
City of Grand Island



Tuesday, July 28, 2009

Council Session Packet

City Council:

**Larry Carney
Scott Dugan
John Gericke
Peg Gilbert
Chuck Haase
Robert Meyer
Mitchell Nickerson
Bob Niemann
Kirk Ramsey
Jose Zapata**

Mayor:

Margaret Hornady

City Administrator:

Jeff Pederson

City Clerk:

RaNae Edwards

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

Call to Order

This is an open meeting of the Grand Island City Council. The City of Grand Island abides by the Open Meetings Act in conducting business. A copy of the Open Meetings Act is displayed in the back of this room as required by state law.

The City Council may vote to go into Closed Session on any agenda item as allowed by state law.

Invocation

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, July 28, 2009

Council Session

Item C1

Recognition of 2008-2009 Community Youth Council

The Mayor and City Council will recognize the hard work and many hours contributed by the Community Youth Council to the community of Grand Island through sponsored and collaborative events. A short presentation will be given regarding the highlights of the 2008-09 Community Youth Council year. All youth and adult members will be recognized with a certificate and a special gift will be given to the seniors that just graduated. Congratulations on a successful year.

Staff Contact: Wendy Meyer-Jerke



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item E1

**Public Hearing on Request from Hornady FLP on Behalf of
Midland Telecom for a Conditional Use Permit for a
Communications Tower Located at 3625 West Old Potash Highway**

Staff Contact: Craig Lewis

Council Agenda Memo

From: Craig A. Lewis, Building Department Director

Meeting: July 27, 2009

Subject: Request of Patrick Buettner, representing Midland Telecom, Telephone Systems of NE, INC., for approval of a Condition Use Permit to construct a telecommunication tower at 3625 W. Old Potash Hwy. Grand Island, NE

Item #'s: E-1, H-1

Presenter(s): Craig Lewis

Background

This is a request to allow for the construction of a 190 foot lattice telecommunication tower at 3625 W. Old Potash Hwy. to facilitate radio, high speed internet communications, and business band radio service areas.

The property is currently zoned M-2 Heavy Manufacturing. The Grand Island Zoning Code requires that all telecommunication towers receive the approval of City Council in the form of a conditional use permit prior to construction.

The intent of the tower and telecommunication facilities and antenna regulations are to protect residential areas and land uses from the potential adverse impact of the installation of towers and antennas through careful design, siting, and camouflaging, to promote and encourage shared use/collocation of towers, and to ensure that towers and antennas are compatible with the surrounding land uses.

Discussion

The City Code specifies eight items to be submitted with the application for a tower development permit. All of those items have been submitted with the exception of;

- 1) The engineering of the tower and foundation design.
- 2) A building permit application for the proposed tower.

It appears reasonable to delay the submittal of these two items until after the City Council has approved the location. At the time of a request for a building permit then the engineering for the construction needs to be submitted before a building permit would be issued.

There are nine tower locations identified within the one mile radius of the proposed site. The applicant has submitted documentation stating he has made diligent but unsuccessful efforts to collocate on the identified towers. The applicant currently has an existing tower within the one mile radius which is intended to remain; the proposal is to transfer some of the antennas from the existing tower to this new tower and location.

The location of this proposal does not appear to create any negative impact on the neighboring properties.

It does however appear that ten towers within a one mile radius could be reaching a saturation point of adequate or abundant towers within a one mile area.

Section 36-173 allows for an exception to the setback requirements for towers located adjacent to property owned or controlled by the City. As this property is adjacent to a drainage cell to the east, the 140' setback could be reduced by the City Council if it finds that the reduction will not cause harm to the intended use of that public property. The use of the adjacent property as a drainage cell does not appear to be adversely affected by the construction of this tower, but a 15' setback is recommended to provide access and maintenance for the tower and property.

Alternatives

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

1. Approve the request for a conditional use permit finding that the proposed use is a listed conditional use in the zoning code and that it will not be detrimental to public health, safety, and the general welfare of the community.
2. Disapprove or Deny the conditional use permit, finding that the proposal does not conform to the purpose of the zoning regulations.
3. Modify the conditional use to meet the wishes of the Council
4. Refer the matter to a special committee for a determination of a finding of fact.
5. Table the issue.

Recommendation

City Staff recommends that the Council approve the request for a conditional use permit to construct this telecommunication tower if it finds that the request does promote the health, safety, and general welfare of the community, protects property against blight and depreciation, and is generally harmonious with the surrounding neighborhood.

Sample Motion

A motion to approve the requested conditional use permit as specified in the staff recommendation published in the Council packet and presented at the City Council meeting and finding that the application will conform with the purpose of the zoning regulations.

Conditional Use Permit Application

pc: Building, Legal, Utilities
Planning, Public Works

1. The specific use/construction requested is: Construct 190 foot communications tower _____
2. The owner(s) of the described property is/are: HORNADY MANUFACTURING CO FLP
3. The legal description of the property is: CENTER TWP PT N 1/2 NE 1/4 XC 1 A ROAD 4.79 AC HWY & 3.33 AC STATE
24-11-10 18.91 AC (B)
4. The address of the property is: 03625 W OLD POTASH HWY _____
5. The zoning classification of the property is: INDUSTRIAL _____
6. Existing improvements on the property is: MANUFACTURING AND WAREHOUSE BUILDINGS
7. The duration of the proposed use is: 25 YRS _____
8. Plans for construction of permanent facility is: _____
9. The character of the immediate neighborhood is: INDUSTRIAL _____
10. There is hereby attached a list of the names and addresses of all property owners within 200' of the property upon which the Conditional Use Permit is requested.
11. Explanation of request: Construct 190 foot communications tower and associated support structures _____

I/We do hereby certify that the above statements are true and correct and this application is signed as an acknowledgement of that fact.

7-7-09
Date

382-1340
Phone Number

Hornady FLP
Owners(s)

3625 Old Potash Hwy
Address

GI City NE State 6803 Zip

Please Note: Delays May Occur if Application is Incomplete or Inaccurate.

A hand-drawn site plan of a rectangular building. The building is oriented horizontally. The dimensions are as follows:

- Top horizontal boundary: 713.07
- Bottom horizontal boundary: 713.07
- Left vertical boundary: 152.3
- Right vertical boundary: 150.32
- Bottom-right diagonal boundary: 168.02

A small rectangular structure, labeled "Tower", is located on the right side of the building, adjacent to the 150.32 boundary. A line connects the label "Tower" to this structure. The drawing is on a grid background.

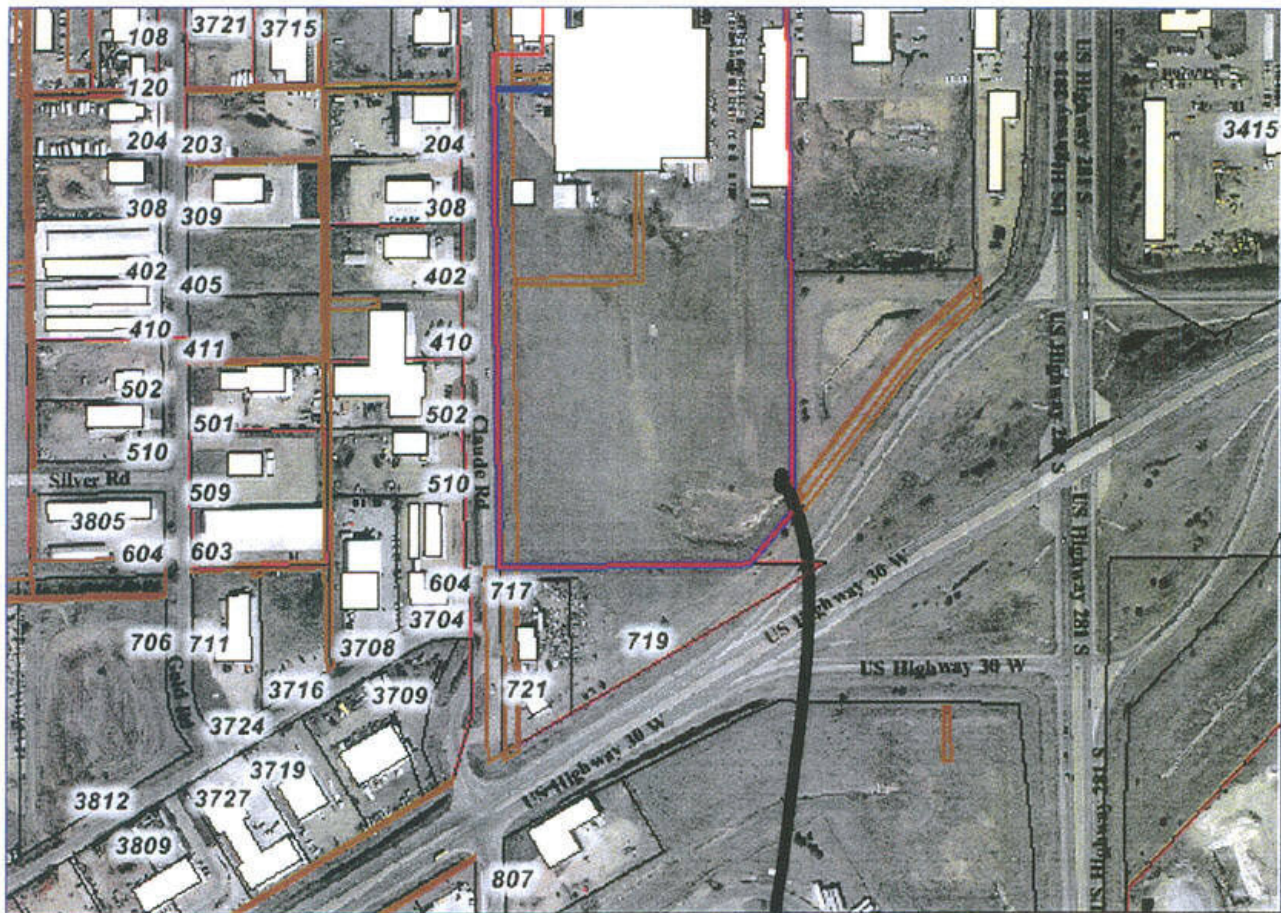
140 ft from tower Base to Highway Row
marker

5 ft from Property line to tower Base on East side

Application to develop a tower

- A) Landowner: Hornady Manufacturing Inc. 3625 Old Potash Highway, Grand Island, NE 68803 308-382-1390
Tower Owner: Midland Telecom Inc. 3239 w 2nd ST. Grand Island, NE 68803 308-381-8434
- B) Legal: CENTER TWP PT N 1/2 NE 1/4 XC 1 A ROAD 4.79 AC HWY & 3.33 AC STATE 24-11-10 18.91 AC
- C) Use existing tower: See D affidavit
- D) I Patrick Buettner owner of Midland Telecom have a total of 14 antennas to install on this new communications tower. Users will include Christian FM Radio Station, High Speed Internet provider and several business band radio systems. Due to the number of antennas needed along with the wind and ice load required. There are currently no existing structures within the 1 mile radius that have the capacity.
- E) Technical specifications: See attached
- F) Color photo: See attached
- G) Foundation specifications: See attached
- H) Building Permit application: See attached

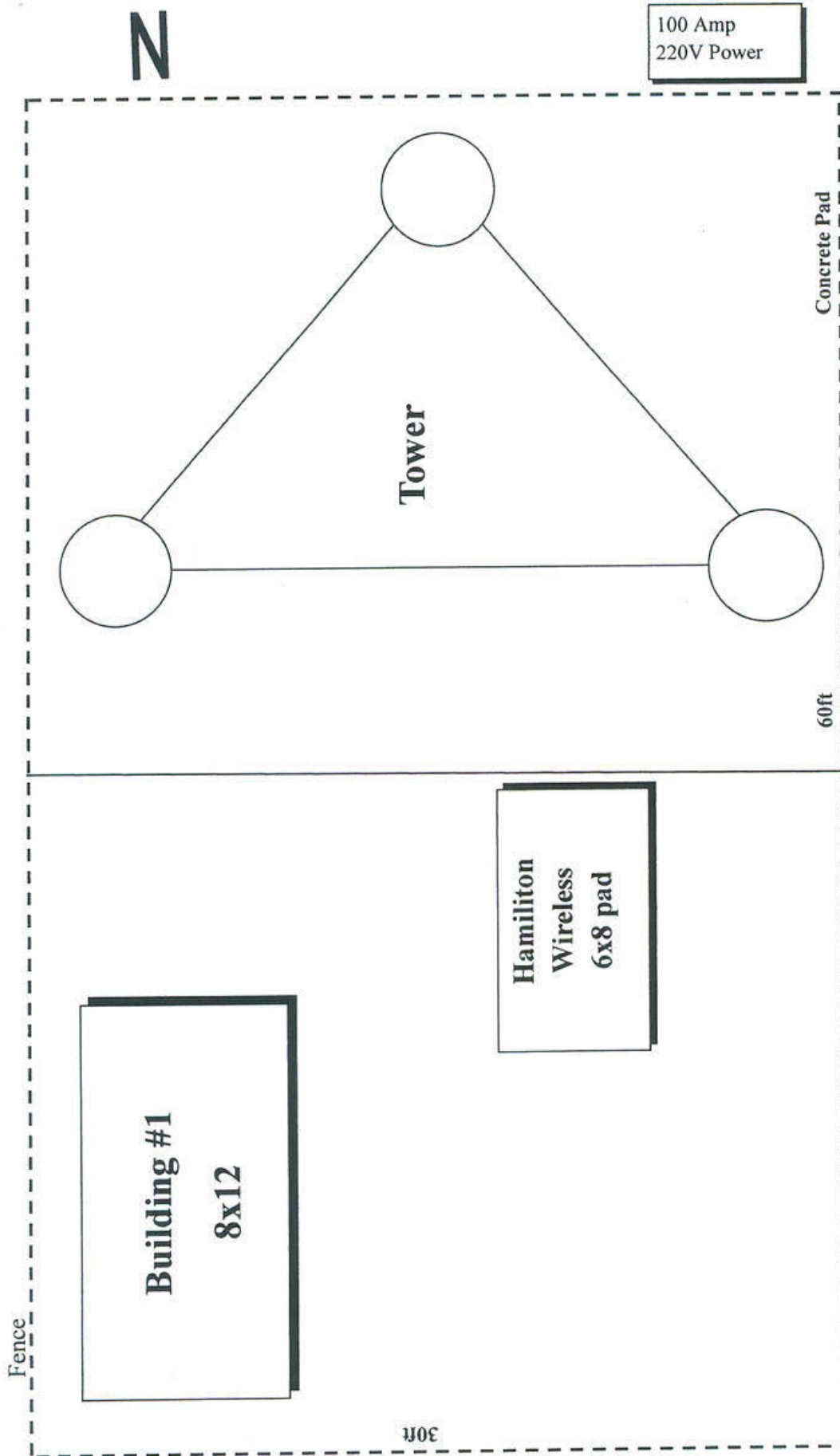
City of Grand Island Mapsifter



Terrascan, Inc.

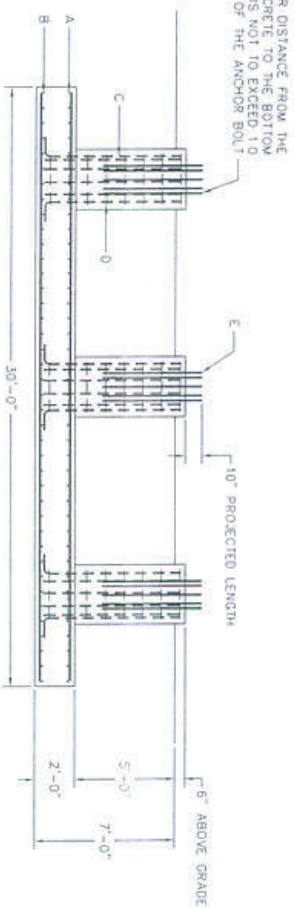
tower










Site Plan
30'x 60'

Water Detention Cell



MATERIAL LIST				
ITEM	QTY	GRADE	DESCRIPTION	
A	80	60 KSI	#11 BARS BOTH WAYS (TOP)	
B	80	60 KSI	#11 BARS BOTH WAYS (BOTTOM)	
C	33	60 KSI	#9 BARS	
D	24	40 KSI	#4 TIES ON 12" C/C	
E	27	75 KSI	1 1/4" x 75 KSI 5'-0" LONG AND 10" OF THREAD	

NOTES:

- 1) CONCRETE SHALL ATTAIN ULTIMATE COMPRESSION STRENGTH OF 4000 PSI AT 28 DAYS
- 2) REINFORCING STEEL SHALL CONFORM TO ASTM A615 GRADE SPECIFICATIONS
- 3) 3" MINIMUM CONCRETE COVER ON ALL REINFORCING STEEL
- 4) SLOES OF EXCAVATIONS MAY REQUIRE TO BE BRACED OR SLOPED BACK AS REQUIRED FOR STABILITY AND IN ACCORDANCE WITH ALL APPLICABLE SAFETY REGULATIONS
- 5) DESIGN BASED ON SOILS REPORT BY ISC & ASSOCIATES, INC., DATED MARCH 24, 2009. PROJECT NO. 09115
- 6) REINFORCING STEEL NUMBERS ARE TO BE EVENLY SPACED
- 7) STEEL AND CONCRETE QUANTITIES SHOWN ARE TOTAL FOR ONE SPREAD FOUNDATION. SHOW REINFORCING QUANTITIES FOR EACH SPREAD
- 8) THE USER/INSTALLER'S RESPONSIBILITY TO INSURE THAT ALL PRACTICES AND METHODS UTILIZED DURING WORK REQUIRED FOR THE FOUNDATION DOES NOT ENDANGER THE SAFETY OF ANY PERSONNEL NOT THE STRUCTURAL INTEGRITY OF THE FOUNDATION.
- 9) ALL BACK FILL TO BE PLACED IN 6" LIFTS AND COMPACTED TO ASTM D-1557 STANDARDS
- 10) EXPOSED EDGES OF FOUNDATION TO BE CHAMFERED 1" X 45°
- 11) ACI 318-02 SECTION 7.2) ALL STANDARDS APPLY TO REINFORCING STEEL (ACI 318-02)
- 12) USE STEEL TEMPLATES PROVIDED BY ECI FOR PROPER ANCHOR BOLT PLACEMENT
- 13) REFERENCE EE "TERMS AND CONDITIONS RELATED TO SALES" SHEET FOR ADDITIONAL NOTES.

