph from the Federal Energy Information Administration provides a historical record of pricing since March 2003. The Electric Department's current pricing for coal is reflected in the '04, early '05, time line on the graph. And while there is at present a down trend in price, it remains nearly triple '04 levels, and is not expected to return to the '04 levels.

Additionally, the current ramp up of diesel fuel prices has increased the fuel adder in the coal transportation contract with Union Pacific, adding even more cost to the delivered coal price.

This sudden ramp up of the City's primary fuel cost will result in large increases in Electric Department operating expenses and will need to be reflected in increased electric rates in the '06 - '07 Budget.

GRM/pag



Key to Coal Commodities by Region

Central Appalachia: Big Sandy/Kanawha 12,500 Btu, 1.2 lb SO₂/mmBtu
Northern Appalachia: Pittsburgh Seam 10,000 Btu, <3.0 lb SO₂/mmBtu
Illinois Basin: 11,800 Btu, 5.0 lb SO₂/mmBtu

Powder River Basin: 8,800 Btu, 0.8 lb SO₂/mmBtu
Uinta Basin in Colo: 11,700 Btu, 0.8 lb SO₂/mmBtu

To: G. Greer
 our current contract
 was effective Jan. 1, 2005
 cc: Burhl Davis,
 Tim Darren B.

Coal Outlook

Vol 30 / No 4 / January 23, 2006

Powder River Basin sets coal production record as prices, demand rise

Despite rail delivery problems last year, it appears the Powder River Basin continues to produce record amounts of low-sulfur coal that is in increasing demand and bringing higher prices.

According to preliminary estimates by the Energy Information Administration, the PRB produced a record 45.1 million tons of coal in 2005, with Wyoming contributing 407.3 million tons and Montana, the other 37.8 million tons.

That is a 2.0% increase from 2004,

despite derailments caused by a mid-May snowstorm on the Joint Line operated by BNSF Railway and Union Pacific Railroad (PCT 5/19/05). The repairs lasted through mid-December (PCT 12/14/05).

The railroads also had to contend with a late November/early December snowstorm that slowed deliveries. Early January loadings were impacted by a conversion BNSF, which dispatches the line, made to a new dispatching system (PCT 1/17). But Dennis Duffy,

UP's executive vice president of operations, said BNSF has temporarily returned to the prior dispatching system and operations have returned to a more normal state.

BNSF statistics show its PRB loadings averaged 46.14 trains/day the week ended Dec. 18, 46.43 the week ended Dec. 25, 50 the week ended Jan. 1, 49.71 the week ended Jan. 8 and 46.6 the week ended Jan. 15.

PRB production has grown 155.8%

(continued on page 12)

Production ... from page 1

since 1985 when, according to EIA data, it was 174.0 million tons. The EIA estimates that the United States will demand an additional 100 million tons of coal annually from the PRB by 2010.

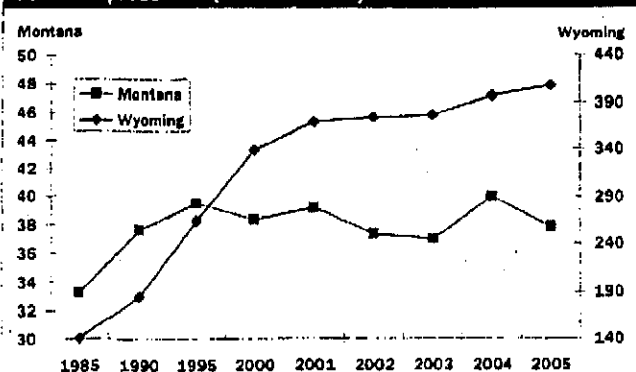
Montana's production has remained steady or fallen slightly while Wyoming's production has grown each year.

An estimated 2.4% increase in Wyoming coal production from 2004 would translate into good economic news for a state that receives most of its revenues from minerals. Severance taxes, federal mineral royalties and coal lease bonus bid payments from the coal industry in 2005 will exceed \$600 million, according to the state's economic analysis division. That does not include sales and use taxes, secondary business or the more than \$600 million in annual payroll for the industry's 4,600 employees.

In Montana, Larry Finch, the state's tax policy and research administrator in the revenue department, told *Platts Coal Outlook* Jan. 17 that the coal severance tax brought in \$29.3 million in 2003, \$31.5 million in 2004, \$37.6 million in 2005 and is expected to bring in \$31.6 million in 2006 and \$31.3 million in 2007. The mines also pay property taxes and royalties, which were not included.

The state's budget office based those numbers on production of 30.3 million tons in 2003, 31.9 million tons in 2004 and estimated production of 33.0 million tons in 2005, 32.2 million tons in 2006 and 32.8 million tons in 2007.

PRB coal production (millions of tons)



Source: Energy Information Administration

PRB prices on the rise

PRB 8,800 Btu/lb coal prices steadily increased during 2005, starting Jan. 3 at \$5.65/ton — its lowest price of the year — and climbing to \$22/ton on Dec. 27, according to *Platts Coal Trader's* OTC Broker Index. It ended the year at \$21.85/ton.

According to the same index, the coal averaged \$5.64/ton for January 2005 and had risen to an average of \$21.85/ton for January 2006, pushed by increasing demand, rising emission credits and rising oil and gas prices.

In addition, the derailments prevented basin producers from meeting increased customer demand last year, leaving utility inventories at record lows. Utilities are trying to replenish their stocks and have been heard to be paying \$25/ton or more.

Arch Coal spokesman Greg Schaefer stressed that \$25/ton contracts are not the norm. About 85% of Arch's coal production is under contract and would be sold at lower prices.

Nation's Power Grid Passes First

Test of Summer

Heat Wave Exposes Shortage Of Reserves, Highlighting Urgency of System Overhaul

By JOHN J. FIALKA
And REBECCA SMITH

North America's power-transmission system so far has passed the first major test of its reliability this summer during two days of Atlantic-to-Pacific heat, but it soaked up more electricity reserves than expected and spurred calls for strengthening the nation's power grid.

This week's heat wave brought record levels of electricity demand from California to New York to New England, and amounted to a giant stress test that the U.S. power grid—actually three interconnected grids that involve 3,500 utilities serving 283 million people—wasn't designed to handle.

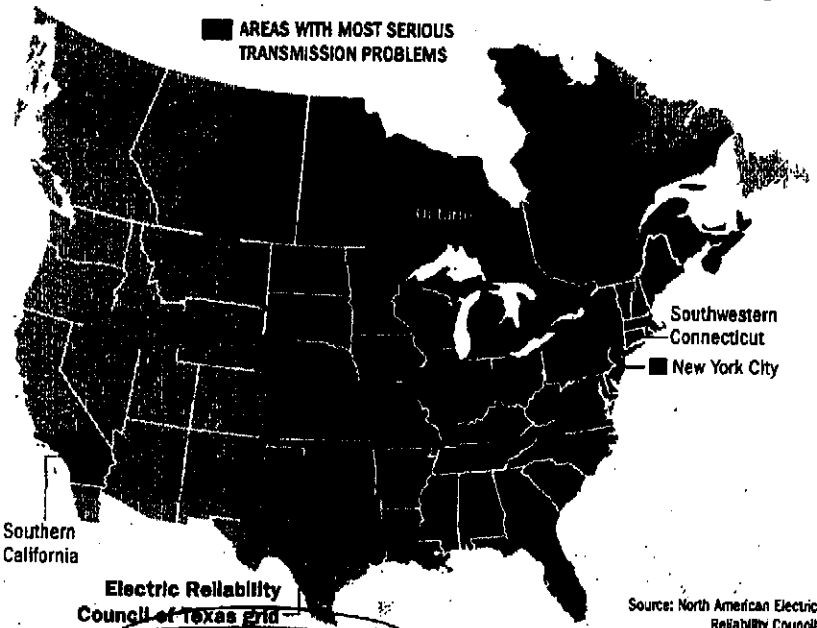
Joseph T. Kelliher, chairman of the Federal Energy Regulatory Commission, said the two-day heat wave set record levels of demand in seven areas across the country. "You couldn't come up with a more serious test of the system," he said, adding that "we need adequate supplies, a more-robust grid and tough reliability standards."

Stephen Whitley, chief operating officer for ISO New England, which manages the grid there, called the heat wave "a major example" of why a bigger, more modern transmission system is needed. "Bulk power helps us get through these events. We just need to have more of it," he said. He said that while New England was in desperate need of power, cooler weather was entering the Midwest, meaning there was excess electricity there. But the region lacks the connections to move much of the power east.

The nation's energy infrastructure

Taxing the Network

The Western, Eastern and Texas power grids make up the North American power-transmission system. The three grids are poorly connected, making it impossible to transfer large sums of power among them.



faces two challenges. The amount of backup power—needed to accommodate sudden spikes in usage caused by extremely hot weather—is adequate. But that amount has been in decline as a result of a growing economy and disruptions in energy markets that caused many firms to cancel new power-plant projects.

Also, the system is plagued by bottlenecks that prevent the movement of large blocks of power to areas that need it. Overhauls enacted in Washington after a major blackout in 2003 were supposed to start correcting those problems.

But progress has been slow. For exam-

ple, implementing one of the 2003 recommendations, FERC is soon expected to select an industry group, the North American Electric Reliability Council, to enforce uniform, federally backed rules for the grid and to impose fines on violators.

For now, the grid operates under a system of voluntary rules, a kind of honor system for the utilities and grid operators that run high-voltage transmission systems. The U.S.-Canadian task force that investigated the August 2003 blackout cited violations of the voluntary standards, including the failure of utilities to conduct routine monitoring of transmission lines and inadequate prun-

ing of trees along transmission corridors.

The blackout caused between \$4 billion and \$10 billion of damage in parts of the Northeast, Midwest and Canada, according to the task force. Last year, Congress responded by passing an energy bill that requires mandatory standards, backed by monetary penalties, but the rules are months away from being finalized, though a draft has been sent to FERC for review.

Congress also required the Department of Energy to designate national "energy corridors" where congestion is bad and new high-voltage lines might be built. But the department's report isn't due out until next month. That will be the start of a more lengthy process that will allow the federal government to intervene where states cannot agree on the location of interstate power lines.

Craig Baker, senior vice president of American Electric Power Co., the Columbus, Ohio, utility that operates the nation's largest private transmission system, said that federal intervention will help, but that it still doesn't answer the question of who will pay for the multiple billions of dollars needed to build new transmission lines. "We're all looking at massive transmission expenses," he said. He told a forum of utilities and regulators yesterday that state regulators justify improvements that benefit local users, but sometimes reject changes that benefit regional movements on the grid.

FERC is reviewing plans from utilities for several major new interstate power lines. The agency has new powers to authorize higher electricity rates to help finance them, which could help stimulate new investment in the grid, but lead to higher power bills for consumers and businesses.

Yesterday, there were reports of isolated electric-system problems, some caused by overheating of equipment and others by equipment failures. But there

weren't the major transmission-line failures that could cause widespread outages for protracted periods of time for millions of people. In New York, grid operators called on big energy users to voluntarily cut use.

It looked like several regions might set new records for electricity usage yesterday, in some cases beating records set the day before, including New York and California. New England, by 1 p.m. EDT, already had metered demand of 26,934 megawatts, narrowly beating a record of 26,885 megawatts set last July, according to ISO New England. One megawatt can power 500 to 1,000 homes.

One major problem is making sure there's enough power available to accommodate sudden spikes in usage caused by extremely hot weather. Backup power is especially needed in summer because electrical equipment is more prone to failure when plants are running hardest and power lines are fully loaded.

Reserve margins, a measure of the amount of surplus power available, in July were expected to be 17% for the U.S. as a whole and 23% for Canada, with the U.S. figure getting closer to the 15% reserve margin that's regarded as a minimum amount needed to assure reliability.

Nationally, the U.S. reserve margin hit 19.4% in 2003, and in some regions it was twice as great. But disruptions in energy markets caused many firms to cancel projects, and a growing economy has eaten up much of that reserve cushion. Even small swings can have a big impact on supplies. In 2000, the year an energy crisis in California began, the U.S. reserve margin slipped to 14.7%.

The electric system is susceptible to fuel problems, as well. Some companies continue to complain that they aren't getting sufficient coal deliveries out of Wyoming's Powder River Basin to keep their coal-fired plants running at maximum output. Rail problems from more than a year ago continue to cause delays as tracks are strengthened. Another type of fuel shortage could emerge, as well, if there are hurricanes along the Gulf Coast that disrupt natural-gas production, as they did last summer.

THE ECONOMY

Heat Blast Tests U.S. Electric System

Soaring Demand Underlines Regulatory, Industry Alerts On Need for More Capacity

By REBECCA SMITH

Scorching temperatures strained electric systems throughout the nation as consumption broke records, underscoring warnings by regulators and industry officials that the nation isn't building enough power plants and transmission lines.

Grid officials in the most populous states asked consumers to trim electricity use to reduce the possibility of supply disruptions. Despite conservation efforts, records for electricity consumption were set in the Midwest and Texas and were expected in California.

In the Midwest, demand surged past the record of 131,435 megawatts by late afternoon and in Texas swept past the record of 60,279 megawatts by at least 3,000 megawatts, equivalent to six large power plants, according to the regions' grid operators. ISO New England, the grid operator for that six-state area, said demand nearly topped the record of 26,885 megawatts. In the mid-Atlantic region, demand was expected to shatter the record of 133,763 megawatts by late in the day.

The California Independent System Operator, a nonprofit corporation responsible for electric-system reliability, said demand likely would top 48,000 megawatts and beat a record set last July of 45,431 megawatts. Last week, the grid operator submitted a report to

Congress in which it said the "most likely" summertime peak usage would be about 46,000 megawatts, a prediction based on normal summer temperatures.

Rising demand throughout the nation could reignite debate about how best to stimulate construction of plants in states that have deregulated their retail electricity markets, where regulators typically don't order utilities to build facilities. To encourage building plants, Texas gradually is raising its price caps for wholesale electricity. Those caps are reached periodically at times of high demand. The current cap of \$1,000 a megawatt hour is expected to rise to \$2,000 next March and to \$3,000 by March 2009, making it the highest price ceiling in the nation.

Following a massive blackout in the Northeast and parts of the Midwest in August 2003, Congress in 2005 gave federal energy regulators more authority to intervene in cases where transmission lines are needed but aren't getting built because of disputes between states. Tight supplies this summer could prompt the Federal Energy Regulatory Commission to take a more aggressive stance and push development forward. Three new members join the five-member body this month.

FERC Chairman Joseph Kelliher last week warned a House energy subcommittee that trouble-prone areas include California, Connecticut and New York City. Although many generating plants were built in the U.S. in the late 1990s, the California energy crisis of 2000-2001 and bankruptcy of big power trader Enron Corp. in late 2001 shook up deregulated electricity markets and many projects were canceled.

Now, electricity supplies in some states are becoming uncomfortably tight at times of high demand. "This is not the time for complacency," Mr. Kelliher warned the House subcommittee, adding that electric system "vulnerability" is greatest in summer.

High energy demand this week will likely translate into big profits for some generators, especially those that use lower-cost coal or nuclear fuel to make electricity.

In California, as throughout the arid West, grid officials not only feared demand would outstrip resources but also worried high temperatures could prompt wildfires that could force major transmission lines out of service. Several fires were reported yesterday, but so far none have threatened essential transmission corridors. "That was our lucky break," said Stephanie McCorkle, spokeswoman for the California ISO in Folsom, Calif.

Unlike the East, where electric systems are tightly networked, utilities in the West more often rely on electricity that is carried long distances, making power supplies more vulnerable to disruption. The California ISO has said California needs at least \$1.8 billion of additional transmission investments, mostly in the southern part of the state, the area that is the most stressed electrically. Northern California has been

Stressing the Grid

Previous peak electricity consumption for U.S. grid operators, in megawatts

GRID OPERATOR	PREVIOUS PEAK
PJM Interconnection	133,763
13 states	
Midwest Independent Transmission System Operator	131,434
15 states	
Electric Reliability Council of Texas	60,274
1 state	
California Independent System Operator	45,431*
1 state	
New York ISO	32,075
1 state	
ISO New England	26,885
6 states	

*Adjusted for change in control-area size
Source: Grid operators

helped this year by hydro-electric resources that are the best in years.

Grid operators will likely be stressed again today with high temperatures expected to continue in most places. The longer a heat wave lasts, the more fragile the electric system becomes as older units succumb to mechanical breakdowns and as heavily laden power lines sag from heat, sometimes into trees, causing short-circuits or fires.

Another 'legacy' of Lay

If they sent his ashes into orbit, Ken Lay could never get around like he did on Earth.

One of humanity's great back-scratchers and influence-buyers is gone. But the events he set in motion will linger on, and on and on.



**John
Young**
Waco (Texas)
Tribune-Herald

Of course, there is the biggest corporate cataclysm in history: Enron. All the jobs lost, all the retirement funds squandered.

But something farther-reaching than even the Enron scandal is owed in large part to Ken Lay's influence.

It may not be accurate to say that electric deregulation was an Enron invention. But no one put a better shine on it than Lay and his partner in corporate crime, Jeffrey Skilling.

Back in the mid-1990s, Skilling and Lay, who had found a niche in trading energy futures, pushed for electric deregulation in the Lone Star State and the opportunity to make a mint. You might say Texas lawmakers were starry-eyed.

Our electricity at the time cost roughly half what it does today per kilowatt-hour. Skilling told lawmakers the marketplace could cut that price by 30 to 40 percent.

With Washington pushing and Enron-linked contributions warming political allies to the cause (Lay contributed \$139,000 to candidate/governor/president George W. Bush, for one), these energy titans got a courteous airing before Texas lawmakers when electric deregulation came up in the late '90s.

"We consumer advocates had to wait until 2 in the morning to testify," recalled Randy Chapman of Texas Legal Services. The Enron boys? They testified on their time.

Not only did Lay and Skilling get what they wanted in electric deregulation, but they also got the guy they wanted to monitor things at the Public Utility Commission, Pat Wood. With Bush's rise, Wood also would rapidly ascend to head the Federal Energy Regulatory Commission.

Now Texas is five years into partial deregulation and is experiencing electric bills that in some cases have risen 70 to 100 percent.

Next year, former monopolies like TXU Energy won't be regulated at all, price-wise. Will that usher in the low, low rates touted by the Enron crowd? If it does signal lower rates by the big dogs, they could be the kinds that drive competition out.

Then there's the issue of companies that offer the service but never deliver.

One such company was called New Power. It got into the newly deregulated arena early, took on a customer base and then suddenly dumped customers and filed for bankruptcy. Only when consumer groups filed complaints did New Power honor refunds.

Oh, yes: New Power was a spinoff from that other energy company, Enron.

Texas has seen some benefits from deregulation, particularly among big purchasers and groups that have aggregated and found optimal deals.

But though the jury has spoken on the late Ken Lay, it is still out on his shining notion: deregulation. Will the wonders of the marketplace shower on us all? Or will it simply create more rampaging corporate behemoths like Enron?

PUBLIC POWER WEEKLY

A news summary for members of the American Public Power Association

No. 26 July 3, 2006



Baltimore Public Works Director George Winfield (left) confers with Hugh Grunden, president and CEO of Easton Utilities in Maryland (right), and Joe Nipper, APPA's senior vice president of government relations, at last week's hearing. Photo by John Whitman

Baltimore leaders to propose feasibility study on public power

The president of the Baltimore City Council wants the city to conduct a feasibility study of public power for Baltimore. Council President Sheila Dixon said June 28 she expects a study would cost about \$150,000.

"We need to look at all our options," agreed Councilman Bernard "Jack" Young.

Dixon said she, Young and Councilman James Kraft would propose the

feasibility study when the City Council meets on July 10. She spoke toward the end of a hearing at City Hall on the possibility of the Maryland city creating a municipal electric utility.

The price of electricity has been making headlines in Maryland ever since investor-owned Baltimore Gas & Electric Co. announced earlier this year that it planned to raise rates by 72% starting in July. The state's deregulated retail electricity market has operated under a price freeze for the last six years, and the price controls expire this month.

In March, the Baltimore City Council directed the city's director of public works and its finance director to take an initial look at the feasibility of forming a municipal electric utility.

"Baltimore is not alone," Ursula Schryver, APPA's director of customer programs, told members of the City Council at last week's hearing. Several dozen cities in 20 states are looking into public power, she said. "Cities want more control over their electricity options," Schryver said.

(continued on page 4)

Draft report on competition misses the big picture, APPA tells FERC

The federal government's Electric Energy Market Competition Task Force should include in its final report a discussion of whether the intrinsic characteristics of the industry make it inherently difficult for electricity markets to be sufficiently competitive to set prices that are just and reasonable, APPA said in comments filed June 26 with the Federal Energy Regulatory Commission. That is the most important issue facing the electric utility industry, the association said.

The task force should include an overall assessment of how well wholesale and retail electricity markets are working and a comprehensive list of problems experienced in electricity markets, APPA recommended.

The task force's draft report omitted significant events in its historical review of the electricity industry, including the California and Western energy crisis, the bankruptcy of Enron and subsequent revelations of market manipulation, and the glut of generation capacity in 2002-2003, APPA said. Those events were a direct consequence of introducing

competition into wholesale markets and need to be included in any comprehensive discussion of industry developments, APPA said.

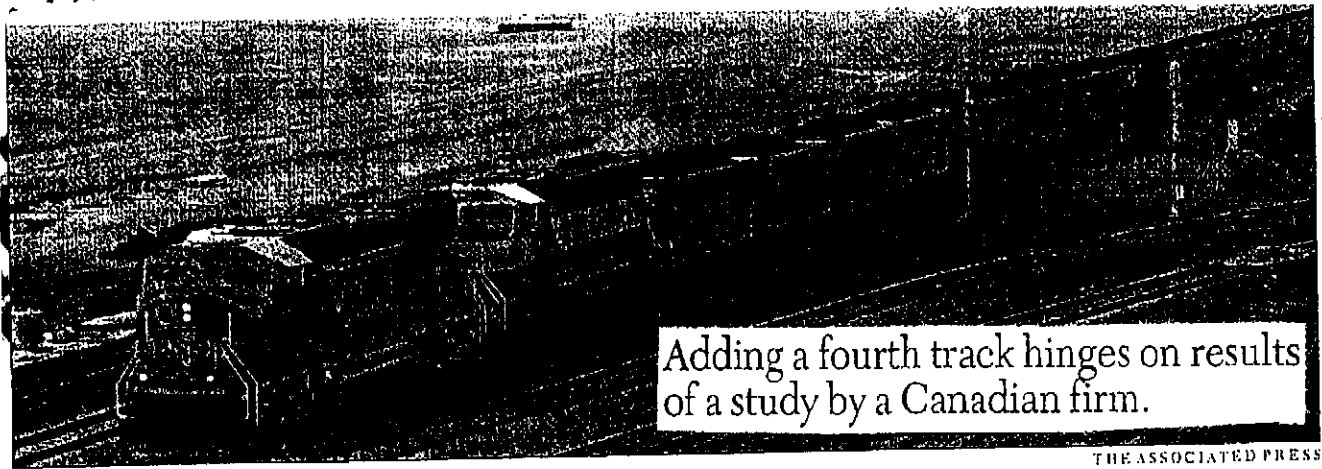
The draft report does not adequately portray the competitive features of more traditional wholesale markets, which include active trading hubs and the availability of indices to provide transparency, APPA said. However, APPA said it agrees that some wholesale customers in these markets are limited in their ability to shop for power because of inadequate access to transmission service.

APPA disagrees with the assertion that in regional transmission organization (RTO) markets, transparency of prices can give clear price signals on where and when new generation should be built. Even if that assertion were theoretically correct, "those signals have not often been received or acted upon," APPA said. It is unclear whether locational capacity markets will elicit additional capacity, but such markets are very likely to increase profits for generators, add new risks and burdens for load-serving

(continued on page 7)

Inside

- 3** Supreme Court to hear global warming case.
- 3** Maryland lawmakers win in fight with governor.
- 7** APPA critiques reliability proposal.



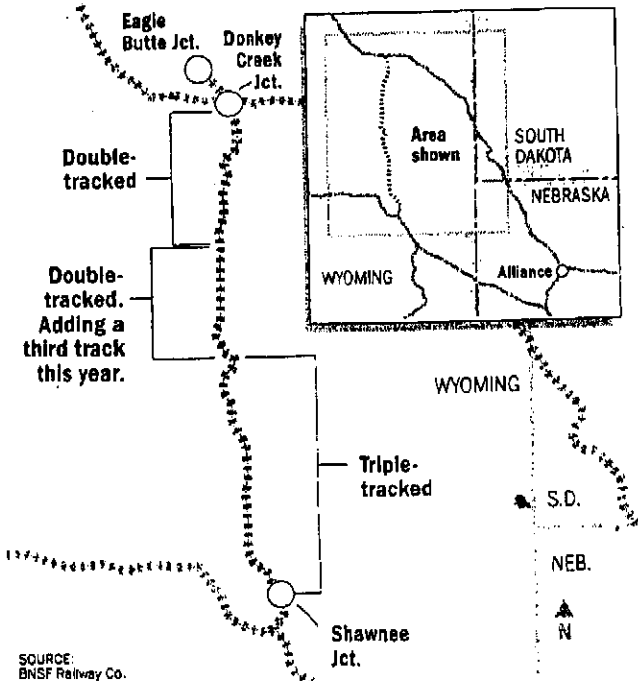
Adding a fourth track hinges on results of a study by a Canadian firm.

THE ASSOCIATED PRESS

U.P., partner eye track expansion for coal region

Expanding rail capacity in Wyoming's coal region

Construction of a fourth railroad track on a stretch through Wyoming's coal region shared by Union Pacific and BNSF might begin as early as next year, depending on the outcome of a capacity study.



SOURCE: BNSF Railway Co.

By STACIE HAMEL
 WORLD-HERALD
 STAFF WRITER

A study of rail capacity in the Wyoming coal region could result in the addition of a fourth track to a line shared by Union Pacific and BNSF railroads.

U.P. President and Chief Executive James Young said in a recent interview that construction of a fourth track could begin as soon as next year, depending on the outcome of a study by CANAC, a Canadian railroad engineering company.

Multiple tracks increase the number of trains operating at the same time. Triple tracking, for example, would allow three trains to run side by side.

The railroads are nearly finished triple tracking their 102-mile joint line in the Southern Powder River Basin of Wyoming. About 18 more miles of the third track will be added this year, leaving about that much left to triple-track.

Demand for coal from Wyoming's Powder River Basin could increase by 100 million to 200 million tons over the next 10 years, one consultant said.

