
City of Grand Island



Tuesday, April 08, 2008

Council Session/Study Session Packet

City Council:

**Tom Brown
Larry Carney
John Gericke
Peg Gilbert
Joyce 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 - Pastor Randy Fett, St. Pauls Lutheran Church, 1515 South Harrison Street

Pledge of Allegiance

Roll Call

A - SUBMITTAL OF REQUESTS FOR FUTURE ITEMS

Individuals who have appropriate items for City Council consideration should complete the Request for Future Agenda Items form located at the Information Booth. If the issue can be handled administratively without Council action, notification will be provided. If the item is scheduled for a meeting or study session, notification of the date will be given.

B - RESERVE TIME TO SPEAK ON AGENDA ITEMS

This is an opportunity for individuals wishing to provide input on any of tonight's agenda items to reserve time to speak. Please come forward, state your name and address, and the Agenda topic on which you will be speaking.

MAYOR COMMUNICATION

This is an opportunity for the Mayor to comment on current events, activities, and issues of interest to the community.



City of Grand Island

Tuesday, April 08, 2008
Council Session/Study Session

Item C1

Proclamation "April is for the Arts" Month, April, 2008

Whereas, the Arts and Humanities contribute to the betterment of our community and the enrichment of our daily lives. The City along with the Moonshell Arts & Humanities Council has designated April as the month to celebrate the Arts & Humanities in Grand Island and recognize those that teach, support, participate or simply appreciate the Arts and Humanities in Grand Island. The Mayor has proclaimed "April for the Arts" month, 2008. See attached PROCLAMATION.

Staff Contact: Mayor Hornady

THE OFFICE OF THE MAYOR
City of Grand Island
State of Nebraska

PROCLAMATION

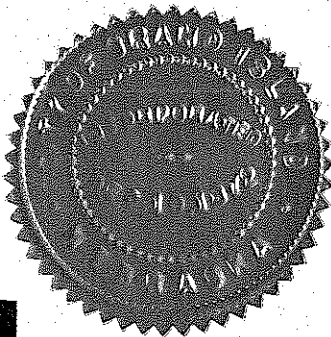
- WHEREAS, the Arts and Humanities contribute to the betterment of our community and the enrichment of our daily lives; and
- WHEREAS, Moonshell Arts and Humanities Council designates April as the month to celebrate the Arts and Humanities in Grand Island; and
- WHEREAS, the mission of Moonshell Arts and Humanities Council is to foster excellence in the arts and humanities in Nebraska's heartland through collaboration and coordination with allied organizations; and
- WHEREAS, the vision of Moonshell Arts and Humanities Council is to play a strategic role in the development, enhancement and promotion of the arts and humanities in the tri-city region of Central Nebraska; and
- WHEREAS, April is the month to also recognize those that teach, support, participate or simply appreciate the Arts and Humanities in Grand Island; and
- WHEREAS, "April is for the Arts" celebrates music, art, dance, literature, theater, history and more.

NOW, THEREFORE, I, Margaret Hornady, Mayor of Grand Island, Nebraska, do hereby proclaim the month of April 2008 as

"APRIL IS FOR THE ARTS"


in the City of Grand Island, and encourage all citizens to join in the celebration.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Great Seal of the City of Grand Island to be affixed this eighth day of April in the year of our Lord Two Thousand and Eight.




Margaret Hornady, Mayor

Attest:


RaNae Edwards, City Clerk



City of Grand Island

Tuesday, April 08, 2008
Council Session/Study Session

Item C2

Proclamation "National Library Week" April 13 - 19

Libraries are a part of the American Dream, transforming our communities with opportunity, education, self-help and lifelong learning. The Edith Abbott Memorial Library is a great place to visit with wonderful resources available. The Mayor has proclaimed the Week of April 13-19, 2008 as "National Library Week". See attached PROCLAMATION.

Staff Contact: Steve Fosselman

THE OFFICE OF THE MAYOR
City of Grand Island
State of Nebraska

PROCLAMATION

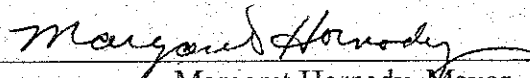
- WHEREAS, our nation's school, academic, public and special libraries make a difference in the lives of millions of Americans, today, more than ever; and
- WHEREAS, librarians are trained professionals, helping people of all ages and backgrounds find and interpret the information they need to live, learn and work in the 21st century; and
- WHEREAS, libraries are part of the American Dream – places for opportunity, education, self-help and lifelong learning; and
- WHEREAS, library use is up nationwide among all types of library users, continuing a decade-long trend; and
- WHEREAS, libraries play a vital role in supporting the quality of life in their communities; and
- WHEREAS, libraries can help you discover a world of knowledge, both in person and online, as well as personal service and assistance in finding what you need, when you need it; and
- WHEREAS, libraries are a key player in the national discourse on intellectual freedom, equity of access, and narrowing the “digital divide”; and
- WHEREAS, libraries, librarians, library workers and supporters across America are celebrating National Library Week with The Campaign for America's Libraries; and
- WHEREAS, Edith Abbott Memorial Library is celebrating its first National Library Week in its newly renovated and expanded facility with a variety of programs and activities.