DESIGN RELATIONS:

TOTAL SHEAR = 50.7 KIPS
MAX UPLIFT = 261.472 KIPS PER LEG
OVERTURNING MOMENT = 5505.61 FT KIPS
CONCRETE QTY = 70.99 CU YDS

SITE: GRAND ISLAND, NE

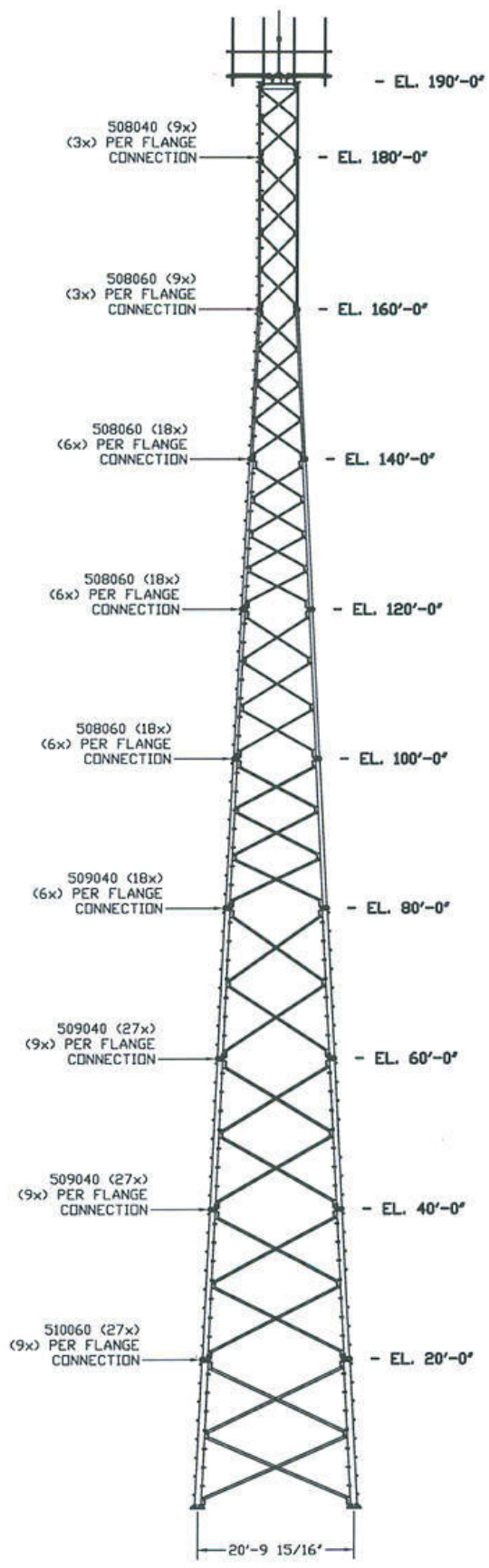
SPREAD FOOTING FOUNDATION
190' EEI SSTA

EHRSMANN ENGINEERING, INC. CONSULTING ENGINEERS 4400 WEST 31st STREET YANNTON, SD 57078 (605) 665-7532 (605) 665-9780	DATE: 04/10/09 BY: TR
--	--------------------------

CHECKED

78240

DWC # 78240E01 SHI E01



MATERIAL LIST				
MK#	ITEM	QTY	DESCRIPTION	WT#
	510060	27	1 1/4" Ø X 4 1/4" BOLT W/L/W & NUT	52
	509040	72	1 1/8" Ø X 3 3/4" BOLT W/L/W & NUT	154
	508060	63	1" Ø X 3 1/2" BOLT W/L/W & NUT	96
	508040	9	1" Ø X 3" BOLT W/L/W & NUT	13

GALVANIZED WT = 315#

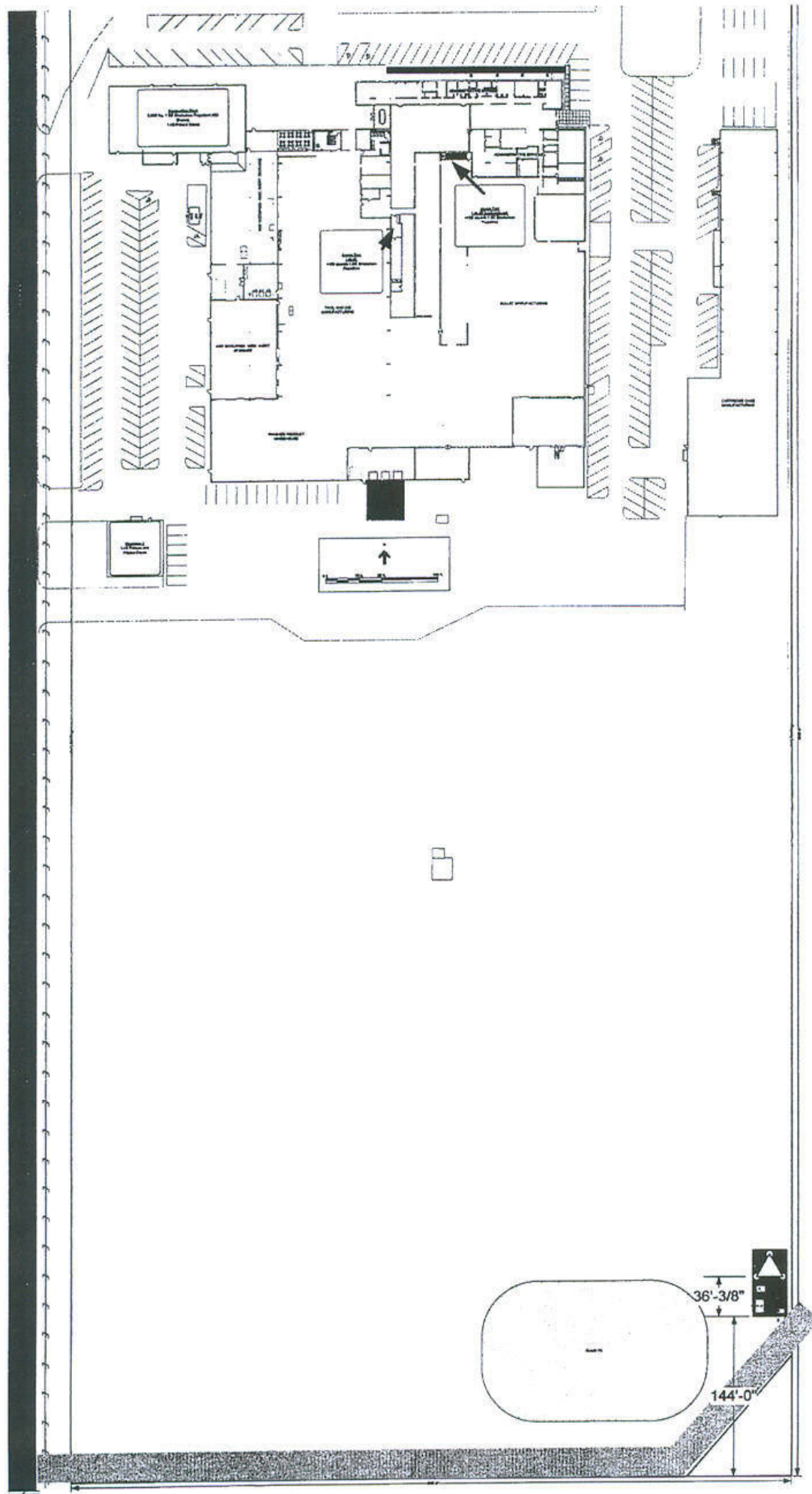
190' EMI MODEL SSTA
INSTALLATION DETAILS

ERIKSMANN ENGINEERING, INC.
CONSULTING ENGINEERS
4400 WEST 31ST STREET
YANKTON, SD 57078
(605) 665-7532
(605) 665-9780

DATE: 06/03/08
BY: TR
CHECKED:

SITE: MINP LONSDALE, MN

JOB 76000 DWG 76000E03 SHEET E03 OF



↑
N

State of
NE
city water
cell

Highway 30

Names and addresses of all owners of other structures located within a 1 mile radius of proposed communications tower location

State of Nebraska

Po box 94907

Lincoln NE 68509 402-471-4545

JRK Broadcasting

3205 West North Front ST

Grand Island, NE 68803 308-381-1430

All Tel Communications

1120 Sanctuary Pkwy

Alpharetta, GA 30009 770-797-1070

US Cellular Corp

8410 W Bryan Bawr Ave

Chicago, IL 60631 773-399-8900

Wireless II LLC

2000 Corporate Drive

Canonsburg, PA 15317 888-867-7666

I have made diligent but unsuccessful efforts to obtain permission to install or co-locate on existing tower structures. All existing structures either do not allow co-location renters or are unable to accommodate the antenna's we wish to install.

Patrick Buettner

President , Midland Telecom Inc.

A handwritten signature in black ink, appearing to read "Pat Buettner". The signature is written in a cursive, flowing style.

ANDERSON/MELODEE A

Address:

City, State:

Zipcode:

3823 S HWY 34
GRAND ISLAND NE
68801

Address:

City, State:

Zipcode:

GARY'S QUALITY AUTOMOTIVE INC
3703 W OLD POTASH HWY
GRAND ISLAND NE
68803-

Current Owner:

Address:

City, State:

Zipcode:

WEBB/JOHN P & LISA L
204 S CLAUDE RD
GRAND ISLAND NE
68803-0000
QUAD ENDEAVORS LLC

Current Owner:

Address:

City, State:

Zipcode:

25 LILLIAN LN
DONIPHAN NE
68832-

Current Owner:

Address:

City, State:

Zipcode:

HIGHLAND PARK LAWN COMPANY
402 S CLAUDE RD
GRAND ISLAND NE
68803-0000

Current Owner:

Address:

City, State:

Zipcode:

TWIN VALLEY INVESTMENTS LTD
502 CLAUDE RD
GRAND ISLAND NE
68803-

Current Owner:

Address:

City, State:

Zipcode:

HANCOCK/ROBERT D & PATRICIA J
5938 N 80TH RD
CAIRO NE
68824-

Current Owner:

Address:

City, State:

Zipcode:

ROOKSTOOL/TEDDY O
3724 ARCH AVE
GRAND ISLAND NE
68803-0000

Current Owner:

Address:

City, State:

Zipcode:

LEVANDER/BRIAN D & ANNETTE R
3708 WESTGATE RD
GRAND ISLAND NE
68803-

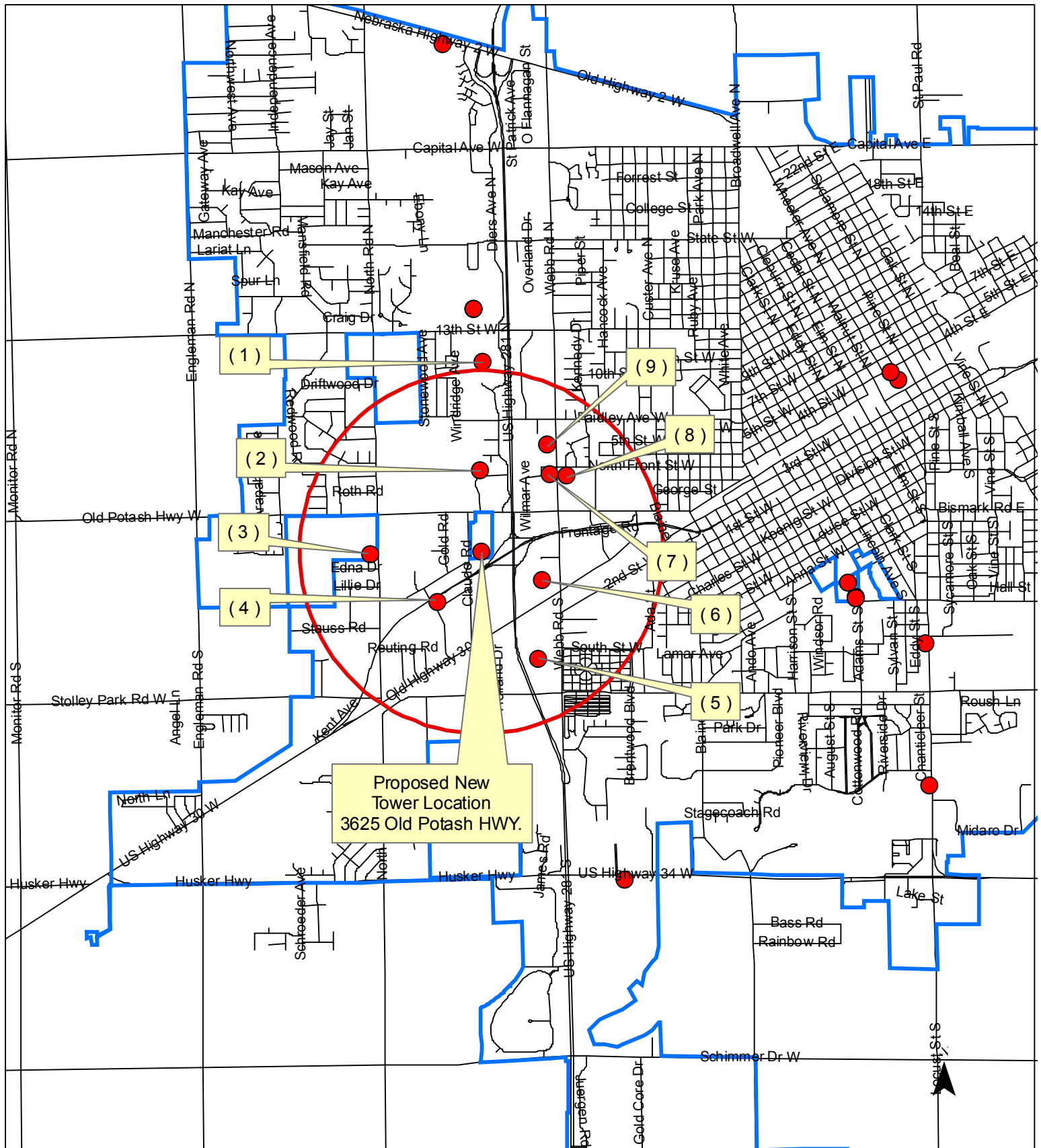
Current Owner:

Address:

City, State:

Zipcode:

R & D INVESTMENTS LLC
A NEBR LIMITED LIABILITY CO
120 DIERS AVE
GRAND ISLAND NE
68803-0000



- (1) 3535 W 13th St. ----- Verizon Wireless
- (2) 3560 Kufman Ave. ----- Nebraska Cellular
- (3) 510 N North Rd. ----- Pinpoint Communication
- (4) 3820 Arch Ave. ----- PlatteValley Communication
- (5) 1624 S Webb Rd. ----- IPCS Wireless

- (6) 3230 W Old HWY # 30 ----- Midland Telecom
- (7) 305 Wilmar Ave ----- Viaero Wireless
- (8) 3205 W.N. Front St. ----- JRK Broadcasting
- (9) 518 N Webb Rd. ----- State of Nebraska



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item E2

Public Hearing on Acquisition of Detention Cell Land in Lots Two (2) and Three (3) and Outlot A of Springdale Second Subdivision (Springdale, LLC)

Staff Contact: Steven P. Riehle, Public Works Director

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: July 28, 2009

Subject: Public Hearing on Acquisition of Detention Cell Land in Lots Two (2) and Three (3) and Outlot A of Springdale Second Subdivision (Springdale, LLC)

Item #'s: E-2 & G-10

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

Background

Nebraska State Statutes stipulate that the acquisition of property requires a public hearing to be conducted with the acquisition approved by the City Council. The city is interested in acquiring property that is part of Springdale Second Subdivision for a detention cell. The cell will be part of the public storm water drainage system.

The 1975 drainage plan for the Moores Creek Drainway shows ditches and detention cells in a southwesterly direction from Grand Island. The ditch currently ends north of Old Potash along the east side of North Road. The drainway eventually passes through Springdale Subdivision. A copy of the drainage plan for this area that highlights the cell is attached. Please note that the plan for the drainage in the area is upside down.

Discussion

Approximately 1/3rd of the detention cell is outlot "A" of Springdale Second Subdivision as on the attached plat and aerial photo. A portion of the cell accommodates drainage from Springdale Subdivision and the remainder of the cell is for other Moores Creek drainage.

The contractor working for the developer of Springdale Subdivision excavated the cell and used the material as fill for the subdivision as well as for other projects in the area.

Karen Bredthauer is the developer of Springdale Subdivision and is willing to donate the detention cell land to the city of Grand Island.

Alternatives

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

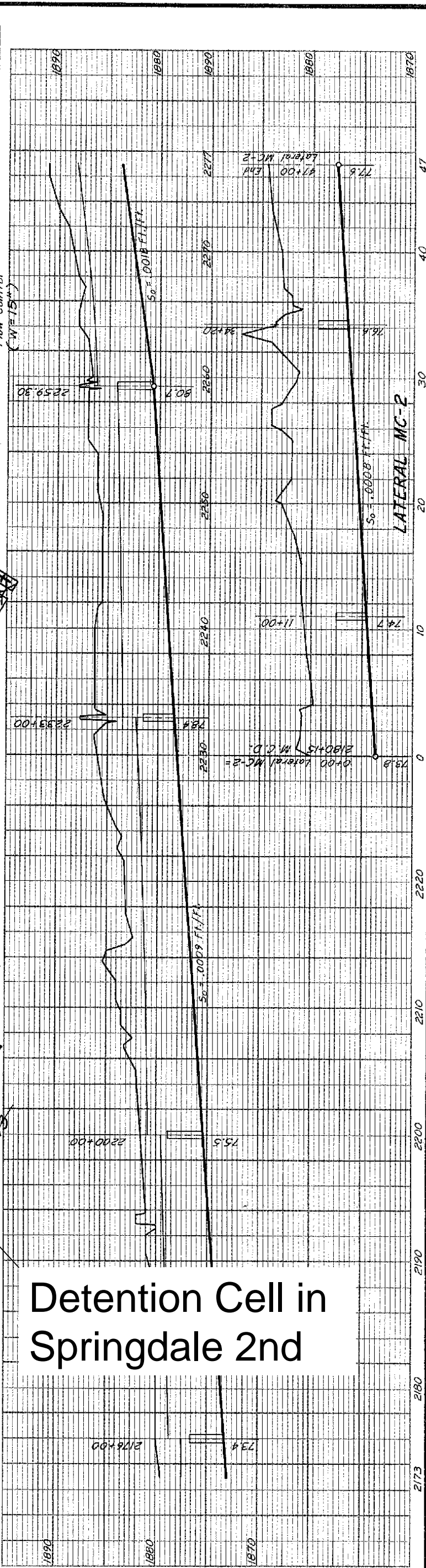
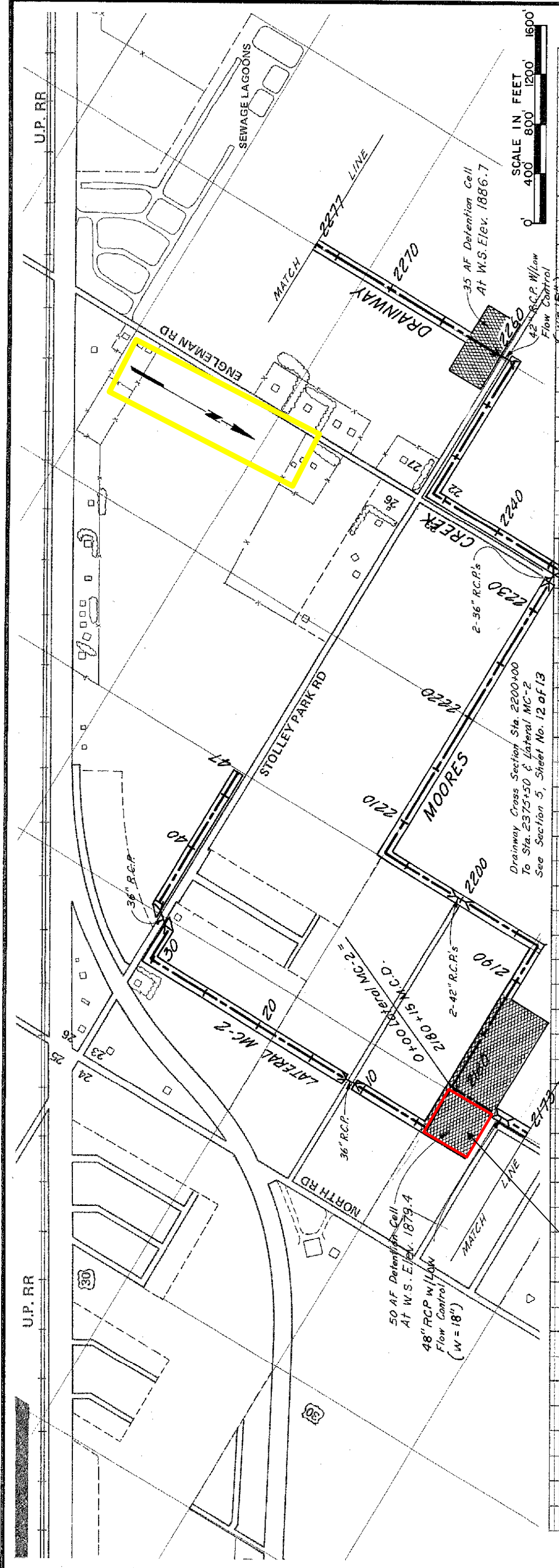
1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

City Administration recommends that the Council conduct a Public Hearing and approve the acceptance of the detention cell land by donation from the landowner and the ingress/egress easements across Lots 2 & 3 for access to maintain the cell.

