



# **City of Grand Island**

**Tuesday, December 07, 2010**

**Council Session**

## **Item -1**

**Approving Minutes of November 23, 2010 City Council Regular Meeting**

**Staff Contact: RaNae Edwards**

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL REGULAR MEETING

November 23, 2010

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 November 23, 2010. Notice of the meeting was given in *The Grand Island Independent* on November 17, 2010.

Mayor Hornady called the meeting to order at 7:00 p.m. The following City Council members were present: Meyer, Niemann, Haase, Carney, Ramsey, Nickerson, Zapata and Gericke. Councilmember Gilbert and Dugan were absent. The following City Officials were present: City Administrator Jeff Pederson, City Clerk RaNae Edwards, Finance Director Mary Lou Brown, 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 Tori Katzberg and Sarah Ronne. Mayor Hornady wished everyone a Happy Thanksgiving and announced the next Council meeting would be December 7<sup>th</sup> with the Christmas Tree Lighting and swearing in of a new Mayor and two new Councilmember's.

Mayor Hornady presented City Administrator Jeff Pederson with a plaque and thanked him for his service to the City of Grand Island from September 19, 2007 to December 3, 2010.

PRESENTATIONS AND PROCLAMATIONS:

Presentation of National Citizen Survey. City Administrator Jeff Pederson commented on the importance of this survey. Introduced was Assistant to the City Administrator Shannon Oster who presented an overview of the National Citizen Survey. Mentioned was the feedback from the public to be used in program performance measurement and the budget.

Discussion was held concerning the number of questions in the survey and other Nebraska cities who had implemented this survey. Ms. Oster stated there would be 4 to 5 pages front and back of questions and two cities in Nebraska had implemented this program. Timeline was discussed with the survey to be completed in March 2011. The total cost of this survey was \$9,900. The results of the survey could be used in preparing the 2011/2012 budget. This would be a random scientific sampling of the residents in Grand Island. Response rate ranged from 25% to 40%. It was recommended this survey be conducted every 2 to 3 years.

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

#2010-BE-6 – Consideration of Determining Benefits and Levy Special Assessments for Sidewalk District No. 1, 2007. Steve Riehle, Public Works Director reported that all work had been completed on Sidewalk District No. 1, 2007 for a total cost of \$14,188.87. Costs for the project would be assessed to the adjacent properties. The City Council needed to meet as the

Board of Equalization to determine the benefits for Sidewalk District No. 1, 2007. Staff recommended approval.

Motion by Meyer, second by Nickerson to approve Resolution #2010-BE-6. Upon roll call vote, all voted aye. 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 Paul Galles PR for a Conditional Use Permit for an Off-Site Parking Lot for Grand Island Senior High School Located at 2104 North Custer Avenue. Craig Lewis, Building Department Director reported that Paul Galles PR had submitted an application for a conditional use permit for an off-site parking lot for Grand Island Senior High School located at 2104 North Custer Avenue. Staff recommended approval with the following conditions: 1) landscape provisions in the City Code would require a ten foot landscape buffer adjacent to the street and plantings of two canopy trees, two understory trees, and six shrubs, within the landscape buffer and 2) restricted vehicle ingress and egress to the parking lot from the alley adjacent to the west of the proposed parking lot, limiting potential traffic congestion at the intersection of Custer and College. Paul Galles, 1836 West 11<sup>th</sup> Avenue and Dan Petsch, representing Grand Island Senior High School spoke in support. Douglas and Mary Lanfear, 2128 North Custer and Jim O'Neill, 2426 North Custer spoke in opposition. No further public testimony was heard.

Public Hearing on Acquisition of Utility Easement Located at 3604 Faidley Avenue (Concord Development, LLC). Gary Mader, Utilities Director reported that acquisition of a utility easement located at 3604 Faidley Avenue was needed in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers for the purpose of electrical service to eight apartment buildings. Staff recommended approval. No public testimony was heard.

Public Hearing on Acquisition of Utility Easement Located at 3428 West Capital Avenue (Casey's Retail Company). Gary Mader, Utilities Department Director reported that acquisition of a utility easement located at 3428 West Capital Avenue was needed in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers for the purpose of placing primary electrical conduit, cable, and a pad-mounted transformer to a new convenience store and gas station. Staff recommended approval. No Public testimony was heard.