In 2005, more than 325 million tons of coal moved on the joint U.P.-BNSF rail line from the basin. U.P. and BNSF plan to increase that amount by about 10 percent this year, but it won't satisfy demand, Young said.

"We're well-positioned, but the whole logistics chain will be challenged — the mines, the railroads and the utilities," he said. "We'll

have a record year for coal, but I don't think it will be enough."

The six-month study, jointly commissioned by the two railroads, began in late 2005 and is expected to be complete this spring. The study will identify how to increase rail capacity to 500 million to 600 million tons of coal per year.

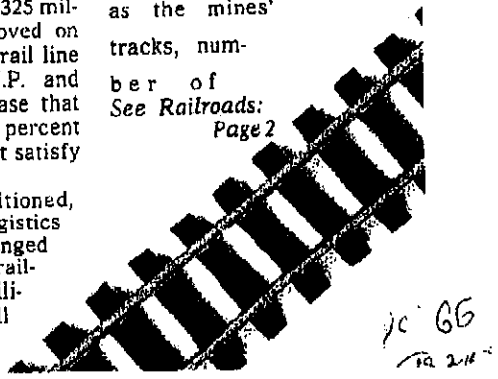
In 2005, the joint line was affected several times by weather, maintenance and washouts, which limited its ability to move coal. Maintenance work increased after several derailments that were linked to an accumulation of dust that had weakened stability of rail beds after heavy precipitation.

Demand has been increasing for the low-sulfur PRB coal, which costs less than coal from other regions of the United States.

"I just spent time with utility customers in the mines," Young said recently. "We have to think differently, so we've got a full-court press on putting capacity in, bringing in locomotives, hiring and training people to meet that demand."

The study is focusing on transportation capacity but also will look at capacity within the mines, such as the mines'

tracks, number of
 See Railroads:
 Page 2



jc GG
 2/16

Railroads: U.P. may add track

Continued from Page 1

trains each mine can load now and how many more trains would be needed, said U.P. spokeswoman Kathryn Blackwell.

BNSF spokesman Pat Hiatte said a fourth line isn't assured, though that possibility will be part of the study's "capacity modeling phase."

"It would be premature to say that next capacity piece would be a fourth main," he said.

The joint line runs 102 miles north from where the U.P. and BNSF lines intersect to near Gillette, Wyo. BNSF also operates another rail line out of the mines.

Mines served by the joint rail line have a combined permitted capacity of 440 million tons per year, said Larry Metzroth, vice president of fuels advisory services for Global Energy Decisions. The Boulder, Colo.,-based consulting company forecasts energy pricing and supply and demand.

Moving as much coal as mines are capable of producing will require more rail capacity, he said.

If the railroads increase to 400 million tons or more a year, Metzroth said, "They are definitely going to have issues with the triple-track system."

Other parts of the railroads' coal routes also will need attention, he said, including U.P.'s line through western Nebraska to Kansas City, Mo., and BNSF's line that runs through Nebraska and on to St. Louis.

"They need more double- and triple-tracking in sections, need more signals installed, and to rehabilitate and expand their yards," he said. "There will be a need to invest in the system outside of the joint line as well to handle this increase in coal volume."

Both railroads announced 2006 capital projects recently, including projects for their coal routes outside the joint line.

U.P. will spend \$700 million to \$750 million on new capacity for coal this year, compared to \$600 million to \$700 million in recent years, Young said.

BNSF will add expand its Lincoln railyard and add another 32 miles of double- and triple-track to coal routes outside the Southern Powder River Basin.

3/24/06 To: G. Green
 Why coal + freight
 costs are going
 up rapidly.

G. M.

FEATURE-Coal is king at busiest U.S. rail yard

Wed Mar 15, 2006 1:32 PM ET

By Nick Carey

NORTH PLATTE, Neb., March 15 (Reuters) - Cameron Scott has no doubt about what comes first in his job as superintendent of the busiest rail yard in the United States.

"Coal is king," he said.

Union Pacific Corp.'s <UNP.N> yard in North Platte handles up to 170 trains a day. It expects coal to account for 70 percent of freight volume coming through there this year, up from 64 percent in 2005.

Forty percent of all of the Omaha-based company's business passes through this western Nebraska yard, which employs 2,700 people. Checking every foot of rail in sight, Scott said he must accommodate growing demand for coal as the No. 1 U.S. railroad tries to expand capacity.

Higher fuel prices -- which hurt the trucking industry more than railroads -- are prompting U.S. companies to shift ever more cargo to trains, while rising U.S. imports have further swelled orders. Customers have complained about the resulting delays.

Scott, 43, said he must balance utilities' need for coal with other services coming through the yard, but added his orders were clear from the day he started this job in November 2004.

"My main task was to keep the coal constantly moving," he said.

Union Pacific loads and sends out 35 to 40 full coal trains daily at North Platte, compared with five per day in 1985. To increase capacity, the company is laying a third through-line at the yard at a cost of \$20 million, which will go into operation in October.

The coal moving though North Platte comes from the Powder River Basin in Wyoming and is popular with U.S. utilities because its low sulfur content helps them meet U.S. government emission requirements. It is also easier, thus cheaper, to mine than coal from other U.S. basins as its thick seams are close to the surface. High natural gas prices have made this coal even more attractive.

Demand for Powder River Basin coal doubled from 200 million tons in 1990 to 400 million in 2005.

Bottlenecks on Union Pacific's network, exacerbated last year by derailments on a 100-mile stretch of track out of the Powder River Basin that the company operates with No. 2 U.S. railroad Burlington Northern Santa Fe Corp. <BNF.N>, have led to complaints from customers -- including utilities -- of delays and unreliable service.

Superintendent Scott said that even more than rail capacity, he was short on locomotives. Union Pacific plans to add 200 to its fleet of 8,000 this year.

SURPRISING TURNAROUND

Chief Financial Officer Robert Knight said U.S. rail companies, which once had been plagued with overcapacity, scaled back their networks in the two decades following industry deregulation in 1980.

And since 2003, U.S. imports have been growing at double-digit annual percentage rates as manufacturers send more work to developing economies like China and India.

High fuel prices, plus a shortage of drivers, made the U.S. trucking industry less attractive. This pushed traffic onto the rails and raised Union Pacific revenues by 11 percent to \$13.6 billion in 2005.

"We were surprised by how quickly things turned around," Knight said.

The company is not alone. Stephen Brown, a corporate finance director at rating agency Fitch Ratings, said for years the four main U.S. railroads - which also include CSX Corp. <CSX.N> and Norfolk Southern Corp. <NSC.N> - couldn't justify making significant capacity investments because the returns weren't there.

"With the revenue picture improving dramatically over the past couple of years railroads are now in a position to make investments ... but it's going to take some time to get those investments in place," he added.

Union Pacific Chief Executive Jim Young said the company planned to ease network congestion by targeting the worst bottlenecks.

"If we focus on our (bottlenecks), we should see congestion easing across the entire network" Young said.

The company will invest \$2.75 billion in maintaining and expanding capacity in 2006, compared with \$2.7 billion last year.

Analysts say Union Pacific is taking the right approach.

"It's clear that UP takes the issue seriously," said Tony Hatch of ABH Consulting. "It takes time and money to lay new track, so they have to be sure of long-term returns."

CFO Knight said it cost the company between \$1.5 million and \$2 million to lay a mile of track, an investment that lasts decades, and \$1.8 billion annually just to maintain the network.

Officials at both Burlington Northern and Union Pacific said they were boosting capacity to meet utilities' demand for Powder River Basin coal, but they were also looking at how that demand would change long term.

"We can't make investments (in new track) based just on demand today, but how it will look 10 years from now and beyond," said Thomas Kraemer, head of Burlington Northern's coal business.

While waiting for new capacity, Union Pacific managers like Scott say they are working with what they have to increase efficiency.

"I have to squeeze every inch of capacity out of the rails I have before I can ask for more," he said. "And although as superintendent I would always argue I need more rails, I have room to squeeze."

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THURSDAY, JANUARY 12, 2006

OPPD proposes 3 years of rate hikes

■ Needed to pay for construction, the increases would begin with a 3% rise this spring.

By NANCY GAARDER
WORLD-HERALD STAFFWRITER

The Omaha Public Power District is proposing rate increases totaling about 9 percent over the next three years as it takes on almost \$2 billion in debt to upgrade its system.

The first portion of that increase, 3 percent, would take effect this spring, assuming board approval, Charles Moriarty, senior financial officer, said Tuesday.

The district also is contemplating a pass-through fuel charge that would allow for potentially more frequent, generally smaller, rate changes without a vote of the board.

The OPPD board will vote Thursday on a budget for this year that assumes the 3 percent rate increase goes into effect in April. The 2006 budget would total nearly \$1 billion, with more than half of it devoted to construction projects.

The proposed rate increase will be the subject of four public hearings in February. The dates and locations of those hearings have yet to be set.

The average residential customer, whose monthly bill is \$71.60, would see about a \$2.15 increase in that bill, said spokesman Jeff Hanson.

For OPPD, the rate increase would bring in about \$16 million a year, he said.

To: G. Grear, 1/12/06
Others in the state are seeing the need to increase electric rates. G.M.

The total change in the below table is just under 15%

In March, the board also will vote on whether it is willing to commit to similar-sized rate increases in 2007 and 2008. The actual amounts of those two increases will be subject to further study and future separate votes by the board.

Board members reviewed the prospective rate increases at their committee meetings Tuesday.

The board long ago accepted the need for the increases when it embarked on the current construction plan.

Most of the debt is going toward the overhaul of Fort Calhoun Nuclear Station and the construction of a new coal plant near Nebraska City.

A substantial amount of work will be done on both projects in 2006, making this year's \$538 million construction budget the largest in OPPD's history, Moriarty said. Without rate increases, OPPD calculates that it would have to go into debt in 2008.

OPPD needs to raise rates, not only because it is incurring these costs, but also because revenues are projected to drop as it takes power plants off line for retooling.

To reduce the size of the rate increases, the utility also is cutting expenses. By next year, it hopes to have completed about \$20 million in permanent cuts.

OPPD rate hike schedule

January 2004	3.1 percent
July 2005/January 2006	1.7 percent total
April 2006	About 3 percent
April 2007	Up to 3 percent*
January 2008	Up to 3 percent*

* Estimate

GARY

Nebraska utility to build 125-mile, 345-kV line

Responding to 2% load growth, the Nebraska Public Power District board Friday approved a 125-mile, 345-kV transmission project in east-central Nebraska.

The project includes upgrading to 345-kV a 230-kV line that runs about 60 miles from Norfolk, Nebraska, to Columbus, Nebraska, and then building a 345-kV line from Columbus to Lincoln, Nebraska, said Beth Boesch, utility spokeswoman. NPPD, based in Columbus, Nebraska, aims to have the line in service by 2010, she said.

The project was identified in NPPD's most recent long-range transmission planning study, Boesch said. The project is needed to improve reliability in light of sustained load growth, she said. Nebraska is seeing increased demand from farmers switching to electric pumps for irrigation, new ethanol plants and industry expansion, Boesch said. The utility doesn't have final cost estimates for the project, with design and line siting expected to start this year, she said.

The NPPD board also voted to spend \$5.7 million to increase by 12 MW the capacity of the 778-MW Cooper Nuclear Station near Brownville, Nebraska, by installing "high-accuracy" monitoring equipment.

Also at Cooper, the NPPD board approved the first phase of building a dry-cask nuclear fuel storage system at the plant. The dry-cask nuclear fuel storage system involves transferring some used fuel from wet storage to dry storage in concrete and steel casks, the public utility said. NPPD expects to spend \$45 million on the project.

NPPD management asked the board to consider a 3.5% average wholesale rate increase starting in 2007, due to rising fuel costs, equipment and power plant upgrades. The board is expected to vote on the rate hike by November.

NPPD serves about 1 million retail and wholesale customers.

Calpine quarterly loss balloons to \$818 million

Bankrupt independent power producer Calpine said Friday its second-quarter net loss ballooned to \$818 million, more than double its \$298.5 million loss in the year-ago period, and the San Jose, California-based company delayed a formal filing with federal regulators for several days.

For the three months ended June 30, Calpine said it expected to incur net losses of about \$818 million, swelling its total losses to \$1.4 billion for the first half of 2006.

Calpine attributed the acceleration in quarterly net losses primarily to an ambitious reorganization program undertaken in concert with its December 20, 2005, Chapter 11 bankruptcy reorganization filing.

The company also advised the Securities and Exchange Commission it will need a five-day extension to submit its second-quarter report. Calpine spokesman Rick Barraza told Platts that means the report is expected to be filed with the federal agency during this week.

Calpine played down the delay. "This is not unusual for a

Weekend markets for delivery Aug 12 (\$/MWh)

East	Index	Range	Deals	Volume
On-Peak				
Mass Hub	82.50	82.50 - 82.50	N.A.	N.A.
N.Y. Zone-G	85.75	85.75 - 85.75	N.A.	N.A.
N.Y. Zone-J	80.25	80.25 - 80.25	N.A.	N.A.
N.Y. Zone-A	51.50	51.50 - 51.50	N.A.	N.A.
Ontario*	45.00	45.00 - 45.00	N.A.	N.A.
PJM West	54.65	54.65 - 54.65	N.A.	N.A.
Dominion Hub	58.10	58.10 - 58.10	N.A.	N.A.
VACAR	65.00	65.00 - 65.00	N.A.	N.A.
Southern, into	67.00	67.00 - 67.00	N.A.	N.A.
Florida	77.00	77.00 - 77.00	N.A.	N.A.
TVA, into	64.50	64.50 - 64.50	N.A.	N.A.
Off-Peak				
Mass Hub	42.25	42.25 - 42.25	N.A.	N.A.
PJM West	25.00	25.00 - 25.00	N.A.	N.A.
Dominion Hub	28.45	28.45 - 28.45	N.A.	N.A.
VACAR	41.25	41.25 - 41.25	N.A.	N.A.
Southern, into	40.00	40.00 - 40.00	N.A.	N.A.
Florida	44.00	44.00 - 44.00	N.A.	N.A.
TVA, into	41.00	41.00 - 41.00	N.A.	N.A.
Central	Index	Range	Deals	Volume
On-Peak				
Michigan Hub	48.65	48.65 - 48.65	N.A.	N.A.
AD Hub	46.84	46.00 - 47.00	6	280
Cinergy Hub	44.00	44.00 - 44.00	N.A.	N.A.
Illinois Hub	46.75	46.75 - 46.75	N.A.	N.A.
NI Hub	46.65	46.65 - 46.65	N.A.	N.A.
Minnesota Hub	50.50	50.50 - 50.50	N.A.	N.A.
MAPP South	61.50	61.50 - 61.50	N.A.	N.A.
SPP North	62.50	62.50 - 62.50	N.A.	N.A.
Entergy, into	64.00	64.00 - 64.00	N.A.	N.A.
ERCOT	82.56	80.00 - 83.50	53	4,425
ERCOT, North	86.80	85.50 - 88.50	25	2,225
ERCOT, Houston	85.70	82.95 - 87.00	37	3,300
ERCOT, West	86.00	86.00 - 86.00	N.A.	N.A.
ERCOT, South	84.00	84.00 - 84.00	N.A.	N.A.
Off-Peak				
Michigan Hub	24.30	24.30 - 24.30	N.A.	N.A.
AD Hub	21.50	21.50 - 21.50	N.A.	N.A.
Cinergy Hub	23.15	23.15 - 23.15	N.A.	N.A.
Illinois Hub	23.20	23.20 - 23.20	N.A.	N.A.
NI Hub	21.50	21.50 - 21.50	N.A.	N.A.
Minnesota Hub	22.20	22.20 - 22.20	N.A.	N.A.
MAPP South	44.50	44.50 - 44.50	N.A.	N.A.
SPP North	45.00	45.00 - 45.00	N.A.	N.A.
Entergy, into	43.00	43.00 - 43.00	N.A.	N.A.
ERCOT	54.00	54.00 - 54.00	N.A.	N.A.
ERCOT, North	54.50	54.50 - 54.50	N.A.	N.A.
ERCOT, Houston	54.75	54.75 - 54.75	N.A.	N.A.
ERCOT, West	54.75	54.75 - 54.75	N.A.	N.A.
ERCOT, South	54.25	54.25 - 54.25	N.A.	N.A.
West†	Index	Range	Deals	Volume
On-Peak				
COB	75.50	74.00 - 77.00	15	400
Mid-C	73.42	71.00 - 74.50	156	4,425
Palo Verde	72.78	71.00 - 75.00	52	1,400
Mead	78.20	69.40 - 78.00	21	625
Mona	81.00	81.00 - 81.00	N.A.	N.A.
Four Corners	78.55	75.75 - 79.75	18	550
NP15	79.41	78.00 - 80.75	18	725
SP15	79.29	74.00 - 80.75	317	8,600
Off-Peak				
COB	60.97	58.00 - 63.25	16	450
Mid-C	60.90	59.00 - 62.25	83	2,275
Palo Verde	48.75	48.00 - 49.50	34	1,000
Mead	50.00	50.00 - 50.00	N.A.	N.A.
Mona	48.50	48.50 - 48.50	N.A.	49
Four Corners	48.67	48.00 - 49.25	30	750
NP15	53.50	52.75 - 49.25	62	1,750
SP15	53.26	51.50 - 54.50	88	2,350

*Ontario prices are in Canadian dollars
†West markets traded Thursday for Friday and Saturday delivery

ORDINANCE NO. 9064

An ordinance to amend Chapter 15 of the Grand Island City Code; to amend Sections 15-55, 15-57, 15-60, 15-63, and 15-68 pertaining to electric utility rates; to repeal Sections 15-55, 15-57, 15-60, 15-63, and 15-68 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 15-55 of the Grand Island City Code is hereby amended to read as follows:

§15-55. 010 Residential Service

Applicable in urban and rural distribution areas. Available at single phase, through a single meter, to residential consumers for domestic use in a single-family dwelling unit; but is not available for commercial or non-domestic use.

Individual single-phase motors, not to exceed 10 HP each, may be connected; however, the City Utilities Department must be notified in writing, if a motor over 5 HP is installed.

This schedule has two sets of rates: one for the summer period of five months, beginning with the June billing; and the second for the winter season of seven months, beginning with the November billing.

~~Summer Rate for Calendar Year 2005~~

Kilowatt-Hours Used Per Month	(June – October)
First 300 KWH.....	\$0.074 per KWH
Next 700 KWH.....	\$0.049 per KWH
All additional KWH.....	\$0.055 per KWH

~~Plus a customer charge of \$5.00 per month, in addition to that charged for the electrical energy used, plus the applicable Power Cost Adjustment charge. The minimum monthly bill shall be \$5.00 prior to the Power Cost Adjustment.~~

Summer Rate Beginning October 1, 2006 Calendar Year 2006

Kilowatt-Hours Used Per Month	(June – October)
First 300 KWH.....	\$0.084 per KWH
	\$0.077 per KWH
Next 700 KWH.....	\$0.059 per KWH
	\$0.052 per KWH
All additional KWH.....	\$0.066 per KWH
	\$0.059 per KWH

Plus a customer charge of \$5.00 per month, in addition to that charged for the electrical energy used, plus the applicable Power Cost Adjustment charge. The minimum monthly bill shall be \$5.00 prior to the Power Cost Adjustment.

Approved as to Form <input type="checkbox"/> _____
August 17, 2006 <input type="checkbox"/> City Attorney

ORDINANCE NO. 9064 (Cont.)

~~Winter Rate for Calendar Year 2005~~

Kilowatt-Hours Used Per Month	(November - May)
First 300 KWH.....	\$0.074 per KWH
Next 700 KWH.....	\$0.049 per KWH
Additional KWH.....	\$0.029 per KWH

~~Plus a customer charge of \$5.00 per month, in addition to that charged for the electrical energy used, plus the applicable Power Cost Adjustment charge. The minimum monthly bill shall be \$5.00 prior to the Power Cost Adjustment.~~

Winter Rate Beginning October 1, 2006 Calendar Year 2006

Kilowatt-Hours Used Per Month	(November - May)
First 300 KWH.....	<u>\$0.084 per KWH</u>
	<u>\$0.077 per KWH</u>
Next 700 KWH.....	<u>\$0.059 per KWH</u>
	<u>\$0.052 per KWH</u>
Additional KWH.....	<u>\$0.038 per KWH</u>
	<u>\$0.031 per KWH</u>

Plus a customer charge of \$5.00 per month, in addition to that charged for the electrical energy used, plus the applicable Power Cost Adjustment charge. The minimum monthly bill shall be \$5.00 prior to the Power Cost Adjustment.

SECTION 2. Section 15-57 of the Grand Island City Code is hereby amended to

read as follows:

§15-57. 030 Single-Phase Commercial Service

Applicable in urban and rural distribution areas. Available for commercial customers, for lighting and small appliances. Available for single meter apartment units, and combined residential-commercial use, where the Residential Rate is not applicable. Service shall be through a single meter.

Individual single-phase motors, not to exceed 10 HP each, may be connected; however, the City Utilities Department must be notified in writing, if a motor over 5 HP is installed.

Kilowatt-Hours Used Per Month	Rates - 2005 Calendar Year	Rates Beginning October 1, 2006 Calendar Year
First 350 KWH.....	\$0.080 per KWH	<u>\$0.089 per KWH</u>
		<u>\$0.082 per KWH</u>
Next 650 KWH.....	\$0.070 per KWH	<u>\$0.079 per KWH</u>
		<u>\$0.072 per KWH</u>
Next 1,500 KWH.....	\$0.064 per KWH	<u>\$0.073 per KWH</u>
		<u>\$0.066 per KWH</u>
Next 2,500 KWH.....	\$0.060 per KWH	<u>\$0.069 per KWH</u>
		<u>\$0.062 per KWH</u>
Next 5,000 KWH.....	\$0.053 per KWH	<u>\$0.063 per KWH</u>
		<u>\$0.056 per KWH</u>
Over 10,000 KWH.....	\$0.050 per KWH	<u>\$0.060 per KWH</u>
		<u>\$0.053 per KWH</u>

Plus a customer charge of \$7.00 per month, in addition to that charged for the electrical energy used, plus the applicable Power Adjustment charge. The minimum monthly bill shall be \$7.00 prior to the Power Adjustment.

ORDINANCE NO. 9064 (Cont.)

SECTION 3. Section 15-60 of the Grand Island City Code is hereby amended to

read as follows:

§15-60. 050 Three-Phase Commercial Service

Applicable in the territory served by the City of Grand Island; and is available through a single meter at three phase, for any electric service uses where three-phase service is available.

This schedule has two sets of rates: one for the summer period of five months, beginning with the June billing; and the second for the winter season of seven months, beginning with the November billing.

~~Summer Rate for Calendar Year 2005~~

Kilowatt-Hours Used Per Month	(June – October)
First 1,000 KWH.....	\$0.075 per KWH
Next 1,500 KWH.....	\$0.068 per KWH
Next 2,500 KWH.....	\$0.064 per KWH
Next 15,000 KWH.....	\$0.058 per KWH
Over 20,000 KWH.....	\$0.055 per KWH

~~Plus a customer charge of \$10.00 per month, in addition to that charged for the electrical energy used, plus the applicable Power Cost Adjustment charge.~~

Summer Rate Beginning October 1, 2006-Calendar Year

Kilowatt-Hours Used Per Month	(June - October)
First 1,000 KWH.....	<u>\$0.086 per KWH</u>
	<u>\$0.079 per KWH</u>
Next 1,500 KWH.....	<u>\$0.078 per KWH</u>
	<u>\$0.071 per KWH</u>
Next 2,500 KWH.....	<u>\$0.074 per KWH</u>
	<u>\$0.067 per KWH</u>
Next 15,000 KWH.....	<u>\$0.068 per KWH</u>
	<u>\$0.061 per KWH</u>
Over 20,000 KWH.....	<u>\$0.065 per KWH</u>
	<u>\$0.058 per KWH</u>

Plus a customer charge of \$10.00 per month, in addition to that charged for the electrical energy used, plus the applicable Power Cost Adjustment charge.

~~Winter Rate for Calendar Year 2005~~

Kilowatt-Hours Used Per Month	(November – May)
First 500 KWH.....	\$0.075 per KWH
Next 1,000 KWH.....	\$0.068 per KWH
Next 2,500 KWH.....	\$0.055 per KWH
Over 4,000 KWH.....	\$0.052 per KWH

~~Plus a customer charge of \$10.00 per month, in addition to that charged for the electrical energy used, plus the applicable Power Cost Adjustment charge.~~

ORDINANCE NO. 9064 (Cont.)

Kilowatt-Hours Used Per Month	(November - May)
First 500 KWH.....	<u>\$0.086 per KWH</u>
	<u>\$0.079 per KWH</u>
Next 1,000 KWH.....	<u>0.078 per KWH</u>
	<u>\$0.071 per KWH</u>
Next 2,500 KWH.....	<u>\$0.065 per KWH</u>
	<u>\$0.058 per KWH</u>
Over 4,000 KWH.....	<u>\$0.062 per KWH</u>
	<u>\$0.055 per KWH</u>

Plus a customer charge of \$10.00 per month, in addition to that charged for the electrical energy used, plus the applicable Power Cost Adjustment charge.

Minimum

The minimum monthly charge shall be no less than \$10.00. The minimum shall in no event be less than \$0.70 per month per connected horsepower.

The billing horsepower shall be determined as follows:

1. Total connected horsepower, if total connected horsepower is less than 20 HP.
2. If total connected horsepower exceeds 20 HP, then the billing horsepower shall be the larger of 20 HP, or the largest single connected motor.
3. If questions arise as to the actual billing horsepower, the City Utilities Department may, at its option, install demand meters. The Kilowatt reading shall determine the billing horsepower on the basis of 0.75 Kilowatt = 1.0 HP.

It is the responsibility of the customer, to inform the City Utilities Department of changes that may effect minimum billings.

SECTION 4. Section 15-63 of the Grand Island City Code is hereby amended to

read as follows:

§15-63. 100 Three-Phase Power Service

Applicable in the territory served by the City of Grand Island, available through a single meter at three phase. Available for any commercial or industrial use of energy.

<u>Calendar Year 2005</u>	<u>Beginning 2006 October 1, 2006 Calendar Year</u>	
\$8.00	\$8.50	Demand Charge per KW of billing demand
\$0.0265	<u>\$0.0345</u>	Energy Charge per KWH for the first 450 hours of monthly demand
\$0.0200	<u>\$0.0275</u>	
	<u>\$0.0280</u>	per KWH for all additional usage; plus applicable Power Cost Adjustment charge.
	<u>\$0.0210</u>	
\$300.00	\$300.00	Customer Charge per month.

The minimum monthly bill shall be no less than \$700. The Power Cost Adjustment charge is applied to energy consumption only.