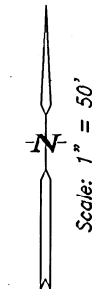
Sample Motion

Motion to approve the acceptance of the detention cell land and the ingress/egress easements for access to the cell.



Detention Cell in
Springdale 2nd

Designed: J.R.	Date: 7-1-75	CENTRAL PLATTE NATURAL RESOURCE DISTRICT GRAND ISLAND, HALL COUNTY NEBRASKA	Preliminary Design MOORES CREEK DRAINWAY	Sta. 2173+00 To Sta. 2277+00	Sheet No. 4 of 13 A-5
Drawn: E.H.	Date: 8-1-75				
Approved: B.U.	Date: 8-1-75				
Revised:	Date:				



SW1/4NE1/4, Section 23, T11N-R10W
Unplatted

408.00' A & R N 00°02'35" E Assumed Bearing

1/16 Section Line

Detention Cell
Outlot 'A'
2.972 Acres

S.W. Cor. SE1/4NE1/4,
Sec. 23, T 11 N-R 10 W
Found 'u' Iron

Garland

Lot 4

Subdivision

Place

1/4 Section Line

317.45'

656.20' A

N 89°32'00" W

Lot 28
West

Lot 27

Lot 26

Subdivision

Centre St.

Lot 1
End

Lot 2

Lot 3

Garland
Lot 2
Place

Subdivision

7/23/2012
Rockwell & Assoc.
L.L.C.

STATE OF NEBRASKA
COUNTY OF HALL

2012 APR 12 AM 8 50

ENTERED AS INSTRUMENT NO
0200802037

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

Mabel Drive

Gosda
Lot 9

Lot 10

Lot 11

Lot 12

Subdivision

Block 1

Lille Drive

N.W. Cor. Outlot 'A'
Springdale Sub.

N.E. Cor. Outlot 'A'
Springdale Sub.

Springdale

Lot 1

Lot 2

Lot 3

Lot 4

Lot 5

Lot 6

Lot 7

Subdivision

317.14' A & R S 89°33'10" E

S.W. Cor. Outlot 'A'
Springdale Sub.

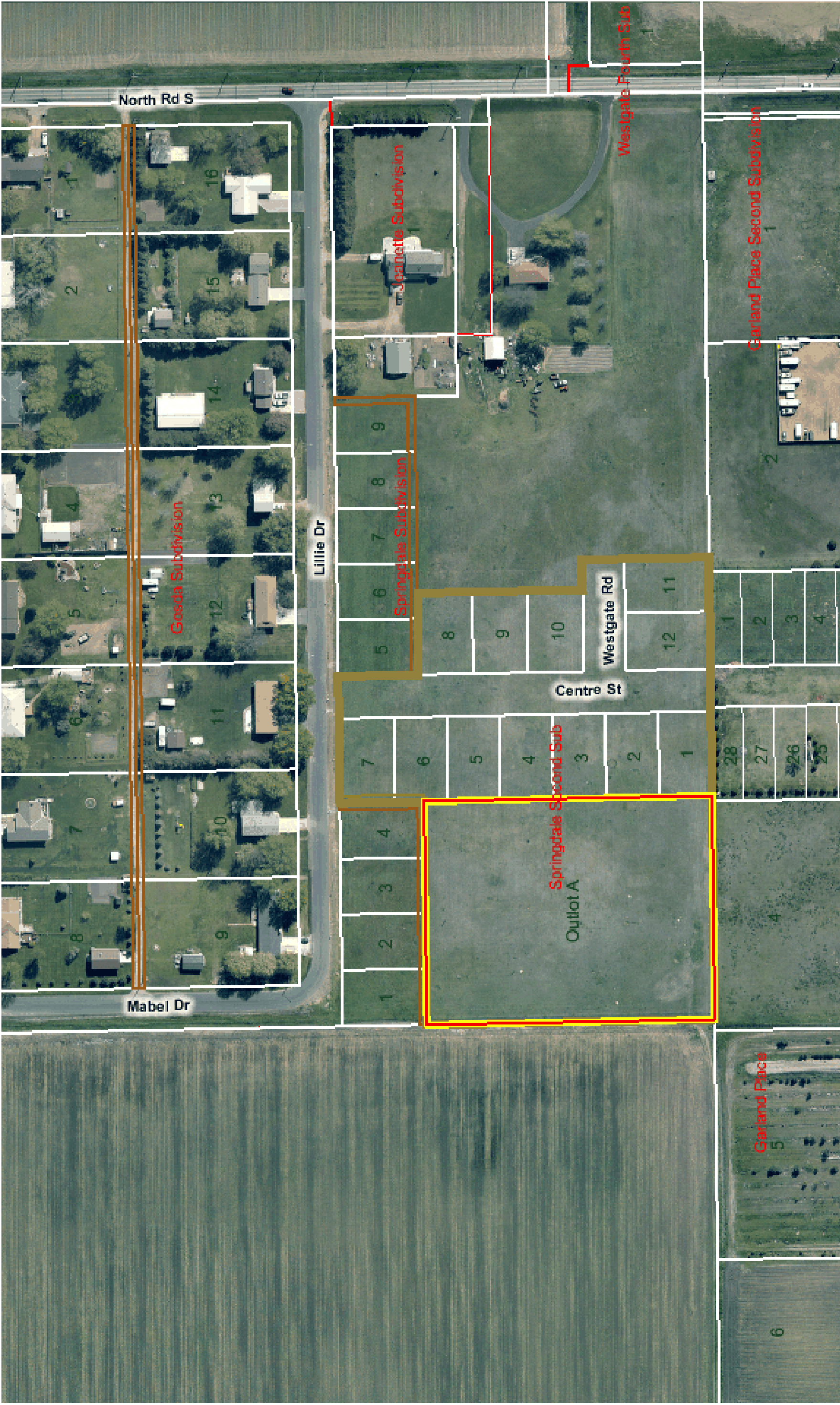
Centre Street

Westgate Road

SE1/4NE1/4, Section 23, T11N-R10W
Unplatted

Unplatted

SPRINGDALE SECOND SUBDIVISION IN THE CITY OF GRAND ISLAND, NEBRASKA



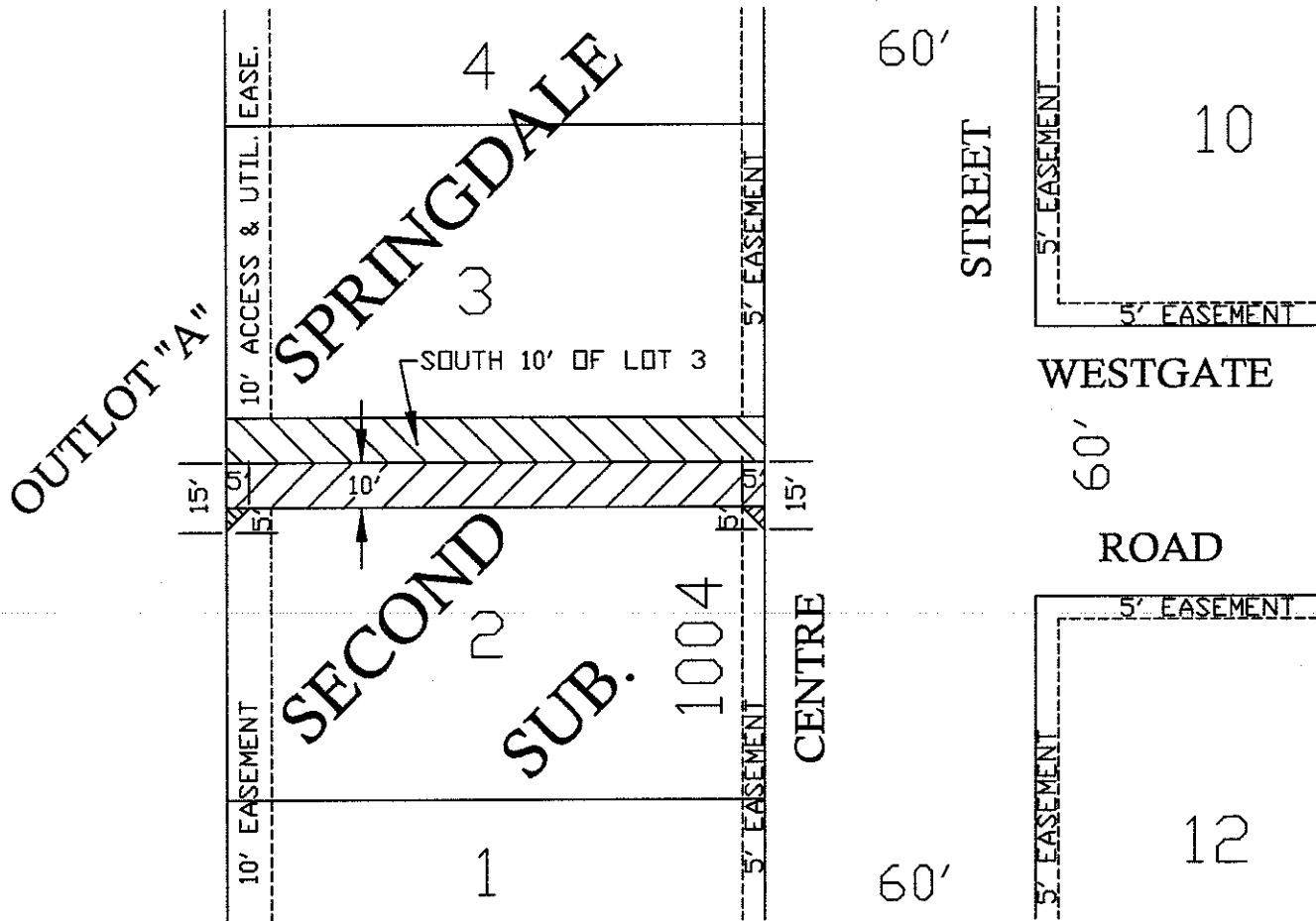


EXHIBIT "A"

CITY OF
GRAND ISLAND
 PUBLIC WORKS DEPARTMENT

DATE: 7-22-09
 DRAWN BY: P.S.
 SCALE: NONE

PLAT TO ACCOMPANY
 INGRESS/EGRESS
 EASEMENT



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G1

**Approving Minutes of July 13, 2009 Annual Joint Central District
Health Department Meeting**

Staff Contact: RaNae Edwards

OFFICIAL PROCEEDINGS

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF JOINT HEALTH SPECIAL MEETING

July 13, 2009

Pursuant to due call and notice thereof, a Special Joint Meeting of the City Council of the City of Grand Island, Nebraska, the Hall County Board of Supervisors, the Hamilton County Board of Commissioners, the Merrick County Board of Commissioners, and the Central District Health Department was conducted at the Grand Island Public Library, 211 North Washington Street, Grand Island, Nebraska on July 13, 2009. Notice of the meeting was given in the *Grand Island Independent* on July 8, 2009.

Central District Health Department Board President Laurie Andrews called the meeting to order at 6:00 p.m. The following Health Board members were present: President Laurie Andrews, Vice President Jim Reed, Secretary Roxanne Mostek, Dr. Richard Fruehling, Anne Buettner, Bob Husmann (Merrick Co.), Chuck Haase (City of Grand Island), Tim Bergen (Hamilton Co.), and Dan Purdy (Hall Co.). The following Hall County Supervisors were present: Robert Rye, Daniel Purdy, Daniel Wagoner, Pamela Lancaster, William (Bud) Jeffries, Gary Quandt, and Hall County Clerk Marla Conley. The following Hamilton County Board of Commissioner was present: Tim Bergen. The following Merrick County Supervisors was present: Bob Husmann, DL (Shorty) Hahn, Daniel Schneiderheinze, Roger Wiegert, and Merrick County Clerk Marcia Wichmann. The following City Officials were present: Mayor Margaret Hornady, Councilmember's Mitch Nickerson, Chuck Haase, John Gericke, Peg Gilbert, Bob Niemann and City Clerk RaNae Edwards. Health Department employees: Executive Director Teresa Anderson, Assistant Director Ryan King, Shirley Bouska, Elnida Chandler, and Mike Darbro.

Teresa Anderson gave a PowerPoint presentation on the History of the Health Department. Reviewed were Assessment, Assurance, and Policy Development.

Ryan King updated those in attendance on enforcement, food regulations program, Kids Connection program, essential services, H1N1 and West Nile viruses. A video was presented on what services the Health Department provides. Discussion was held concerning food trailers. Mr. King stated these were inspected and licensed and patrons could ask to see their license. Mentioned was the work already being done on State Fair food vendors.

Discussion was held concerning the Planning Grant for a Community Health Center. Compliments from those attending were given to the Health Department staff for the tremendous job they do. Ms. Anderson commented on the needs of the minority population, how they are served, and language accessibility. Cost effective measures for TB testing with the correction facility was being looked at.

ADJOURNMENT: The meeting was adjourned at 7:12 p.m.

Respectfully submitted,

RaNae Edwards
City Clerk



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G2

Approving Minutes of July 14, 2009 City Council Regular Meeting

Staff Contact: RaNae Edwards

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL REGULAR MEETING

July 14, 2009

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 July 14, 2009. Notice of the meeting was given in *The Grand Island Independent* on July 8, 2009.

Mayor Hornady called the meeting to order at 7:00 p.m. The following City Council members were present: Meyer, Niemann, Gilbert, Haase, Carney, Dugan, Ramsey, Nickerson, Zapata and Gericke. The following City Officials were present: City Administrator Jeff Pederson, City Clerk RaNae Edwards, Finance Director David Springer, City Attorney Dale Shotkoski, and Public Works Director Steve Riehle.

INVOCATION was given by Mayor Hornady followed by the PLEDGE OF ALLEGIANCE.

MAYOR COMMUNICATION: Mayor Hornady introduced Community Youth Council members Audie Aguilar and Katrina Molholm, along with Board Member Liz Mayfield. Also mentioned was the Mid America Blood drive and the need for Type O negative blood.

ADJOURN TO GRAND ISLAND AREA SOLID WASTE AGENCY: Motion by Meyer, second by Gericke, carried unanimously to adjourn to the Grand Island Area Solid Waste Agency.

Public Hearing on Proposed Fiscal Year 2009-2010 Annual Budget for the Grand Island Area Solid Waste Agency. Steve Riehle, Public Works Director reported that a separate hearing was required for the Solid Waste Agency Budget. The Agency budget was the same as the City Solid Waste Division budget (Fund 505) which appeared in the City's Annual Budget Document for Fiscal Year 2009-2010. A PowerPoint presentation was presented by Jeff Wattier, Solid Waste Superintendent explained the services, work being done, revenues, expenses, and 2010 Budget for the Solid Waste Landfill. No public testimony was heard.

#2009-SWA-1 – Approving Adoption of FY 2009-2010 Annual Budget for the Grand Island Area Solid Waste Agency. Motion by Meyer, second by Ramsey, to approve Resolution #2009-SWA-1.

Discussion was held concerning the “other items” in the budget. Jeff Wattier explained materials, property services and professional services. Residential Clean-up Cards were discussed regarding 1 punch versus 2 punches.

Motion by Gericke to amend the motion to offer 1 punch versus 2 punches to the Residential Clean-up Cards. Motion died due to lack of second.

Discussion was held concerning the 2010 budget regarding unrestricted and restricted funds, Mr. Wattier and Mr. Riehle explained the discrepancies from the presentation and what was in the council's packet.

Upon roll call vote of the main motion, Councilmember's Niemann, Gilbert, Carney, Ramsey, Zapata, Nickerson, and Gericke voted aye. Councilmember's Meyer, Haase, and Dugan voted no. Motion adopted.

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

PUBLIC HEARINGS:

Public Hearing on Request from Firehouse Bar, LLC dba Firehouse Bar, 418 West 4th Street for a Class "C" Liquor License. RaNae Edwards, City Clerk reported that an application for a Class "C" Liquor License had been received from Firehouse Bar, LLC dba Firehouse Bar, 418 West 4th Street. Ms. Edwards presented the following exhibits for the record: application submitted to the Liquor Control Commission and received by the City on June 25, 2009; notice to the general public of date, time, and place of hearing published on July 4, 2009; notice to the applicant of date, time, and place of hearing mailed on June 25, 2009; along with Chapter 4 of the City Code. Staff recommended approval contingent upon final inspections. Ruby Cargill, 248 Arthur Road, St. Libory, NE spoke in support. No further public testimony was heard.

Public Hearing Concerning Change of Zoning for Land Located at 3204 West 14th Street from R2 Low Density Residential to R4 High Density Residential. Chad Nabity, Regional Planning Director reported that Dan and Lisa Thayer had requested a zoning change for land located at 3204 West 14th Street from R2 Low Density Residential to R4 High Density Residential for the purpose of construction eight condominium units. Rex Giesenhagen, 706 W. Angus, Gretna, Nebraska spoke in support on behalf of Dan and Lisa Thayer. No further public testimony was heard.

Public Hearing on Changes to the Future Land Use Map of the Grand Island Comprehensive Plan to Shift the Boundaries of Property Planned for GC General Commercial and Properties Planned for LM Low to Medium Density Residential in an Area East of South Locust and South of the Wood River. Chad Nabity, Regional Planning Director reported that the Lyman Richey Corporation had requested a zoning change on property located at 2819 South Locust (east of South Locust Street and north of Midaro Drive) from R2 Low Density Residential and LLR Large Lot Residential to B2 General Business. The applicant proposes to continue to store mining equipment and materials in the building on this property. An amendment to the Grand Island Comprehensive Plan and Future Land Use map would change the proposed future use of this property from low to medium density residential use to general commercial use as part of this application. Carol White, 4315 Cummings Street, Omaha, Nebraska, Garry Williams, 610 Midaro Drive, and Don Razey, 520 Midaro Drive spoke in support. No further public testimony was heard.

Public Hearing Concerning Change of Zoning for Land Located at 2819 South Locust Street from R2 Low Density Residential and LLR Large Lot Residential to B2 General Business. Chad Nabity, Regional Planning Director reported this item related to the aforementioned Public Hearing.

Public Hearing on Acquisition of Utility Easement Located on the East Side of 589 Stuhr Road (Nebraska Colorado Cellular, Inc. dba Viaero Wireless). Gary Mader, Utilities Director reported

that a utility easement was needed at 589 Stuhr Road in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers. The easement would be used for a pad-mounted transformer and underground cable to provide electrical service to a new antenna. Staff recommended approval. No public testimony was heard.

Public Hearing on Acquisition of Utility Easement Located at 1814 North Eddy Street – Five Points Area (Casey’s Retail Company). Gary Mader, Utilities Director reported that a utility easement was needed at 1814 North Eddy Street – Five Points Area in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers. The easement would be used for a pad-mount transformer and underground cable to provide service to the new Casey’s. Staff recommended approval. No public testimony was heard.

Public Hearing on Acquisition of Public Utility Easement in Lot 1 of Meadowlark West Sixth Subdivision at 1204 North Webb Road (Village Development – Grand Island, LLC). Steve Riehle, Public Works Director reported that a public utility easement was needed at 1204 North Webb Road to accommodate public utilities and allow for construction, operation, maintenance, extension, repair, replacement, and removal of public utilities within the easement. The easement would provide for water service to the new Walgreens at 1230 North Webb Road. Staff recommended approval. No public testimony was heard.

#2009-173 – Consideration of Changes to Future Land Use Map of Grand Island Comprehensive Plan to Sift Boundaries of Property Planned for GC General Commercial and Properties Planned for LM Low to Medium Density Residential in an Area East of South Locust Street and South of the Wood River. This item related to the aforementioned Public Hearing.

