



# City of Grand Island

Tuesday, November 13, 2012

Council Session

## Item G1

### Approving Minutes of October 23, 2012 City Council Regular Meeting

Staff Contact: RaNae Edwards

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL REGULAR MEETING  
October 23, 2012

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 October 23, 2012. Notice of the meeting was given in *The Grand Island Independent* on October 17, 2012.

Mayor Jay Vavricek called the meeting to order at 7:00 p.m. The following City Council members were present: Chuck Haase, Larry Carney, Bob Niemann, Kirk Ramsey, Mitch Nickerson, Linna Dee Donaldson, Scott Dugan, Vaughn Minton, and John Gericke. Councilmember Peg Gilbert was absent. The following City Officials were present: City Clerk RaNae Edwards, City Attorney Robert Sivick, Interim Public Works Director Terry Brown and Finance Director Jaye Monter.

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

Mayor Vavricek introduced Community Youth Council member Emma Kreutzer.

PRESENTATIONS AND PROCLAMATIONS:

Presentation of the “Mayor’s Builder Award” to Tom and Kim Dinsdale. Mayor Vavricek presented the fifth “Mayor’s Builder Award” to Tom and Kim Dinsdale. Tom Dinsdale was present for the recognition.

Proclamation “Project Homeless Connect Day” October 25, 2012. Mayor Vavricek proclaimed October 25, 2012 as “Project Homeless Connect Day”. Two representatives from Project Homeless were present to receive the Proclamation.

PUBLIC HEARINGS:

Public Hearing on Request from Wilmar Realty, LLC dba Wilmar, 620 West State Street, Suite B for a Class “C” Liquor License. City Clerk RaNae Edwards reported that an application for a Class “C” Liquor License had been received from Wilmar Realty, LLC dba Wilmar, 620 West State Street, Suite B. Ms. Edwards presented the following exhibits for the record: application submitted to the Liquor Control Commission and received by the City on October 4, 2012; notice to the general public of date, time, and place of hearing published on October 13, 2012; notice to the applicant of date, time, and place of hearing mailed on October 4, 2012; along with Chapter 4 of the City Code. Staff recommended approval contingent upon final inspections. Tim Bolton and Tracy Goodman representing Wilmar Realty were present to answer questions. No further public testimony was heard.

Public Hearing on Request from Faulk & Foster on behalf of Verizon Wireless for a Conditional Use Permit for Construction of an 80’ Monopole and Equipment Shelter Located at 1922 West 3<sup>rd</sup> Street. Building Department Director Craig Lewis reported that this request was to allow for the construction of an 80 foot monopole and equipment shelter to facilitate Verizon Wireless

cellular service area. Staff recommended approval. John Yokum, Deshler, NE representing Verizon Wireless was present to answer questions. No further public testimony was heard.

Public Hearing on Amendment to the Redevelopment Plan Area 1 Located at 1103 St. Paul Road. Regional Planning Director Chad Nabity reported that the Grand Island Area Habitat for Humanity, developer, had submitted a proposed amendment to the redevelopment plan Area 1 for site acquisition, clearance and extension of utilities and subsequent construction of three single family houses. Staff recommended approval. No public testimony was heard.

Public Hearing on Amendment to the Redevelopment Plan Area 2 Located at 1135 South Locust Street. Regional Planning Director Chad Nabity reported that the developer intended to use Tax Increment Financing to aid in renovation of the existing retail space at 1135 South Locust Street. Staff recommended approval. Jerry Jacobson, owner, 1112 South Locust Street was present to answer questions. No further public testimony was heard.

CONSENT AGENDA: Consent Agenda item G-4 was pulled for further discussion. Motion by Ramsey, second by Niemann to approve the Consent Agenda excluding item G-4. Upon roll call vote, all voted aye. Motion adopted.

Approving Minutes of October 9, 2012 City Council Regular Meeting.

Approving Re-Appointment of Doug Jensen to the Animal Advisory Board.

#2012-306 – Approving Contract for Downtown Phase I Planning Services.

#2012-307 – Approving Contract for Voice Communications System with Business Telecommunication Systems of Grand Island, NE in an Amount of \$73,196.00 and Installation not to exceed \$3,000.00. Andrew Dewy, consultant representing Dewy Computer Service explained that the current phone system at City Hall was 20 years old and was in need of replacement. Discussion was held regarding D.I.D lines and additional cost and upgrade from analog to digital. Comments were made concerning the need for 120 full duplex speaker phones which were top of the line. The difference in cost for phones without speakers would be \$90.00 per phone. The life span of the new system was expected to be 15 to 20 years.

Motion by Carney, second by Gericke to call the question. Upon roll call vote, Councilmembers Carney, Niemann, Ramsey, Nickerson, Donaldson, Dugan, Minton, and Gericke voted aye. Councilmember Haase voted no. Motion adopted.

Motion by Dugan, second by Carney to approve Resolution #2012-307. Upon roll call vote, Councilmembers Carney, Niemann, Ramsey, Nickerson, Donaldson, and Gericke voted aye. Councilmembers Haase, Dugan, and Minton voted no. Motion adopted.

#2012-308 – Approving Bid Award for Substation Transformer Testing Services with Eaton Corporation of Lenexa, Kansas in an Amount of \$71,236.32.