ORDINANCE NO. 9064 (Cont.)

SECTION 5. Section 15-68 of the Grand Island City Code is hereby amended to read as follows:

§15-68. 114 Area Floodlighting

Applicable in the territory served by the City of Grand Island; and is available for any outdoor area floodlighting of consumer's property from dusk to dawn, where such service can be rendered directly from existing secondary distribution lines of the City.

Luminare will be selected by Electric Department and provided from Electric Department stock. For installation on an existing wood pole, and connected to existing overhead secondary conductors on such pole, the rate is \$0.76 per watt per year billed on a monthly basis beginning October 1, 2006. ~~\$0.70 per watt per year, billed on a monthly basis for calendar year 2005; and \$0.72 per watt per year billed on a monthly basis beginning calendar year 2006.~~

Power Cost Adjustment is not applicable to the Area Floodlighting Rate.

SECTION 6. Section section # as now existing, and any ordinances or parts of ordinances in conflict herewith be, and hereby are, repealed.

SECTION 7. 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 8. 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: August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item F4

**#9065 - Consideration of Amending Chapter 35 of the City Code -
Water Rate**

Staff Contact: Gary R. Mader

Council Agenda Memo

From: Gary R. Mader, Utilities Director

Meeting: August 22, 2006

Subject: Consideration of Amending Chapter 35 of the City Code, Water Rate

Item #'s: F-4

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

Background

Like the Electric Utility, the Water Department has seen unusually steep increases in the costs of materials over the last year. This increase is reflective of the world wide increases in metal materials and energy dependent industries. Additionally the Water Department continues to see substantial pressure to expand the distribution system to meet the growth needs of the City for a potable water supply and fire protection, and continued pressure for expansion into already developed areas that historically have not had city water supply. In order to continue to meet the needs of the community, the Department will be required to continue to purchase the materials required for expansion and will need to meet the expenses of increasing power costs.

Discussion

Costs of the materials necessary for the expansion, maintenance and operation of the water system have increased steeply. Valves, fire hydrants, pipe, fittings and other materials have generally increased in just the last year by amounts ranging from 35% to 90%. The '06 - '07 Water Department budget includes a rate increase to compensate for these increased costs. The proposed change is 12 cents per billing unit (100 cu.ft.). With that change the minimum bill at 500 cu.ft. would increase 60¢ per month.

Attached are copies of the presentation anticipated for the proposed increase and rate comparison data for other Nebraska cities. Even with the proposed increase, Grand Island water rates remain well below others in the state.

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 Ordinance No. 9065 be approved to increase water rates by 12 cents per 100 cu.ft. in all rate blocks.

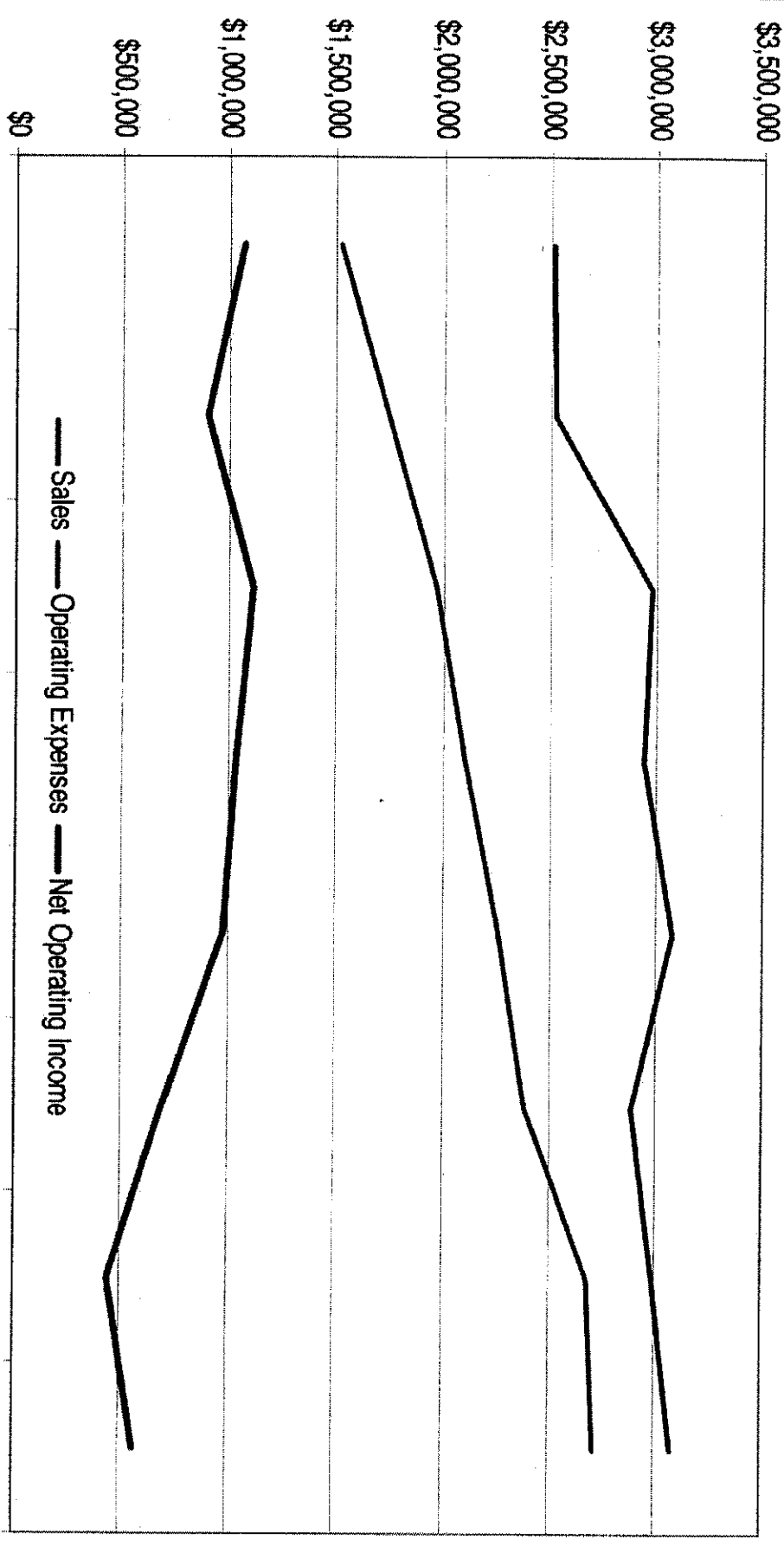
Sample Motion

Motion to approve Ordinance No.9065.

Proposed Water

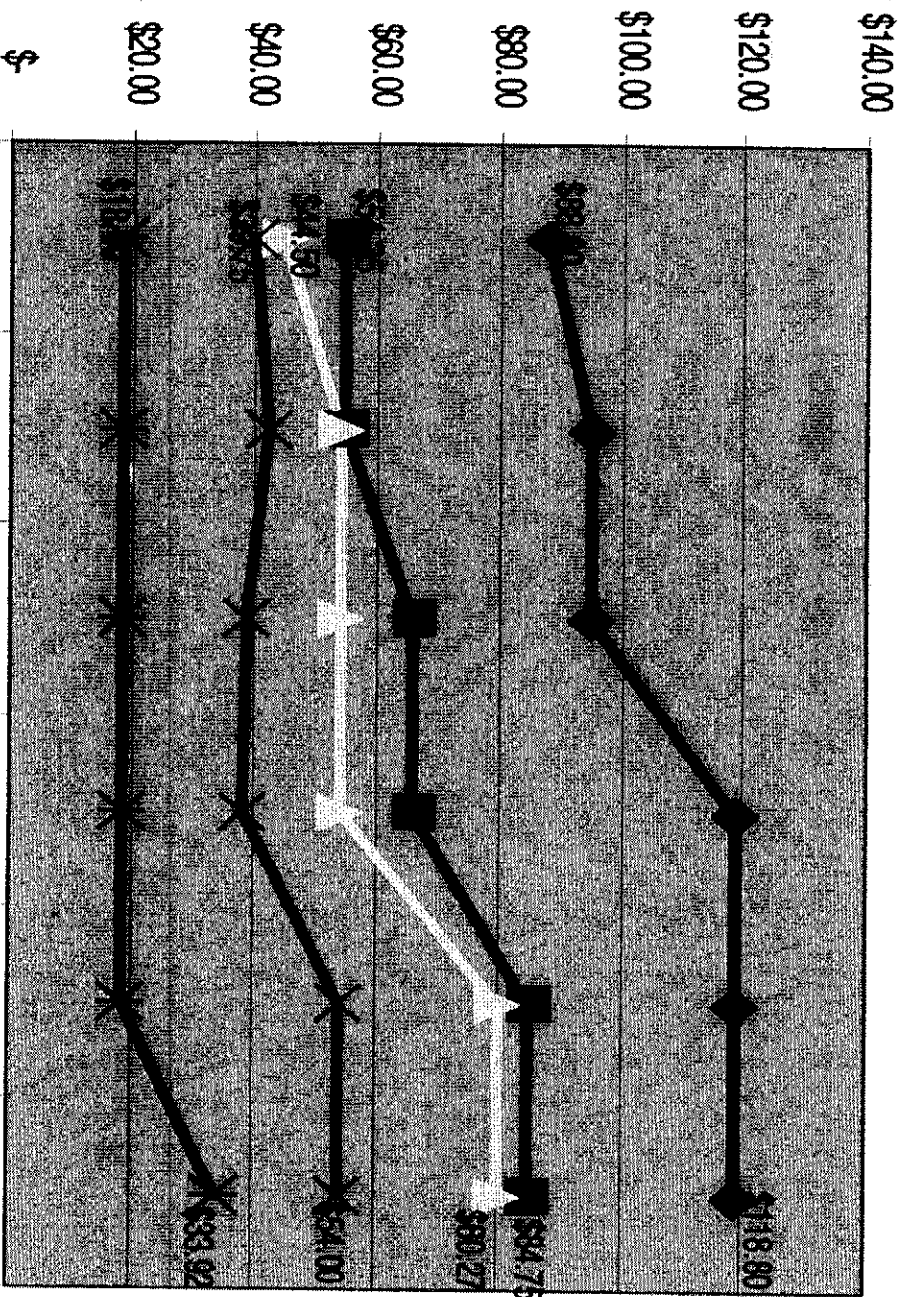
Rate Adjustment

Water Department Net Operating Income



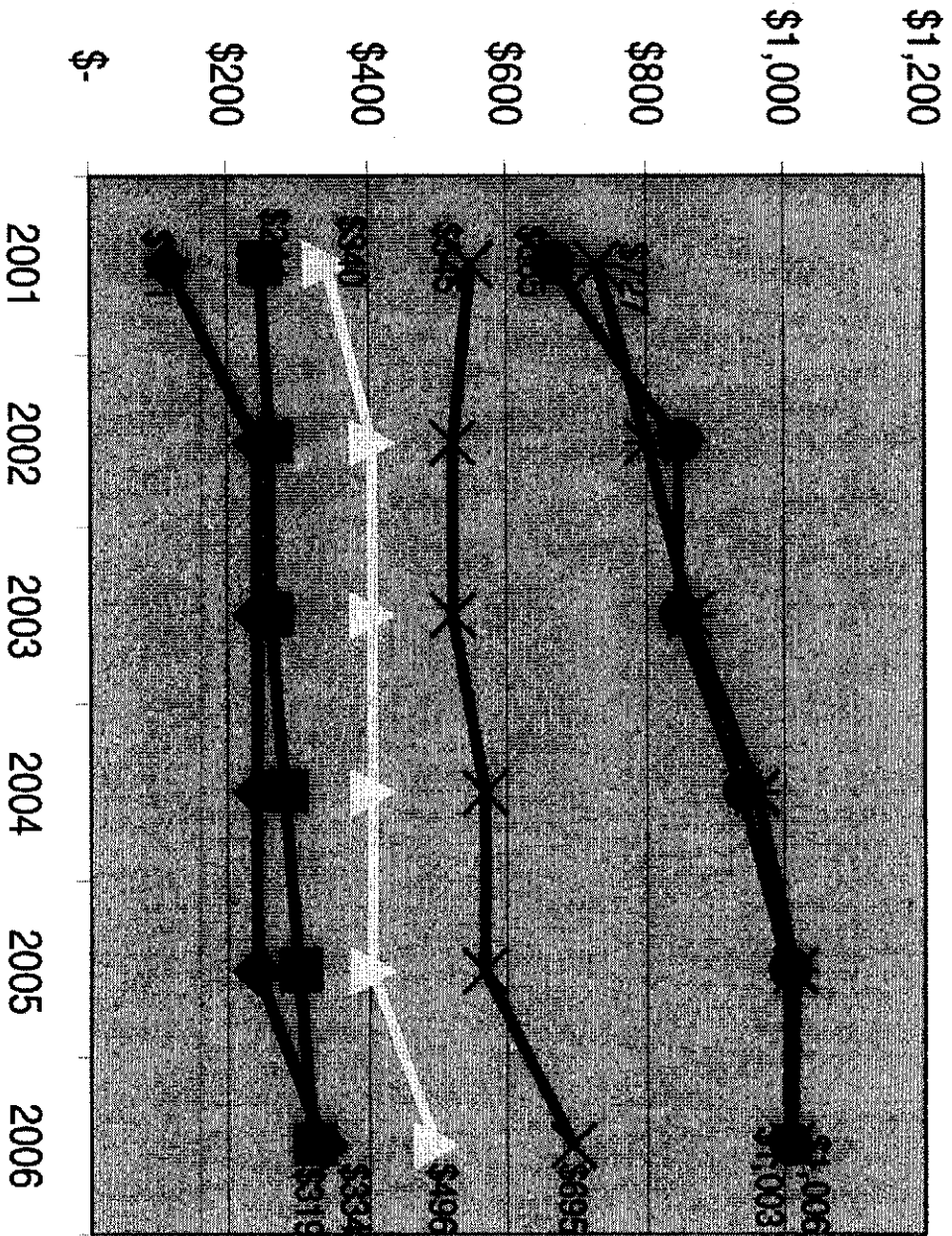
Materials Costs

Water Department Material Prices



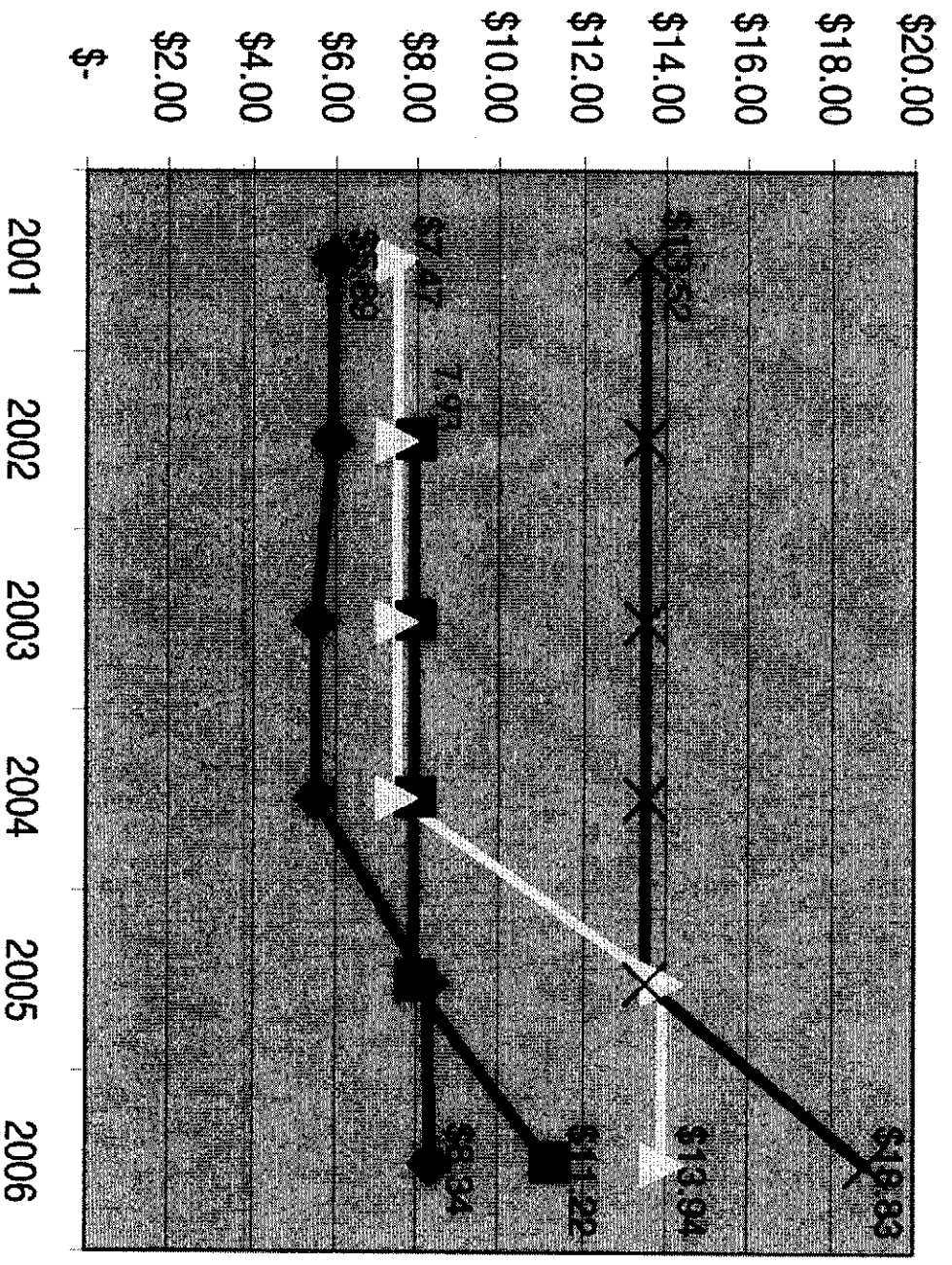
- ◆ 1" Meter (35% Increase)
- 664 S Gradelock (56% Increase)
- ▲ 3/4" Meter (80% Increase)
- ✕ 5/8" Meter (36% Increase)
- * 1" Corp. Stop (83% Increase)

Water Department Material Prices



- ◆ 4" Tapping Valve (199% Increase)
- 6" Gate Valve (27% Increase)
- 8" Gate Valve (46% Increase)
- ✕ 8" Tapping Valve (33% Increase)
- ✱ Fire Hydrant (38% Increase)
- 3" Meter (50% Increase)

Water Pipe Prices



- ◆ 6" Pipe (42% Increase)
- 8" Pipe (42% Increase)
- ▲ 10" Pipe (87% Increase)
- ✕ 12" Pipe (39% Increase)

System Expansion and Cash Reserves

Water Main Districts

Budgeted 2005 – 2006

Trunkline Extensions:	
1. From Skypark to Helicopter Base	\$370,000
Unplanned Districts	\$100,000

Actual 2005 – 2006

Circle Drive District	\$ 225,000
Faidley – Ahead of Paving	\$ 50,000
Kings Crossing District	\$ 70,000
1 st & Sycamore (Replacement Main)	\$ 50,000
Forrest Street (Replacement Main)	<u>\$ 40,000</u>
	\$ 435,000

Budgeted 2006 – 2007

Trunkline Extensions:	
1. From Skypark to Helicopter Base	\$ 380,000
2. Autumn Park, oversize	\$ 25,000
3. Copper Creek, oversize	\$ 200,000
4. Westridge Middle School	\$ 150,000

Unplanned Districts \$200,000

Actual 2006 – 2007

?????
Park-View \$700,000???

Recommendation

'06 – '07

Budget as Proposed Includes

An Increase of 12¢ per

Billing Unit (100 cubic feet)

Water Rate Comparisons

Residential: 1,500 cubic ft. (11,220 gallons)

GI Present: \$12.52

GI Proposed 12¢ Increase: \$14.32

City		% Difference from GI Present	% Difference from GI Proposed
North Platte	\$22.12	+77%	+54%
Hastings	\$25.00	+100%	+75%
Kearney	\$21.00	+68%	+47%
Lincoln	\$20.57	+64%	+44%
Omaha, Winter	\$20.84	+66%	+46%
Omaha, Summer	\$22.83	+82%	+59%

Commercial: 50,000 cubic ft. (374,000 gallons)

GI Present: \$268.47

GI Proposed 12¢ Increase: \$328.47

City		% Difference from GI Present	% Difference from GI Proposed
North Platte*	\$592.11	+121%	+80%
Hastings*	\$412.00	+53%	+25%
Kearney*	\$484.47	+80%	+47%
Lincoln	\$706.40	+163%	+115%
Omaha, Winter	\$420.90	+57%	+28%
Omaha, Summer	\$544.90	+103%	+66%

*for 4" meter size

Water Rate Comparisons

Commercial/Industrial: 1,500,000 cubic ft. (11,220,000 gallons)

GI Present: \$6,149.97
 GI Proposed 12" Increase: \$7,949.97

City		% Difference from GI Present	% Difference from GI Proposed
North Platte*	\$13,661.89	+122%	+72%
Hastings**	\$9,466.00	+54%	+19%
Kearney**	\$13,591.81	+121%	+71%
Lincoln**	\$20,964.10	+241%	+164%
Omaha**	\$11,527.88	+87%	+45%

*For 6" meter size – largest meter in North Platte rates
 **for 10" meter size

Large Industrial: 6,000,000 cubic feet (44,880,000 gallons)

GI Present: \$24,104.97
 GI Proposed 12" Increase \$31,304.97

City		% Difference from GI Present	% Difference from GI Proposed
North Platte*	\$53,845.19	+123%	+72%
Hastings**	\$36,314.00	+51%	+16%
Kearney**	\$54,109.45	+124%	+73%
Lincoln**	\$83,064.10	+245%	+165%
Omaha**	\$43,769.41	+82%	+40%

*for 6" meter size
 ** for 12" meter size

ORDINANCE NO. 9065

An ordinance to amend Chapter 35 of the Grand Island City Code; to amend Section 35-29 pertaining to water rates; to repeal Section 35-29 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 35-29 of the Grand Island City Code is hereby amended to read as follows:

§35-29. Minimum Rates

The minimum rates as set forth in this article shall be uniform and apply in all cases where water is furnished within or without the city as the case may be, and such minimum rate shall be credited to the account of each consumer, or the person to be charged, until the amount paid as a minimum rate shall be exhausted by water charges as aforesaid. The charges for water furnished at the rates set forth in this article shall be collected by the Director of Utilities Operations as provided by this article. If the amount of water consumed monthly is not sufficient to exhaust the minimum rate as herein below provided and charged by the city, such consumer or person to be charged shall not be entitled to any return or credit for any portion of such minimum rate. The minimum rate shall be charged for each dwelling unit which is directly or indirectly connected to the city water system. For the purposes of this article, a dwelling unit shall mean one or more rooms and a single kitchen designed as a unit for occupancy by one family for living and sleeping purposes, and shall include a manufactured home. If more than one dwelling unit is served from a single water meter as in the case of apartments and manufactured home courts, a percentage of the minimum rate shall be charged against each unit, depending on the number of dwelling units per water meter as follows:

2-5 dwelling units.....	65%
6-10 dwelling units.....	60%
11-20 dwelling units.....	55%
21 and over dwelling units.....	50%

The above charges shall be computed upon the yearly average of the number of dwelling units occupied.

§35-30. Schedule of Rates

The rate to be charged for water furnished shall be as follows:

Monthly Billings	
Cubic feet per month	Rate per 100 cubic feet
First 500.....	<u>\$1.452</u>
	<u>\$1.332</u>
Next 500.....	<u>0.680</u>
	<u>0.560</u>
Next 500.....	<u>0.672</u>

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney

ORDINANCE NO. 9065 (Cont.)

	<u>0.552</u>
Next 2,500.....	<u>0.745</u>
	<u>0.625</u>
Next 6,000.....	<u>0.692</u>
	<u>0.572</u>
Next 90,000.....	<u>0.635</u>
	<u>0.515</u>
Next 100,000.....	<u>0.557</u>
	<u>0.437</u>
Over 200,000.....	<u>0.519</u>
	<u>0.399</u>
Monthly Minimum (500 cu.ft.).....	<u>7.260*</u>
	<u>6.660*</u>

*Plus a customer charge of \$0.30 per month for unfunded federal mandates for the Clean Water Act and the City's backflow program, in addition to the regular rates charged for water furnished to the customer.

SECTION 2. Section 35-29 as now existing, and any ordinances or parts of ordinances in conflict herewith be, and hereby are, repealed.

SECTION 3. 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 4. 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: August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item F5

#9066 - Consideration of Approving FY 2006-2007 Annual Single City Budget, The Annual Appropriations Bill Including Addendum #1

Staff Contact: David Springer

Council Agenda Memo

From: Dave Springer, Finance Director

Meeting: August 22, 2006

Subject: Consideration of Approving FY 2006-2007 Annual Single City Budget, The Annual Appropriations Bill Including Addendum #1

Item #'s: F-5

Presenter(s): Dave Springer, Finance Director

Background

On August 8, 2006, the City Council held a Public Hearing to receive public input relative to the proposed FY2006-2007 Annual Single City Budget. Following the Public Hearing, the City Administrator and Finance Director presented the budget and conducted a work session on August 15, 2006.

Discussion

The following action relative to the budget is included on this evening's agenda: Consideration of the FY2006-2007 Annual Single City Budget, The Annual Appropriations Bill, including Addendum #1 (Changes made during the budget work sessions). Related items to be considered by the City Council at the September 12th meeting include the holding of a public hearing to address the change in property tax asking, and setting the FY2006-2007 General All Purpose Property Tax, CRA, and Parking District #2 (Ramp) levies. The budget must be submitted to the state by September 20, 2006.

Alternatives

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

1. Approve the City Budget and Addendum.
2. Modify the Budget to meet the wishes of the Council

Recommendation

City Administration recommends that the Council approve the budget and addendum as presented.

Sample Motion

Approve the FY2006-2007 Annual Single City Budget, The Annual Appropriations Bill, Including Addendum #1.