Discussion was held concerning property owned by Lyman Richey and uses permitted. Building Department Director Craig Lewis explained that sanitary sewer was not required if lots were 10 acres or larger.

Motion by Gilbert, second by Haase to approve Resolution #2009-173. Upon roll call vote, Councilmember’s Meyer, Niemann, Gilbert, Haase, Carney, Dugan, Ramsey, Zapata, and Nickerson voted aye. Councilmember Gericke voted no. Motion adopted.

ORDINANCES:

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

#9225 – Consideration of Change of Zoning for Land Located at 3204 West 14th Street from R2 Low Density Residential to R4 High Density Residential

#9226 – Consideration of Change of Zoning for Land Located at 2819 South Locust Street from R2 Low Density Residential and LLR Large Lot Residential to B2 General Business

#9227 – Consideration of Amendments to Chapter 32 of the Grand Island City Code Relative to Streets and Sidewalks

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 Zapata second the motion. Upon roll call vote, all voted aye. Motion adopted.

Ordinances #9225 and #9226 related to the aforementioned Public Hearings.

Motion by Meyer, second by Ramsey to approve Ordinances #9225 and #9226.

City Clerk: Ordinances #9225 and #9226 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 #9225 and #9226 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 Hornady: By reason of the roll call votes on first reading and then upon final passage, Ordinances #9225 and #9226 are declared to be lawfully adopted upon publication as required by law.

#9227 – Consideration of Amendments to Chapter 32 of the Grand Island City Code Relative to Streets and Sidewalks

Public Works Director Steve Riehle reported that Ordinance #9227 was proposed to change the Grand Island City Code Chapter 32 Sections 32-55 Sidewalks; 32-74 Spreading Snow in Streets; and 32-74.2 Mailboxes.

Motion by Meyer, second by Ramsey to approve Ordinance #9227.

Discussion was held regarding snow on streets and time line for removal of snow on sidewalks. Mr. Riehle stated big piles in the street caused problems especially if it does not melt. Conventional sidewalks versus curb sidewalks were discussed. Damages to mail boxes by the Public Works Department was discussed.

Motion was made by Nickerson, second by Gericke to amend Ordinance #9227 by striking Section 32-74.2 Mailboxes paragraph (2). Upon roll call vote, Councilmember’s Meyer, Niemann, Haase, Dugan, Ramsey, Zapata, Nickerson, and Gericke voted aye. Councilmember’s Gilbert and Carney voted no. Motion adopted.

Motion was made by Gilbert, second by Haase to amend Section 32-55 Sidewalks in the last sentence in the third paragraph by striking the words “Public Works Director” and inserting “City Council”. A lengthy discussion was held regarding curb sidewalks versus conventional sidewalks and who should make the decision to allow which type. Upon roll call vote, Councilmember’s Gilbert, Haase, and Carney voted aye. Councilmember’s Meyer, Niemann, Dugan, Ramsey, Zapata, Nickerson, and Gericke voted no. Motion failed.

City Clerk: Ordinance #9227 on first reading. All those in favor of the passage of this ordinance on first reading, answer roll call vote. Upon roll call vote, Councilmember’s Meyer, Niemann,

Carney, Dugan, Ramsey, Zapata, Nickerson, and Gericke voted aye. Councilmember's Gilbert and Haase voted no. Motion adopted.

City Clerk: Ordinance #9227 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 Meyer, Niemann, Dugan, Ramsey, Zapata, Nickerson, and Gericke voted aye. Councilmember's Gilbert, Haase, and Carney voted no. Motion adopted.

Mayor Hornady: By reason of the roll call votes on first reading and then upon final passage, Ordinance #9227 is declared to be lawfully adopted upon publication as required by law.

CONSENT AGENDA: Consent Agenda items G-7, G-11, G-18 and G-19 were pulled for further discussion. Motion by Zapata, second by Nickerson to approve the Consent Agenda excluding items G-7, G-11, G-18, and G-19. Upon roll call vote, all voted aye. Motion adopted.

Approving Minutes of June 30, 2009 City Council Regular Meeting.

Approving Appointments of Hugh Miner, Roy Neneman, and Byron Wheeler to Business Improvements District #4 Board.

#2009-156 – Approving Final Plat and Subdivision Agreement for Voltaire Villas Subdivision. It was noted that Daniel Thayer, owner had submitted the Final Plat and Subdivision Agreement for Voltaire Villas Subdivision for the purpose of creating 2 lots in Island Acres comprising of approximately .773 acres.

#2009-157 – Approving Final Plat and Subdivision Agreement for Journeys End Subdivision. It was noted that Mae Hein O'Nele Trust, owners had submitted the Final Plat and Subdivision Agreement for Journeys End Subdivision for the purpose of creating 1 lot north of Wildwood Drive and east of Stuhr Road comprising of approximately 1.692 acres. Councilmember Gilbert voted no.

#2009-158 – Approving Acquisition of Utility Easement Located on the East Side of 589 Stuhr Road (Nebraska Colorado Cellular, Inc. dba Viaero Wireless).

#2009-159 – Approving Acquisition of Utility Easement Located at 1814 North Eddy Street – Five Points Area (Casey's Retail Company).

#2009-161 – Approving Bid Award for Water Main Project 2009-W-3 – Water Main Extension – Husker Highway and 60th Road (Alda Water Line) with Van Kirk Brothers Contracting of Sutton, Nebraska in an Amount of \$795,409.95.

#2009-162 – Approving Bid Award for Liquid Ortho-Polyphosphate for Corrosion Control with Carus Phosphates, Inc. of Belmont, North Carolina in an Amount not to exceed \$24.624 per million gallons of water treated and an annual estimated amount of \$110,808.00.

#2009-163 – Approving Contract Agreement for Easement Appraisal Services for the 115 kV Interconnection Line with NPPD at St. Libory with Johnson Appraisal, LLC of Lincoln,

Nebraska in an Amount not to exceed \$13,800.00 for the 115 kV transmission line and \$3,000 for the water main extension.

#2009-165 – Approving Contract Termination – Platte Generating Station for Mercury Control System with SPE-Amerex of Batavia, Illinois.

#2009-166 – Approving Bid Award for One (1) Submersible Pump for the Wastewater Division of the Public Works Department with Electric Pump of Des Moines, Iowa in an Amount of \$30,630.00.

#2009-167 – Approving Authorization for Emergency Sanitary Sewer Repairs North of Stolley park Road, Between Arthur Street and Stolley Park Circle with The Diamond Engineering Company of Grand Island, Nebraska in an Amount not to exceed \$21,250.00.

#2009-168 – Approving State Bid Award for (1) 2010 ½ ton Ford F150 SC XLT 4x4 Pickup for the Engineering Division of the Public Works Department with Anderson Ford Lincoln Mercury of Lincoln, Nebraska in an Amount of \$22,731.00.

#2009-169 – Approving Acquisition of Public Utility Easement in Lot 1 of Meadowlark West Sixth Subdivision at 1204 North Webb Road (Village Development – Grand Island, LLC).

#2009-170 – Approving Bid Award for One (1) Positive Displacement Trailer Mounted Sewer Vacuum for the Wastewater Division of the Public Works Department with Elliott Sanitation Co. of Lincoln, Nebraska in an Amount of \$103,960.00.

#2009-160 – Approving Bid Award for Boiler Draft Fan Motors – Platte Generating Station with Hupp Electric, Inc. of Cedar Rapids, Iowa in an Amount of \$349,230.15. Utilities Director Gary Mader reported staff reviewed the bids and submitted the low bid to council for approval.

Motion by Nickerson, second by Meyer to approve Resolution #2009-160.

Gary Anwish, 907 S. Foster, Sioux Falls, South Dakota representing Malloy Electric spoke in opposition of buying motors from overseas. A lengthy discussion was held regarding the bid process, warranty, and overseas manufacturing. Mr. Mader stated many of the items bought by the Utilities Department was made overseas and that the department was comfortable with their recommendation.

Motion by Meyer, second by Nickerson to end debate and move directly to the vote. Upon roll call, Councilmember's Meyer, Haase, Dugan, Ramsey, Zapata, and Nickerson voted aye. Councilmember's Niemann, Gilbert, Carney, and Gericke voted no. Motion failed due to not having a two-thirds vote in the affirmative.

Upon roll call vote of the main motion, Councilmember's Meyer, Niemann, Gilbert, Dugan, Ramsey, Zapata, Nickerson, and Gericke voted aye. Councilmember's Haase and Carney voted no. Motion adopted.

#2009-164 – Approving Public Right-of-Way Access Agreement with Environmental Protection Agency (Parkview Superfund). Utilities Director Gary Mader explained the Right-of-Way

Access Agreement and answered questions regarding well locations and ground water contamination.

Motion by Gilbert, second by Dugan to approve Resolution #2009-164. Upon roll call vote, all voted aye. Motion adopted.

#2009-171 – Approving Bid Award for Grand Generation Center Kitchen Addition and Renovation with Chief Construction Company of Grand Island, Nebraska in an Amount of \$195,100.00. Assistant to the City Administrator Paul Briseno answered questions regarding cost and funds raised by the Grand Generation Center to help pay for this project.

Motion by Meyer, second by Zapata to approve Resolution #2009-171. Upon roll call vote, all voted aye. Motion adopted.

#2009-172 – Approving Amendment to Library Personnel FTE Budget Allocation. Library Director Steve Fosselman answered questions regarding the position that was vacated which would be changed from 1 full-time position to 2 part-time positions for cost savings. Also mentioned was the Administrative timing and a 60 day waiting period.

Motion by Haase, second by Nickerson to deny Resolution #2009-172. Upon roll call vote, Councilmember's Haase and Gericke voted aye. Councilmember's Meyer, Niemann, Gilbert, Carney, Dugan, Ramsey, Zapata, and Nickerson voted no. Motion failed.

Motion by Carney, second by Dugan to approve Resolution #2009-172. Upon roll call vote, Councilmember's Meyer, Niemann, Gilbert, Carney, Dugan, Ramsey, Zapata, Nickerson, and Gericke voted aye. Councilmember Haase voted no. Motion adopted.

RESOLUTIONS:

#2009-174 – Consideration of Request from Firehouse Bar, LLC dba Firehouse Bar, 418 West 4th Street for a Class "C" Liquor License and Liquor Manager Designation for Michelle Sheehan, 317 South Plum Street. This item related to the aforementioned Public Hearing.

Motion by Nickerson, second by Zapata to approve Resolution #2009-174 contingent upon final inspections and Mr. Sheehan completing a state approved alcohol server/seller training program.. Upon roll call vote, Councilmember's Meyer, Niemann, Gilbert, Haase, Carney, Ramsey, Zapata, Nickerson, and Gericke voted aye. Councilmember Dugan voted no. Motion adopted.

PAYMENT OF CLAIMS:

Motion by Dugan, second by Zapata to approve the Claims for the period of June 24, 2009 through July 14, 2009, for a total amount of \$3,852,901.56. Unanimously approved.

ADJOURNMENT: The meeting was adjourned at 9:25 p.m.

RaNae Edwards
City Clerk



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G3

Approving Minutes of July 21, 2009 City Council Study Session

Staff Contact: RaNae Edwards

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL STUDY SESSION

July 21, 2009

Pursuant to due call and notice thereof, a Study Session of the City Council of the City of Grand Island, Nebraska was conducted in the Community Meeting Room of City Hall, 100 East First Street, on July 21, 2009. Notice of the meeting was given in the *Grand Island Independent* on July 15, 2009.

Mayor Margaret Hornady called the meeting to order at 7:00 p.m. The following Councilmember's were present: Gericke, Nickerson, Zapata, Ramsey, Dugan, Haase, Gilbert, Niemann, and Meyer. The following City Officials were present: City Administrator Jeff Pederson, Deputy City Clerk Paul Briseno, City Attorney Dale Shotkoski, Public Works Director Steve Riehle, and Finance Director David Springer.

INVOCATION was given by Mayor Margaret Hornady followed by the PLEDGE OF ALLEGIANCE.

Presentation of Lincoln park Pool Study. Steve Paustian, Parks and Recreation Director reported on the deteriorating condition of the pool that necessitated the study.

Kevin Prior of Olsson Associates presented the Lincoln Park Pool Facility Evaluation and Recommendations. An analysis of existing facilities included filter system, recirculation system, chemical treatment, deck area, pool, slide, water features, bathhouse, and site improvements. Proposed improvement costs included:

Filter System and Chemical Treatment	\$254,000
Circulation System and Deck	\$485,000
Zero Depth Addition	\$153,000
New Pool	\$1,399,000
New Slide	\$263,000
Remodel Bathhouse	\$213,000
New Bathhouse	\$518,000
Site Improvements (Lions Club Park)	\$69,000

A number of options for renovation or replacement were outlined.

Renovate Existing Bathhouse and Pool Basin	\$1,368,000
Renovate Existing Basin with New Bathhouse	\$1,698,000
New Pool and Bathhouse	\$2,251,000
Wading Pool Integration	\$2,251,000
Lions Club Park Relocation	\$2,320,000

Councilmember's Ramsey, Haase and Meyer questioned the need for a slide. Councilmember Gilbert asked if the Parks Department could successfully complete three capital projects in one year and what impact modifying the pool may have on staffing. She further asked of competition swimming and community partnerships. Steve Paustian stated the Parks Department

can successfully complete all projects. Kevin Prior stated a neighborhood pool and competitive pool should be two separate facilities.

City Administrator Jeff Pederson noted that within the proposed city budget capital improvement plan there is no allocation for the Lincoln Park Pool renovation or relocation. Jeff noted that a bonding of a park facility would need to come from a referendum.

Councilmember Haase asked if a renovation or relocation would assist in the subsidy amount currently used to operate Lincoln Park Pool. Steve stated the actual subsidy should stay close the existing amount.

Councilmember's Dugan, Niemann, Nickerson, and Gericke also commented on the presentation.

Review of Final Draft Result Maps. Jeff Pederson, City Administrator presented previous work conducted by International City/County Managers Association Consultants Chris Fabian and Jon Johnson on the process of Achieving Fiscal health and Wellness. A Special Council Study Session was held June 1 and 2 to develop idea cards through a retreat exercise that gave guidance to the result and sub result Maps. The results and sub-results presented included:

Stewardship of the Environment

- Manages and mitigates factors that impact environmental quality and sustainability
- Encourages energy conservation and efficiency through education, incentives and the provision of alternative solutions
- Controls and abates threats to the environment caused by nature
- Promotes and regulates a clean, orderly and ecologically balanced community
- Provides for the renewal of the environment through recycling and reuse

Safe Community

- Encourages a community that feels safe, accepting and connected
- Proactively prepares, promptly alerts and swiftly responds to emergencies
- Safeguards the physical and environmental health of the community
- Facilitates and enhances safe transportation and mobility options
- Protects its citizens, proactively prevents crime and enforces the law

Quality of Life

- Offers services that foster and sustain the personal health, safety, wellbeing of its citizens where they live, work and play
- Supports and encourages access to quality employment and educational opportunities to sustain the community
- Promotes and maintains an attractive place to live
- Provides opportunities and facilities for safe, inclusive and diverse recreational activities
- Promotes cultural enrichment and diversity, supports the arts, and encourages events and activities that stimulate the community
- Develops and maintains safe, reliable and efficient roadway, storm water and public transit infrastructure

Strategic, Sustainable and Maintained Development

- Develops, expands and revitalizes a business community that recruits, retains and regenerates a skilled, quality workforce

- Encourages sustainable and affordable development supported by “first class” city services and infrastructure
- Promotes well-regulated, strategically planned and future-focused development
- Leverages regional and community partnerships
- Enhances its identity as a regional trade center and encourages tourism opportunities

Governance

- Provides stewardship and manages sustainability over financial, human and physical assets
- Enhances and facilitates accountability, efficiencies, best practices and trust
- Provides assurance of regulatory and policy compliance
- Responsive to the needs of internal and external stakeholders
- Supports decision making with timely and accurate short term and long-range analysis

Quality Management

- Fosters an environment that is open, accessible and trustworthy
- Provides for an effective, efficient and sustainable organization
- Focuses on results and priorities
- Develops community-oriented, forward-focused leaders
- Cultivates community and regional partnerships that support the City’s mission

Councilmember’s Dugan, Gericke, Gilbert, Meyer, Ramsey and Mayor Hornady commented on the proposed result and sub-result maps.

Mayor Hornady suggested changing the result Stewardship of the Environment sub-result to Mitigates and abates threats to the environment caused by nature. Councilmember Dugan suggested changing the result Safe Community sub-result to Participates in actions that Encourages a community that feels safe, accepting and connected. Councilmember Gilbert commented on a few grammatical errors within the Quality of Life result.

City Administrator Jeff Pederson gave an overview of the next steps following City Council approval of the result maps. These steps include valuating the results and ranking programs accordingly.

Councilmember’s Dugan and Gilbert commented on the need for technology within one of the four main results if Governance and Quality Management are not scored by City Council.

Review of Interlocal Agreement Proposal by the Hall County Board. Jon Rosenlund, Emergency Management Director gave a brief budget summary of the department’s four budget areas and proposal recommended by the Hall County Board. Jon stated that properly budgeting Emergency Management funds has allowed for increased grant eligibility, more predicable expenses and growth of special revenue fund balance for larger purchases.

Jon noted the current Interlocal allowed for equal responsibility and expenses of Emergency Management, Communications and Local Emergency Planning Committee. The County Board proposed a cost share of 70% (City) 30% (County). The County Board recommended cost share was calculated by Communications statistics from the Emergency Management Department and included a time factor for response.

Councilmember's Haase and Dugan noted that Hall County receives a large majority of its tax revenue from Grand Island residents. Council Haase had concerns of section 8 and 11 of the Interlocal.

Hall County Board Member's Pam Lancaster and Bud Jeffries stated the county does not have additional funding for needed additions to the department because of the lid limit.

Councilmember Meyer suggested a change in governance control in favor of the entity paying the most.

Councilmember's Gericke, Gilbert Niemann and Nickerson also commented on the Hall County proposal.

ADJOURNMENT: The meeting was adjourned at 9:18 p.m.

Paul Briseno
Deputy City Clerk



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G4

Approving Re-Appointments of Marv Webb, Mike Wenzl, Todd Enck, and New Appointment of Brad Kissler to the Building Code Advisory Board

The Mayor has submitted the re-appointments of Marv Webb, Mike Wenzl, and Todd Enck to the Building Code Advisory Board. These appointments would become effective August 1, 2009 upon approval by the City Council and would expire on August 1, 2011.

The Mayor has also submitted the new appointment of Brad Kissler to replace Richard Willis on the Building Code Advisory Board. This appointment would become effective August 1, 2009 upon approval by the City Council and would expire on August 1, 2011. Approval is recommended.

Staff Contact: Mayor Hornady

INTEROFFICE
MEMORANDUM
BUILDING DEPT.



Working Together for a
Better Tomorrow. Today.

DATE: July 13, 2009

TO: Mayor Hornady

FROM: Craig A. Lewis, Building Department Director *CA*

RE: Appointments to the Building Code Advisory Board

The following individuals have expressed their willingness to serve on the Building Code Advisory Board.

Marv Webb, Architect	Webb & Company Architects 387 N. Walnut St. Grand Island, NE.	8/1/09- 8/1/11
Mike Wenzl, Builder	Wenzl Construction 2403 West 14 th Street Grand Island, NE.	8/1/09- 8/1/11
Todd Enck, Builder	T.C. Enck Construction 511 Fleetwood Cir. Grand Island, NE.	8/1/09- 8/1/11
Brad Kissler, Architect	Cannon Moss Brygger & Assoc. 2535 Carlton Ave. Grand Island, NE.	8/1/09-8/1/11

These individuals will complete a seven member board of knowledgeable professionals empowered to rule on appeals of orders, decisions, or determinations made by the Building Department relative to the application and interpretation of the Building Code. The Board of Appeals shall have no authority relative to interpretation of administrative provisions of the code, nor shall the Board be empowered to waive requirements of the building code.