#2012-309 – Approving Bid Award for the Law Enforcement Center & Downtown Parking Lot Snow Removal Operations for the 2012/2013 Winter Season with Premier Snow Removal, LLC of Grand Island, NE in an Amount of \$35.00 per load for Trucks hauling snow; \$120.00 per hour

for Tractor Loader w/Box Blade; \$100.00 per hour for Skid Steer Loader; and \$200.00 per hour for Tractor with Pull Blade.

#2012-310 – Approving Renewal of Website Hosting Agreement with Vision Internet of Santa Monica, CA for a three-year contract in an Amount of \$231.52 monthly with an annual five percent increase.

REQUESTS AND REFERRALS:

Consideration of Request from Faulk & Foster on behalf of Verizon Wireless for a Conditional Use Permit for Construction of an 80' Monopole and Equipment Shelter Located at 1922 West 3<sup>rd</sup> Street. This item related to the aforementioned Public Hearing.

Motion by Donaldson, second by Haase to approve the request from Faulk & Foster. Upon roll call vote, all voted aye. Motion adopted.

RESOLUTIONS:

#2012-311 – Approving the Exemption of the Capital Avenue Widening – Webb Road to Broadwell Avenue Project from being Partially Funded by a Paving Assessment District. Interim Public Works Director Terry Brown reported that several meetings had been held regarding the Capital Avenue widening project. Staff recommended that a paving district not be created for Webb Road to Broadwell Avenue based on the lack of benefit for the majority of property owners along the project.

The following people spoke in support:

Ryan Banzhaf, 2423 No. Howard Avenue  
Athel Lamborn, 2623 W. Capital Avenue  
Donna Whitaker, 2418 N. Custer Avenue  
Jim O'Neill, 2426 N. Custer Avenue  
Jamie Watch, 2719 Capital Avenue  
Kay Blair, 2431 Sheridan Avenue  
Evelyn Brown, 3027 W. Capital Avenue, Suit 1  
Janet Knapp, 3027 W. Capital Avenue, Suite 6  
Densel Rasmussen, 2809 Brentwood Blvd.  
Jerry Watch, 2719 Capital Avenue  
Jack Jarecke, 2815 W. Capital Avenue  
Gullerimo Pena, 311 East 3<sup>rd</sup> Street

Raymond O'Connor, 611 Fleetwood Road spoke concerning the commercial property and inconsistency in assessments districts.

A lengthy discussion was held regarding the inconsistency in assessments for commercial properties, exempting all arterial streets and a need for a policy. Finance Director Jaye Monter explained the 2013 budget regarding the income and expenses for this project.

Matt Rief representing Olsson Associates stated the cost of assessments to property owners would be approximately \$80.00 to \$90.00 per front footage. City Attorney Robert Sivick explained the state statutes regarding assessment districts.

Motion by Gericke, second by Carney to approve Resolution #2012-311. Upon roll call vote, all voted aye. Motion adopted.

#2012-312 – Consideration of Amendment to the redevelopment Plan Area 1 Located at 1103 St. Paul Road. This item related to the aforementioned Public Hearing.

Motion by Donaldson, second by Nickerson to approve Resolution #2012-312. Upon roll call vote, all voted aye. Motion adopted.

#2012-313 – Consideration of Amendment to the Redevelopment Plan Area 2 Located at 1135 South Locust Street. This item related to the aforementioned Public Hearing.

Motion by Dugan, second by Haase to approve Resolution #2012-313. Upon roll call vote, all voted aye. Motion adopted.

#2012-314 – Approving Automated Metering Infrastructure (AMI) Pilot Project. Utilities Director Tim Luchsinger reported that the intent of the pilot project was to gain first-hand experience with the installation and operation of an AMI system as well as determine the fiscal costs and benefits. The proposed project area to be used was the new water construction in Merrick County. Discussion was held regarding wireless networks and cost of service.

Motion by Haase, second by Dugan to approve Resolution #2012-314. Upon roll call vote, all voted aye. Motion adopted.

#2012-315 – Consideration of Request from Wilmar Realty LLC dba Wilmar, 620 West State Street, Suite B for a Class “C” Liquor License and Liquor Manager Designation for James Goodman, 2716 Apache Road. This item related to the aforementioned Public Hearing.

Motion by Carney, second by Minton to approve Resolution #2012-315. Upon roll call vote, all voted aye. Motion adopted.

PAYMENT OF CLAIMS:

Motion by Dugan, second by Donaldson to approve the Claims for the period of October 10, 2012 through October 23, 2012, for a total amount of \$4,493,163.62.

Discussion was held regarding the ICMA dues for the City Administrator.

Motion by Haase, second by Niemann to deny the claim to ICMA in the amount of \$934.80. Upon roll call vote, Councilmember’s Haase, Dugan, and Gericke voted aye. Councilmember’s Carney, Niemann, Ramsey, Nickerson, Donaldson, and Minton voted no. Motion failed.

Roll call vote upon the main motion, all voted aye. Motion adopted.

ADJOURN TO EXECUTIVE SESSION: Motion by Ramsey, second by Dugan to adjourn to Executive Session at 9:22 p.m. for the purpose of a strategy session with respect to Union Negotiation for IAFF. Unanimously approved.

RETURN TO REGULAR SESSION: Motion by Ramsey, second by Dugan to return to Regular Session at 9:58 p.m. Unanimously approved.

ADJOURNMENT: The meeting was adjourned at 9:58 p.m.

RaNae Edwards  
City Clerk