FISCAL YEAR 2006 - 2007 ADDENDUM TO PROPOSED BUDGET

<u>FUND</u>	<u>DEPARTMENT</u>	<u>CHANGE</u>	<u>ACCT #</u>	<u>INCREASE (DECREASE) FUND APPROPRIATION</u>
General	Administration	Salary Ordinance # 9061	10011101	(1,338)
General	Clerk	Salary Ordinance # 9061	10011301	2,643
General	Finance	Salary Ordinance # 9061	10011401	13,948
General	Legal	Salary Ordinance # 9061	10011501	(13,259)
General	Building Maint	Salary Ordinance # 9061	10011701	(2,461)
General	Human Resources	Salary Ordinance # 9061	10011801	(10,221)
General	Building Inspection	Salary Ordinance # 9061	10022001	(6,871)
General	Fire	Salary Ordinance # 9061	10022101	(28,485)
General	Ambulance	Salary Ordinance # 9061	10022102	(12,192)
General	Police Department	Salary Ordinance # 9061	10022301	(7,691)
General	Police Department	Salary Expense due to Airport Security Grant	10022301	69,000
General	Emergency Mgmt	Salary Ordinance # 9061	10022601-10022605	(3,020)
General	Emergency Mgmt	Decrease Operating/Capital Expenses	10022601-10022605	(39,500)
General	Engineering	Salary Ordinance # 9061	10033001	10,998
General	Streets & Alleys	Salary Ordinance # 9061	10033501	1,131
General	Planning	Salary Ordinance # 9061	10044001	1,695
General	Library	Salary Ordinance # 9061	10044301	(19,991)
General	Parks Admin	Salary Ordinance # 9061	10044401	(380)
General	Parks Maint	Salary Ordinance # 9061	10044403	1,696
General	Greenhouse	Salary Ordinance # 9061	10044404	211
General	Cemetery	Salary Ordinance # 9061	10044405	(2,512)
General	Recreation Admin	Salary Ordinance # 9061	10044501	311
General	Water Park	Salary Ordinance # 9061	10044525	153
General	Public Information	Salary Ordinance # 9061	10044601	1,983
General	Heartland Shoot Park	Salary Ordinance # 9061	10044801	(3,120)
General	Heartland Shoot Park	Decrease Operating Expenses	10044801	(74,400)
CHANGE IN APPROPRIATION				(121,672)
PROPOSED APPROPRIATION				32,767,151
AMENDED APPROPRIATION				32,645,479
<hr/>				
215 Fund	Enhanced 911	Salary Ordinance # 9061	21520006	133
CHANGE IN APPROPRIATION				133
PROPOSED APPROPRIATION				206,458
AMENDED APPROPRIATION				206,591
<hr/>				
270 Fund	Parking District #1	Salary Ordinance # 9061	27020005	(262)
CHANGE IN APPROPRIATION				(262)
PROPOSED APPROPRIATION				67,720
AMENDED APPROPRIATION				67,458
<hr/>				
271 Fund	Parking District #2	Salary Ordinance # 9061	27110010	(148)
CHANGE IN APPROPRIATION				(148)
PROPOSED APPROPRIATION				58,719
AMENDED APPROPRIATION				58,571
<hr/>				
290 Fund	Backflow	Salary Ordinance # 9061	29010001	(954)
CHANGE IN APPROPRIATION				(954)
PROPOSED APPROPRIATION				61,405

AMENDED APPROPRIATION

60,451

FISCAL YEAR 2006 - 2007 ADDENDUM TO PROPOSED BUDGET

Page 2 of 2

Increase (Decrease)

310 Fund Debt Service Lower Law Enforcement Bond Payment 31050160 (185,000)

CHANGE IN APPROPRIATION (185,000)

PROPOSED APPROPRIATION 2,193,996

AMENDED APPROPRIATION 2,008,996

400 Fund Capital Projects Postponed Firestation No. 1 Expenses 40015025-90007 900,000

400 Fund Capital Projects Postponed Capital Ave:Drainway to Webb 40033530-90148 600,000

400 Fund Capital Projects Postponed Indian Acres Asphalt Paving Exp 40033530-90062 320,000

CHANGE IN APPROPRIATION 1,820,000

PROPOSED APPROPRIATION 10,645,980

AMENDED APPROPRIATION 12,465,980

510 Fund Golf Course Salary Ordinance # 9061 51040001 (2,120)

CHANGE IN APPROPRIATION (2,120)

PROPOSED APPROPRIATION 673,336

AMENDED APPROPRIATION 671,216

520 Fund Electric Salary Ordinance # 9061 52081295-92000 150,000

520 Fund Electric Decrease Fuel Expense 52070691-50120 (1,320,000)

CHANGE IN APPROPRIATION (1,170,000)

PROPOSED APPROPRIATION 52,420,118

AMENDED APPROPRIATION 51,250,118

530 Fund WWTP Salary Ordinance # 9061 53030001-53030053 14,009

CHANGE IN APPROPRIATION 14,009

PROPOSED APPROPRIATION 10,314,263

AMENDED APPROPRIATION 10,328,272

605 Fund Info Technology Salary Ordinance # 9061 60510001 18,289

CHANGE IN APPROPRIATION 18,289

PROPOSED APPROPRIATION 944,320

AMENDED APPROPRIATION 962,609

610 Fund Fleet Services Salary Ordinance # 9061 61010001 2,167

CHANGE IN APPROPRIATION 2,167

PROPOSED APPROPRIATION 1,219,398

AMENDED APPROPRIATION 1,221,565

2007 Budget Summary

GENERAL FUND (121,672)

SPECIAL REVENUE FUNDS (1,231)

DEBT SERVICE FUND (185,000)

CAPITAL PROJECTS FUND 1,820,000

ENTERPRISE FUNDS (1,158,111)

INTERNAL SERVICE FUNDS 20,456

CHANGE IN APPROPRIATION
PROPOSED APPROPRIATION
AMENDED APPROPRIATION

374,442
133,597,413
133,971,855

ORDINANCE NO. 9066

An ordinance known as "The Annual Appropriation Bill" of the City of Grand Island, Nebraska, to adopt the proposed budget statement pursuant to the Nebraska Budget Act, as amended by Addendum #1, for the fiscal year commencing October 1, 2006 and ending September 30, 2007 to provide for severability; 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. An appropriation is hereby made for the ensuing fiscal year to defray all necessary expenses and liabilities of City departments, funds, and operations. The object and purpose of the appropriation shall be to pay for any and all necessary expenses and liabilities for the following departments, funds, and operations.

Funds	Expenditures	Transfers	Total Appropriation
General	32,645,479	1,486,579	34,132,058
Permanent Funds	0	11,500	11,500
Special Revenue	4,930,971	3,875,000	8,805,971
Debt Service	2,008,996	4,750,000	6,758,996
Capital Projects	12,465,980	0	12,465,980
Special Assessments	0	192,000	192,000
Enterprise	69,892,326	589,750	70,482,076
Internal Service	9,618,174	0	9,618,174
Agency	670,850	0	670,850
Trust	1,739,079	0	1,739,079
Total Appropriation			
All Funds	<u>133,971,855</u>	<u>10,904,829</u>	<u>144,876,684</u>

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney

ORDINANCE NO. 9066 (Cont.)

SECTION 2. The proposed budget statement pursuant to the Nebraska Budget Act, is hereby amended by Addendum #1 attached hereto and approved and adopted for the fiscal year beginning October 1, 2006 and ending September 30, 2007

SECTION 3. If any section, subsection, or any other portion of this ordinance is held to be invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed separate, distinct, and independent, and such holding shall not affect the validity of the remaining portions thereof.

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

Enacted: August 22 2006

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G1

Approving Minutes of August 8, 2006 City Council Regular Meeting

Staff Contact: RaNae Edwards

OFFICIAL PROCEEDINGS

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL REGULAR MEETING

August 8, 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 August 8, 2006. Notice of the meeting was given in *The Grand Island Independent* on August 2, 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, Finance Director David Springer, Public Works Director Steve Riehle, and Interim City Attorney Dale Shotkoski.

INVOCATION was given by Pastor George Oxford, First Church of the Nazarene, 1022 West 6th Street followed by the PLEDGE OF ALLEGIANCE.

MAYOR COMMUNICATION: Mayor Vavricek recognized Community Youth Council Member Paul Hansen. Mentioned was the upcoming Hall County Fair and events that would take place at the Heartland Events Center for the first time. Also mentioned was the events scheduled for the Heartland Shooting Park this month.

PRESENTATIONS AND PROCLAMATIONS:

Presentation of the Community Redevelopment Authority (CRA) Budget. Chad Nabity, Regional Planning Director presented the 2006-2007 Community Redevelopment Authority (CRA) budget. CRA requested property tax revenues of \$492,540.00. Mr. Nabity explained there were five designated Blighted and Substandard Areas within the Grand Island City Limits and they were currently studying a sixth area including Five Points, Eddy Street, Broadwell Avenue and 2nd Street West.

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

#2006-BE-5 – Consideration of Determining Benefits for water Main District No. 450 (Circle Drive Area). Gary Mader, Utilities Director reported that Water Main District No. 450 was created at the request of the property owner on the east side of Circle Drive, and along Sunny Brooke Road and Stewart Drive. The cost to be assessed was \$114,849.54.

Motion by Hornady, second by Whitesides to approve Resolution #2006-BE-5. Upon roll call vote, all voted aye. Motion adopted.

#2006-BE-6 – Consideration of Determining Benefits for Water Main District No. 451 (Circle Drive Area). Gary Mader, Utilities Director reported that Water Main District No. 451 was created at the request of the property owner on the east side of Circle Drive, and along Sunny Brooke Road and Stewart Drive. The cost to be assessed was \$99,945.50. Cindy Larson, 2811 Circle Drive requested the assessment on her property compared to her neighbors. Gary Mader explained the process of assessing the property for this district.

Motion by Hornady, second by Whitesides to approve Resolution #2006-BE-6. Upon roll call, all voted aye. Motion adopted.

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

PUBLIC HEARINGS:

Public Hearing on Request of CXT/LB Foster for Conditional Use Permit to Extend the Temporary Use of Office Trailers Located at 710 East US Highway 30 Craig Lewis, Building Department Director reported that the CXT/LB Foster Company had requested an extension to their Conditional Use Permit for an additional 12 month period of time to allow for the continued use of two temporary buildings located at 710 East US Highway 30. Mr. Lewis stated the first approval was granted on July 24, 2000 for two years with additional approvals granted every two years thereafter. Staff recommended approval for a 12 month period of time. No public testimony was heard.

Public Hearing on Acquisition of Public Utilities Easement Located Along 1149 South Stuhr Road. (Amy Anderson) Steve Riehle, Public Works Director reported that acquisition of a public utility easement located along 1149 South Stuhr Road was needed in order to allow for the connection to a manhole on the sanitary sewer interceptor. Tom Conlon, 819 S. Stuhr Road spoke in support. No further public testimony was heard.

Public Hearing on Acquisition of Hike/Bike Easement Located at 3645 South Locust Street. (Judith K. Poland) Steve Paustian, Parks and Recreation Director reported that a utility easement was in place at 3645 South Locust Street and this request would allow for the additional use of construction and maintenance of a hike/bike trail from Hall County Park to 3645 South Locust Street. No public testimony was heard.

Public Hearing on Request of Delfino Vargas-Bernal dba Las Vegas Bar and Grill, 316 East 2nd Street for a Class “C” Liquor License. RaNae Edwards, City Clerk reported that an application had been received from Delfino Vargas-Bernal dba Las Vegas Bar and Grill, 316 West 2nd Street for a Class “C” Liquor License. Ms. Edwards presented the following exhibits for the record: application submitted to the Liquor Control Commission and received by the City on July 10, 2006; notice to the general public of date, time, and place of hearing published on July 29, 2006; notice to the applicant of date, time, and place of hearing mailed on July 10, 2006; along with Chapter 4 of the City Code. Ms. Edwards stated Mr. Vargas-Bernal had completed a server/training course on July 20, 2006. Staff recommended approval contingent upon final

inspections. Jerry Janulewicz, Attorney for Delfino Vargas-Bernal spoke in support. No further public testimony was heard.

Public Hearing on Proposed FY 2006-2007 City Single Budget. David Springer, Finance Director reported that Council needed to conduct a public hearing to take information from the citizens of Grand Island on the proposed FY 2006-2007 City Single Budget. A Special Budget meeting would be held on August 15, 2006 followed by adoption of the budget and lid limit increase on August 22, 2006. 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:

- #9058 - Consideration of Vacating a 10’ Easement on Lots One (1) and Two (2) of Summerfield Estates 6th Subdivision (Little B’s Corporation)
- #9059 – Consideration of Assessments for Water Main District No. 450 (Circle Drive Area)
- #9060 – Consideration of Assessments for Water Main District No. 451 (Circle Drive Area)
- #9061 – Consideration of Approving Salary Ordinance

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

Steve Riehle, Public Works Director stated Ordinance #9058 would vacate a 10’ easement on Lots One (1) and Two (2) of Summerfield Estates 6th Subdivision which was not needed.

Gary Mader, Utilities Director explained that Ordinances #9059 and #9060 would assess the properties for Water Main District No. 450 and 451.

Motion by Pielstick, second by Gilbert to approve Ordinances #9058, #9059, and #9060.

City Clerk: Ordinances #9058, #9059, and #9060 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 #9058, #9059, and #9060 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 #9058, #9059, and #9060 are declared to be lawfully adopted upon publication as required by law.

#9061 – Consideration of Approving Salary Ordinance

Brenda Sutherland, Human Resources Director reported that the City conducts salary surveys on various employee groups to stay within acceptable standards should the City be challenged at the Commission of Industrial Relations (C.I.R.). The non-union workforce had been surveyed every three years and was a part of this ordinance. Included in this Ordinance was an administration change to the pay out of sick leave to non-union employees at retirement which would be paid to an employee's Voluntary Employees' Beneficiary Association (VEBA) fund.

Discussion was held regarding comparability of wages and the survey process. Ms. Sutherland explained that State laws required a comparability study for employee's wages. Discussion was held regarding past Commission on Industrial Relations (CIR) rulings and procedures relating to comparability. Paul Essman, CEO of Capital City Concepts conducted the non-union survey and explained the process.

A brief discussion was held regarding the Emergency Management wages and the funding from Hall County. Ms. Sutherland explained that the increases in employee's salaries would be done in step increments. Also explained was the new evaluation system.

Questions were answered regarding the publishing of salaries for all employees. State statutes require that all ranges be published once a year. Councilmember Pielstick requested publishing the salaries after the increases were approved. It was explained that the law requires salaries to be published between July 15th and August 15th of each year.

John Gericke, 2628 O'Flanagan Street asked if those employees who were frozen would receive a raise over the next three years. Ms. Sutherland stated they would not be frozen for three years and it would depend on the comparability study. Mr. Gericke recommended a flat increase across the board as being a fair increase.

Motion by Whitesides, second by Hornady to approve Ordinance #9061.

City Clerk: Ordinance #9061 on first reading. All those in favor of the passage of this ordinance on first reading, answer roll call vote. Upon roll call vote, Councilmember's Whitesides, Pielstick, Gilbert, Nickerson, Cornelius, Pauly, Hornady, and Walker voted aye. Councilmember's Meyer and Haase voted no. Motion adopted.

City Clerk: Ordinance #9061 on final passage. All those in favor of the passage of this ordinance on final passage, answer roll call vote. Upon roll call vote, Councilmember's Whitesides, Pielstick, Gilbert, Nickerson, Cornelius, Pauly, Hornady, and Walker voted aye. Councilmember's Meyer and Haase voted no. Motion adopted.

Mayor Vavricek: By reason of the roll call votes on first reading and then upon final passage, Ordinance #9061 is declared to be lawfully adopted upon publication as required by law.

CONSENT AGENDA: Consent Agenda items G-7 and G-8 were pulled for further discussion. Motion by Hornady, second by Gilbert to approve the Consent Agenda excluding items G-7 and G-8. Upon roll call vote, all voted aye. Motion adopted.

Approving Minutes of July 25, 2006 City Council Regular Meeting. Councilmember Pauly abstained.

Approving Minutes of July 31, 2006 City Council Special Meeting. Councilmember Pauly abstained.

Approving Request of Fonner Park Exposition and Events Center, Inc. for Ratification of Election for Brian Hamilton, George Wanitschke, Vince Dowding, Jim Cannon, and Scott Zana to the Board of Directors.

Approving Request of Susan McAfee, 1863 7th Avenue, Dannebrog, Nebraska for Liquor Manager Designation for Pump & Pantry #3, 2511 Diers Avenue contingent upon completing an Alcohol Server/Training Course.

#2006-212 – Approving Request for Subordination Agreement for 715 North White Avenue (Ronald Aguilar).

#2006-217 – Approving Request for Subordination Agreement for 1115 East 9th Street (Victor M. & Gina A. Henriquez).

#2006-220 – Approving Certificate of Final Completion for Street Improvement District No. 1257; Shanna Street in Western Heights 4th Subdivision with The Diamond Engineering Company of Grand Island, Nebraska.

#2006-221 – Approving Change Order No. 2 with Chief Construction of Grand Island, Nebraska for Law Enforcement Center for an Increase of \$2,526.30 and an Construction Contingency Amount of \$155,078.70.

#2006-222 – Approving a Time Extension to the Contract of September 15, 2006 with The Diamond Engineering Company of Grand Island, Nebraska for Construction of Street Improvement District No. 1258; Faidley Avenue Extending West for Six Hundred Fifty Feet (650 Feet).

#2006-223 – Approving Certificate of Final Completion for Water Main District No. 452 – Knott Subdivision Area and Setting September 12, 2006 for the Board of Equalization.

#2006-224 – Approving Contract for the Sale of Fly Ash from Platte Generating Station with Flatwater Materials, Inc. of Grand Island, Nebraska in an Amount of \$.76 per equivalent dry ton.

#2006-225 – Approving Acquisition of Hike/Bike Easement Located at 3645 South Locust Street (Judith K. Poland).

#2006-218 – Approving Acquisition of a Public Utilities Easement Located Along 1149 South Stuhr Road (Amy Anderson). Discussion was held regarding immanent domain and what the city could do to help get this easement for the Conlon's. Dale Shotkoski, Assistant City Attorney explained immanent domain was used for public property and this easement was between two neighbors.

Motion by Pielstick, second by Gilbert to approve Resolution #2006-218. Upon roll call vote, all voted aye. Motion adopted.

#2006-219 – Approving Continuation of Street Improvement District No. 1256; Widening of Capital Avenue from the Moores Creek Drain to Webb Road. Councilmember Haase questioned whether there would be a right and left turn lane on St. Patrick Avenue. Steve Riehle, Public Works Director stated there would be.

Motion by Haase, second by Cornelius to approve Resolution #2006-219. Upon roll call vote, all voted aye. Motion adopted.

REQUESTS AND REFERRALS:

Consideration of Request from CXT/LB Foster for Conditional Use Permit to Extend the Temporary Use of Office Trailers Located at 710 East US Highway 30. Craig Lewis, Building Department Director reported this item related to the aforementioned Public Hearing. Discussion was held regarding the length and number of permits issued to CXT/LB Foster. Marlan Ferguson, Economic Development Corp. commented on working with CXT through the LB-840 Funding and stated he would visit with them letting them know that the Council did not want to extend this permit past the 12 month period.

Motion by Hornady, second by Walker to approve the request of CXT/LB Foster for an Extension of their Conditional Use Permit located at 710 East US Highway 30 for 12 months. Upon roll call vote, Councilmember's Whitesides, Pielstick, Gilbert, Nickerson, Cornelius, Pauly, Hornady, Walker, and Haase voted aye. Councilmember Meyer voted no. Motion adopted.

RESOLUTIONS:

#2006-226 - Consideration of Request from Delfino Vargas-Bernal dba Las Vegas Bar and Grill, 316 West 2nd Street for a Class "C" Liquor License. RaNae Edwards, City Clerk reported this item related to the aforementioned Public Hearing.

Motion by Hornady, second by Walker to approve Resolution #2006-226 contingent upon final inspections. Upon roll call vote, all voted aye. Motion adopted.

#2006-227 – Consideration of Economic Development Incentive Agreement with J.C. Doyle, Ltd. Marlan Ferguson, President of Economic Development Corporation reported that J.C. Doyle, Ltd. had submitted an application for Economic Development Corporation LB-840 funding in the amount of a \$20,000 forgivable loan to assist with the production of computer software. Jerry Wissing representing J.C. Doyle, Ltd. spoke in support of the application.

Motion by Nickerson, second by Walker to approve Resolution 2006-227. Upon roll call vote, all voted aye. Motion adopted.

#2006-228 – Consideration of Statement of EPA Proposed Action Concerning the Parkview Superfund Site. Gary Mader, Utilities Director reported that the Environmental Protection Agency (EPA) had conducted extensive analyses of the ground water contamination by Volatile Organics Compounds in the southern and Southwestern areas of the City. The extension of City water lines was not a part of the EPA's proposed plan. A Proposed Alternative for the long term clean-up of contaminated ground water was presented at the July 27, 2006 Public Meeting by the EPA.

Mr. Mader stated approval of Resolution #2006-228 would allow the Mayor to provide comments to the EPA expressing the City's position.

Motion by Nickerson, second by Gilbert to approve Resolution #2006-228. Upon roll call vote, all voted aye. Motion adopted.

PAYMENT OF CLAIMS:

Motion by Cornelius, second by Nickerson to approve the Claims for the period of July 26, 2006 through August 8, 2006, for a total amount of \$2,391,075.13. Motion adopted unanimously. Councilmember Pauly abstained from Claim #133483.

Motion by Cornelius, second by Nickerson to approve the following Claims for the Library Expansion for the Period of July 12, 2006 through August 8, 2006:

#32	\$239,102.86
#33	\$ 429.19

ADJOURNMENT: The meeting was adjourned at 9:05 p.m.

RaNae Edwards
City Clerk



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G2

Approving Minutes of August 15, 2006 City Council Special Meeting/Budget Session

Staff Contact: Paul Bresino

OFFICIAL PROCEEDINGS

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL SPECIAL BUDGET SESSION

August 15, 2006

Pursuant to due call and notice thereof, a Special Budget 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 August 15, 2006. Notice of the meeting was given in the *Grand Island Independent* on August 9, 2006.

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

INVOCATION was given by Pastor Rene Lopez, Iglesia de Dios Church, 2325 West State Street followed by the PLEDGE OF ALLEGIANCE.

OPENING REMARKS:

Department directors and supervisors were in attendance and introduced themselves to the Council. They were available to answer questions of the Council regarding the proposed FY 2006-07 Budget.

PRESENTATION:

City Administrator, Gary Greer presented the FY 2006-07 City Single Budget through the budget transmittal letter and a power point presentation. See Attachment A.

ADJUSTMENTS TO FY 2006-07 BUDGET:

City Finance Director, Dave Springer reported an overview of recommended changes to the proposed FY 2006-07 Budget. See Attachment B. Mr. Springer further reported the summary of the budget. See Attachment C.

A motion was made by Councilmember Hornady, and seconded by Councilmember Walker to accept the recommended changes proposed by the Finance Department. Upon roll call vote, all voted aye. Motion adopted.

Councilmembers Haase, Pielstick, Gilbert, Walker and Mayor Vavricek had budget inquiries regarding cash balance, MIRF, health insurance, property tax and lid exclusions.

A motion was made by Councilmember Walker, and seconded by Councilmember Meyer to take \$75,000 from the Hike and Bike Trails as well as \$75,000 from the CAPP project and reallocate the monies to prioritize the start of a railroad quiet zone. Upon roll call vote, Councilmember's

Walker, Meyer, and Haase voted aye and Councilmember's Whitesides, Pielstick, Gilbert, Nickerson, Hornady, Pauly and Cornelius voted no. Motion Failed.

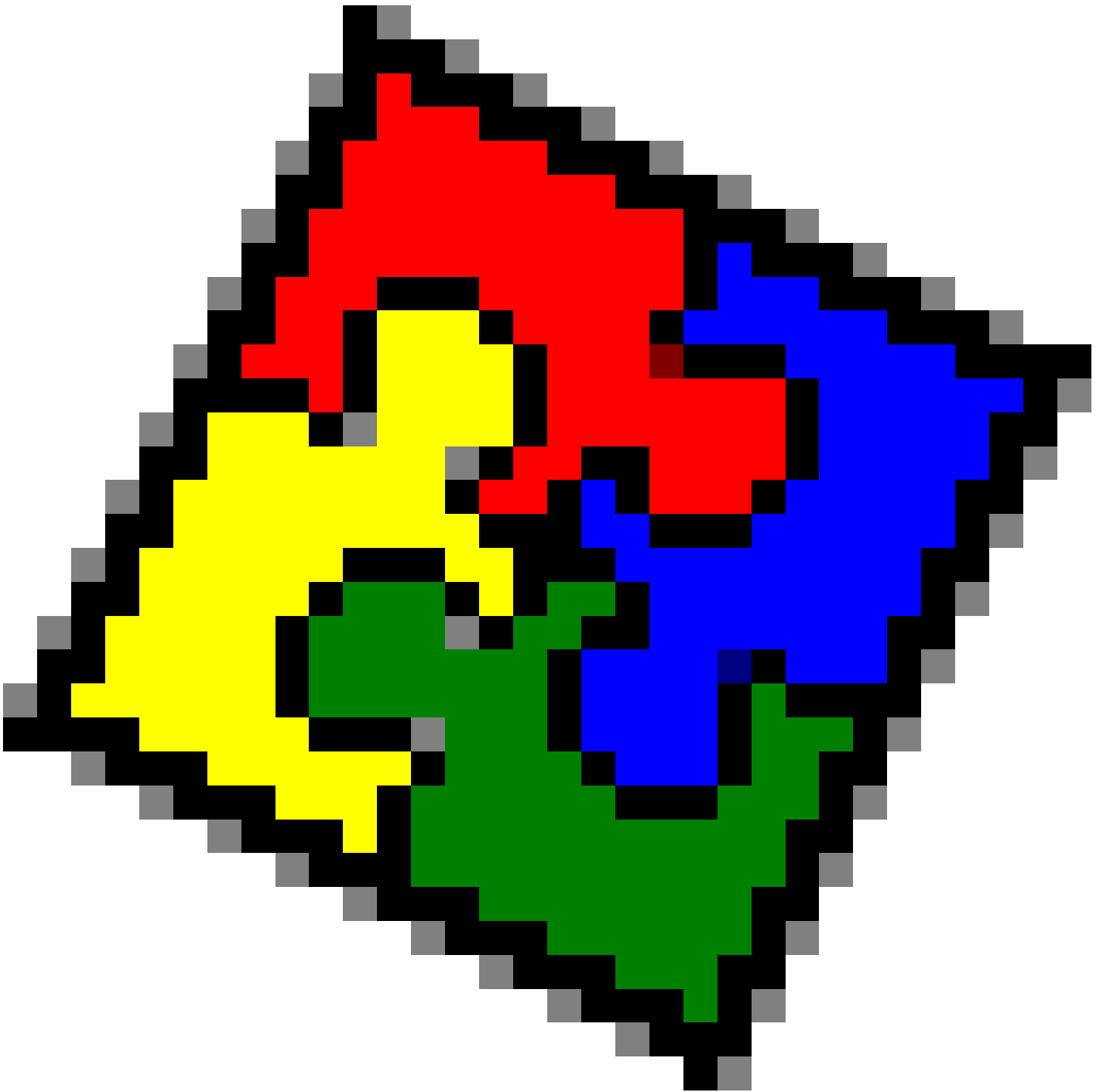
Councilmembers Hornady, Walker, Whitesides, Nickerson and Pielstick made comments regarding the motion.