I would request your appointment and the Council's approval of these qualified individuals as I feel they have and will continue to provide a valuable service to the City.



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G5

Approving Re-Appointments of Al Avery, Glen Murray, John Schultz, Mike Nolan and Karen Bredthauer and New Appointment of Deb Trosper and to the Zoning Board of Adjustment

The Mayor has submitted the re-appointments of Al Avery, Glen Murray, John Schultz, Mike Nolan, and Karen Bredthauer to the Zoning Board of Adjustment. These appointments would become effective September 1, 2009 upon approval by the City Council and would expire on August 31, 2012.

The Mayor has also submitted the new appointment of Deb Trosper to replace Joanne Homes on the Zoning Board of Adjustment. This appointment would become effective September 1, 2009 upon approval by the City Council and would expire on August 31, 2012. Approval is recommended.

Staff Contact: Mayor Hornady



INTEROFFICE
MEMORANDUM
BUILDING DEPT.

*Working Together for a
Better Tomorrow. Today.*

DATE: July 13, 2009

TO: Mayor Hornady

FROM: Craig A. Lewis, Building Department Director

A handwritten signature in dark ink, appearing to be "CA" or "CL", written over the name Craig A. Lewis.

RE: Zoning Board of Adjustment

The following individuals have expressed their willingness to serve on the Zoning board of Adjustment. This is a three year appointment expiring in 2012.

Deb Trosper	9/1/09 - 8/31/12
Al Avery	9/1/09 - 8/31/12
Glen Murray	9/1/09 - 8/31/12
John Schultz	9/1/09 - 8/31/12
Mike Nolan	9/1/09 - 8/31/12
Karen Bredthauer	9/1/09 - 8/31/12 Regional Planning Commission Member Rep.

These individuals will serve on the Zoning Board of Adjustment to hear and decide appeals where it is alleged there is an error in any order, requirement, decision, or determination made by an administrative official or agency based on or made in the enforcement of any zoning regulation.

I would request your appointment and the City Council's approval of these qualified individuals as I believe they have and will continue to provide a valuable service to the City.



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G6

#2009-175 - Approving FY 2009-2010 Annual Budget for Business Improvement District #4, South Locust Street from Stolley Park Road to Fonner Park Road, and Setting Date for Board of Equalization

Staff Contact: David Springer

Council Agenda Memo

From: Dave Springer, Finance Director

Meeting: July 28, 2009

Subject: Approving FY 2009-2010 Annual Budget for Business Improvement District #4, South Locust Street from Stolley Park Road to Fonner Park Road, and setting Date for Board of Equalization

Item #'s: G-6

Presenter(s): Dave Springer, Finance Director

Background

In July, 2002, the City Council adopted Ordinance #8751 creating Business Improvement District (BID) #4, South Locust Street from Stolley Park Road to Fonner Park Road. The ordinance established the purpose of the District, described the boundaries, and established that real property in the area would be subject to a special assessment to support the purposes of the District. The creating Ordinance requires that a proposed budget for the District be approved by the BID Board and forwarded to the City Council for consideration. On July 8, 2009, the BIB #4 Board met and approved the 2009-2010 Budget which provides for special assessments in the amount of \$5.30 per front footage for a total of \$26,230 for the 4,949 front footage.

Discussion

The majority of the appropriations in the proposed budget of \$32,100 are for the upkeep of sprinkler systems, maintenance of green spaces, and snow removal along their portion of the South Locust corridor. The appropriations for 2009-2010 also include a City fee of \$1,500 for accounting services. A copy of the proposed 2009-2010 budget is attached for review.

Alternatives

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

1. Move to Approve the 2009-2010 Budget for BID #4 and set the date for the Board of Equalization.
2. Modify the budget and/or reschedule the Board of Equalization.

Recommendation

City Administration recommends that the Council approve the 2008-2009 Budget for BID #4 and set the date of September 8, 2009 for the Board of Equalization. Notice of the Hearing and proposed assessments will be published according to State Statutes.

Sample Motion

Approve the 2009-2010 Budget for BID #4 and set the date of September 8, 2009 for the Board of Equalization.

BUSINESS IMPROVEMENT BOARD #4
FY 2008-2009 BUDGET

	2006	2007	2008	2009	2009	2010
	Actual	Actual	Actual	Budget	Projected	Budget
ASSESSMENT PER FRONT FOOTAGE	\$3.50	\$3.50	\$4.50	\$5.00	\$5.00	\$5.30
Front Footage	4,949	4,949	4,949	4,949	4,949	4,949
REVENUE						
Account						
74140 Special Assessments	17,390	16,859	22,207	24,745	24,767	26,230
74787 Interest Revenue	-	-	12	-	75	-
74795 Other Revenue	-	-				
TOTAL REVENUE	17,390	16,859	22,219	24,745	24,842	26,230
APPROPRIATIONS						
Account						
85213 Contract Services	13,432	12,447	15,320	13,500	14,500	21,500
85245 Printing & Binding Services	37	224	52	250	150	100
85249 Snow & Ice Removal	-	425	1,277	-	831	1,500
85305 Utility Services	3,730	2,972	3,038	4,500	3,800	4,500
85319 Repair & Maint - Land Improve	978	3,094	585	2,000	1,000	2,000
85413 Postage	67	56	114	250	150	250
85416 Advertising	-	-	-	1,000	500	-
85419 Legal Notices	260	240	303	500	350	500
85490 Other Expenditures	-	-	-	500	250	500
85505 Office Supplies	-	-	-	500	200	250
85560 Trees and Shrubs	-	2,160	-	-	-	-
85590 Other General Supplies	3,883	60	-	5,000	2,000	1,000
TOTAL OPERATING EXPENSE	22,387	21,678	20,689	28,000	23,731	32,100
ANNUAL EXCESS/(LOSS)	(4,997)	(4,819)	1,530	(3,255)	1,111	(5,870)
Beginning Cash Balance	27,921	22,924	18,105	19,635	19,635	20,746
Revenues	17,390	16,859	22,219	24,745	24,842	26,230
Expenditures	22,387	21,678	20,689	28,000	23,731	32,100
Ending Cash Balance	22,924	18,105	19,635	16,380	20,746	14,876

RESOLUTION 2009-175

WHEREAS, the City Council has considered the proposed budget of the Business Improvement District No. 4 for the fiscal year 2009-2010; and

WHEREAS, the City has received the assessed values of the individual properties within Business Improvement District No. 4 as shown in the office of the Hall County Assessor in effect on the first day of January, 2009.

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

1. The budget for Business Improvement District No. 4 is hereby considered.
2. A proposed assessment schedule shall be prepared.
3. A hearing before the City Council sitting as a board of equalization on the proposed assessments shall be held on September 8, 2009 at 7:00 p.m. in the City Council chambers of City Hall, 100 East First Street, Grand Island, Nebraska.
4. Notice of hearing shall be published once each week for three consecutive weeks in accordance with the Business Improvement District Act.
5. Notice of hearing shall be mailed to all property owners of Business Improvement District No. 4 by U.S. mail, postage prepaid.

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Adopted by the City Council of the City of Grand Island, Nebraska, July 28, 2009.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
July 24, 2009	☐ City Attorney



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G7

#2009-176 - Approving FY 2009-2010 Annual Budget for Business Improvement District #6, Second Street, and Setting Date for Board of Equalization

Staff Contact: David Springer

Council Agenda Memo

From: Dave Springer, Finance Director

Meeting: July 28, 2009

Subject: Approving FY 2009-2010 Annual Budget for Business Improvement District #6, Second Street, and setting Date For Board of Equalization

Item #'s: G-7

Presenter(s): Dave Springer, Finance Director

Background

On September 9, 2008, the City Council adopted Ordinance #9186 creating Business Improvement District (BID) #6, Second Street. The creating ordinance established the purpose of the District, described the boundaries, and established that real property in the area that would be subject to a special assessment to support the purposes of the District. The creating Ordinance requires that a proposed budget for the District be approved by the BID Board and forwarded to the City Council for consideration. On June 9, 2009, the BIB #6 Board met and approved the 2009-2010 Budget which provides for special assessments in the amount of \$5.50 per front footage for a total of \$39,292 for the 7,144 front footage.

Discussion

The majority of the proposed budget of \$38,800 is to be used for the installation of landscaping and beautification and the subsequent maintenance of frontage areas along the Second Street portion of their district. The appropriations for 2009-2010 also include a City fee of \$1,500 for accounting services. A copy of the proposed 2009-2010 budget is attached for review.

Alternatives

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

1. Approve the 2009-2010 Budget for BID #6 and set the date for the Board of Equalization.
2. Modify the budget and/or reschedule the Board of Equalization.

Recommendation

City Administration recommends that the Council approve the 2009-2010 Budget for BID #6 and set the date of September 8, 2009 for the Board of Equalization. Notice of the Hearing and proposed assessments will be published according to State Statutes.

Sample Motion

Approve the 2009-2010 Budget for BID #6 and set the date of September 8, 2009 for the Board of Equalization.

BUISNESS IMPROVEMENT DISTRICT #6 - SECOND STREET
FY 2009-2010 BUDGET and FIVE YEAR PLAN

	2009 Budget	2009 Projected	2010 Budget	2011 Budget	2012 Budget	2013 Budget	5 Year Total
Front Footage	7,144	7,144	7,144	7,144	7,144	7,144	
Levy (Per Foot)	\$6.00	\$6.00	\$5.50	\$5.00	\$4.50	\$4.00	\$5.00 Ave.

REVENUE

Account							
74140 Special Asessments	42,864	40,500	39,292	35,720	32,148	28,576	219,100
74787 Interest Revenue	-	50					
74795 Other Revenue	1,000	-	1,000	1,000	1,000	1,000	5,000
TOTAL REVENUE	43,864	40,550	40,292	36,720	33,148	29,576	224,150

APPROPRIATIONS

Account							
85213 Contract Services	15,000	14,000	15,000	15,000	15,000	15,000	89,000
85241 Computer Services							-
85245 Printing & Binding Services	300	75	300	300	300	300	1,575
85249 Snow & Ice Removal	-	-	-	-	-	-	-
85290 Other Professional Services	2,000	1,000	1,500	1,500	1,500	1,500	9,000
85305 Utility Services	1,500	500	2,000	2,100	2,200	2,300	10,600
85390 Other Property Services	-	-	-	-	-	-	-
85413 Postage	250	250	250	250	250	250	1,500
85416 Advertising	1,500	1,500	1,500	1,500	1,500	1,500	9,000
85419 Legal Notices	500	850	1,000	500	500	500	3,850
85422 Dues & Subscriptions							-
85428 Travel & Training							-
85490 Other Expenditures	4,500	4,500	3,500	3,000	3,000	2,975	21,475
85505 Office Supplies	250	50	250	250	250	250	1,300
85560 Trees & Shrubs	3,500	2,000	3,000	2,500	2,000	1,500	14,500
85590 Other General Supplies	500	500	500	500	500	500	3,000
85608 Land Improvements	14,000	10,000	10,000	8,000	7,500	9,786	59,286
TOTAL OPERATING EXPENSE	43,800	35,225	38,800	35,400	34,500	36,361	224,086
ANNUAL EXCESS/(LOSS)	64	5,325	1,492	1,320	(1,352)	(6,785)	-
Beginning Cash Balance	-	-	5,325	6,817	8,137	6,785	-
Revenues	43,864	40,550	40,292	36,720	33,148	29,576	180,286
Expenditures	43,800	35,225	38,800	35,400	34,500	36,361	180,286
Ending Cash Balance	64	5,325	6,817	8,137	6,785	-	-

RESOLUTION 2009-176

WHEREAS, the City Council has considered the proposed budget of the Business Improvement District No. 6 for the fiscal year 2009-2010; and

WHEREAS, the City has received the assessed values of the individual properties within Business Improvement District No. 6 as shown in the office of the Hall County Assessor in effect on the first day of January, 2009.

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

1. The budget for Business Improvement District No. 6 is hereby considered.
2. A proposed assessment schedule shall be prepared.
3. A hearing before the City Council sitting as a board of equalization on the proposed assessments shall be held on September 8, 2009 at 7:00 p.m. in the City Council chambers of City Hall, 100 East First Street, Grand Island, Nebraska.
4. Notice of hearing shall be published once each week for three consecutive weeks in accordance with the Business Improvement District Act.
5. Notice of hearing shall be mailed to all property owners of Business Improvement District No. 6 by U.S. mail, postage prepaid.

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Adopted by the City Council of the City of Grand Island, Nebraska, July 28, 2009

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Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
July 24, 2009	☐ City Attorney



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G8

#2009-177 - Approving FY 2009-2010 Annual Budget for Business Improvement District #7, South Locust Street from Highway 34 to Stolley Park Road, and Setting Date for Board of Equalization

Staff Contact: David Springer

Council Agenda Memo

From: Dave Springer, Finance Director

Meeting: July 28, 2009

Subject: Approving FY 2009-2010 Annual Budget for Business Improvement District #7, South Locust Street from Stolley Park Road to Highway 34, and setting Date for Board of Equalization

Item #'s: G-8

Presenter(s): Dave Springer, Finance Director

Background

On September 9, 2008, the City Council adopted Ordinance #9187 creating Business Improvement District (BID) #7, South Locust Street from Stolley Park Road to Highway 34. The creating ordinance establishes the purpose of the District, describes the boundaries, and establishes that real property in the area would be subject to a special assessment to support the purposes of the District. The creating Ordinance requires that a proposed budget for the District be approved by the BID Board and forwarded to the City Council for consideration. On June 11, 2009, the BID #7 Board met and approved the 2009-2010 Budget which provides for special assessments in the amount of \$4.75 per front footage for a total of \$46,617 for the 9,814 front footage.

Discussion

The majority of the proposed budget of \$47,000 is to be used for the maintenance of frontage areas along the South Locust Street portion of their district. The appropriations for 2009-2010 also include a City fee of \$875 for accounting services. A copy of the proposed 2009-2010 budget is attached for review.

Alternatives

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

1. Approve the 2009-2010 Budget for BID #7 and set the date for the Board of Equalization.
2. Modify the budget and/or reschedule the Board of Equalization.

Recommendation

City Administration recommends that the Council approve the 2009-2010 Budget for BID #7 and set the date of September 8, 2009 for the Board of Equalization. Notice of the Hearing and proposed assessments will be published according to State Statutes.

Sample Motion

Approve the 2008-2009 Budget for BID #7 and set the date of September 8, 2009 for the Board of Equalization.

BUSINESS IMPROVEMENT BOARD #7
FY 2009-2010 AND FIVE YEAR BUDGET

STOLLEY PARK ROAD TO HWY 34
(Old BID #3)

	2008 Actual	2009 Budget	2009 Projected	2010 Budget	2011 Budget	2012 Budget	2013 Budget	5 Year Total
Front Footage	9,945	9,665	9,665	9,814	9,814	9,814	9,814	
	\$4.25	\$4.66	\$4.43	\$4.75	\$5.09	\$5.30	\$5.60	\$5.10 Ave
REVENUE								
Account								
74140 Special Asessments	40,453	45,000	42,862	46,617	50,000	52,000	55,000	246,479
74787 Interest Revenue	0	0	50					
74795 Other Revenue	9	0	93	0	0	0	0	93
TOTAL REVENUE	40,462	45,000	43,005	46,617	50,000	52,000	55,000	291,622
APPROPRIATIONS								
Account								
85213 Contract Services	26,147	23,100	24,000	29,100	25,150	26,253	27,410	155,013
85245 Printing & Binding Services	90	0	74	0	0	0	0	74
85249 Snow & Ice Removal	988	2,000	1,138	2,000	2,000	2,000	2,000	11,138
85290 Other Professional & Tech.								0
85305 Utility Services	4,153	6,000	5,500	6,300	6,615	6,945	7,295	38,655
85319 Repair & Maint - Land Improv	916	2,000	3,500	2,000	2,500	2,500	2,500	15,000
85325 Repair & Maint - M & E								0
85390 Other Property Services	0	0	0	0	0	0	0	0
85413 Postage	182	250	150	250	250	250	250	1,400
85416 Advertising	0	0	0	0	5,000	0	0	5,000
85419 Legal Notices	457	750	675	750	750	750	750	4,425
85490 Other Expenditures	0	4,000	12,903	3,000	3,000	4,100	3,992	30,995
85505 Office Supplies	0	100	20	100	130	145	196	691
85560 Trees & Shrubs	0	5,000	3,500	3,500	5,000	7,000	7,000	31,000
85590 Other General Supplies	0	0	0	0	0	0	0	0
85608 Land Improvements	0	3,100	3,100	0	1,500	3,000	3,000	13,700
TOTAL OPERATING EXPENSE	32,933	46,300	54,560	47,000	51,895	52,943	54,393	307,091
ANNUAL EXCESS/(LOSS)	7,529	(1,300)	(11,555)	(384)	(1,895)	(943)	607	(15,470)
Beginning Cash Balance	9,772	17,301	17,301	5,746	5,363	3,468	2,525	
Revenues	40,462	45,000	43,005	46,617	50,000	52,000	55,000	
Expenditures	32,933	46,300	54,560	47,000	51,895	52,943	54,393	
Ending Cash Balance	17,301	16,001	5,746	5,363	3,468	2,525	3,132	0

RESOLUTION 2009-177

WHEREAS, the City Council has considered the proposed budget of the Business Improvement District No. 7 for the fiscal year 2009-2010; and

WHEREAS, the City has received the assessed values of the individual properties within Business Improvement District No. 7 as shown in the office of the Hall County Assessor in effect on the first day of January, 2009.

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

1. The budget for Business Improvement District No. 7 is hereby considered.
2. A proposed assessment schedule shall be prepared.
3. A hearing before the City Council sitting as a board of equalization on the proposed assessments shall be held on September 8, 2009 at 7:00 p.m. in the City Council chambers of City Hall, 100 East First Street, Grand Island, Nebraska.
4. Notice of hearing shall be published once each week for three consecutive weeks in accordance with the Business Improvement District Act.
5. Notice of hearing shall be mailed to all property owners of Business Improvement District No. 7 by U.S. mail, postage prepaid.

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Adopted by the City Council of the City of Grand Island, Nebraska, July 28, 2009.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
July 24, 2009	☐ City Attorney



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G9

#2009-178 - Approving FY 2009-2010 Annual Budget for Business Improvement District #8, Downtown, and Setting Date for Board of Equalization

Staff Contact: David Springer

Council Agenda Memo

From: Dave Springer, Finance Director

Meeting: July 28, 2009

Subject: Approving FY 2009-2010 Annual Budget for Business Improvement District #8, Downtown, and setting Date for Board of Equalization

Item #'s: G-9

Presenter(s): Dave Springer, Finance Director

Background

On August 26, 2009, the City Council adopted Ordinance #9180 creating Business Improvement District (BID) #8, Downtown. The creating ordinance established the purpose of the District, described the boundaries, and established that real property in the area would be subject to a special assessment to support the purposes of the District. The creating Ordinance requires that a proposed budget for the District be approved by the BID Board and forwarded to the City Council for consideration. On July 16, 2009, the BID #8 Board met and approved the 2009-2010 budget which provides for special assessments in the amount of \$90,000.

Discussion

In this district, assessments are paid by property owners based on the valuation of land and real property in the district as of January 1 of the current year. No personal property is figured into the assessment. Owners are billed for the assessment on October 1 of each fiscal year. The total taxable value for the district as of January 1, 2009 was \$30,309,572 which for budgeted assessments of \$90,000 gives a levy of .296936 per \$100 of real property. Downtown Beautification, Retention and Recruitment, and Maintenance are the areas of proposed work to be performed by the BID. The appropriations for 2009-2010 also include a City fee of \$4,000 for accounting services. A copy of the proposed 2009-2010 budget is attached for review.