Public Hearing on Acquisition of Utility Easement Located at 703 South Lincoln Avenue (John s. and Dianne Schulte, Curt Ratliff, and Tim Plate). Gary Mader, Utilities Department Director reported that acquisition of a utility easement located at 703 South Lincoln Avenue was needed in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers for the purpose of placing a single phase primary electrical cable and a pad-mounted transfer to provide service to a new four-plex apartment building. Staff recommended approval. No Public testimony was heard.

Public Hearing on Acquisition of Utility Easement Located at 1912 N. Lafayette Avenue (Hall County School District No. 2). Gary Mader, Utilities Department Director reported that acquisition of a utility easement located at 1912 N. Lafayette Avenue was needed in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers for the purpose of placing New underground conduit, primary cable and a pad-mounted transfer to provide electrical service to Grand Island Senior High's new building. Staff recommended approval. No Public testimony was heard.

ORDINANCES:

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

- #9279 – Consideration of Creating Water Main District 458T – Blaine Street from Schimmer to Wildwood, and Wildwood, from Blaine to Gold Core Drive
- #9280 – Consideration of Assessments for Sidewalk District No. 1, 2007
- #9281 – Consideration of Creating Sanitary Sewer Connection District No. 527T; Gravity Main, Force Main, and Lift Station for Platte Valley industrial Park

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 second reading and then upon final passage and call for a roll call vote on each reading and then upon final passage." Councilmember Ramsey second the motion. Upon roll call vote, all voted aye. Motion adopted.

Utilities Director Gary Mader reported that Ordinance #9279 would create Water Main District 458T along Blaine Street from Schimmer Drive to Wildwood Drive; and in Wildwood from Blaine Street to Gold Core Drive. This project is adjacent to the Economic Development Corporation owned property at the Platte Valley Industrial Park. This would be a 16" diameter water line and would be constructed as a Connection District.

Public Works Director Steve Riehle reported Ordinance #9280 was the action item for the aforementioned Board of Equalization. Ordinance #9281 would create Sanitary Sewer Connection District No. 527T; gravity main, force main, and lift station for the Platte Valley Industrial Park East.

Motion by Carney, second by Nickerson to approve Ordinances #9279, #9280 and #9281.

City Clerk: Ordinances #9279, #9280 and #9281 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 #9279, #9280 and #9281 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 #9279, #9280 and #9281 are declared to be lawfully adopted upon publication as required by law.

CONSENT AGENDA: Consent Agenda items G-15 and G-19 were removed for further discussion. Motion by Zapata, second by Gericke to approve the Consent Agenda excluding items G-15 and G-19. Upon roll call vote, all voted aye. Motion adopted.

Approving Minutes of November 9, 2010 City Council Regular Meeting.

Approving Minutes of November 16, 2010 City Council Study Session.

Approving Re-Appointments of Denzel Rasmussen and Jack Henry and New Appointment of Jolene Wojcik to the Grand Island Facilities Corporation Board.

#2010-321 – Approving Extending Agreement for Dedicated Parking Stalls in the Public Parking Lot at 3<sup>rd</sup> and Pine Streets to the Nebraska Department of Health and Human Services for five years at a rate of \$20.00 per month per stall.

#2010-322 – Approving Acquisition of Utility Easement Located at 3604 Faidley Avenue (Concord Development, LLC).

#2010-323 – Approving Acquisition of Utility Easement Located at 3428 West Capital Avenue (Casey's Retail Company).

#2010-324 – Approving Acquisition of Utility Easement Located at 703 South Lincoln Avenue (John S. and Dianne Schulte, Curt Ratliff, and Tim Plate).

#2010-325 – Approving Acquisition of Utility Easement Located at 1912 N. Lafayette Avenue (Grand Island School District No. 2).

#2010-326 – Approving Bid Award for Coal Supply at Platte Generating Station for 2011 and 2012 with Arch coal Sales Company, Inc.

#2010-327 – Approving Acquisition of Utility Easement from Robin and Barbara Irvine Located on North Engleman Road for Water Main District 456T in an Amount of \$1,945.00.

#2010-328 – Approving Bid Award for Water Main District 456T – Engleman Road & Potash Highway – 13<sup>th</sup> Street to Potash Highway with The Diamond Engineering Company of Grand Island in an Amount of \$497,326.50.

#2010-329 – Approving Certificate of Final Completion for Sanitary Sewer Manhole Rehabilitation Project 2010-MH-REHAB-1 with Midlands Contracting, Inc. of Kearney, Nebraska.

#2010-330 – Approving the Adoption of the Resolution to Comply with Local Public Agency Guidelines Manual by Designating Steven Riehle and Scott Gripenstroh as Responsible Charge.