A motion was made by Councilmember Pielstick, and seconded by Councilmember Whitesides to bring the proposed FY 2006-07 budget including adjustments to the August 22, 2006 meeting. Upon roll call vote, all voted aye. Motion adopted.

ADJOURNMENT: The meeting was adjourned at 8:38 p.m.

Respectfully submitted,

Paul M. Briseno
Deputy City Clerk





City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G3

Approving Preliminary Plat for Pedcor Second Subdivision

This item relates to Consent Agenda item G-4

Staff Contact: Chad Nabity



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G4

**#2006-229 - Approving Final Plat and Subdivision Agreement for
Pedcor Second Subdivision**

Staff Contact: chadn

Council Agenda Memo

From: Regional Planning Commission
Meeting: August 22, 2006
Subject: Pedcor Second Subdivision – Preliminary & Final Plat
Item #'s: G-3 & G-4
Presenter(s): Chad Naby AICP, Regional Planning Director

Background

This final plat proposes to create 2 lots on a tract of land in the E 1/2 SE 1/4 25-11-10, formerly platted as Lots 4 and 5, Pedcor Subdivision, and Addition to the city of Grand Island, Hall County, Nebraska. This land consists of approximately 40.07 acres. This plat is developing lots along an existing right of way. Approval of this plat is contingent upon approval of the rezoning request on this property.

Discussion

The Preliminary Plat and Final Plat for Pedcor Second Subdivision were considered by the Regional Planning Commission at their meeting on August 2, 2006. A motion was made by Brown and seconded by Ruge to approve the Preliminary Plat and Final Plat as presented. A roll call vote was taken and the motion carried with 8 members present voting in favor (Miller, Amick, O'Neill, Ruge, Haskins, Brown, Niemann, Snodgrass).

Alternatives

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

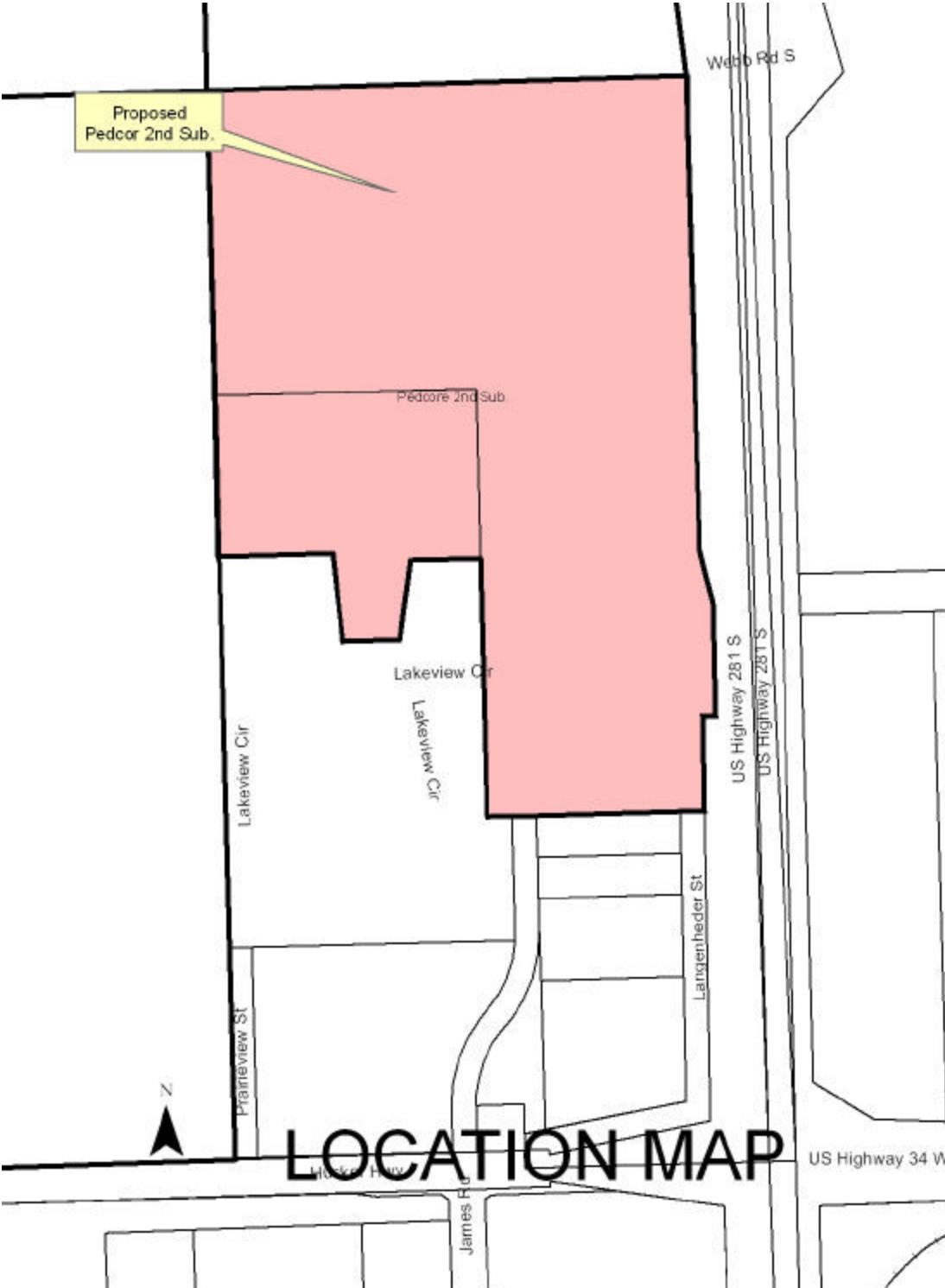
1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

City Administration recommends that the Council approve the final plat as presented

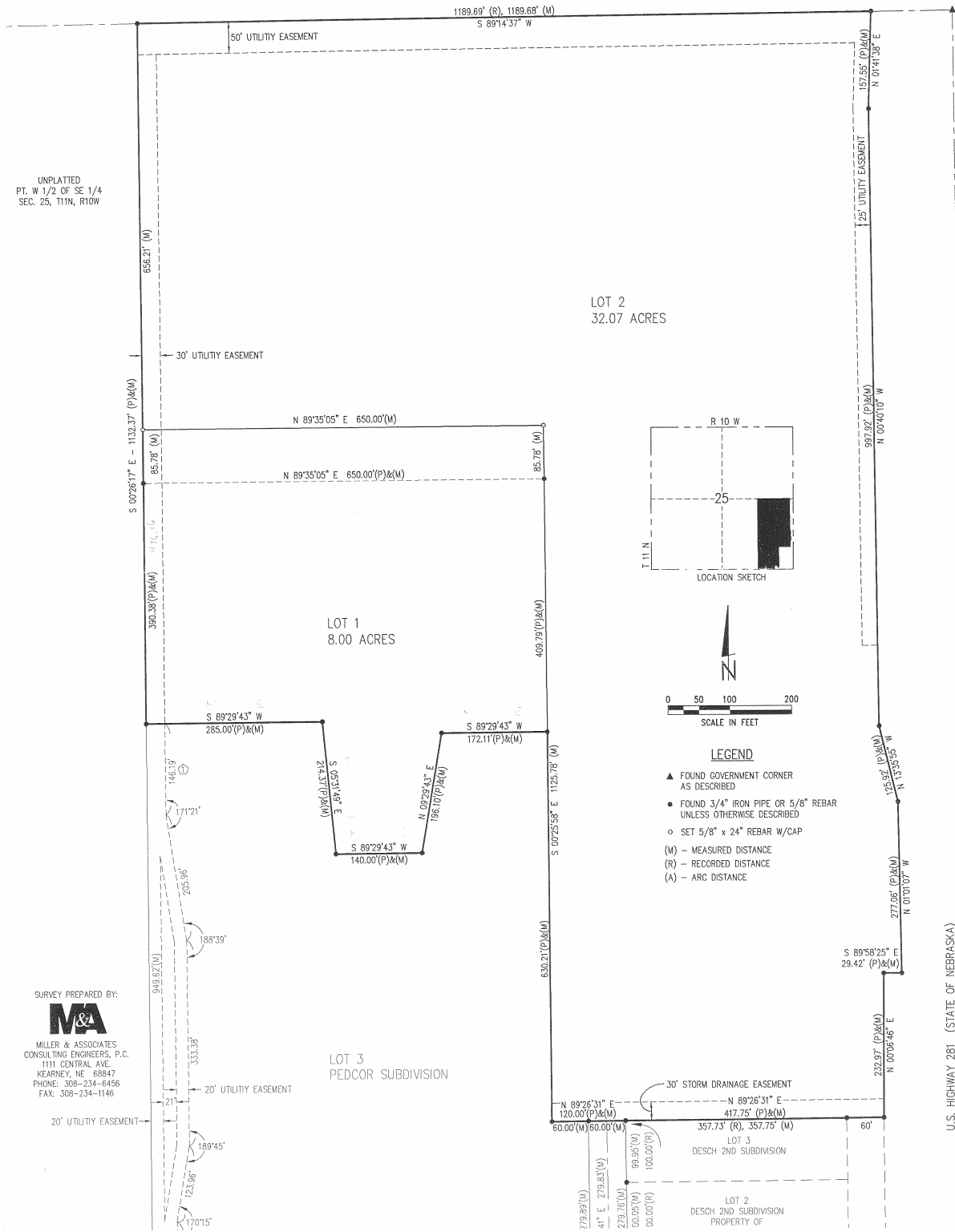
Sample Motion

Motion to approve as recommended.

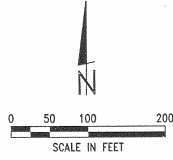
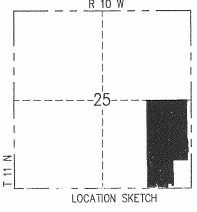


PEDCOR SECOND SUBDIVISION

AN ADDITION TO THE CITY OF GRAND ISLAND
HALL COUNTY, NEBRASKA



LOT 2
32.07 ACRES



LEGEND

- ▲ FOUND GOVERNMENT CORNER AS DESCRIBED
- FOUND 3/4" IRON PIPE OR 5/8" REBAR UNLESS OTHERWISE DESCRIBED
- SET 5/8" x 24" REBAR W/CAP
- (M) - MEASURED DISTANCE
- (R) - RECORDED DISTANCE
- (A) - ARC DISTANCE

SURVEY PREPARED BY:
MA
MILLER & ASSOCIATES
CONSULTING ENGINEERS, P.C.
1111 CENTRAL AVE.
KEARNEY, NE 68847
PHONE: 308-234-6456
FAX: 308-234-1146

LOT 3
PEDCOR SUBDIVISION

U.S. HIGHWAY 281 (STATE OF NEBRASKA)

R E S O L U T I O N 2006-229

WHEREAS, Pedcor Investment, L.L.C., a limited liability company, as owner, has caused to be laid out into lots, a tract of land comprising of Lots Four (4) and Five (5), Pedcor Subdivision, an Addition to the City of Grand Island, Hall County, Nebraska, under the name of PEDCOR SECOND SUBDIVISION, and has caused a plat thereof to be acknowledged by it; and

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

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

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

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

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form _____
August 17, 2006 City Attorney



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G5

#2006-230 - Approving Final Plat and Subdivision Agreement for Nagy's Second Subdivision

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission
Meeting: August 22, 2006
Subject: Nagy's Second Subdivision
Item #'s: G-5
Presenter(s): Chad Nability AICP, Regional Planning Director

Background

This final plat proposes to create 2 lots on a tract of land comprising the southerly 76.15 feet of Lot 1, Block 22, Nagy's Addition to the city of Grand Island, Hall County, Nebraska. These properties have been bought and sold separately for many years. They have separate utilities and the owner is seeking to plat them according to the existing built conditions. Sewer and water are available to both lots. This will require that council permit an exception to the subdivision regulations for lot size (area) and width. This land consists of approximately 0.115 acres.

Discussion

The final plat for Nagy's Second Subdivision was considered under the consent agenda. A motion was made by Haskins and seconded by Miller to approve the consent agenda as presented. A roll call vote was taken and the motion carried with 8 members present voting in favor (Miller, Amick, O'Neill, Ruge, Haskins, Brown, Niemann, Snodgrass).

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 final plat as presented

Sample Motion

Motion to approve as recommended.



7th St E

Plum St N

Proposed
Nagy's
2nd Sub.

Nagy's 2nd Sub.

Vine St N

6th St E

5th St E

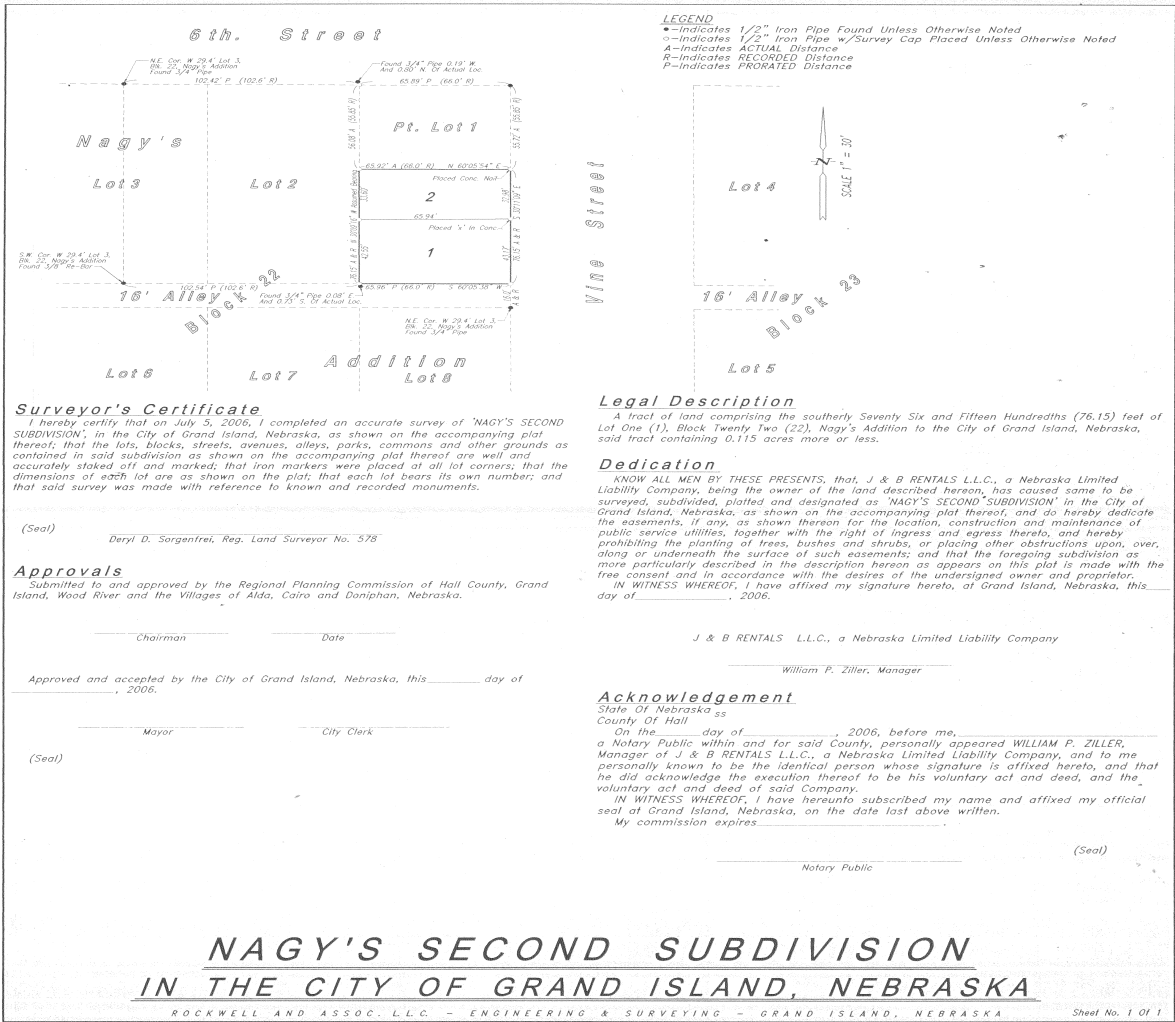
Oak St N



LOCATION MAP

Kimball Ave N

4th St E



Surveyor's Certificate

I hereby certify that on July 5, 2006, I completed an accurate survey of "NAGY'S SECOND SUBDIVISION", in the City of Grand Island, Nebraska, as shown on the accompanying plat thereof; that the lots, blocks, streets, avenues, alleys, parks, commons and other grounds as contained in said subdivision as shown on the accompanying plat thereof are well and accurately staked off and marked; that iron markers were placed at all lot corners; that the dimensions of each lot are as shown on the plat; that each lot bears its own number; and that said survey was made with reference to known and recorded monuments.

(Seal) Deryl D. Sargentfrel, Reg. Land Surveyor No. 578

Approvals

Submitted to and approved by the Regional Planning Commission of Hall County, Grand Island, Wood River and the Villages of Alda, Cairo and Daniphan, Nebraska.

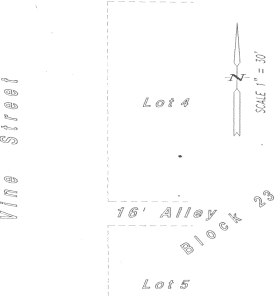
Chairman Date

Approved and accepted by the City of Grand Island, Nebraska, this _____ day of _____, 2006.

Mayor City Clerk

(Seal)

LEGEND
 ●—Indicates 1/2" Iron Pipe Found Unless Otherwise Noted
 ○—Indicates 1/2" Iron Pipe w/Survey Cap Placed Unless Otherwise Noted
 A—Indicates ACTUAL Distance
 R—Indicates RECORDED Distance
 P—Indicates PRORATED Distance



Legal Description

A tract of land comprising the southerly Seventy Six and Fifteen Hundredths (76.15) feet of Lot One (1), Block Twenty Two (22), Nagy's Addition to the City of Grand Island, Nebraska, said tract containing 0.115 acres more or less.

Dedication

KNOW ALL MEN BY THESE PRESENTS, that, J & B RENTALS L.L.C., a Nebraska Limited Liability Company, being the owner of the land described hereon, has caused same to be surveyed, subdivided, platted and designated as "NAGY'S SECOND SUBDIVISION" in the City of Grand Island, Nebraska, as shown on the accompanying plat thereof, and do hereby dedicate the easements, if any, as shown thereon for the location, construction and maintenance of public service utilities, together with the right of ingress and egress thereon, and hereby prohibiting the planting of trees, bushes and shrubs, or placing other obstructions upon, over, along or underneath the surface of such easements; and that the foregoing subdivision as more particularly described in the description hereon as appears on this plat is made with the free consent and in accordance with the desires of the undersigned owner and proprietor.

J & B RENTALS L.L.C., a Nebraska Limited Liability Company

William P. Ziller, Manager

Acknowledgement

On the _____ day of _____, 2006, before me, _____, a Notary Public within and for said County, personally appeared WILLIAM P. ZILLER, Manager of J & B RENTALS L.L.C., a Nebraska Limited Liability Company, and to me personally known to be the identical person whose signature is affixed hereto, and that he did acknowledge the execution thereof to be his voluntary act and deed, and the voluntary act and deed of said Company.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal at Grand Island, Nebraska, on the date last above written.

My commission expires _____

(Seal)

Notary Public

**NAGY'S SECOND SUBDIVISION
 IN THE CITY OF GRAND ISLAND, NEBRASKA**

RESOLUTION 2006-230

WHEREAS, J & B Rentals, L.L.C., a Nebraska limited liability company, as owner, has caused to be laid out into lots, a tract of land comprising the southerly Seventy Six and Fifteen Hundredths (76.15) feet of Lot One (1), Block Twenty Two (22), Nagy's Addition to the City of Grand Island, Hall County, Nebraska, under the name of NAGY'S SECOND SUBDIVISION, and has caused a plat thereof to be acknowledged by it; and

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

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

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

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

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G6

**#2006-231 - Approving Acquisition of Utility Easement - 1135 S.
Locust Street - Shafer Properties, LLC**

This item relates to the aforementioned Public Hearing E3.

Staff Contact: Gary R. Mader

RESOLUTION 2006-231

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

WHEREAS, a public hearing was held on August 22, 2006, for the purpose of discussing the proposed acquisition of an easement and right-of-way located in a part of Lot One (1) Dowd Subdivision in the City of Grand Island, Hall County, Nebraska, the easement and right-of-way being more particularly described as follows:

The northerly twenty five (25.0) feet of the westerly fifteen (15.0) feet of the easterly one hundred thirty eight and five tenths (138.5) feet of Lot One (1) Dowd Subdivision. The above-described easement and right-of-way containing 375 square feet, more or less, as shown on Exhibit "A" dated August 8, 2006, attached hereto and incorporated herein by this reference.

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

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G7

**#2006-232 - Approving Bid Award for Coal Supply Contracts for
2007 and 2008 - Platte Generating Station, Utilities Department**

Staff Contact: Gary R. Mader

Council Agenda Memo

From: Gary R. Mader, Utilities Director

Meeting: August 22, 2006

Subject: Bid Award – 2007 – 2008 Coal Supply, Platte
Generating Station – Utilities Department

Item #'s: G – 7

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

Background

The current two year contract for coal supply to Platte Generating Station expires December 31, 2006. Therefore, bids were solicited for continued supply for calendar years 2007 and 2008.

Discussion

The contracts for coal supply for calendar years 2007 and 2008 were advertised and published in accordance with the City Procurement Code. Bid documents were sent to five prospective bidders. Only three bids were received for the 2007 coal supply, and only two bids were received for the 2008 supply.

Bids received for the 2007 supply:

Rio Tinto Energy America: From the Cordero Rojo Mine and the Jacobs Ranch Mine
Arch Coal Sales: From the Coal Creek Mine
DTE Coal Sales: DTE is a coal wholesaler that does not actually operate mines
Peabody Energy Services: Declined to bid
Foundation Coal Sales: Declined to bid

Bids received for the 2008 supply:

Rio Tinto Energy America: From the Cordero Rojo Mine and the Jacobs Ranch Mine
Arch Coal Sales: From the Coal Creek Mine
DTE Coal Services: Declined to bid
Peabody Energy Services: Declined to bid
Foundation Coal Sales: Declined to bid

All bids were evaluated for contract compliance and total delivered cost FOB at Platte Generating Station. The lowest cost, compliant bid was received from Arch Coal Sales, with sales offices in St. Louis, MO.

Alternatives

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

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

Recommendation

City Administration recommends that the Council award the Coal Supply Contracts for 2007 and 2008 to Arch Coal Sales, Inc.

Sample Motion

I make a motion to award the 2007 and 2008 Coal Supply Contracts to Arch Coal Sales, Inc.



Dale M. Shotkoski, Assistant City Attorney

*Working Together for a
Better Tomorrow, Today*

BID OPENING

BID OPENING DATE: August 9, 2006 at 11:00 a.m.
FOR: 2007 Coal Supply Agreement
DEPARTMENT: Utilities
ESTIMATE: None
FUND/ACCOUNT: 520
PUBLICATION DATE: July 21, 2006
NO. POTENTIAL BIDDERS: 5

SUMMARY

Bidder:	<u>Arch Coal</u> St. Louis, MO	<u>DTE Energy</u> Golden, CO	<u>Rio Tinto Energy America</u> Greenwood Village, CO
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cc: Gary Mader, Utilities Director
Pat Gericke, Utilities Admin. Assist.
Dale Shotkoski, Purchasing Agent

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

P1101



Dale M. Shotkoski, Assistant City Attorney

*Working Together for a
Better Tomorrow, Today*

BID OPENING

BID OPENING DATE: August 9, 2006 at 11:00 a.m.
FOR: 2008 Coal Supply Agreement
DEPARTMENT: Utilities
ESTIMATE: None
FUND/ACCOUNT: 520
PUBLICATION DATE: July 21, 2006
NO. POTENTIAL BIDDERS: 5

SUMMARY

Bidder: Arch Coal, Inc. Rio Tinto Energy America
 St. Louis, MO Greenwood, CO

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

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

P1102

RESOLUTION 2006-232

WHEREAS, the City of Grand Island invited bids for 2007 and 2008 Coal Supply Agreements for the Utilities Department, according to the plans and specifications on file at the Platte Generating Station; and

WHEREAS, in accordance with the City Council Study Session of October 5, 1998, it was stipulated that bid prices and/or final award prices would not be publicly disclosed; and

WHEREAS, on August 9, 2006, bids were received, opened and reviewed; and

WHEREAS, Arch Coal Sales, with sales offices in St. Louis, Missouri, submitted bids in accordance with the terms of the advertisement of bids and the specifications and all other statutory requirements contained therein; and

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of Arch Coal Sales, for the 2007 and 2008 Coal Supply Agreements is approved as the lowest responsive bid submitted.

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

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G8

**#2006-233 - Approving Bid Award - Distributed Control System
Console Upgrade - Platte Generating Station, Utilities Dept.**

Staff Contact: Gary R. Mader; Dale Shotkoski

Council Agenda Memo

From: Gary R. Mader, Utilities Director
Dale Shotkoski, Interim City Attorney

Meeting: August 22, 2006

Subject: Distributed Control System Console Upgrade

Item #'s: G-8

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

Background

The Distributed Control System at the Platte Generating Station is used for control and monitoring of plant equipment and operations. The current system was installed in 1995. It replaced the original control system that was a late 70's design. The manufacturer of the current control system, ABB, has recently advised that they will no longer be supporting the versions of the console server and client hardware in use at the plant. These consoles are the computer workstations that allow the plant staff to control plant equipment. ABB offers an upgrade for this hardware, and have indicated that they will support this upgrade for another five years. They, along with other vendors, also offer a new generation of control systems. The equipment cost estimate of the new systems is \$250,000, plus additional engineering and technical support costs for a complete installation. The plant engineering staff does not recommend procurement of the new generation of control systems at this time.

Discussion

The specifications for the Distributed Control System Console Upgrade were issued for bid and responses were received from the following bidder. The engineer's estimate for this project was \$150,000.00.