Alternatives

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

1. Approve the 2009-2010 Budget for BID #8 and set the date for the Board of Equalization.
2. Modify the budget and/or reschedule the Board of Equalization.

Recommendation

City Administration recommends that the Council approve the 2009-2010 Budget for BID #8 and set the date of September 8, 2009 for the Board of Equalization. Notice of the Hearing and proposed assessments will be published according to State Statutes.

Sample Motion

Approve the 2009-2010 Budget for BID #8 and set the date of September 8, 2009 for the Board of Equalization.

BUISNESS IMPROVEMENT DISTRICT #8
FY 2009-2010 and FIVE YEAR BUDGET (Old BID #5)

	2008 Actual	2009 Budget	2009 Projected	2010 Budget	2011 Budget	2012 Budget	2013 Budget	5 Year Total
Valuation		29,326,665	29,326,665	30,309,572	30,309,572	30,309,572	30,309,572	
Levy		0.287724	0.284570	0.296936	0.315019	0.324468	0.334205	
REVENUE								
Account								
74140 Special Assesments	81,126	84,380	83,455	90,000	95,481	98,345	101,296	468,577
74795 Other Revenue	5,219	47,500	3,625	151,000	155,530	160,196	165,002	169,952
74787 Interest	13		140	100				
TOTAL REVENUE	86,358	131,880	87,220	241,100	251,011	258,541	266,298	638,529
APPROPRIATIONS								
Account								
85213 Contract Services	49,390	41,500	40,000	38,500	45,000	48,000	50,000	221,500
85245 Printing & Binding Servic	3,759	4,000	2,200	2,500	4,000	4,000	4,000	16,700
85249 Snow & Ice Removal	-	500	450	500	500	500	442	2,392
85290 Other Professional Service	6,707	2,500	6,600	2,500	4,500	5,000	6,000	24,600
85305 Utility Services	1,178	1,700	1,200	1,200	1,900	2,000	2,100	8,400
85325 Repairs & Maint.	-	-	-	1,200	-	-	-	1,200
85413 Postage	1,060	1,200	1,100	1,500	1,400	1,500	1,600	7,100
85416 Advertising	13,455	20,500	12,000	11,000	16,000	16,000	16,000	71,000
85419 Legal Notices	1,028	2,000	1,900	2,500	2,000	2,000	2,000	10,400
85422 Dues & Subscriptions	10							-
85428 Travel & Training	348	500	500	750	500	500	500	2,750
85490 Other Expenditures	219	26,750	5,500	18,000	32,724	38,399	39,766	134,389
85505 Office Supplies	220	600	250	600	600	600	600	2,650
85560 Trees & Shrubs	-	3,000	11,000	6,000	1,000	1,000	1,000	20,000
85590 Other General Supplies	223	750	250	750	750	750	750	3,250
85608 Land Improvements	-	32,000	2,000	173,000	35,000	30,000	30,000	270,000
TOTAL OPERATING EXPENSI	77,597	137,500	84,950	260,500	145,874	150,249	154,758	711,381
ANNUAL EXCESS/(LOSS)	8,761	(5,620)	2,270	(19,400)	105,137	108,292	111,540	-
Beginning Cash Balance	8,885	17,646	17,646	19,916	516	105,653	213,945	
Revenues	86,358	131,880	87,220	241,100	251,011	258,541	266,298	
Expenditures	77,597	137,500	84,950	260,500	145,874	150,249	154,758	
Ending Cash Balance	17,646	12,026	19,916	516	105,653	213,945	325,485	

RESOLUTION 2009-178

WHEREAS, the City Council has considered the proposed budget of the Business Improvement District No. 8 for the fiscal year 2008-2009; and

WHEREAS, the City has received the assessed values of the individual properties within Business Improvement District No. 8 as shown in the office of the Hall County Assessor in effect on the first day of January, 2008.

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

1. The budget for Business Improvement District No. 8 is hereby considered.
2. A proposed assessment schedule shall be prepared.
3. A hearing before the City Council sitting as a board of equalization on the proposed assessments shall be held on September 23, 2008 at 7:00 p.m. in the City Council chambers of City Hall, 100 East First Street, Grand Island, Nebraska.
4. Notice of hearing shall be published once each week for three consecutive weeks in accordance with the Business Improvement District Act.
5. Notice of hearing shall be mailed to all property owners of Business Improvement District No. 8 by U.S. mail, postage prepaid.

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Adopted by the City Council of the City of Grand Island, Nebraska, August 26, 2008.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
July 24, 2009	☐ City Attorney



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G10

#2009-179 - Approving Acquisition of Detention Cell Land in Lots Two (2) and Three (3) and Outlot A of Springdale Second Subdivision (Springdale, LLC)

Staff Contact: Steven P. Riehle, Public Works Director

RESOLUTION 2009-179

WHEREAS, detention cell land is needed by the City of Grand Island, from Springdale, LLC, for public storm water drainage as detailed in a 1975 drainage plan for the Moores Creek Drainway; and

WHEREAS, a public hearing was held on July 28, 2009, for the purpose of discussing the proposed acquisition of the detention cell land consisting of all of Outlot A and for acquisition of ingress/egress easements on Lots Two (2) and Three (3) of Springdale Second Subdivision, in the City of Grand Island, Hall County, Nebraska, more particularly described as follows:

Detention Cell

Outlot A of Springdale Second Subdivision, in the City of Grand Island, Hall County, Nebraska

Lot 2 ingress/egress easement

Beginning at the northeast corner of Lot 2 of Springdale Second Subdivision in the City of Grand Island, Hall County, Nebraska, thence south on the east line of said Lot 2 a distance of fifteen feet, thence in a northwesterly direction to a point ten feet south of the north line of said Lot 2 and five feet west of the east line of said Lot 2, thence westerly on a line ten feet south of and parallel to the north line of said Lot 2 to a point ten feet south of the north line of said lot 2 and five feet east of the west line of said lot two, thence southwesterly to a point on the west line of said Lot 2 which is fifteen feet south of the northwest corner of said Lot 2, thence northerly upon the west line of said Lot 2 to the northwest corner of said Lot 2, thence easterly on the north line of said Lot 2 to the point of beginning.

Lot 3 ingress/egress easement

South 10 feet of lot 3 in Springdale Second Subdivision, in the City of Grand Island, Hall County, Nebraska

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 detention cell land and ingress/egress easements from Springdale, LLC, on the above described tracts of land.

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Adopted by the City Council of the City of Grand Island, Nebraska, July 28, 2009.

Margaret Hornady, Mayor

Approved as to Form	☐ _____
July 24, 2009	☐ City Attorney

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G11

**#2009-180 - Approving Supplemental Agreement No. 1 with NDOR
for South Locust Street Phase 2 (Northbound) Roadway
Construction**

Staff Contact: Steven P. Riehle, Public Works Director

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: July 28, 2009

Subject: Approving Supplemental Agreement No. 1 with NDOR for South Locust Street Phase 2 (Northbound) Roadway Construction

Item #'s: G-11

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

Background

All agreements must be approved by the City Council.

The Nebraska Department of Roads and the City of Grand Island entered into a program agreement for the above project. The agreement was executed by the City on June 14, 2007 and by the State on June 19, 2007 and provided for the paving of the northbound lanes on South Locust Street with concrete.

The completion of the concrete paving for the northbound lanes is one of the last remaining phases of the Locust Street Interchange project that was started over 10 years ago. The only remaining phases are the completion of the 2 trail bridges over the Platte River channels north of Interstate 80 and the paving of the trail from the Wood River Floodway to just north of Interstate 80. A future trail is planned between the Locust Street trail and Mormon Island State Park.

Discussion

It is now necessary to amend the original agreement to allow Federal Stimulus Funds to be used toward the construction phase of the project, to modify the estimated project cost and to update the bid letting responsibilities. The estimated construction cost of \$4,012,600.00 will be covered by American Recovery and Reinvestment Act (ARRA) Funds. The ARRA funds are capped at this dollar amount with any design changes or overruns coming from Grand Island's regular federal fund balance.

The City's share of the project is to be 100% of the design and preliminary engineering costs. The Engineering Division of the Public Works Department is preparing plans for the widening of South Locust Street saving the city an estimated \$237,400.00.

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

Public Works Administration recommends that the Council approve a resolution authorizing the Mayor to sign the agreement.

Sample Motion

Motion to approve authorization for the Mayor to sign the agreement.

SUPPLEMENTAL AGREEMENT NO. 1

CITY OF GRAND ISLAND
STATE OF NEBRASKA, DEPARTMENT OF ROADS
PROJECT NO. URB-2235(5), STATE CONTROL NO. 42519
SOUTH LOCUST STREET PHASE 2 (NORTHBOUND)
ROADWAY CONSTRUCTION

THIS SUPPLEMENTAL AGREEMENT, made and entered into by and between the City of Grand Island, hereinafter referred to as the "City", and the State of Nebraska, Department of Roads, hereinafter referred to as the "State",

WITNESSETH:

WHEREAS, the State and City entered into an agreement executed by the City on June 14, 2007, and by the State on June 19, 2007, and

WHEREAS, it now becomes necessary that the original agreement and Supplement No. 1 be amended to allow Federal Stimulus Funds to be used toward the construction phase of the project, modify the estimated project cost and update the bid letting responsibilities, and

WHEREAS, certain streets in the City have been designated as being eligible for American Recovery and Reinvestment Act (ARRA) Funds by the Department of Transportation, Federal Highway Administration, in compliance with Federal laws pertaining thereto, and

WHEREAS, the City certifies that it will request and use funds provided by ARRA and that the funds will be used to create jobs, promote economic growth and certifies that this project meets the requirement of ARRA, and

WHEREAS, the City is to provide a full-time public employee to be in Responsible Charge (RC) of the project at all times, and

WHEREAS, this project has been designated as a full Federal oversight project.

NOW THEREFORE, in consideration of these facts, the State and City agree as follows:

SECTION 1. This project has been designated as a full Federal oversight project and the State shall present this project to the FHWA for its approval.

SECTION 2. The City further certifies that this project meets the requirements of ARRA as follows:

1. The City is to provide a qualified, full-time public employee to be in RC of the project at all times.
2. The investment has received the full review and vetting required by law.
3. The City accepts responsibility that this infrastructure investment is an appropriate use of taxpayer dollars.

4. This investment will be used for URB-2235(5), is included in the Statewide Transportation Plan, and has an overall construction cost estimate of \$4,012,600, of which \$4,012,600 are estimated to be ARRA funds.

5. The City agrees to ARRA reporting requirements and agrees that the State will not reimburse the City with Federal or State funds unless all ARRA reporting requirements are met. SECTION 3. The total cost of the project which includes: preliminary engineering, final design, Right-of-Way, nonbetterment utility rehabilitation, construction and construction engineering is currently estimated to be \$4,250,000. The Federal ARRA Share of the project is to be 100 percent of the awarded construction amount, construction engineering costs (capped at 13 percent of the awarded amount) and flat fee of \$2,500 for ARRA audits which is currently estimated to be \$4,012,600. When the contract award amount is known, a supplemental agreement with the actual capped amount of ARRA funds will be executed between the City and State. The City's share of the project is to be 100 percent of preliminary engineering, Right-of-Way, and all costs over the capped construction and construction engineering amounts which is currently estimated to be \$237,400. Progress billings to reimburse the City may be submitted no more often than monthly. The State will reimburse 95 percent of the eligible 100 percent Federally Funded expenditures until the 5 percent retention reaches a maximum amount of \$25,000. Once the maximum retention is obtained, the State will reimburse 100 percent of the eligible 100 percent Federally Funded expenditures.

The final settlement between the State and the City will be made after the State accepts the project and the final costs have been determined by the State. The amount of the final settlement between the State and the City will be the difference between:

1. (a) the net expenditure by the City for actual cost items
- (b) plus the value of work performed by the City based on agreed prices
- (c) plus cash advances by the City to the State
- (d) less previous payments by the State to the City, and
2. The City share of the project costs.

If (1) is greater than (2), the State will pay to the City the difference within thirty days after that determination has been made. If (2) is greater than (1), the State will bill the City for the difference. The City agrees to pay the State the amount of such bill within thirty days of its receipt.

Costs incurred by the State with respect to the entire project must be considered as a part of the cost of the project to be paid out of City and Federal funds. The State may, at its

discretion, initiate progress invoices for costs incurred by the State during the progression of the project and the City agrees to pay such invoices within thirty days of their receipt. The City's share of the total project cost will be all costs not paid for by Federal funds.

The criteria contained in Part 31 of the Federal Acquisition Regulation System (48 CFR 31) will be applied to determine the allowability of costs incurred by the City under this agreement.

Final payment consisting of the retention withheld minus the State incurred expenses will not be reimbursed to the City until the City has filed a completed State DR Form 299 with the State, and both the City and the State have signed it. Once the DR Form 299 is signed by the City, no reimbursement requests will be accepted by the State and the FHWA.

SECTION 4. Prior to advertising the project for bids, the City shall submit a Right-of-Way Certificate and the final plans package (100 percent full-size plans, specifications, summary of quantity sheets, status of utilities, environmental permits, and other PS&E required documents) to the State's Local Projects Division Urban Engineer for review. The State and City agree the State is to advertise and conduct a letting and receive bids for the City on the contemplated improvement. The selection of the lowest responsible bidder and the awarding of a contract or contracts must be concurred in by the City prior to State award. The City shall sign the contract or contracts.

SECTION 5. Except as specifically amended by this Supplemental Agreement, all terms and conditions of the original agreement executed by the City on June 14, 2007 and by the State on June 19, 2007 shall remain in full force and effect.

IN WITNESS WHEREOF, the State and City have caused these presents to be executed by their proper officials thereunto duly authorized as of the dates below indicated.

EXECUTED by the City this ____ day of _____, 2009.

WITNESS:
RaNae Edwards CITY OF GRAND ISLAND
Margaret Hornady

City Clerk _____ Mayor _____

EXECUTED by the State this ____ day of _____, 2009.

STATE OF NEBRASKA
DEPARTMENT OF ROADS
Jim Wilkinson, P.E.

Local Projects Division Engineer

RECOMMENDED:
Wesley Wahlgren, P.E.



District 4 Engineer

AGR15-ND

RESOLUTION 2009-180

WHEREAS, the City of Grand Island is widening South Locust Street using American Recovery and Reinvestment Act (ARRA) Funds; and

WHEREAS, for such work the State and City entered into an agreement; and

WHEREAS, it is now necessary to amend the original agreement to allow Federal Stimulus Funds to be used toward the construction phase of the project, modify the estimated project cost and update the bid letting responsibilities; and

WHEREAS, the construction cost is estimated to be \$4,012,600.00, all of which is proposed to be ARRA Funds; and

WHEREAS, the City's share of the project is to be 100% of the design and preliminary engineering, and all other costs over the capped construction and construction engineering amounts, and

WHEREAS, Supplemental Agreement No. 1 with the Nebraska Department of Roads is required to proceed with this project.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the supplemental agreement number 1 with the Nebraska Department of Roads to amend the original agreement for the widening of South Locust Street is hereby approved.

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

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, July 28, 2009.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
July 24, 2009	☐ City Attorney



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G12

**#2009-181 - Approving Change Order No. 1 for Asphalt
Maintenance Project 2009-AC-1**

Staff Contact: Steven P. Riehle, Public Works Director

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: July 28, 2009

Subject: Approving Change Order No. 1 for Asphalt Maintenance Project 2009-AC-1

Item #'s: G-12

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

Background

J.I.L. Asphalt Paving Company of Grand Island, Nebraska was awarded a \$676,758.50 contract on March 24, 2009. The contract was for the yearly asphalt maintenance within the City.

Discussion

The Streets Division of the Public Works Department is requesting to change the four blocks of asphalt overlay on 1st Street between Eddy Street & Walnut Street to be full width of the street instead of only the south lane. The south lane of this section of 1st Street is failing. The center and north lanes along this section of 1st Street are not failing, but the asphalt is rutted and shoving because of the loading from heavy truck traffic. Paving the full width of this section will make for a better finished product. The cost of such additional work is \$46,939.98 as detailed on the attached change order.

The cost for the additional work will come from funds in the Contracted Concrete Repair Fund, Account No. 10033506.85351 so there will be no budgetary impact..

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

Public Works Administration recommends that the Council approve Change Order No. 1 for Asphalt Maintenance Project 2009-AC-1.

Sample Motion

Motion to Approve Change Order No. 1 for Asphalt Maintenance Project No. 2009-AC-1.

City of Grand Island
100 East 1st Street
Grand Island, Nebraska 68801

CHANGE ORDER NUMBER 1

Date of Issuance: July 28, 2009

PROJECT: Asphalt Maintenance Project 2009-AC-1

CONTRACTOR: J.I.L. Asphalt Paving Company

CONTRACT DATE: March 24, 2009

To change the four blocks of asphalt overlay on 1st Street between Eddy Street & Walnut Street to be full width of the street instead of only the south lane. Paving the full width of this section will make for a better finished product.

	<u>Quantity</u>	<u>Unit Price</u>	<u>Total Price</u>
1. Type "A" Asphalt	669 tons	\$26.50/ton	\$17,728.50
2. Asphalt Cement	8,362 gal	\$ 2.34/gal	\$19,567.08
3. Tack Coat	606 gal	\$.90/gal	\$ 545.40
4. Milling	6,066 s.y.	\$ 1.50/s.y.	\$ 9,099.00

TOTAL OF CHANGE ORDER NO. 1 **\$46,939.98**

The changes result in the following adjustment to the Contract Amount:

Contract Price Prior to This Change Order \$676,758.50

Net Increase/Decrease Resulting from this Change Order..... \$ 46,939.98

Revised Contract Price Including this Change Order \$723,698.48

Approval Recommended:

By _____
Steven P. Riehle, Public Works Director

Date _____

The Above Change Order Accepted:

J.I.L. Asphalt Paving Company
Contractor

By _____

Date _____

Approved for the City of Grand Island:

By _____
Margaret Hornady, Mayor

Attest: _____
RaNae Edwards, City Clerk

Date _____

RESOLUTION 2009-181

WHEREAS, on March 24, 2009, by Resolution 2009-64, the City of Grand Island awarded J.I.L. Asphalt Paving Company of Grand Island, Nebraska the bid in the amount of \$676,758.50 for Asphalt Resurfacing Project Number 2009-AC-1; and

WHEREAS, it has been determined that modifications to the work to be performed by J.I.L. Asphalt Paving Company are necessary; and

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

WHEREAS, it is recommended that modifications to the work to be done by J.I.L. Asphalt Paving Company are necessary; and

WHEREAS, the result of such modifications will increase the contract amount by \$46,939.98 for a revised contract price of \$723,698.48.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the Mayor be, and hereby is, authorized and directed to execute Change Order No. 1 between the City of Grand Island and J.I.L. Asphalt Paving Company of Grand Island, Nebraska to provide the modifications.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, July 28, 2009.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
July 24, 2009	☐ City Attorney



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G13

#2009-182 - Approving Change Order No. 1 for Sanitary Sewer District No. 76 Replacement; Vine Street, Between Ashton Avenue and Koenig Street

Staff Contact: Steven P. Riehle, Public Works Director

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: July 28, 2009

Subject: Approving Change Order Number 1 for Sanitary Sewer District Number 76 Replacement; Vine Street, Between Ashton Avenue and Koenig Street

Item #'s: G-13

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

Background

The Diamond Engineering Company of Grand Island, Nebraska was awarded a \$211,322.19 contract on June 23, 2009 for the above district. The district provides for replacing the sanitary sewer main due to the deterioration of the main that serves this area. The main failed and a portion of Vine Street collapsed into the hole created by the failure.

Discussion

The Wastewater Division of the Public Works Department is requesting to add a manhole on Vine Street midway between Ashton Avenue and Koenig Street. There is 527 feet of sanitary sewer main between the manhole at Ashton Avenue and the manhole at Koenig Street. Manholes are typically placed every 350 to 400 feet to provide for easier access to the sanitary sewer main to perform necessary maintenance work.