#2010-331 – Approving Authorization for Emergency Sanitary Sewer Repairs on Bismark Road, Between Sycamore Street and Kimball Street to The Diamond Engineering Company of Grand Island, Nebraska not-to-exceed \$27,000.00.

#2010-333 – Approving Bid Award for Outdoor Warning Sirens to DANKO Emergency Equipment of Snyder, Nebraska in an Amount of \$48,929.12.

#2010-334 – Approving Contract for CrimeMapping Services with The Omega Group of San Diego, California free for one year.

#2010-335 – Approving MOU with the Federal Bureau of Investigations for Safe Streets Task Force.

#2010-337 – Approving HVAC Energy Efficiency Improvement Upgrades with Myers Heating and Air, Fire Station 3 - \$7,500; Fire Station 4 - \$16,500; Midwest Sheet Metal Co., Inc., Fire Station 2 - \$18,450; and Overhead Door, Fire Station 2 - \$2,255, Fire Station 3 - \$144.20 and Fire Station 4- \$144.20.

#2010-332 – Approving Bid Award for Hybrid 4-Door Sedan to Performance Toyota of Lincoln, Nebraska in an Amount of \$21,525.00. Fire Chief Troy Hughes answered questions regarding the maintenance, mileage, and research of other cities with Hybrid cars.

Motion by Ramsey, second by Zapata to approve Resolution #2010-332. Upon roll call vote, all voted aye. Motion adopted.

#2010-336 – Approving Financing for Heavy Duty Rescue Pumper Truck. Discussion was held regarding financing these types of purchases. Finance Director Mary Lou Brown stated the price and length of financing had not been finalized yet. Fire Chief Troy Hughes stated this truck would replace two current trucks.

Motion by Meyer, second by Niemann to approve Resolution #2010-336. Upon roll call vote, Councilmember's Meyer, Niemann, Carney, Ramsey, Zapata, Nickerson, and Gericke voted aye. Councilmember Haase voted no. Motion adopted.

#### REQUEST S AND REFERRALS:

Consideration of Request from Paul Galles PR for a Conditional Use Permit for Off-Site Parking Lot for Grand Island Senior High School Located at 2104 North Custer Avenue. This item related to the aforementioned Public Hearing.

Motion by Niemann, second by Ramsey to approve the request from Paul Galles PR for a Conditional Use Permit for Off-Site Parking Lot for Grand Island Senior High School Located at 2104 North Custer Avenue with the following conditions: 1) landscape provisions in the City Code would require a ten foot landscape buffer adjacent to the street and plantings of two canopy trees, two understory trees, and six shrubs, within the landscape buffer and 2) restricted vehicle ingress and egress to the parking lot from the alley adjacent to the west of the proposed parking lot, limiting potential traffic congestion at the intersection of Custer and College.

Discussion was held concerning staff parking vs. student parking. Dan Petsch stated this was seriously considered. The School would be willing to pave the alley. Traffic at College and Custer was mentioned as a concern as well as the entrance and exits to the parking lot.

Dr. Kent Mann, 1603 Zola Court commented on his concerns of this being just a faculty parking lot. Dr. Mann mentioned the school would like to use this parking lot for special events also. Discussion was held concerning enforcement of this lot. Dr. Mann explained the process of patrolling the parking lot and issuing tickets to students who do not comply.

Motion by Niemann, second by Meyer to amend the main motion to designate this parking lot as non-student parking only. Upon roll call vote, all voted aye. Motion adopted.

Motion by Gericke, second by Haase to amend the main motion to require the alley to be paved adjacent to the property proposed for parking. Upon roll call vote, all voted aye. Motion adopted.

Upon roll call vote of the main motion, councilmember's Meyer, Niemann, Ramsey, Zapata, and Nickerson voted aye. Councilmember's Haase, Carney, and Gericke voted no. Mayor Hornady cast the deciding vote in favor. Motion adopted.

#### PAYMENT OF CLAIMS:

Motion by Meyer, second by Nickerson to approve the Claims for the period of November 10, 2010 through November 23, 2010, for a total amount of \$3,294.935.75. Unanimously approved.

Motion by Meyer, second by Nickerson to approve the Claims for the Period of November 10, 2010 through November 23, 2010 for the Veterans Athletic Field Complex for a total amount of \$12,419.40. Unanimously approved.

Motion by Meyer, second by Nickerson to approve the Claims for the Period of November 10, 2010 through November 23, 2010 for the State Fair Recreation Building for a total amount of \$48,291.00. Unanimously approved.

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

RaNae Edwards  
City Clerk