Bidder
ABB, Wickliffe, OH

Bid Price
\$98,537.00

The bid was reviewed for conformance with the specifications and found to be compliant.

Alternatives

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

1. Move to approve the Contract for the Distributed Control System Console Upgrade
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 distributed Control Systems Console Upgrade to ABB from Wickliffe, Ohio, as the low responsive bidder, with the bid price of \$98,537.00.

Sample Motion

Motion to approve the bid of \$98,537.00 from ABB for the Distributed Control System Console Upgrade as submitted.



Dale M. Shotkoski, Assistant City Attorney

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Better Tomorrow, Today*

BID OPENING

BID OPENING DATE: August 15, 2006 at 11:15 a.m.
FOR: Distributed Control System Console Upgrade - PGS
DEPARTMENT: Utilities
ESTIMATE: \$150,000.00
FUND/ACCOUNT: E520
PUBLICATION DATE: August 3, 2006
NO. POTENTIAL BIDDERS: 1

SUMMARY

Bidder: ABB Inc.
Wickliffe, Ohio
Bid Security: Check
Exceptions: Noted
Bid Price: \$98,537

cc: Gary Mader, Utilities Director
Karen Nagel, Utilities Secretary
Gary Greer, City Administrator
Laura Berthelsen, Legal Assistant

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

R E S O L U T I O N 2006-233

WHEREAS, the City of Grand Island invited sealed bids for Distributed Control System Console Upgrade at the Platte Generating Station, according to plans and specifications on file at the Platte Generating Station; and

WHEREAS, on August 15, 2006, one bid was received, opened and reviewed; and

WHEREAS, ABB Inc. of Wickliffe, Ohio, 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 \$98,537.00; and

WHEREAS, ABB Inc.'s bid is less than the estimate for such project.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of ABB Inc. of Wickliffe, Ohio, in the amount of \$98,537.00 for Distributed Control System console upgrade at the Platte Generating Station is hereby approved as the lowest responsible bid.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G9

**#2006-234 - Consideration of Energy Policy Act of 2005
Requirements - Utilities Department**

Staff Contact: Gary R. Mader

Council Agenda Memo

From: Gary R. Mader, Utilities Director

Meeting: August 22, 2006

Subject: Energy Policy Act of 2005

Item #'s: G-9

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

Background

In the early '70's, a natural gas shortage and Arab Oil Embargo spurred Congress to pass the Public Utilities Regulatory Policies Act of 1978; most frequently known as PURPA . In hope of finding new, creative ways to meet the nation's energy needs, PURPA created a new class of electric producers called "Non-Utility Generators" operating small uniquely fueled plants. If available, utilities were required to accept and pay for this generation as a resource component; the pricing mechanism was prescribed within PURPA regulation.

The Energy Policy Act of 1992 provided Non-Utility Generators even more ready access to the national transmission grid and to local distribution systems. This created a mechanism for Non-Utility Generators to compete in the retail market. The result is a "deregulated" electric system within the United States. Grand Island's low rates and isolation have discouraged retail competition, but deregulation has complicated day-to-day operation.

In partial response to the Enron debacle (Enron was a Non-Utility Generator) and regional blackouts, the Energy Policy Act of 2005, continues the federal push towards deregulation. This is being done by creating more federal regulation to define and control deregulation. As with its predecessors, the Energy Policy Act of 2005 is sweeping legislation encompassing: energy conservation, tax credits, nuclear energy, Daylight Savings Time (DST), transmission siting, etc. It also requires conventional utilities, like Grand Island to undertake a number of studies for several components of the federal government's design of deregulated electric service.

Utilities with annual retail sales greater than 500,000 MWh are required to employ a "consideration" and "determination" process to address the following issues:

1. Net Metering – “Each utility shall make available upon request net metering service to any electric consumer that the electric utility serves.”
2. Smart Metering – “Time-Based Metering and communications – Not later than August 8, 2007, each electric utility shall offer each of its customer classes, and provide upon customer request, a time-based rate schedule under which the rate charged by the electric utility varies during different time periods and reflects the variance, if any, in the utility’s cost of generating and purchasing electricity. The time-based rate shall enable the electric consumer to manage energy use and cost through advance metering and communication technology.”
3. Interconnection – “Each electric utility shall make available, upon request, interconnection service to any electric consumer that the utility serves...”
4. Fuel Diversity – “Each utility shall develop a plan to minimize dependence on one fuel source and to ensure that the electric energy it sells to consumers is generated using a diverse range of fuels and technologies, including renewable technologies.”
5. Fossil Fuel Generation Efficiency – “Each electric utility shall develop and implement a 10-year plan to increase the efficiency of its fossil fuel generation”.

Because of its size, Grand Island is subject to these requirements. The precise definitions and expectations appear intentionally ambiguous in the federal law. Deadlines for “consideration” and “determination” fall at various dates from 2006 through 2008.

Discussion

In most states, the implementation of the new federal requirements would be done by state regulatory agencies, often called Public Utility Commissions, that have regulatory and rate approval authority under a given state’s laws. However, Nebraska is unique, being a public power state with a number of different entities governing the state’s electric utilities; all with publicly elected boards with control and rate setting authority. In the case of municipally owned electric utilities, the City Council is the governing board with responsibility to implement the requirements of the Energy Policy Act of 2005.

As mentioned previously, there is some ambiguity in the details of what actions, studies, “considerations and determinations” need to be done to meet the requirements of the law. The Act affects five Public Power Districts and the two larger municipals in the state, Grand Island and Lincoln. Those utilities are working together on the evaluation of the requirements and the development of implementation. Since the City Council is the governing board of an affected Utility, it is the recommendation of the Electric Department that the Council take formal action to direct the initiation of the considerations as required in the Energy Policy Act of 2005. Any future specific policies or actions resulting from the Act would need to be brought to the Council for their consideration and approval prior to implementation.

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 authorize the Electric Department to begin “consideration” of: Net Metering, Smart Metering, Interconnection, Fuel Diversity, and Fossil Fuel Generating Efficiency as required by EAct 2005.

Sample Motion

Make a motion to authorize the Electric Department to begin “consideration” of: Net Metering, Smart Metering, Interconnection, Fuel Diversity, and Fossil Fuel Generating Efficiency as required by EAct 2005.

RESOLUTION 2006-234

WHEREAS, the United States Congress enacted the Energy Policy Act of 2005 which was signed into law on August 8, 2005; and

WHEREAS, the Energy Policy Act of 2005 was intended to establish a comprehensive, long-range energy policy to provide incentives for traditional energy production as well as newer, more efficient energy technologies, and conservation; and

WHEREAS, the Energy Policy Act of 2005 amended the Public Utilities Regulatory Policies Act of 1978; and

WHEREAS, those amendments require that the regulatory agencies of the nation's utilities initiate consideration and make determinations for five specific components of electric utility service and operation, which include Net Metering, Smart Metering, Interconnection, Fuel Diversity, and Fossil Fuel Generation Efficiency; and

WHEREAS, Nebraska is an all public power state and the Grand Island City Council is the regulatory and controlling authority for the Grand Island Electric Utility; and

WHEREAS, the Grand Island Electric Utility has annual sales in excess of 500,000 megawatt hours and is therefore included under the provisions of the Energy Policy Act of 2005.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the Grand Island Electric Department is hereby authorized and directed to proceed with the investigation and evaluation of the actions and policies necessary to meet the requirements of the Energy Policy Act of 2005.

BE IT FURTHER RESOLVED, that the Grand Island Electric Department staff shall report the results of such investigation to the City Council with recommended actions essential to meet the requirements of the Act.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, August 22, 2006.

Jay Vavricek, Mayor

Attest:

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G10

**#2006-235 - Approving Bid Award for the Spiral Lift Pump
Recoating Project 2006-WWTP-3 (Waste Water Division)**

Staff Contact: Steven P. Riehle, Public Works Director

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: August 22, 2006

Subject: Approving Bid Award for the Spiral Lift Pump Recoating Project 2006-WWTP-3 (Waste Water Division)

Item #'s: G-10

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

Background

The Wastewater Treatment Plant has three (3) 84-inch diameter spiral lift screw pumps. The pumps were installed in 1995. The coatings on the pumps have worn thin over the years. Recoating of the pumps is a preventative maintenance task that needs to be done approximately every ten (10) years.

On July 27, 2006 the Waste Water Division of the Public Works Department advertised for bids for the Spiral Lift Pump Recoating Project 2006-WWTP-3.

Discussion

Three bids were received and opened on August 15, 2006. The bids were submitted in compliance with the specifications with no exceptions. The estimate for the recoating project was \$75,000.00. The bids are shown below.

<i>Bidder</i>	<i>Exceptions</i>	<i>Bid Security</i>	<i>Bid Price</i>
HEG Painting Co., Inc. Cherokee, IA	None	Merchants Bonding Co. (Mutual)	\$46,140.00
Mongan Painting Co., Inc. Cherokee, IA	None	Western Surety Co.	\$69,999.00
TMI Coatings, Inc. St. Paul, MN	None	American Institute of Architects	\$66,000.00

Alternatives

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

1. Move to approve the bid award for the Spiral Lift Pump Recoating Project to HEG Painting Co. Inc. of Cherokee, IA in the amount of \$46,140.00.
2. Refer the issue to a Committee.
3. Postpone the issue to future date.
4. Take no action on the issue.

Recommendation

City Administration recommends that the Council approve the bid award for the recoating project.

Sample Motion

Motion to approve the bid award.



Dale M. Shotkoski, Assistant City Attorney

*Working Together for a
Better Tomorrow, Today*

BID OPENING

BID OPENING DATE: August 15, 2006 at 11:00 a.m.
FOR: 2006-WWTP-3 Spiral Lift Pump Recoating Project
DEPARTMENT: Public Works
ESTIMATE: \$75,000.00
FUND/ACCOUNT: 53030051-85325
PUBLICATION DATE: July 27, 2006
NO. POTENTIAL BIDDERS: 3

SUMMARY

Bidder:	HEG Painting Co. Inc Cherokee, IA	Mongan Painting Co., Inc. Cherokee, IA	TMI Coatings, Inc. St. Paul, MN
Bid Security:	Bond Merchants Bonding Co. (Mutual)	Bond Western Surety Co.	Bond American Institute of Architects
Exceptions:	None	None	None
Bid Price:	\$46,140	\$69,999	\$66,000

cc: Steve Riehle, Public Works Director
Danelle Collins, PW Admin. Assist.
Dale Shotkoski, Purchasing Agent

Ben Thayer, Supt. of WWTP
Gary Greer, City Administrator
Laura Berthelsen, Legal Assistant

RESOLUTION 2006-235

WHEREAS, the City of Grand Island invited sealed bids for 2006-WWTP-3, Spiral Lift Pump Recoating Project; Three (3) 84-inch Diameter Spiral Lift Screw Pumps, according to plans and specifications on file with the City Engineer; and

WHEREAS, on August 15, 2006, bids were received, opened and reviewed; and

WHEREAS, HEG Painting Co., Inc. of Cherokee, Iowa, 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 \$46,140.00; and

WHEREAS, HEG Painting Co., Inc.'s bid is less than the estimate for such project.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of HEG Painting Co., Inc. of Cherokee, Iowa, in the amount of \$46,140.00 for 2006-WWTP-3, Spiral Lift Pump Recoating Project; Three (3) 84-inch Diameter Spiral Lift Screw Pumps is hereby approved as the lowest responsible bid.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G11

#2006-236 - Approve HHS Access & Visitation Grant application

Staff Contact: Joni Kuzma

Council Agenda Memo

From: Joni Kuzma, Development Specialist

Council Meeting: August 22, 2006

Subject: Nebraska Dept. of Health and Human Services
Access and Visitation Grant

Item #'s: G-11

Presenter(s): Joni Kuzma, Community Development Specialist

Background

The Heartland Family Visitation Center is 23 months into a 24-month Planning/Implementation Grant from the Department of Justice. The Department of Justice grant currently funding the Visitation Center goes through the City to the Center as pass-through funds and the City serves as grant administrator. The Center began seeing clients in May 2006 as a pilot project. Center staff continues to expand the number of clients served and expect the number of referrals to grow in the coming year.

The Nebraska Department of Health and Human Services (HHS) received their 2005 fiscal year annual allocation of \$100,000 for the State Access and Visitation Program. Funds awarded under this grant must be obligated by September 30, 2006, and must be liquidated by September 2007. *HHS has obligated \$23,000 to the Heartland Family Visitation Center (Safe Haven) local project.* A formal grant application must be submitted to receive the funds. The grant is due August 31, 2006. A 10% match is required and will be provided by the Visitation Center.

Local government is an eligible applicant and the Visitation Center has requested that the City apply for the grant. This agenda item is a request to approve submission of the application and authorize the Mayor to sign all appropriate grant documents.

Discussion

As an eligible community, the City is required to submit standard supporting grant documents. Those documents include: Sub-grant terms and Assurances; Audit Requirement Certification; Certification Regarding Lobbying; Certification Regarding Environmental Tobacco Smoke; and Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion.

The 2006-2007 proposed City of Grand Island budget includes this grant as pass-through funding in the 25111614 account. The Visitation Center will be responsible for completion of quarterly and annual reporting.

ALTERNATIVES

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

1. Approve submission of the Access & Visitation Center Program application and give approval for the Mayor to sign all related documents
2. Postpone the issue to a later date.
3. Deny the application request.

Recommendation

City Administration recommends that Council approves submission of the Access & Visitation Center Program application and authorize the Mayor to sign all related documents.

Sample Motion

Motion to approve submission of the proposed Access & Visitation Center Program application and authorize the Mayor to sign all related documents.

RESOLUTION 2006-236

WHEREAS, the City of Grand Island, Nebraska, is an eligible unit of a general local government authorized to file an application through the Nebraska Department of Health and Human Services for a State Access and Visitation Program grant; and

WHEREAS, the Heartland Family Visitation Center is presently being funded by a Planning/Implementation grant from the Department of Justice and from an Access and Visitation grant from the Nebraska Department of Health and Human Services; and

WHEREAS, the Nebraska Department of Health and Human Services has identified an interest in providing additional grant funding in the amount of \$23,000 through September 2007 upon completion and submission of the grant application and related paperwork by August 31, 2006; and

WHEREAS, such grant application must be submitted by a municipality, and any grant funding would be paid directly to the municipality for distribution as set out in the grant application and related documents; and

WHEREAS, the requested 10% match will be provided by the Heartland Family Visitation Center (Safe Haven).

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island, Nebraska, is hereby authorized to apply for financial assistance from the Nebraska Department of Health and Human Services, State Access and Visitation Program, for the purpose of providing funding for the Access and Visitation Center Program at the Heartland Family Visitation Center (Safe Haven).

BE IT FURTHER RESOLVED, that the Mayor is hereby authorized and directed to execute such grant application and other documentation on behalf of the City of Grand Island for such grant purposes.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G12

#2006-237 - Approving household Hazardous Waste Collection and Recycling Facility Construction Grant Application.

Staff Contact: Paul Bresino

Council Agenda Memo

From: Paul M. Briseno, Assistant to the City Administrator (jk)

Meeting: August 22, 2006

Subject: Household Hazardous Waste Facility construction grant from the Nebraska Environmental Trust

Item #'s: G-12

Presenter(s): Paul M. Briseno, Assistant to the City Administrator
Betty Curtis, Executive Director GIACCS
Joni Kuzma, Development Specialist

Background

In February 2004, the Grand Island City Council identified development of a permanent, regional Household Hazardous Waste (HHW) facility as a community goal. The planning team consists of city staff, city council representation, Clean Community System staff and board members, and Goodwill Industries of Greater Nebraska. Goodwill had received a previous grant for construction of an aluminum recycling center. DEQ encouraged a collaborative effort so the recycling center will be a part of the HHW facility.

In January 2005, the planning committee created a business plan and completed a grant application for architectural services to move the facility forward. The Department of Environmental Quality supported the project by awarding a \$75,000 grant for architectural/engineering services to design the facility. The Household Hazardous Waste planning team met with the architect multiple times during the past six months to finalize the building and site plan.

Discussion

The next step in the process is completion of an application to the Nebraska Environmental Trust for a construction grant. The proposed 9,700 square foot facility is a pre-engineered metal building which includes 5,520 square foot high bay processing area with a 200 square foot vented deflagration room (blast room) and a 3,480 square foot storage mezzanine, a 3,450 square foot Administration/Education area and a 600 square foot aluminum Recycling area. Construction costs have been estimated at \$900,000.

The proposed grant application requests \$652,000 from the Nebraska Environmental Trust. The balance of construction funds will be requested from the Department of Environmental Quality and other sources. A City match of \$80,000 will be allocated in the 2007-2008 budget. *There will be no cost to the City from the 2006-07 budget.* Notice of award does not take place until spring 2007 putting the beginning of construction late summer or early fall.

Alternatives

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

1. Move to approve the grant application and authorize the Mayor to sign all related documents
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

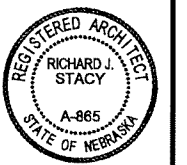
City administration recommends that Council approve a grant application for construction funds from the Nebraska Environmental Trust and authorize the Mayor to sign all related documents.

Sample Motion

Motion to approve a grant application for construction funds from the Nebraska Environmental Trust and authorize the Mayor to sign all related documents.

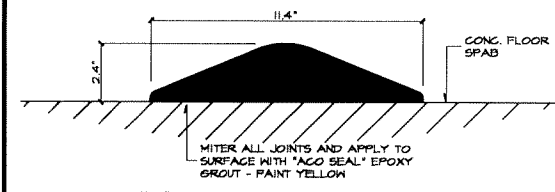
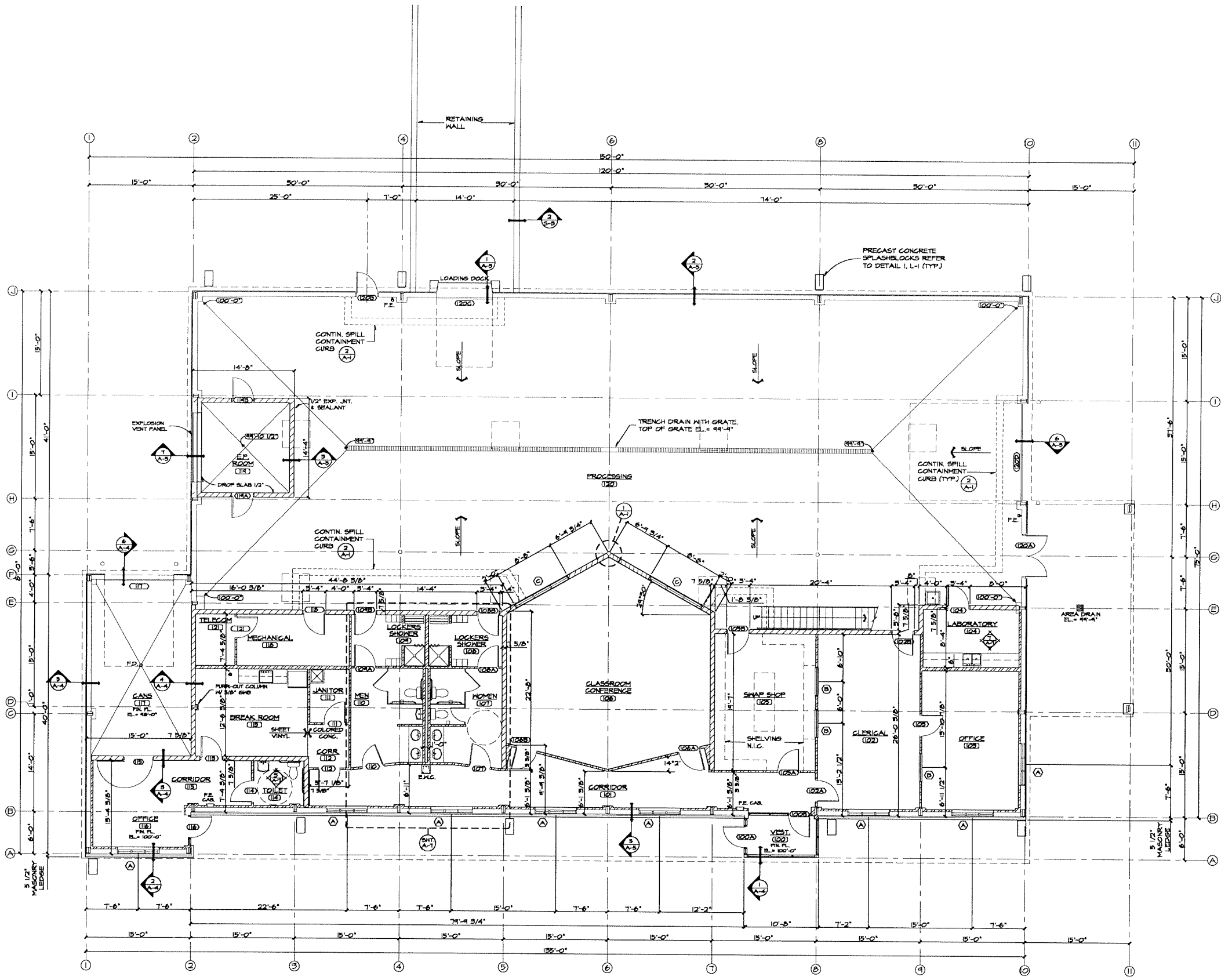
GRAND ISLAND HOUSEHOLD HAZARDOUS WASTE
FLOOR PLAN
GRAND ISLAND, NEBRASKA

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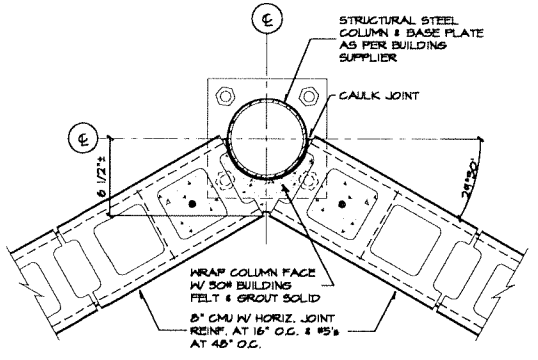
VERIFY SCALES
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SCALE: AS SHOWN
PROJECT NO. M149-G1-06
DATE: JULY, 2006
FIELD BOOK M&A DWG NO. 15840
DRAWN BY: JAW APR'VD BY: RJS
SHEET A-1 OF 25



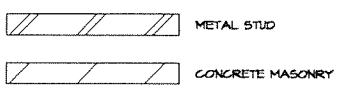
NOTE: SPILL CONTAINMENT CURBING BY "ACO" ENVIRONMENTAL - TYPE I, 2.4" HIGH X 11.4" WIDE X 34.31" IN LENGTH, INSTALL AS PER MANUFACTURER'S REQUIREMENTS.