The cost for the manhole installation is \$4,000 lump sum with no separate payment for vertical depth of manhole. The price was compared to other bid unit prices for manholes to ensure the quoted price was fair and reasonable.

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

Public Works Administration recommends that the Council approve Change Order Number 1 for Sanitary Sewer District No. 76 Replacement on Vine Street, between Ashton Avenue and Koenig Street.

Sample Motion

Motion to Approve Change Order Number 1.

City of Grand Island
100 East 1st Street
Grand Island, Nebraska 68801

CHANGE ORDER NUMBER 1

Date of Issuance: July 28, 2009

PROJECT: Sanitary Sewer District No. 76 Replacement; Vine Street, between Ashton Avenue and Koenig Street

CONTRACTOR: The Diamond Engineering Company

CONTRACT DATE: June 23, 2009

To install a sanitary sewer manhole on Vine Street midway between Ashton Avenue and Koenig Street.

- Installation of Sanitary Sewer Manhole 1.00 each lump sum \$ 4,000.00

The changes result in the following adjustment to the Contract Amount:

Contract Price Prior to This Change Order\$211,322.19

Net Increase/~~Decrease~~ Resulting from this Change Order\$ 4,000.00

Revised Contract Price Including this Change Order.....\$215,322.19

Approval Recommended:

By _____
Steven P. Riehle, Public Works Director

Date _____

The Above Change Order Accepted:

The Diamond Engineering Company
Contractor

By _____

Date _____

Approved for the City of Grand Island:

By _____
Margaret Hornady, Mayor

Attest: _____
RaNae Edwards, City Clerk

Date _____

RESOLUTION 2009-182

WHEREAS, on June 23, 2009, by Resolution 2009-142, the City of Grand Island awarded The Diamond Engineering Company of Grand Island, Nebraska the bid in the amount of \$211,322.19 for Sanitary Sewer District No. 76 Replacement; Vine Street, between Ashton Avenue and Koenig Street; and

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

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

WHEREAS, it is recommended that modifications to the work to be done by The Diamond Engineering Company are necessary; and

WHEREAS, the result of such modifications will increase the contract amount by \$4,000.00 for a revised contract price of \$215,322.19.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the Mayor be, and hereby is, authorized and directed to execute Change Order No. 1 between the City Of Grand Island and The Diamond Engineering Company of Grand Island, Nebraska to provide the modifications.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, July 28, 2009.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
July 24, 2009	☐ City Attorney



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G14

#2009-183 - Approving Purchase of a Skid Steer Loader for Use in Concrete Repair Operations at the Streets Division of the Public Works Department

Staff Contact: Steven P. Riehle, Public Works Director

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: July 28, 2009

Subject: Approving Purchase of a Skid Steer Loader for use in Concrete Repair Operations at the Street Division

Item #'s: G-14

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

Background

The Bobcat Skid Steer Loader at the Street Division was last replaced by Central Nebraska Bobcat in the 2007/2008 budget and has a replacement agreement in the original bid package. The City has utilized such a replacement agreement in the past.

The replacement agreement is based on \$7.50 per operating hour. At 350 hours of use, the replacement price is \$2,625.

Discussion

It is to the advantage of the City of Grand Island to continue using a Bobcat Skid Steer Loader from Central Nebraska Bobcat of Grand Island, Nebraska. Each unit remains constantly under warranty so that the only cost to the City is for fuel and routine service.

A summary of the cost follows:

Total Cost = \$24,730.59

Trade In Value = \$22,105.59

Cost After Trade = \$2,625.00

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

Public Works Administration recommends that the Council approve a Resolution awarding the purchase of the Skid Steer Loader under the replacement agreement with Central Nebraska Bobcat of Grand Island, Nebraska.

Sample Motion

Motion to approve awarding the purchase of the Skid Steer Loader under the replacement agreement.

RESOLUTION 2009-183

WHEREAS, the City of Grand Island has a replacement agreement in the original bid package for the skid steer loader with Central Nebraska Bobcat of Grand Island, Nebraska; and

WHEREAS, the total cost of the skid steer is \$24,730.59; and

WHEREAS, the trade-in value is \$22,105.59; and

WHEREAS, such buyback is based on \$7.50 per operating hour; and

WHEREAS, the current skid steer loader has 350 hours of use for a replacement price of \$2,625.00.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the skid steer replacement in the amount of \$2,625.00, plus trade in of \$22,105.59, from Central Nebraska Bobcat of Grand Island, Nebraska is hereby approved.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, July 28, 2009.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G15

**#2009-184 - Approving Deed of Reconveyance of Property at Lot 1
Platte Valley Industrial Park**

Staff Contact: Joni Kuzma

Council Agenda Memo

From: Joni Kuzma, Community Development

Meeting: July 28, 2009

Subject: Approving Deed of Reconveyance of property at Lot 1, Platte Valley Industrial Park

Item #'s: G-15

Presenter(s): Joni Kuzma, Community Development Administrator

Background

The City Of Grand Island has a Deed of Trust filed on property in the Platte Valley Industrial Park (Spec Building Site) in the amount of \$250,000. On October 5, 2007 a lien was filed against this property to secure Community Development Block Grant funds and agreements in the amount of \$250,000.00 that were loaned to the Grand Island Economic Area Development Corporation to assist in the construction of a shell building for the purposes of economic development as part of the Community Development Block Grant program. The legal description is:

Lot 7, Platte Valley Industrial Park Third Subdivision, Hall County, Nebraska.
Now a part of Lot 1, Platte Valley Industrial Park Sixth Subdivision, in Grand Island, Hall County, Nebraska

The Grand Island Area Economic Development Corporation is requesting to have the City forgive the loan and request the trustee to issue a Deed of Reconveyance on this property based on the terms of the Memorandum of Understanding with the City of Grand Island and the Nebraska Department of Economic Development. Nova-Tech, Inc. purchased the property in November 2008 and the company has met the job requirements as set forth in the Memorandum of Understanding.

Discussion

Section §4.03 of the Memorandum of Understanding states the following conditions for lien release:

“Up to 100% of the conditional grant provided by CDBG funds will be declared unconditionally granted by the Department in favor of the City, and thus the City will be

in a position to forgive some or all (the amount of forgiveness, if any, of the Loan is at the discretion of the City) of the Loan obligation of the Grand Island Area Economic Development Corporation, if certain conditions are fully satisfied.”

The benefiting business (Nova-Tech, Inc.) was required within 12 months of purchase to create 13 full-time equivalent positions, of which positions at least 51%, or seven (7), whichever was greater were to be held or made available to, low – to – moderate income (LMI) persons. Such positions were to be maintained for 12 months. Nova-Tech, Inc. has met all of the Community Development Block Grant objectives for job creation.

Alternatives

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

1. Move to forgive the loan and approve Deed of Reconveyance
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 forgive the loan and approve Deed of Reconveyance.

Sample Motion

Move to forgive the loan to GIAEDC and approve Deed of Reconveyance on Lot 7, Platte Valley Industrial Park Third Subdivision, Hall County, Nebraska. Now a part of Lot 1, Platte Valley Industrial Park Sixth Subdivision, in Grand Island, Hall County, Nebraska

RESOLUTION 2009-184

WHEREAS, the City has a Deed of Trust filed on property in the Platte Valley Industrial Park in the amount of \$250,000 to secure Community Development Block Grant funds that were loaned to the Grand Island Area Economic Development Corporation; and

WHEREAS, the GIAEDC is requesting the City forgive the loan dated October 4, 2007 in the amount of \$250,000 and release the Deed of Trust filed for record on the 5th day of October, 2007 and recorded as Instrument No. 0200708621 in the office of the Register of Deeds of Hall County, Nebraska, ; and

WHEREAS, the terms set forth in a July 2005 Memorandum of Understanding between the City of Grand Island, the Nebraska Department of Economic Development, and the Economic Development Corporation have been met;

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island does hereby forgive the loan to Grand Island Area Economic Development Corporation dated October 4, 2007 in the amount of \$250,000 and releases the Deed of Trust dated October 4, 2007 and recorded as Instrument No. 0200708621 in the office of the Register of Deeds, Hall County, Nebraska. The Mayor is authorized and directed to sign the request for reconveyance to the trustee.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, July 28, 2009.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G16

**#2009-185 - Approving Extension Request for Community
Development Block Grant #08-CR-002 Phase 3**

Staff Contact: jonik

Council Agenda Memo

From: Joni Kuzma, Community Development Administrator

Meeting: July 28, 2009

Subject: Approving Extension Request for Community Development Block Grant #08-CR-002 Phase 3

Item #'s: G-16

Presenter(s): Joni Kuzma, Community Development Administrator

Background

In January, 2009 the State of Nebraska Department of Economic Development awarded a \$254,230 Community Development Block Grant to the City of Grand Island for Phase III of a community revitalization project. The Phase III contract end date is currently August, 31, 2009, but proposed projects will not be completed by that date. Phases I and II were delayed due to a variety of reasons which moved the Phase III award date back and shortened the amount of time allotted to complete grant projects.

Discussion

Community Development is requesting Council approval for an extension request that would establish a contract end date of December 31, 2009. The proposed water main replacement project began on July 20, 2009 and is expected to be completed by the end of October. The grant also provides funds for two owner-occupied rehabilitation projects and two down payment assistance for first-time homebuyer projects. At this time, no applicants have been fully approved for these funds. .

The Department of Economic Development requires Council approval of an extension request in the form of a resolution to accept an amendment request.

Alternatives

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

1. Move to approve the extension request
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 extension request.

Sample Motion

Move to approve the extension request for Community Revitalization Block Grant 08-CR-002 and authorize the Mayor to sign all appropriate documents.

RESOLUTION 2009-185

WHEREAS, in January, 2009, the State of Nebraska Department of Economic Development awarded the City of Grand Island a Community Development Block Grant in the amount of \$254,230 for Phase III of a community revitalization project; and

WHEREAS, the grant contract will expire August 31, 2009, and completion of Phase III will be delayed due to circumstances that occurred during Phases I and II of the grant cycle; and

WHEREAS, additional time is needed for grant completion and the Department of Economic Development requires a written request and Council resolution to extend the contract; and

WHEREAS, Council approval is required in order to submit the amended request to the Department of Economic Development.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the request for extension of the contract of the grant from the Department of Economic Development is approved and that the Mayor is hereby authorized and directed to execute any related documents on behalf of the City of Grand Island for such grant programs.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, July 28, 2009.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
July 24, 2009	☐ City Attorney



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G17

#2009-186 - Approving Bid Award for Ambulance Remount

Staff Contact: Troy Hughes

Council Agenda Memo

From: Troy Hughes, Fire Chief
Meeting: July 28, 2009
Subject: Ambulance Remount
Item #'s: G-17
Presenter(s): Troy Shubert, EMS Division Chief

Background

Specifications were developed and a bid opening was held July 23, 2009 to remount the modular ambulance body on a new chassis. The department went for a remount vs. a new ambulance because of the cost of a new unit and the time delay to purchase a new ambulance. Bids were mailed to fourteen providers on July 8, 2009 but only two submitted a bid. The department's estimate for this remount was \$80,000.

Discussion

The bid from Life Star Rescue, Inc of Van Wert, OH was over the estimate while the bid from Arrow Manufacturing, Inc of Rock Rapids, IA was within the estimate and without exceptions to the specifications. This work is for a 2009 or 2010 GM G4500 chassis, 6.6 liter Duramax diesel engine with customer supplied Medtec Type 3 modular ambulance body remounted and refurbished to our specifications for a cost of \$84,414. The bid also includes a \$4,500 credit for trading in the 2006 Ford E450 chassis which leaves a balance of \$79,814; with an expected completion date of six months after receipt of delivery of the ambulance provided for remount. The specifications include the successful bidder supplying Grand Island Fire Department with a loaner ambulance during the remount process.

Alternatives

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

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

Recommendation

City Administration recommends that the Council approve the ambulance remount from Arrow Manufacturing, Inc or Rock Rapids, Iowa for \$79,914.00 which includes a 20% deposit due when proposal is accepted and chassis balance due upon receipt of chassis for manufacture.

Sample Motion

Motion to approve.

Purchasing Division of Legal Department
INTEROFFICE MEMORANDUM



Wes Nespor, Purchasing Agent

*Working Together for a
Better Tomorrow, Today*

BID OPENING

BID OPENING DATE: July 23, 2009 at 11:00 a.m.

FOR: Ambulance Remount

DEPARTMENT: Fire

ESTIMATE: \$80,000.00

FUND/ACCOUNT: 10022102-85625

PUBLICATION DATE:

NO. POTENTIAL BIDDERS: 13

SUMMARY

Bidder:	Arrow Manufacturing	Life Star Rescue Inc.
	Rock Rapids, IA	Van Wert, OH
Bid Security:	Cashiers Check	Bond
Exceptions:	None	Noted
Bid Price:	\$79,914	\$81,485

Heiman Fire Equipment – No Bid

RESOLUTION 2009-186

WHEREAS, the City Of Grand Island invited sealed bids for ambulance remount of a 2006 Ford E450 chassis, according to plans and specifications on file with the City Clerk; and

WHEREAS, on July 23, 2009 bids were received, opened and reviewed; and

WHEREAS, Arrow Manufacturing, Inc of Rock Rapids, IA 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 \$84,414 for a 2009 or 2010 GM G4500 chassis, 6.6 liter Duramax diesel engine with customer supplied Medtec Type 3 modular ambulance body remounted and refurbished with a trade in of a 2006 Ford E450 chassis deductions of \$4,500 bringing the bid total to \$79,914; and

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of Arrow Manufacturing, Inc of Rock Rapids, Iowa in the amount of \$79,914 plus trade-in for one 2009 or 2010 GM G4500 chassis is hereby approved

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, July 28, 2009.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
July 24, 2009	☐ City Attorney



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G18

**#2009-187 -Approval of Engineering Services for the Veterans
Home Complex**

Staff Contact: Steve Paustian

Council Agenda Memo

From: Steve Paustian, Park and Recreation Director

Meeting: July 28, 2009

Subject: Approval of Engineering Services for the Veterans Home Complex

Item #'s: G-18

Presenter(s): Steve Paustian, Parks and Recreation Director

Background

At the direction of the State Fair Board, Olsson Associates was instructed to provide up to \$20,000.00 worth of engineering services for the Athletic Complex. Olsson Associates developed the master plan and some preliminary engineering for the Veterans Athletic Complex under their agreement with the State Fair.

The Parks and Recreation Department has solicited proposals for final engineering design services for the Veterans Home Athletic Complex. Two proposals were received.

Discussion

The two proposals received met all of the requirements as they related to the proposal request. Olsson Associates of Grand Island submitted a proposal in the amount of \$29,800.00. JEO Engineering also of Grand Island submitted a proposal for \$30,500.00.

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

Because of their involvement with the development of the Veterans Athletic Complex Master Plan and because of the lower fee, City Administration recommends that Council award an engineering contract to Olsson Associates for engineering services related to the development of the Veterans Athletic Complex in the amount of \$29,800.00.

Sample Motion

Motion to approve the contract to Olsson Associates for engineering services for the development of the Veterans Athletic Complex.



Wes Nespor, Purchasing Agent

*Working Together for a
Better Tomorrow, Today*

**REQUEST FOR PROPOSAL
FOR
ENGINEERING SERVICES FOR
PHASE ONE – SPORTS COMPLEX**

RFP DUE DATE: July 21, 2009 at 4:00 p.m.

DEPARTMENT: Parks & Recreation

PUBLICATION DATE: July 2, 2009

NO. POTENTIAL BIDDERS: 7

SUMMARY OF PROPOSALS RECEIVED

Olsson Associates
Grand Island

JEO
Grand Island

CONTRACT AGREEMENT

THIS AGREEMENT made and entered into this _____ day of _____, **2009**, by and between **Olsson Associates.**, hereinafter called the Contractor, and the **City of Grand Island, Nebraska**, hereinafter called the City.

WITNESSETH:

THAT, WHEREAS, in accordance with law, the City has caused contract documents to be prepared and an advertisement of a **Request for Proposals for Engineering Services for Phase 1 – Sports Complex for the City of Grand Island**; and

WHEREAS, the City, in the manner prescribed by law, has publicly opened, examined, and canvassed the proposals submitted, and has determined the aforesaid Contractor submitted the best proposal based on the evaluation criteria listed in the Request for Proposals, and has duly awarded to the said Contractor a contract therefore, for the sum or sums named in the **Engineering Services Proposal Form** submitted by the Contractor, a copy thereof being attached to and made a part of this contract;

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

ARTICLE I. That the Contractor shall (a) furnish all tools, equipment, superintendence, transportation, and other construction materials, services and facilities; (b) furnish, as agent for the City, all materials, supplies and equipment specified and required to be incorporated in and form a permanent part of the completed work; (c) provide and perform all necessary labor; and (d) in a good substantial and workmanlike manner and in accordance with the requirements, stipulations, provisions, and conditions of the contract documents as listed in the attached **Request for Proposals for Engineering Services for Phase 1 – Sports Complex for the City of Grand Island** and in the attached **Description of Basic Professional Services and Related Matters** as submitted by the Contractor; said documents forming the contract and being as fully a part thereof as if repeated verbatim herein, perform, execute, construct and complete all work included in and covered by the City's official award of this contract to the said Contractor, such award being based on the acceptance by the City of the Contractor's proposal;

ARTICLE II. That the City shall pay to the contractor for the performance of the work embraced in this contract and the contractor will accept as full compensation therefore the sum (subject to adjustment as provided by the contract) of **Twenty nine thousand eight hundred dollars and 00/100 (\$29,800.00)** for all services, materials, and work covered by and included in the contract award and designated in the foregoing Article I; payments thereof to be made in cash or its equivalent in the manner provided in the General Specifications. The City of Grand Island, Nebraska operates on a fiscal year beginning October 1st and ending on the following September 30th. It is understood and agreed that any portion of this agreement which will be performed in a future fiscal year is contingent upon the City Council adopting budget statements and appropriations sufficient to fund such performance.

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

becoming a part of the finished product of **Engineering Services for Phase 1 – Sports Complex for the City of Grand Island, Nebraska.**

CONTRACT AGREEMENT (Continued)

ARTICLE IV. That the contractor shall start work as soon as possible after the contract is signed.

ARTICLE V. The Contractor agrees to comply with all applicable State fair labor standards in the execution of this contract as required by Section 73-102, R.R.S. 1943. The Contractor further agrees to comply with the provisions of Section 48-657, R.R.S. 1943, pertaining to contributions to the Unemployment Compensation Fund of the State of Nebraska. During the performance of this contract, the contractor and all subcontractors agree not to discriminate in hiring or any other employment practice on the basis of race, color, religion, gender, national origin, age or disability. The Contractor agrees to comply with all applicable Local, State and Federal rules and regulations. Every public contractor and his, her or its subcontractors who are awarded a contract by the City for the physical performance of services within the State of Nebraska shall register with and use a federal immigration verification system to determine the work eligibility status of new employees physically performing services within the State of Nebraska.

ARTICLE VI. City Code states that it is unethical for any person to offer, give or agree to give any City employee or former City employee, or for any City employee or former City employee to solicit, demand, accept, or agree to accept from another person, a gratuity or an offer of employment in connection with any decision, approval, disapproval, recommendation, or preparation of any part of a program requirement or a purchase request, influencing the content of any specification or procurement standard, rendering of advice, investigation, auditing, or in any other advisory capacity in any proceeding or application, request for ruling, determination, claim or controversy, or other particular matter, pertaining to any program requirement or a contract or subcontract, or to any solicitation or proposal therefore. It shall be unethical for any payment, gratuity, or offer of employment to be made by or on behalf of a subcontractor under a contract to the prime contractor or higher tier subcontractor or any person associated therewith, as an inducement for the award of a subcontract or order.

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

Contractor : **Olsson Associates**

By _____

Date _____

Title _____

CITY OF GRAND ISLAND, NEBRASKA,

By _____
Mayor

Date _____

Attest: _____
City Clerk

The contract and bond are in due form according to law and are hereby approved.

Attorney for the City

Date _____

EXHIBIT "A" to GENERAL PROVISIONS ATTACHED TO
LETTER AGREEMENT FOR PROFESSIONAL SERVICES
BETWEEN CLIENT AND OLSSON, DATED July 21, 2009

DESCRIPTION OF BASIC PROFESSIONAL SERVICES AND RELATED MATTERS

This is an exhibit attached to and made a part of the General Provisions attached to the Proposed Letter Agreement for Professional Services dated July 21, 2009 between the City of Grand Island Parks and Recreation Department (CLIENT) and Olsson Associates (OLSSON) providing for professional services. The Basic Services of OLSSON are as indicated below.

GENERAL

OLSSON shall perform for CLIENT professional services in all phases of the Project to which this Agreement applies as hereinafter provided. These services will include serving as CLIENT's professional representative for the Project, providing professional consultation and advice and furnishing customary services incidental thereto.

PROJECT

The development of the Grand Island Sports Complex, for relocating the existing Fonner Park Softball Fields and Soccer fields to a new location south of Eagle Scout Lake, providing needed athletic fields in the community. Phase One of the new Sports Complex is as follows:

Task I. PHASE ONE DESIGN PHASE

- Provide overall grading and drainage design for the nearly 80 acre complex. Detailed grading and drainage construction drawings shall be prepared for Phase 1 indentifying cut/fill quantities and erosion control for SWPPP.
- Provide design and construction documents for water main to be extended to the property and a distribution system for Phase 1 domestic and irrigation needs for approval by City Utilities.
- Provide design and construction documents for sanitary system for restroom and required plumbing for Phase 1 that would be extended to future phases for approval by City Public Works and Nebraska DEQ.
- Provide design and construction documents for paving of the parking lot, entrance drives, and sidewalks necessary for Phase 1 including spot elevations, plan and profile, and details for construction.
- Coordination with Grand Island City staff in plan development for the irrigation, fencing, power for the site, lighting, and playground.
- Provide construction estimates with approximate quantities and value engineering alternatives to help keep Phase 1 under budget.
- Coordinate with Grand Island Parks and Recreation staff to locate buildings and necessary services for the complex.
- Provide review sets of construction documents and obtain approval of City and State review for City bid process.
- Provide required assistance to City Staff during bidding and construction.

Assumptions:

- Irrigation design and supply will be supplied by the City
- Lighting design will be completed by the City
- Restroom/concession stands design and building footprint will be completed by the City
- Fencing will be completed by the City
- Electrical Power design will be completed by the City
- Construction Engineering fees will be negotiated after the design is completed.

G:\Office\PROPOSAL\Grand Island\SPORTS COMPLEX\Exhibit 'A'..Doc

RESOLUTION 2009 - 187

WHEREAS, the City of Grand Island is in the process of developing a new athletic complex; and

WHEREAS, such project will require an engineering consultant to prepare plans and specifications for the construction of the athletic complex; and

WHEREAS, the City of Grand Island issued a Request for Proposals (RFP) for engineering services for such project; and

WHEREAS, two proposals were received and the proposal from Olsson Associates ranked the highest; and

WHEREAS, Olsson Associates of Grand Island, Nebraska, submitted a proposal for such project in accordance with the Request for Proposals in the amount of \$29,800.00; and

WHEREAS, a Consultant Agreement with Olsson Associates to perform engineering work for such project has been reviewed and approved by the City Attorney.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the Consultant Agreement with Olsson Associates of Grand Island and Lincoln, Nebraska for engineering consulting work for the design of an athletic complex is hereby approved at a cost of \$29,800.00.

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

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, July 28, 2009.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
July 24, 2009	☐ City Attorney



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item G19

Consideration of City Council Result Maps

Staff Contact: RaNae Edwards

Council Agenda Memo

From: Jeff Pederson, City Administrator

Meeting: July 28, 2008

Subject: Consideration of City Council Result Maps

Item #'s: G-19

Presenter(s): Jeff Pederson, City Administrator

Background

A City Council Special Study Session Retreat was held June 1 and 2 to initiate the process of Achieving Fiscal Health & Wellness with specific emphasis on the Prioritization process.

International City/County Manager Association Consultants Chris Fabian and Jon Johnson facilitated a strategic retreat through a mapping exercise that identified six major result areas for Grand Island City Government. The exercise defined overall strategic results, set by City Council, utilizing idea cards to suggest specific objectives as well as define results for staff direction.

Discussion

Draft Goal Maps with defined results were presented for Council discussion at the July 21, 2009 Council Study Session. Staff made requested changes to the proposed City Council Result Maps. These changes are reflected in the attached result and sub-result maps.

Once approved the results and sub-results will set direction for City management to develop and undertake specific strategies, initiatives and projects in support of these broad, high-level objectives.

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 approval of the Result Maps.

Sample Motion

Move to approve City Council Result Maps.



*Provides for the
renewal of the
environment through
recycling and reuse*

*Manages and mitigates factors
that impact environmental
quality and sustainability*

**Stewardship of the
Environment**

*Encourages energy
conservation and
efficiency through
education, incentives and
the provision of alternative
solutions*

*Mitigate and abates
threats to the
environment caused by
nature*

*Promotes and regulates
a clean, orderly and
ecologically balanced
community*

*Protects its citizens,
proactively prevents
crime and enforces the
law*

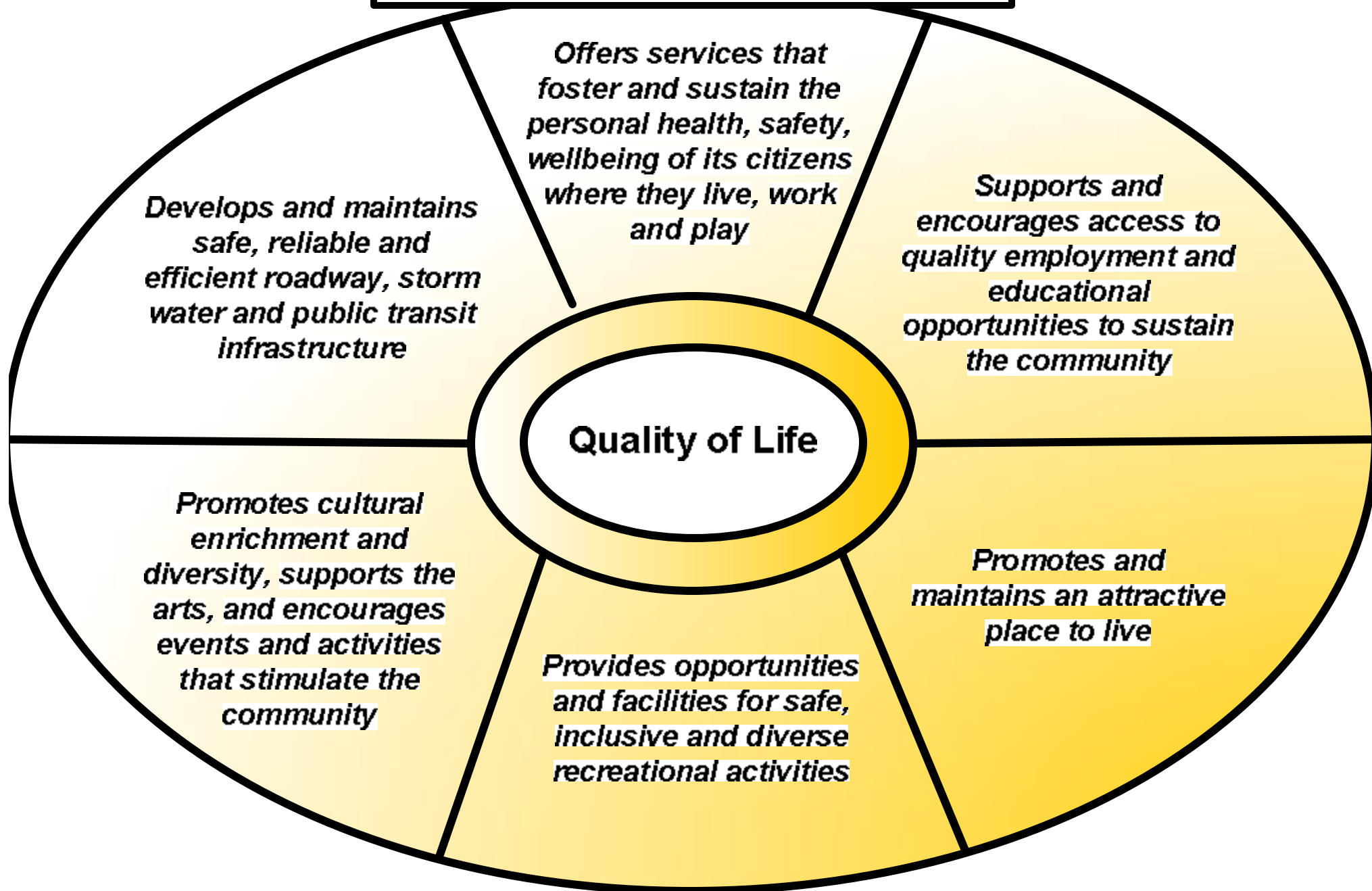
*Participates in activities
that encourages a
community that feels
safe, accepting and
connected*

Safe Community

*Facilitates and
enhances safe
transportation and
mobility options*

*Proactively prepares,
promptly alerts and
swiftly responds to
emergencies*

*Safeguards the physical
and environmental
health of the
community*





*Enhances its identity as
a regional trade center
and encourages
tourism opportunities*

*Develops, expands and
revitalizes a business
community that recruits,
retains and regenerates a
skilled, quality
workforce*

**Strategic,
Sustainable and
Maintained
Development**

*Encourages sustainable
and affordable
development supported by
"first class" city services
and infrastructure*

*Promotes well-
regulated, strategically
planned and future -
focused development*

*Leverages regional and
community
partnerships*

Supports decision making with timely and accurate short term and long-range analysis

Provides stewardship and manages sustainability over financial, human and physical assets

Governance

Responsive to the needs of internal and external stakeholders

Enhances and facilitates accountability, efficiencies, best practices and trust

Provides assurance of regulatory and policy compliance



*Cultivates community
and regional
partnerships that
supports the City's
mission*

*Fosters an environment that is
open, accessible and
trustworthy*

**Quality
Management**

*Develops community-
oriented, forward-
focused leaders*

*Provides for an effective,
efficient and sustainable
organization*

*Focuses on results and
priorities*



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item H1

**Consideration of Request from Hornady FLP on Behalf of
Midland Telecom for a Conditional Use Permit for a
Communications Tower Located at 3625 West Old Potash Highway**

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

Staff Contact: Craig Lewis



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item J1

Approving Payment of Claims for the Period of July 15 2009 through July 28, 2009

The Claims for the period of July 15, 2009 through July 28, 2009 for a total amount of \$2,648,032.78. A MOTION is in order.

Staff Contact: David Springer



City of Grand Island

Tuesday, July 28, 2009

Council Session

Item J2

Approving Payment of Claims for the Veterans Athletic Complex for the Period of June 29, 2009 through July 28, 2009

The Claims for the Veterans Athletic Complex for the period of June 29, 2009 through July 28, 2009 for the following requisitions.

#1 \$750.00

A MOTION is in order.

Staff Contact: David Springer

FORM OF REQUISITION

REQUISITION NO. 1

Wells Fargo Bank, National Association, as Escrow Agent ("Agent") under the Escrow Agreement, dated as of June 29, 2009 (the "Agreement"), between the City of Grand Island, NE as Owner ("Owner"), and Agent is hereby requested to disburse from the Escrow Fund created by the Agreement to the person, firm or corporation designated below as Payee the sum set forth below such designation, in payment of the cost of the Project or portion thereof constructed, equipped or installed

<i>Payee</i>	<i>Address</i>	<i>Amount To Be Paid</i>	<i>Cost of Issuance or Project Description</i>
Wells Fargo Bank N.A.	WF 8113 PO Box 1450 Minneapolis, MN 55485-8113	\$750.00	Escrow Agent Fee

The undersigned hereby certifies that:

(a) The amount requested for payment is for payment or reimbursement for a cost or costs of said Project, has not formed the basis of a previous request for payment and is now due and owing;

(b) A bill or bills or other evidence of each obligation of Lessee is attached herewith; and

(c) Owner will indemnify and hold Agent harmless from and against all claims, losses and damages, including legal fees and expenses that may be incurred in connection with the disbursement requested hereby.

In the event that the Payee named on this Requisition is a person, firm or corporation to which reimbursement is due for payment previously paid by such person, firm or corporation for the cost of the Project or portion thereof, written evidence of such prior payment and the amount thereof is also attached to this Requisition.

Executed this 28 day of July, 2009.

CITY OF GRAND ISLAND, NEBRASKA, as
Owner

By David Springer
Owner Representative

Fee Invoice

Corporate Trust Services

**WELLS
FARGO**

Invoice Number 563942	Billing Date 7/3/2009	Due Date 8/2/2009	Amount Due \$750.00 <i>Please mail or wire payment to:</i> Mailing Address: Wells Fargo Bank WF 8113 P.O. Box 1450 Minneapolis, MN 55485-8113 Wire Instructions: ABA #: 121000248 DDA #: 1000031565 Reference: Invoice #, Acct Name, Attn Na ACH Instructions: ABA #: 091000019 DDA #: 1000031565 Memo: Invoice #, Account Name, Attn Na
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City of Grand Island
Attn: Finance Director
City Hall
100 East First Street
Box 1968
Grand Island, NE 68802-1968

Please return this portion of the statement with your payment in the envelope provided:

Please retain this portion for your records

Account Number: 23574900

City of Grand Island State Fair Cust Fd

Administration Charges

Escrow Agent Fee

For the Period 7/1/2009 thru 6/30/2010

\$750.00

Total Amount Due:

\$750.00

Voucher #

PO #	N/A
Vendor #	1376-5
Invoice #	563942
Description	Fee - Set up account @ W.F.
Approved by	
Org-obj#	400 44450 - 90122
Amount	750.00

Billings past due are subject to an 18% annual finance charge of the balance due.

Please address questions to Chad Shirk Phone - 402-434-4431 Email - Chad.W.Shirk@wellsfargo.com

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City of Grand Island

Tuesday, July 28, 2009

Council Session

Item J3

Approving Payment of Claims for the Recreational Building

The Claims for the Recreational Building for the following requisitions.

#1 \$30,235.94

A MOTION is in order.

Staff Contact: David Springer

Exhibit A to Escrow Agreement

(FORM OF PAYMENT REQUEST)

Payment Request No. 1

The City of Grand Island, Nebraska, as lessee (the "Lessee") under that Lease-Purchase Agreement dated as of July 1, 2009 (the "Lease") between Lessee and Wells Fargo Brokerage Services, LLC, (the "Lessor"), hereby requests Wells Fargo Bank, National Association, as escrow agent (the "Escrow Agent") under the Escrow Agreement dated as of July 1, 2009 (the "Escrow Agreement") among the Escrow Agent, the Lessor and the Lessee, to make payment from the Escrow Fund (as defined in the Escrow Agreement) to the following party or parties, at the addresses set forth below:

<i>Payee</i>	<i>Address</i>	<i>Amount To Be Paid</i>	<i>Cost of Issuance or Project Description</i>
BairdHolm	1500 Woodman Tower 1700 Farnam St Omaha, NE 68102- 2068	\$30,235.94	Legal services rendered in connection with financing for recreational building

In connection therewith, the undersigned officer of the Lessee hereby certifies as follows:

1. All of the provisions of the Lease and the Escrow Agreement are incorporated herein by reference and capitalized terms used herein and not defined shall have the meanings assigned to them in the Loan Agreement and the Escrow Agreement.

2. The payments to be made to the payees set forth above are for costs of construction and/or acquisition of the Project (as defined in the Escrow Agreement) described above, or reimbursement to Lessee therefor, and the payments have not been the basis for a prior request which has been paid. Any amounts to be reimbursed to the Lessee are for advances made by the Lessee from its own funds not earlier than May 1, 2009.

3. All of Lessee's representations, covenants and warranties contained in the Lease and the Certificate with Respect to Tax Matters (the "Tax Certificate") were true and accurate in all material respects as of the date made, and remain true and accurate in all material respects as of the date of this Payment Request, and the Lessee has fully and satisfactorily performed all of its covenants, representations and obligations to date required under the Lease, the Escrow Agreement and the Tax Certificate. No Default Event has occurred under the Lease.

4. The Lessee understands that the Lessor is relying on the certifications herein with regard to and in connection with approving the disbursement requested hereby.

5. Please indicate if this Payment Request relates to the final disbursement from the Escrow Fund: Yes X No.

If this Payment Request relates to the final disbursement from the Escrow Fund, the Lessee and the Lessor hereby instruct Escrow Agent to disburse to Lessor the remaining moneys held in the Escrow Fund to be applied to make a partial prepayment on the Rental Payments as set forth in the Lease.

6. Please indicate if this Payment Request reimburses Lessee for any payment or payments previously made by Lessee: Yes X No.

If this Payment Request requests such a reimbursement, the payment or payments for any obligations originally paid by Lessee, for federal income tax purposes, was after May 1, 2009.

7. Lessee attaches hereto the following items:

(a) invoices and/or bills of sale and/or contractor's payment certifications relating to the Project and, if such invoices have been paid by Lessee, evidence of payment thereof;

(b) an insurance certificate showing coverages as required by the Lease if such insurance certificate has not been previously provided by Lessee to the Lessor.

LESSEE:

THE CITY OF GRAND
ISLAND, NEBRASKA

By: David Springer
Title: City Finance Director
Date: 7-23-2009

REQUEST APPROVED BY WELLS FARGO BANK, NATIONAL ASSOCIATION (Grand Island Branch, as assignee)

Authorized Officer

Attachments: 1. Invoices/Certificates for Payment
2. Insurance Certificate (if not previously provided)

City of Grand Island
Grand Island, NE 68801

Client: G6750

July 9, 2009
Invoice No.: 101247

Statement Summary

Amount this Statement		\$30,235.94
Balance from Previous Statement	\$2,159.62	
(Less Payment Received through 7/9/09)	<u>(\$2,159.62)</u>	
Balance Forward	\$0.00	\$0.00

Total Amount Due:	\$30,235.94
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Please disregard balance forward if payment was made after 7/9/09.

Client Copy

Richard J. Pedersen

1500 Woodmen Tower
1700 Farnam St
Omaha, NE 68102-2068
Tel: 402.344.0500
Fax: 402.344.0588
Direct: 402.636.8288
rpetersen@bairdholm.com
www.bairdholm.com

July 9, 2009

David Springer
City Finance Director
City of Grand Island
Box 1968
100 East First Street
Grand Island, NE 68802-1968

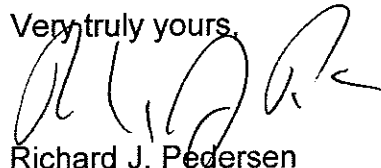
Re: Statement for Services Rendered in Connection with Financing for
Recreational Building

Dear David:

With this letter I am providing to you our firm's statement for services rendered in connection with the recently completed financing. Our total firm time spent at hourly rates amounted to more than \$35,000. We have decreased the amount of the total billing for fees to \$30,000 in view of our long standing relationship with the City and as our contribution to the efforts relating to relocation of the State Fair. A detailed time summary of the services rendered is shown in the enclosed billing. Please let me know if you have any questions or if there are any problems.

Over the years I have appreciated very much my business relationship with you and will miss you very much upon your retirement.

Very truly yours,



Richard J. Pedersen
FOR THE FIRM

RJP/ala
Enclosure
cc: Dale Shotkoski,
City Attorney (w/o enc.)