2 PLAN DETAIL
SCALE: 3" = 1'-0"



1 PLAN DETAIL
SCALE: 1 1/2" = 1'-0"

WALL LEGEND



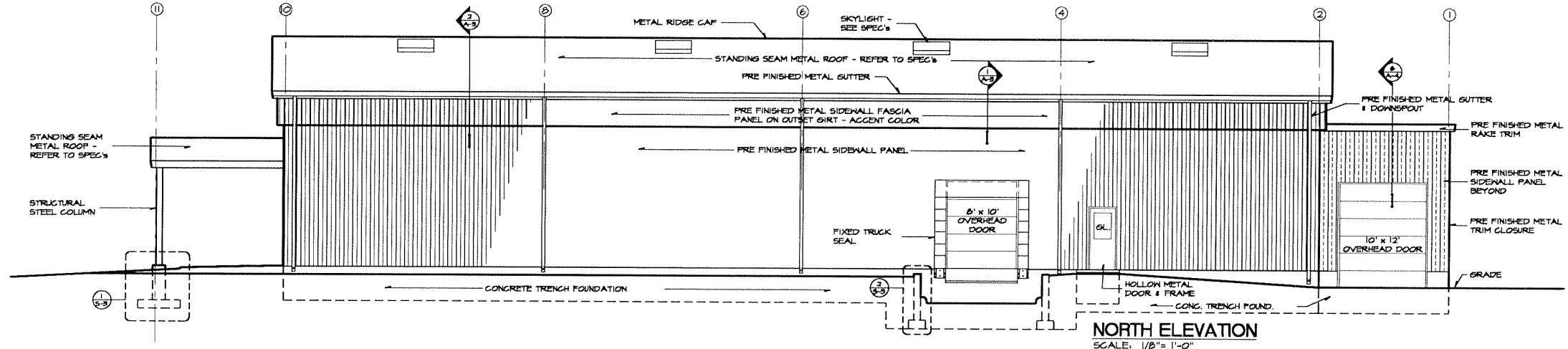
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REVISIONS	BY

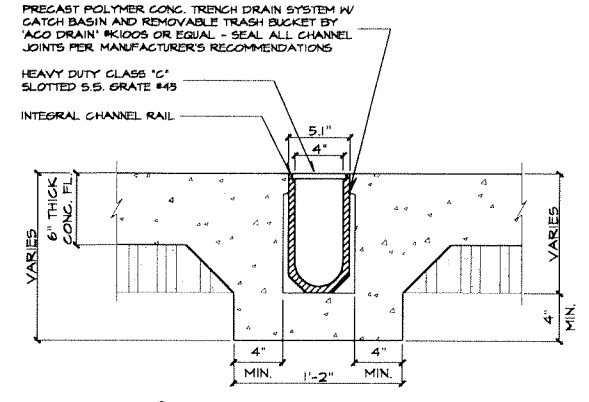
MILCO Environmental Services, Inc.
 Kearney, NE (308) 237-5923
 McCook, NE (308) 345-4741

GRAND ISLAND HOUSEHOLD HAZARDOUS WASTE BUILDING ELEVATIONS and CROSS SECTION
 GRAND ISLAND, NEBRASKA

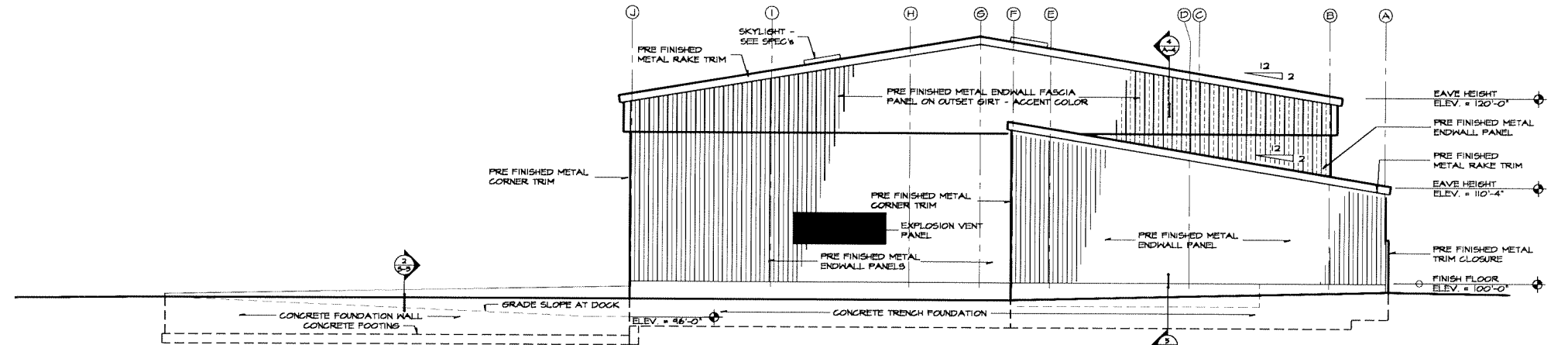
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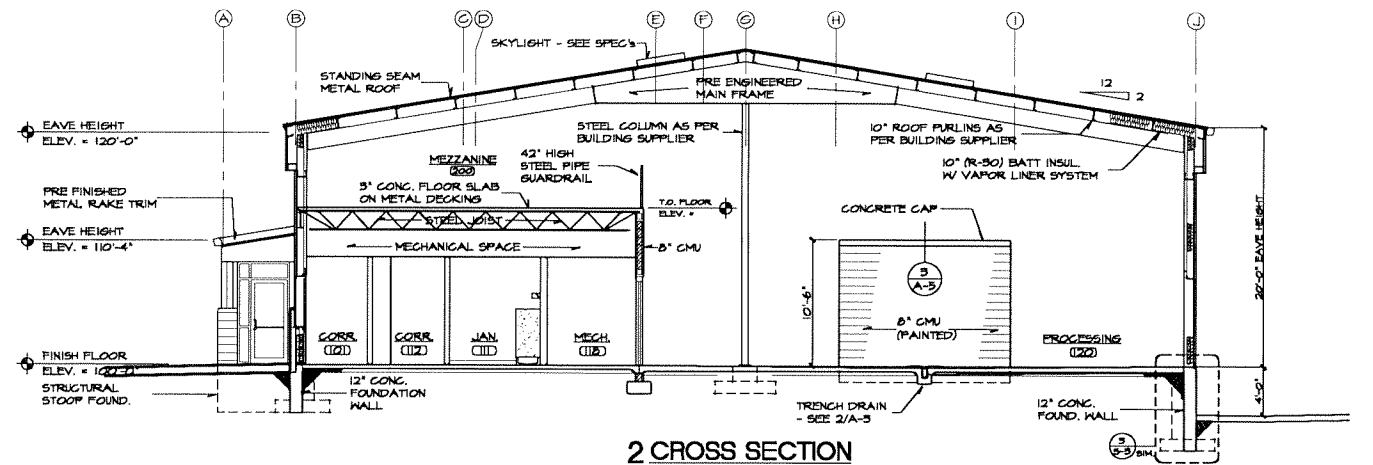
NORTH ELEVATION
SCALE: 1/8" = 1'-0"



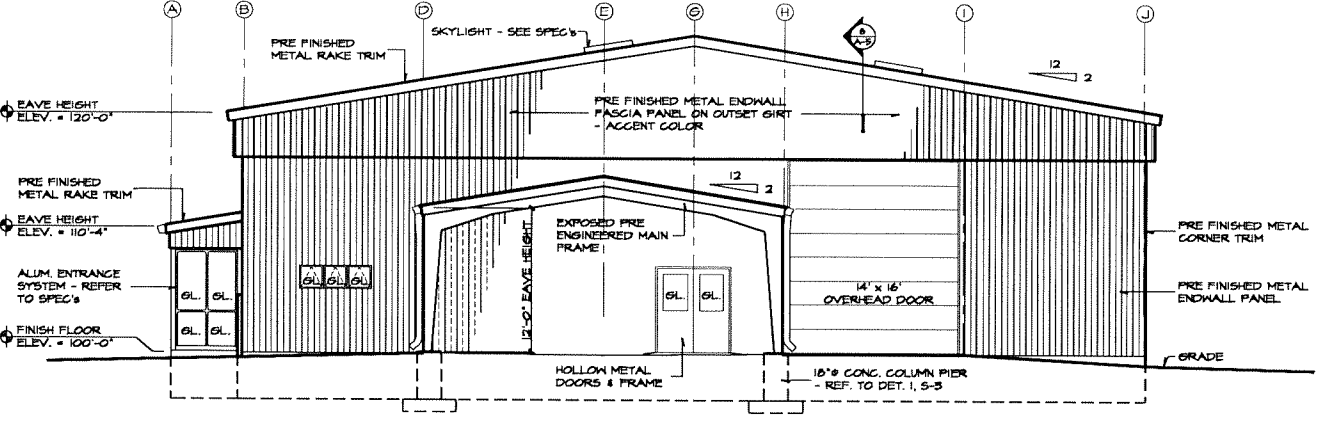
2 TRENCH DRAIN DETAIL
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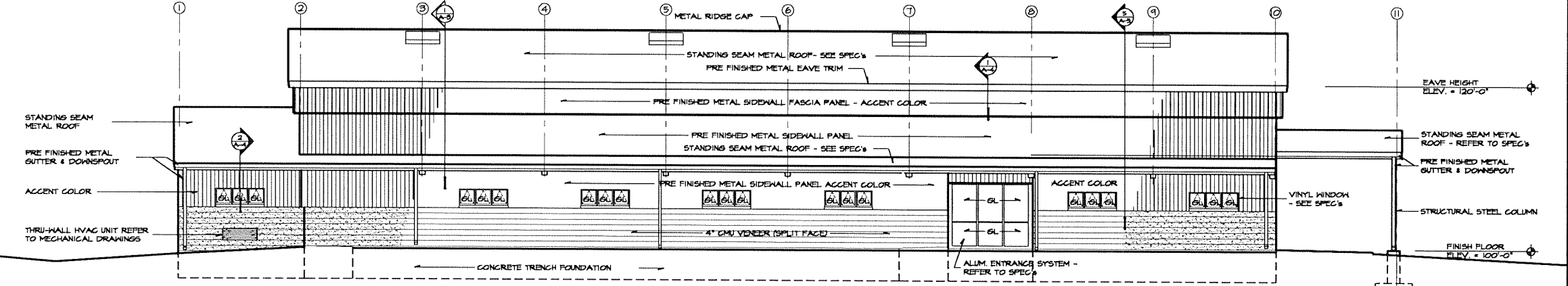
WEST ELEVATION
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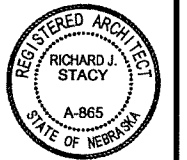
2 CROSS SECTION
SCALE: 1/8" = 1'-0"



EAST ELEVATION
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SOUTH ELEVATION
SCALE: 1/8" = 1'-0"



VERIFY SCALES
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 IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY.

SCALE: AS SHOWN
 PROJECT NO. M149-G1-06
 DATE: JULY, 2006
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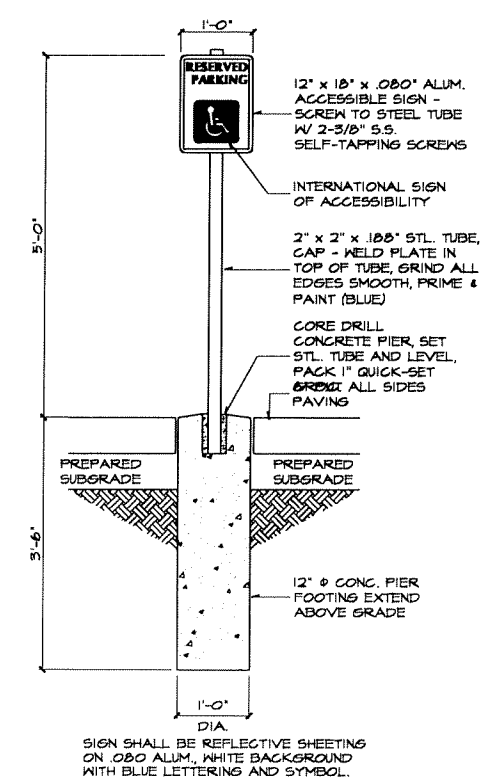
GRAND ISLAND HOUSEHOLD HAZARDOUS WASTE SITE PLAN and DETAILS GRAND ISLAND, NEBRASKA



VERIFY SCALES

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Table with project details: SCALE: AS SHOWN, PROJECT NO. M149-G1-06, DATE: JULY, 2006, FIELD BOOK: 15843, DRAWN BY: CAB, APRVD BY: RJS, SHEET: C-2



10 RESERVED PARKING SIGN NO SCALE

GENERAL SITE NOTES:

- 1 DIMENSIONS SHOWN TO BUILDING ARE TO THE OUTSIDE FACE OF CONCRETE FOUNDATION.
2 NEW 4\"/>

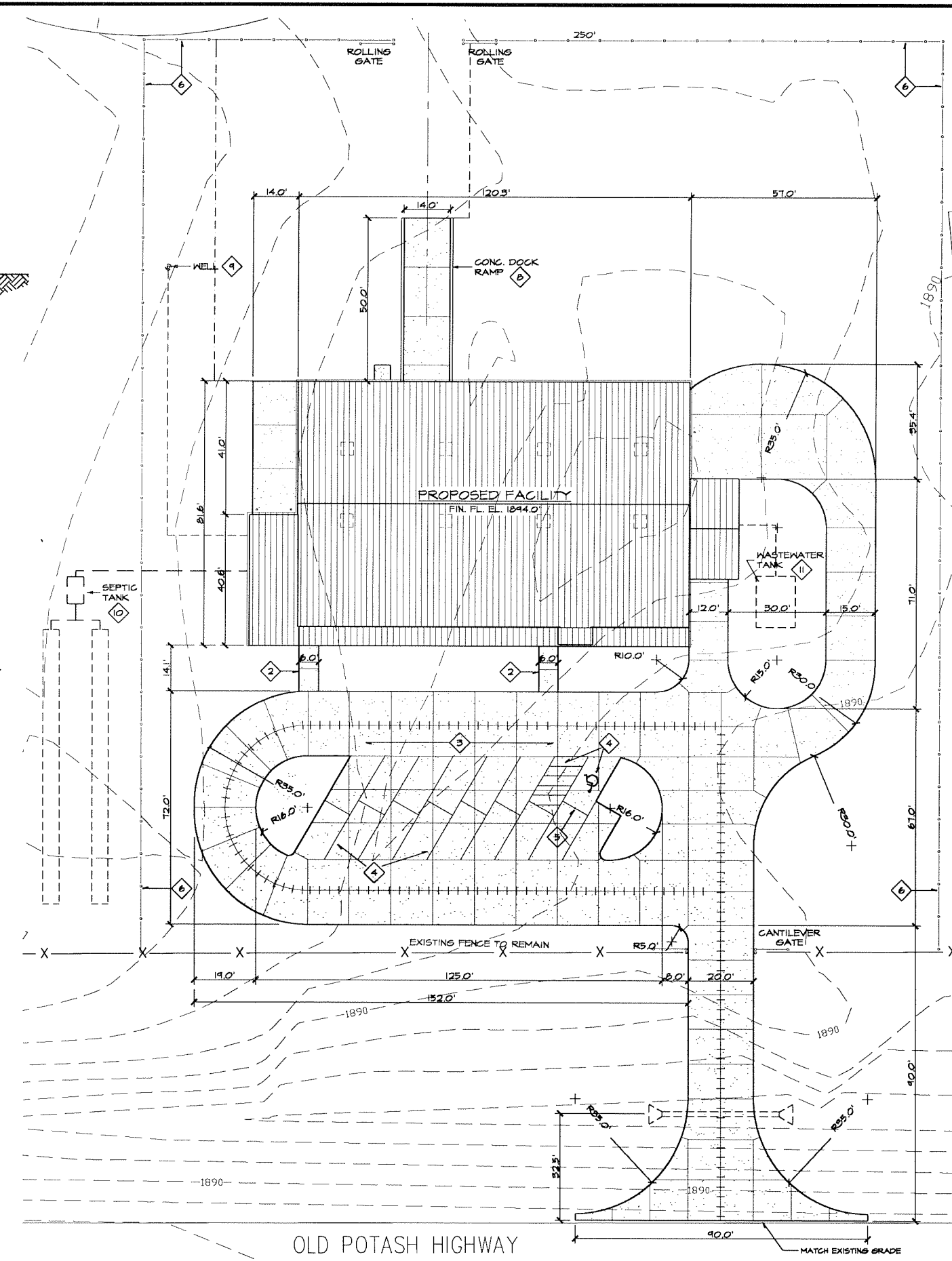
LEGEND



BENCH MARK T.B.M. EL. = 1843.58'

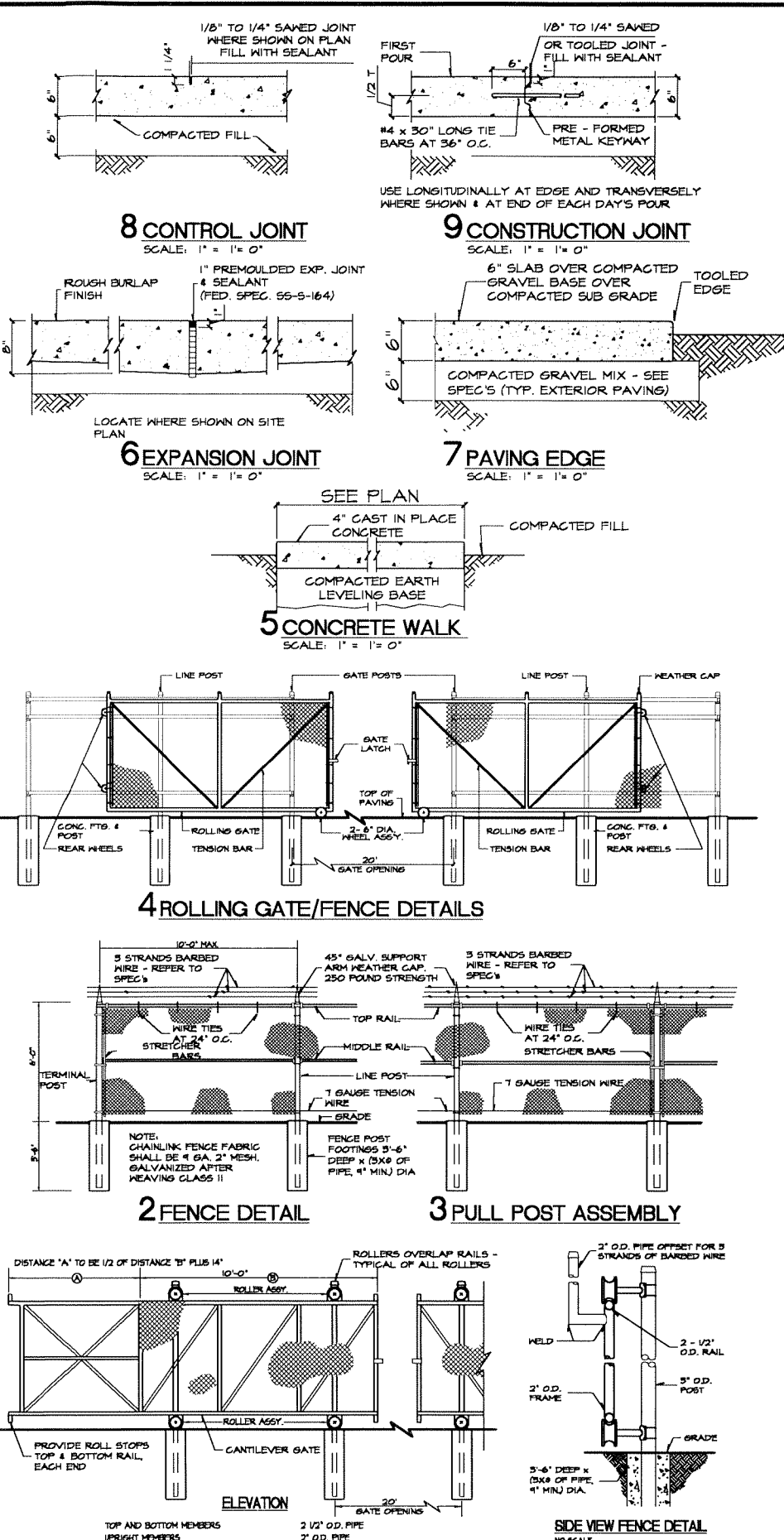
NORTHWEST CAP BOLT ON FIRE HYDRANT LOCATED ON THE EAST SIDE OF EXISTING CONCRETE SURFACE. REFER TO SHEET C-1 FOR ACTUAL LOCATION.

NOTE: SEA LEVEL DATUM ELEVATION 1844.0' TO BE EQUAL TO ELEVATION 100'-0\"/>



2647.92' (P) / 2648.04' (M) S 89°50'42\"/>

SITE PLAN SCALE: 1\"/>



1 CANTILEVER GATE NOTE: GATE OPERATOR & FENCE FABRIC NOT SHOWN FOR CLARITY FENCE AND GATE DETAILS SCALE: 1/4\"/>

Location: C:\projects\141418-01-08\MILCO-2518-Plan.dwg JUL 14, 2006 10:48:55

REVISIONS	BY

MILCO
Environmental Services, Inc.
 Kearney, NE (308) 237-5923
 McCook, NE (308) 345-4741

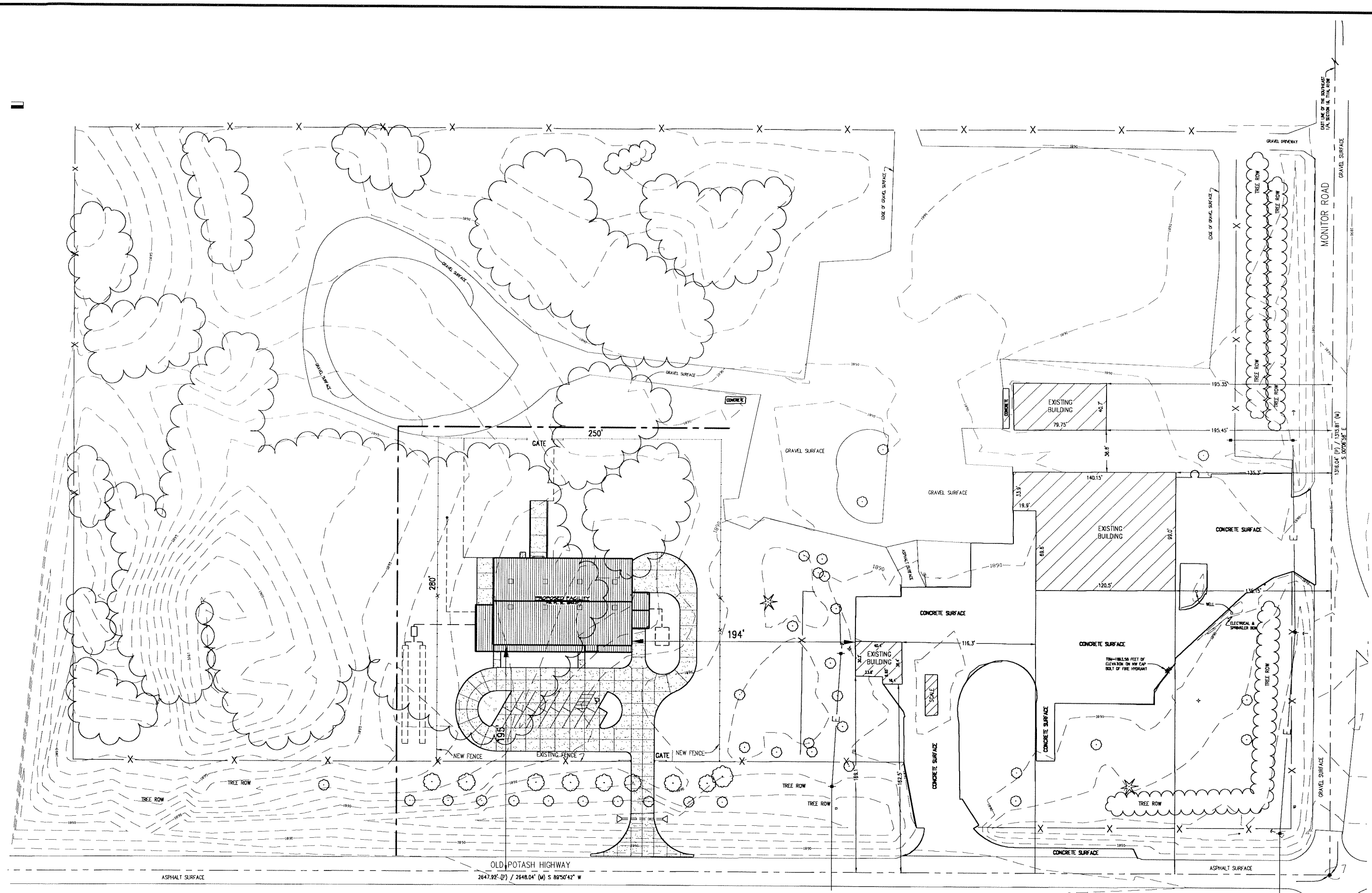
GRAND ISLAND HOUSEHOLD HAZARDOUS WASTE
MASTER SITE SURVEY
 GRAND ISLAND, NEBRASKA

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SCALE:	AS SHOWN
PROJECT NO.	M149-G1-06
DATE:	JULY, 2006
FIELD BOOK	M&A DWG NO. 15B44
DRAWN BY:	CAB
APRVD BY:	
SHEET	C-1



11.15.2006 10:44:49 Location: C:\projects\m149-g1-06\DWG\C-15B44.dwg

RESOLUTION 2006-237

WHEREAS, in February 2004, the Grand Island City Council identified development of a permanent, regional Household Hazardous Waste facility as a community goal; and

WHEREAS, in January 2005, a business plan was prepared for the facility; and

WHEREAS, in February 2006, as a result of a \$75,000 grant received from the Department of Environmental Quality, the City hired MILCO Environmental Services, Inc. to perform architectural/engineering services to design the facility; and

WHEREAS, the building plan and site plan have been prepared by MILCO Environmental Services, Inc., with an estimated construction cost of \$900,000; and

WHEREAS, a grant application has been prepared to request funding in the amount of \$652,000 from the Nebraska Environmental Trust for the construction costs of the facility; and

WHEREAS, it is anticipated that the remaining funds for the construction would be requested from the Department of Environmental Quality and other sources; and

WHEREAS, if awarded the grant, a city match of \$80,000 may be allocated in the 2007-2008 budget.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island is hereby authorized to submit a grant application in the amount of \$652,000 to the Nebraska Environmental Trust for the construction of a Household Hazardous Waste facility.

BE IT FURTHER RESOLVED, that the Mayor is hereby authorized and directed to execute all documents necessary for the submission of the grant application.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, August 22, 2006.

Jay Vavricek, Mayor

Attest:

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G13

#2006-238 - Approving Request for Use of Ambulance at the Mission of Mercy Event.

Staff Contact: Jim Rowell

Council Agenda Memo

From: Jim Rowell, Fire Chief
Meeting: August 22, 2006
Subject: Standby Ambulance
Item #'s: G-13
Presenter(s): Jim Rowell, Fire Chief

Background

Doctor Anderson has requested that an ambulance be on standby at the Heartland Event Center during the Mission of Mercy event. People can receive free dental care during this two day event. Doctor Anderson is also asking that the standby fee for the ambulance be waived. Doctor Anderson had already contacted the fire department asking for help at the event and eight people had volunteered before this request to provide an ambulance and waive the fee .

Discussion

The use of fire department personnel at the event has been addressed by asking fire department employees to volunteer to work the event as first responders. This would not include the use of city equipment or vehicles. Should the need arise, an ambulance already on duty would respond to provide care and transport the patient. The request to have the ambulance standby and waive the ambulance standby fee, which is \$75 per hour or a total of \$1,650.00, also creates additional cost.

The fire department personnel volunteering at the event are no longer working outside of their employment as first responders. Because the vehicle and equipment are present, they are now working as they would be on their regular duty. This is not just the loss of the fee but it creates the situation, which requires the city to pay them their pay as they are on duty, which would be at the overtime rate for the 22-hour duration of the event and amount to \$1,112.53. This figure does not include the cost of taxes and other benefits.

The standby fee was created to offset these cost as minimally as possible and as you can see from the figures provided, it just barely does that.

The fact that eight people have volunteered to work at this event is evidence of our support of the event based on its humanitarian value. This information is in no way intended to take away from that value but is to insure that the information given to council provides the details necessary for consideration of this request.

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 providing a standby ambulance and waving of the standby fees.

Sample Motion

Motion to approve.

RESOLUTION 2006-238

WHEREAS, on September 22 and 23, 2006, the Mission of Mercy will provide free dental care at the Heartland Events Center to those in need; and

WHEREAS, the Central District Health Department is serving as the point agency for the Mission of Mercy, with many other agencies and individuals contributing time, resources expertise, etc.;and

WHEREAS, a request has been made to have a City of Grand Island ambulance on stand-by for such event, which will be staffed by City of Grand Island paramedics; and

WHEREAS, it is further requested that any fees associated with the use of such stand-by ambulance be waived.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that a stand-by ambulance shall be made available, and staffed by City of Grand Island paramedics for the Mission of Mercy event at the Heartland Events Center on September 22 and 23, 2006.

BE IT FURTHER RESOLVED, that the fee for the use of the stand-by ambulance for such event is hereby waived.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G14

**#2006-239 - Approving an Amendment to the User Fee Schedule
Pertaining to the Utility Rates, and correction to swimming lesson
fee at Lincoln Park**

Staff Contact: Gary R. Mader

Council Agenda Memo

From: Dave Springer, Finance Director

Meeting: August 22, 2006

Subject: Approving FY 2006-2007 User Fee Schedule to Include Utilities Fees

Item #'s: G-14

Presenter(s): Dave Springer, Finance Director

Background

The User Fee Schedule was reviewed at the June 20, 2006, City Council Study Session and approved at the July 11, 2006 regular council meeting. Electric and Water fees were not included in that action, as they are required to be approved by ordinance and coal contract bids had not yet been received.

Discussion

The ordinances for Electric and Water rate changes are presented earlier on this agenda for council approval. Those rates are reflected in this Fee Schedule, so that if council makes any change to the recommended fees, they should also be incorporated in this resolution. A correction on the Lincoln Pool Swimming Lessons is also presented for approval, moving from \$18 to \$20.

Alternatives

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

1. Approve the FY2006-2007 User Fee Schedule, including Utilities Fees.
2. Disapprove the schedule.
3. Modify the Schedule to meet the wishes of the Council
4. Table the issue

Recommendation

City Administration recommends that the Council approve the 2006-2007 User Fee Schedule, to include Utilities Fees Ordinances as presented.

Sample Motion

Approve the amended 2006-2007 User Fee Schedule as presented by staff.

Fee Schedule for 2007

	2004	2005	2006	2007
PARKS AND RECREATION DEPARTMENT				
AQUATICS				
Lincoln Swimming Lessons per person/per session	18.00	18.00	18.00	20.00
ELECTRIC DEPARTMENT (As approved by Ordinance)				
Residential Service (Rate 010) - Customer Charge	1.00/month	5.00/month	5.00/month	5.00/month
Residential Service (Rate 010) - Summer Rate (June - October)				
First 300 kwh	0.071/kwh	0.074/kwh	0.077/kwh	0.084/kwh
Next 700 kwh	0.046/kwh	0.049/kwh	0.052/kwh	0.059/kwh
All additional kwh	0.053/kwh	0.055/kwh	0.059/kwh	0.066/kwh
Plus applicable power cost adjustment				
Residential Service (Rate 010) - Winter Rate (November - May)				
First 300 kwh	0.071/kwh	0.074/kwh	0.077/kwh	0.084/kwh
Next 700 kwh	0.046/kwh	0.049/kwh	0.052/kwh	0.059/kwh
All additional kwh	0.027/kwh	0.029/kwh	0.031/kwh	0.038/kwh
Plus applicable power cost adjustment				
Minimum monthly bill	4.00/month	5.00/month	5.00/month	5.00/month
Single-Phase Commercial (Rate 030) - Customer Charge	7.00/month	7.00/month	7.00/month	7.00/month
Single-Phase Commercial Service (Rate 030)				
First 350 kwh	0.074 per kwh	0.080 per kwh	0.082 per kwh	0.089 per kwh
Next 650 kwh	0.063 per kwh	0.070 per kwh	0.072 per kwh	0.079 per kwh
Next 1,500 kwh	0.057 per kwh	0.064 per kwh	0.066 per kwh	0.073 per kwh
Next 2,500 kwh	0.053 per kwh	0.060 per kwh	0.062 per kwh	0.069 per kwh
Next 5,000 kwh	0.047 per kwh	0.053 per kwh	0.056 per kwh	0.063 per kwh
Over 10,000 kwh	0.045 per kwh	0.050 per kwh	0.053 per kwh	0.060 per kwh
Plus applicable power cost adjustment				
Minimum monthly bill	7.00/month	7.00/month	7.00/month	7.00/month
3% reduction in energy billed if user owns and maintains all necessary transformation equipment and structures. Does not apply to the minimum stated.				
2% reduction in energy billed if energy is metered on the primary side (7.2 KV or above) of the service. Does not apply to the minimum stated.				
Three-Phase Commercial (Rate 050) - Customer Charge	7.00/month	10.00/month	10.00/month	10.00/month
Three-Phase Commercial Service (Rate 050) - Summer Rate (June - October)				
First 1,000 kwh	0.067 per kwh	0.075 per kwh	0.079 per kwh	0.086 per kwh
Next 1,500 kwh	0.060 per kwh	0.068 per kwh	0.071 per kwh	0.078 per kwh
Next 2,500 kwh	0.056 per kwh	0.064 per kwh	0.067 per kwh	0.074 per kwh
Next 15,000 kwh	0.051 per kwh	0.058 per kwh	0.061 per kwh	0.068 per kwh
Over 20,000 kwh	0.048 per kwh	0.055 per kwh	0.058 per kwh	0.065 per kwh
Plus applicable power cost adjustment				
The minimum shall in no event be less than \$0.70 per month per connected horsepower				
Three-Phase Commercial Service (Rate 050) - Winter Rate (November - May)				
First 500 kwh	0.067 per kwh	0.075 per kwh	0.079 per kwh	0.086 per kwh
Next 1,000 kwh	0.060 per kwh	0.068 per kwh	0.071 per kwh	0.078 per kwh
Next 2,500 kwh	0.048 per kwh	0.055 per kwh	0.058 per kwh	0.065 per kwh
Over 4,000 kwh	0.045 per kwh	0.052 per kwh	0.055 per kwh	0.062 per kwh
Plus applicable power cost adjustment				
Minimum monthly bill	7.00/month	10.00/month	10.00/month	10.00/month

Fee Schedule for 2007

	2004	2005	2006	2007
The minimum shall in no event be less than \$0.70 per month per connected horsepower				
3% reduction in energy billed if user owns and maintains all necessary transformation equipment and structures. Does not apply to the minimum stated.				
2% reduction in energy billed if energy is metered on the primary side (7.2 KV or above) of the service. Does not apply to the minimum stated.				
Three-Phase Power (Rate 100) - Customer Charge	300.00/month	300.00/month	300.00/month	300.00/month
Three-Phase Power (Rate 100) - Demand Charge	7.00/kw of billing demand	8.00/kw of billing demand	8.50/kw of billing demand	8.50/kw of billing demand
During the months of June through October, the billing demand shall be the Summer Demand. During the months of November through May, the Billing Demand shall be the measured Monthly Demand, but not more than the Summer Demand nor less than 65% of the Summer Demand.				
Three-Phase Power Service (Rate 100)				
First 450 hours of monthly demand	0.0220/kwh	0.0265/kwh	0.0275/kwh	0.0345/kwh
All addition energy usgae	0.0170/kwh	0.0200/kwh	0.0210/kwh	0.0280/kwh
Plus applicable power cost adjustment				
Minimum monthly bill	\$650/month	\$700/month	\$700/month	\$700/month
5% reduction in demand billed if user owns and maintains all necessary transformation equipment and structures. Does not apply to the minimum stated.				
3% reduction in energy billed if energy is metered on the primary side (7.2 KV or above) of the service. Does not apply to the minimum stated.				

RESOLUTION 2006-239

WHEREAS, on July 11, 2006, by Resolution 2006-195, the City of Grand Island approved and adopted fees for items and services to be provided during the 2006-2007 fiscal year with the exclusion of the electric and water rates; and

WHEREAS, it is necessary to amend such fee schedule to incorporate rates to be charged for electric and water usage as identified on Exhibit "A" attached hereto and incorporated herein by this reference; and

WHEREAS, a correction also needs to be made to the fee charged for swimming lessons at Lincoln Pool, such corrected fee is identified on Exhibit "A" attached hereto; and

WHEREAS, it is recommended that such amendments be approved and adopted.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island Fee Schedule is hereby amended to implement the electric and water rates, and to correct the fee charged for swimming lessons at Lincoln Pool, all as identified in Exhibit "A" attached hereto, effective October 1, 2006.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item I1

#2006-240 - Consideration of Request of Ruff's Bar, Inc. dba Ed & Net's, 311 North Walnut Street for a Class "C" Liquor License and Request of Jesse Strinz, 2019 N. Park Avenue for Liquor Manager Designation

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

Staff Contact: RaNae Edwards

RESOLUTION 2006-240

WHEREAS, an application was filed by Ruff's Bar, Inc., doing business as Ed & Net's at 311 North Walnut Street for a Class "C" Liquor License; and

WHEREAS, a public hearing notice was published in the *Grand Island Independent* as required by state law on August 12, 2006; such publication cost being \$13.60; and

WHEREAS, Jesse D. Strinz has applied for a liquor manager designation for the business; and

WHEREAS, a public hearing was held on August 22, 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, contingent upon a hard-wired electrical outlet being installed as required to conform with building and fire codes.

_____ 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 Jesse D. Strinz 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, August 22, 2006.

Jay Vavricek, Mayor

Attest:

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item I2

**#2006-241 - Consideration of Approving 1% Increase to the Lid
Limit**

Staff Contact: David Springer

Council Agenda Memo

From: Dave Springer, Finance Director

Meeting: August 22, 2006

Subject: Consideration of Approving 1% Increase to the Lid Limit.

Item #'s: I-2

Presenter(s): Dave Springer, Finance Director

Background

In 1998, the Nebraska State Legislature passed LB989, which put a cap on the amount of restricted revenues a political subdivision can budget. The restricted revenues that the City of Grand Island includes in the budget are Property Taxes, Local Option Sales Tax, Motor Vehicle Tax and State Aid. Of these restricted revenues, property tax is the only revenue which the City can control.

Discussion

Each year political subdivisions are allowed by State Statute to raise the restricted revenue base from the prior year by 2.5%. The base may also be increased if the growth in taxable valuation is higher than the allowed 2.5%. A third way to increase the base is to have the Political Subdivision governing board (City Council) vote to increase the base by an additional 1%. The base amount is then the maximum amount of restricted revenues the City can receive. If the City is not at the base amount, the remaining amount is carried forward as unused authority. The increase in restricted funds authority using the 1% additional amount and the population growth factor is **not** an increase in budgeted revenues. It only provides the ability to increase restricted revenues, particularly property tax, in a future year as necessary, if council so decides. Approval of the 1% increase does not increase authorized expenditures and is prudent fiscal management.

Alternatives

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

1. Approve the 1% increase to the Lid Limit.
2. Disapprove or deny the 1% increase.

Recommendation

City Administration recommends that the Council approve the increase to the Lid Limit.

Sample Motion

Approve the 1% increase to the Lid Limit.

R E S O L U T I O N 2006-241

WHEREAS, pursuant to Neb. Rev. Stat. §13-519, the City of Grand Island is limited to increasing its total of budgeted restricted funds to no more than the last prior year's total of budgeted restricted funds plus population growth plus two and one-half percent (2 1/2%) expressed in dollars; and

WHEREAS, §13-519 authorizes the City of Grand Island to exceed the foregoing budget limit for a fiscal year by up to an additional one percent (1%) increase in budgeted restricted funds upon the affirmative vote of at least 75% of the governing body; and

WHEREAS, the Annual Budget for Fiscal Year 2006-2007 and Program for Municipal Services in the Lid Computation FY 2006-2007 supported by the detail relating to restricted revenue accounts, proposes an additional increase in budgeted restricted funds of one percent (1%) as provided by the statute; and

WHEREAS, approval of the additional one percent (1%) increase in budgeted restricted funds is prudent fiscal management, does not increase authorized expenditures and is in the best interests of the City of Grand Island and its citizens.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that upon affirmative vote by more than 75% of the City Council, of budgeted restricted funds for Fiscal Year 2006-2007 shall be increased by an additional one percent (1%) as provided by Neb. Rev. Stat. §13-519.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item I3

**#2006-242 - Resolution to Annex Property Located at 502 E
Capital Avenue, west of Saint Paul Road and north of Capital
Avenue**

Staff Contact:

Council Agenda Memo

From: Hall County Regional Planning Department

Meeting: August 22, 2006

Subject: Annexation of property located north of Capital Avenue and west of St. Paul Road at property owner's request

Item #'s: I-3

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

Background

A request has been received to consider annexation of property located north of Capital Avenue and west of St. Paul Road. The owners of this property are anticipating development of the property and requesting that the city bring it into the corporate limits. This property is surrounded by the Grand Island Municipal limits on all sides.

Discussion

Nebraska Revised Statute §16-117 provides for the process of annexation. In following the schedule set out when this matter was referred to the Regional Planning Commission for recommendation. The second action in this process for Council is to pass a resolution stating their intent to annex, approve an annexation plan and set public hearing for comment on the annexation request before council.

Alternatives

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

1. Approve the resolution of intent to annex, the attached annexation plan, and set public hearings on annexation for September 26, 2006.
2. Choose not to approve the resolution of intent to annex, the attached annexation plan, and set public hearings on annexation for September 26, 2006.
3. Modify the resolution of intent to annex, the attached annexation plan, and/or the public hearing date.
4. Table the issue

Recommendation

City Administration recommends that the Council Approve the resolution of intent to annex, the attached annexation plan, and set public hearings on annexation for September 26, 2006.

Sample Motion

Approve the resolution of intent to annex, the attached annexation plan, and set public hearings on annexation requests for September 26, 2006.

ANNEXATION PLAN –July 2006

July 24, 2006

OVERVIEW

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

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

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

1. Governing urban areas with the statutorily created urban form of government, municipalities have historically been charged with meeting the needs of the expanded community.
2. Provide municipal services. Municipalities are created to provide the governmental services essential for sound urban development and for the protection of health, safety and well being of residents in areas that are used primarily for residential, industrial, and commercial purposes.
3. Ensure orderly growth pursuant to land use, building, street, sidewalk, sanitary sewer, storm sewer, water, and electrical services.
4. Provide more equitable taxation to existing property owners for the urban services and facilities that non-city residents in proposed annexation areas use on a regular basis such as parks, streets, public infrastructure, emergency services, retail businesses and associated support.
5. Ensure ability to impose and consistently enforce planning processes and policies.
6. Address housing standards and code compliance to positively impact quality of life for residents.
7. Enable residents of urban areas adjacent to city to participate in municipal issues, including elections that either do or will have an impact on their properties.
8. Anticipate and allocate resources for infrastructure improvements. Specifically, changes in October, 1999 to Nebraska Department of Environmental Quality Regulation Title 124 concerning on site waste water treatment systems impacts new and replacement private septic systems.
9. Assist in population growth to enable community to reach Community Development Block Grant entitlement status – 50,000. Entitlement communities automatically receive Community Development block grant dollars; no competitive process required.
10. Increase number of street or lane miles while increasing gas tax dollars received from the Nebraska Department of Roads.
11. Provide long term visioning abilities as it relates to growth and provision of services.

Other Factors

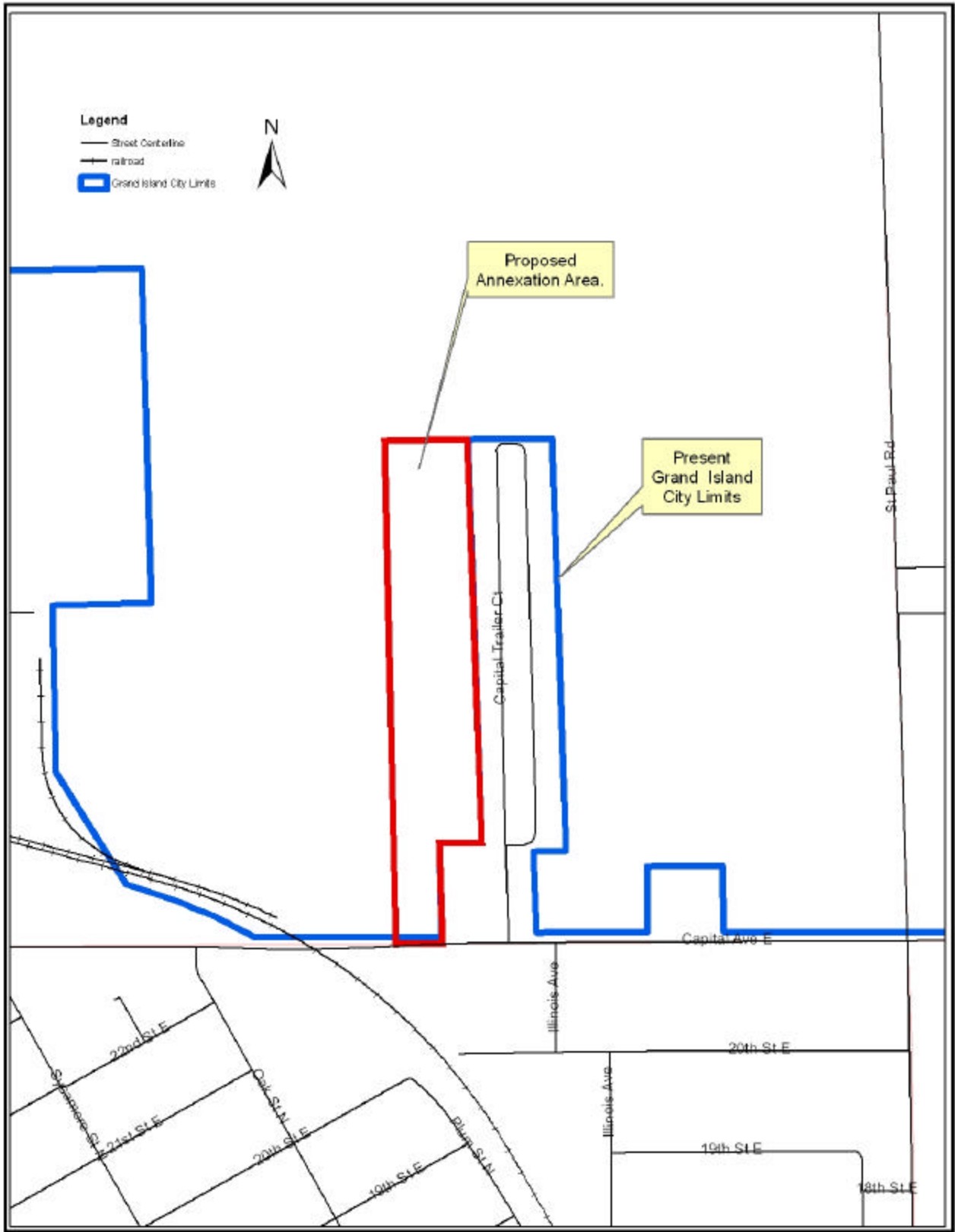
Annexation of adjacent properties can also be considered upon the request of the owner(s) of the property. Jeremy and Tina Trotter of 1024 E Capital Avenue have requested that the City annex their property and allow them to connect to city sewer.

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

The inventory includes general information concerning:

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

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



Capital Avenue Property

This property is located in the northeast area of the community and is north of Capital Avenue between the west of the Capital Mobile Home Park and east of the Burlington Northern Santa Fe rail line. The City of Grand Island provides electric services to the area. Sewer and water are both available to this property

INVENTORY OF SERVICES

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

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

These services are provided, on a city-wide basis, by over 89.75 employees. The Police Department is staffed at a rate of 1.72 officers per one thousand population. No additional officers will be necessary to maintain this ratio if all proposed area is annexed.

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

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

These services are provided, on a city-wide basis, by 69 employees operating from four fire stations. The nearest fire station is Station #2 located on Broadwell Street, approximately 1.25 miles from the nearest part of the proposed annexation area.

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

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

The City of Grand Island Fire Department provides these services, on a city-wide basis. Fire personnel are emergency medical technicians and 27 are certified paramedics.

4. Wastewater (Sanitary Sewer). The City of Grand Island will provide sanitary sewer services in the area through existing sewer lines. No city costs would be anticipated.

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

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

Capital Avenue is already maintained by the City of Grand Island

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

- Electric utility services
- Street lights

7. Water Utilities. The City of Grand Island, Utilities Department, currently maintains the water utilities services for the proposed annexation area. Water service to this area is available.

8. Maintenance of Parks, Phygrounds, and Swimming Pools No impact is anticipated as a result of annexation. Recreation facilities and area amenities, including parks and pools, that are privately owned and operated, or operated and maintained by another governmental entity, will be unaffected by the annexation.

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

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

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

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

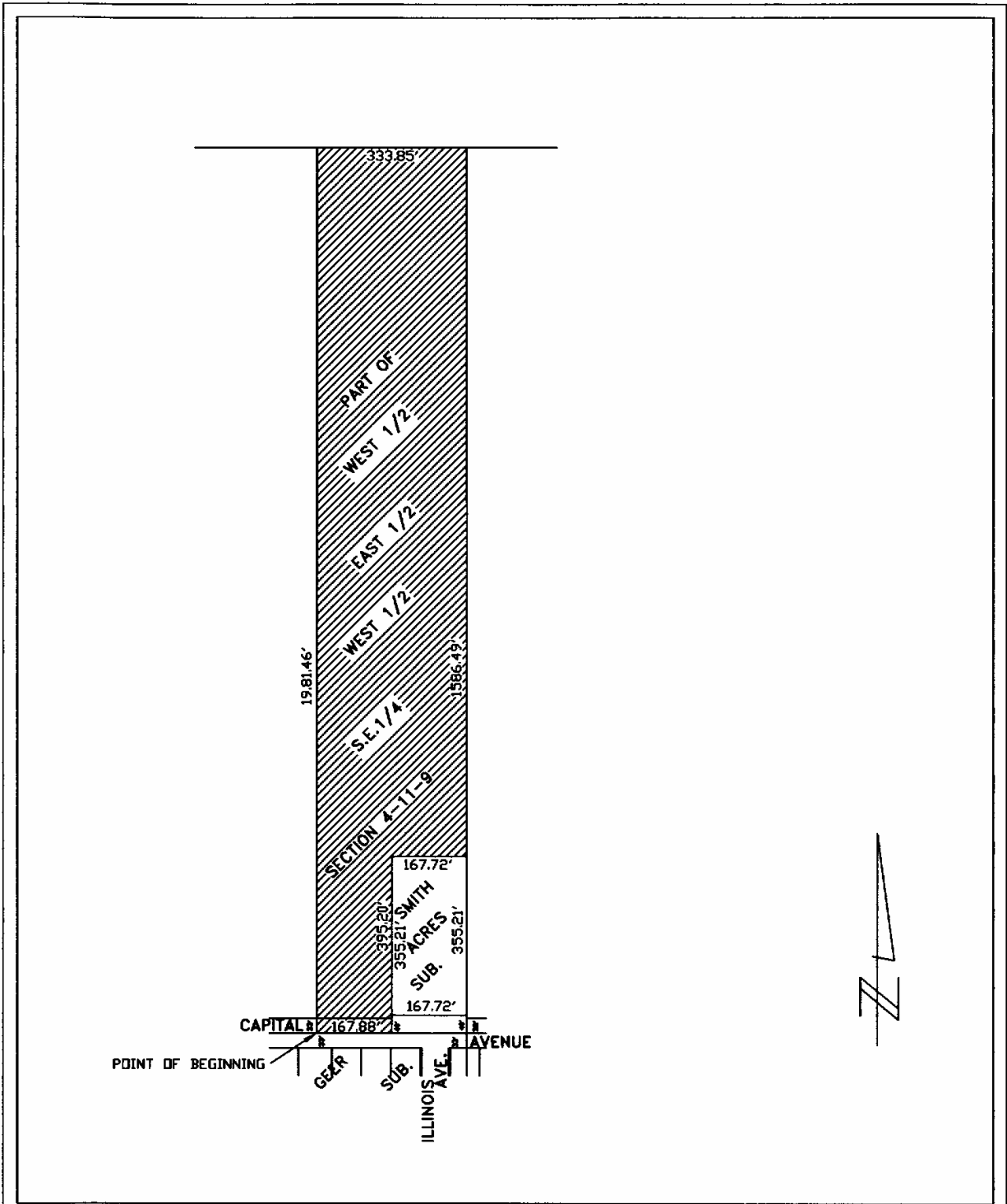
11. Other City Services. All other City Departments with jurisdiction in the area will provide services according to city policies and procedures.

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

Financial Impacts of Capital Avenue Properties Annexation

Financial Impact	Before Annex	After Annex
Property Valuation City sales tax now applicable	\$15,184	\$15,184
Assume \$15,184 Property		
2005 City property taxes	0	0.250000/\$37.96.
Community Redevelopment Authority	0	0.023625/\$3.59
Rural fire services	0.079686/\$10.57*	0.012886/\$1.96*
No change in school district		
Total property tax levy	1.838153/\$279.11	2.054978/\$312.03

*previously approved bond could remain with property until paid off



CITY OF GRAND ISLAND
PUBLIC WORKS DEPARTMENT

DATE: 7/18/06
 DRN BY: L.D.C.
 SCALE: 1"=300'

PLAT TO ACCOMPANY
 ANNEXATION
 ORDINANCE NO. XXXX

RESOLUTION 2006-242

WHEREAS, the City of Grand Island, in accordance with Neb. Rev. Stat. §16-117, et seq., is considering the annexation of the land and a plan for extending city services to the adjacent and contiguous land which is urban or suburban in character and legally described as follows and shown on Exhibit "A" attached hereto and incorporated herein by this reference:

A tract of land comprising a part of the West Half of the East Half of the West Half of the Southeast Quarter (W1/2, E1/2, W1/2, SE1/4) of Section Four (4), Township Eleven (11) North, Range Nine (9) West of the 6th P.M. in Hall County, Nebraska; more particularly described as follows:

Beginning at the southwest corner of said West Half of the East Half of the West Half of the Southeast Quarter (W1/2, E1/2, W1/2, SE1/4); thence running northerly along the west line of said West Half of the East Half of the West Half of the Southeast Quarter (W1/2, E1/2, W1/2, SE1/4), on an Assumed Bearing of N00°06'21"W, a distance of One Thousand Nine Hundred Eighty One and Forty Six Hundredths (1981.46) feet; thence running S89°00'06"E, a distance of Three Hundred Thirty Three and Eighty Five Hundredths (333.85) feet; to a point on the east line of said West Half of the East Half of the West Half of the Southeast Quarter (W1/2, E1/2, W1/2, SE1/4); thence running S00°09'15"E, along the east line of said West Half of the East Half of the West Half of the Southeast Quarter (W1/2, E1/2, W1/2, SE1/4), a distance of One Thousand Five Hundred Eighty Six and Forty Nine Hundredths (1589.49) feet, to the northeast corner of Lot One (1), Smith Acres Subdivision; thence running N88°58'38"W, along the north line of Lot One (1), Smith Acres Subdivision, a distance of One Hundred Sixty Seven and Seventy Two Hundredths (167.72) feet to the northwest corner of Lot One (1), Smith Acres Subdivision; thence running S00°09'51"E, along the west line of Smith Acres Subdivision, a distance of Three Hundred Ninety Five and Twenty Hundredths (395.20) feet, to a point on the south line of said West Half of the East Half of the West Half of the Southeast Quarter (W1/2, E1/2, W1/2, SE1/4); thence running N88°57'24"W, along the south line of said West Half of the East Half of the West Half of the Southeast Quarter (W1/2, E1/2, W1/2, SE1/4), a distance of One Hundred Sixty Seven and Eighty Eight Hundredths (167.88) feet, to the point of beginning.

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

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney

BE IT FURTHER RESOLVED, that a public hearing before the Mayor and City Council on the proposed annexation shall be held at 7:00 p.m. on September 26, 2006, or as soon thereafter as the matter may be heard, in the Council Chambers at City Hall, 100 East First Street, Grand Island, Nebraska, to receive testimony from interested persons.

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

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

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Adopted by the City Council of the City of Grand Island, Nebraska, August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item J1

Approving Payment of Claims for the Period of August 9, 2006 through August 22, 2006

The Claims for the period of August 9, 2006 through August 22, 2006 for a total amount of \$3,657,439.97. A MOTION is in order.

Staff Contact: David Springer