NOW, THEREFORE, I, Margaret Hornady, Mayor of the City of Grand Island, Nebraska, do hereby proclaim the week of April 13-19, 2008 as


“NATIONAL LIBRARY WEEK”

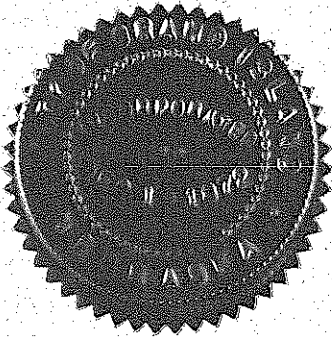
in the City of Grand Island, and encourage all residents to visit the library this week to take advantage of the wonderful library resources available and thank their librarians and library workers for making information accessible to all who walk through the library's doors. Join the circle of knowledge @ your library.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Great Seal of the City of Grand Island to be affixed this eighth day of April in the year of our Lord Two Thousand and Eight.


Margaret Hornady, Mayor

Attest:


RaNae Edwards, City Clerk





City of Grand Island

Tuesday, April 08, 2008
Council Session/Study Session

Item C3

Proclamation "Public Health Month" April, 2008

Public health services benefit all Nebraskans, regardless of age, culture or race. It is important that we do not take public health for granted and that we recognize the need to maintain and improve our current public health efforts. Mayor Hornady has proclaimed the month of April, 2008 as "Public Health Month" in the City of Grand Island. See attached PROCLAMATION.

Staff Contact: Mayor Hornady

THE OFFICE OF THE MAYOR
City of Grand Island
State of Nebraska

PROCLAMATION

- WHEREAS, Nebraskans have achieved almost 30 additional years of life expectancy since 1900; and
- WHEREAS, public health efforts are credited with the majority of improvements in our health status and expanded life expectancy; and
- WHEREAS, public health succeeds by identifying and addressing patterns of disease, illness and injury in populations; and
- WHEREAS, public health is about ensuring healthy living and working environments; and
- WHEREAS, public health efforts protect against bioterrorism and new and emerging public health threats; and
- WHEREAS, public health measures such as controlling the spread of disease, maintaining safe food and drinking water, and providing maternal and child health services, have prevented countless deaths and improved our quality of life; and
- WHEREAS, public health services benefit all Nebraskans, regardless of age, culture or race; and
- WHEREAS, public health services result in healthy Nebraskans in healthy communities; and
- WHEREAS, it is important that we do not take public health for granted and that we recognize the need to maintain and improve our current public health efforts.

NOW, THEREFORE, I, Margaret Hornady, Mayor of the City of Grand Island, Nebraska, do hereby proclaim the month of April, 2008 as

“PUBLIC HEALTH MONTH”

in the City of Grand Island.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Great Seal of the City of Grand Island to be affixed this eighth day of April in the year of our Lord Two Thousand and Eight.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

**Tuesday, April 08, 2008
Council Session/Study Session**

Item F1

#9162 - Consideration of Revisions to Chapter 8 of the Grand Island City Code Relative to International Building and Residential Codes

Staff Contact: Craig Lewis

Council Agenda Memo

From: Craig A. Lewis, Building Department Director

Meeting: April 8, 2008

Subject: Amendment to Chapter 8 of the Grand Island City Code to Adopt the 2006 International Building Code and the 2006 International Residential Code

Item #'s: F-1

Presenter(s): Craig Lewis, Building Department Director

Background

The City of Grand Island has for generations adopted and enforced building codes which regulate the construction of buildings within the City and jurisdictional areas. The purpose of these codes is to provide minimum requirements to safeguard the public safety, health and general welfare, through affordability, structural strength, means of egress facilities, stability, sanitation, light and ventilation, energy conservation and safety to life and property from fire and other hazards attributed to the built environment and to provide safety to firefighters and emergency responders during emergency operations.

Discussion

The City currently adopts and enforces the 2003 edition of the International Building and Residential codes as published by the International Code Council. The Building Code Advisory Board has recently reviewed the 2006 editions of these two codes and recommends their adoption with the revisions as outlined in the attached amended Chapter 8 of the City Code.

The State of Nebraska does require that political subdivisions who enforce building codes adopt the State Building Code, which is the latest edition of the International codes. The 2006 edition is the latest edition.

Alternatives

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

1. Approve the request and amend the City Code to adopt the International Building and Residential codes.
2. Disapprove or /Deny the request.
3. Modify the conditional use to meet the wishes of the Council
4. Table the issue

Recommendation

City Administration recommends that the Council approve the recommendation of the Building Code Advisory Board and amend Chapter 8 to adopt the 2006 International Building and Residential codes.

Sample Motion

Move to approve Ordinance No. 9162 amending Chapter 8 of the Grand Island City Code and adopting the 2006 editions of the International Building and Residential Codes.

ORDINANCE NO. 9162

An ordinance to revise Chapter 8 of the Grand Island City Code to adopt the 2006 IRC and IBC; to repeal any ordinance or parts of ordinances in conflict herewith; and to provide for publication and the effective date of this ordinance said effective date is May 1, 2008.

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

SECTION 1. That Chapter 8, Sections 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 76, and 100 of The Grand Island City Code shall be modified to read as follows:

§8-1. International Building Code (IBC) Adopted

The International Building Code, 2006 Edition, published by the International Code Council, is hereby adopted, together with any amendments thereto as may be made from time to time, except such portions as are hereinafter deleted, modified, or amended by ordinance and set forth in this chapter of the City Code. The following sections of the Appendix shall also be adopted:

Appendix C Group U – Agricultural Buildings

Appendix I – Patio Covers

One copy of the International Building Code, 2006 Edition, and all supplements or amendments thereto shall be filed in the office of the city clerk as provided by law.

Amended by Ordinance No. 8955, effective 3-31-2005

Amended by Ordinance No. , effective 05-01-2008

§8-2. International Residential Code (IRC) Adopted

The International Residential Code, 2006 Edition, published by the International Code Council, is hereby adopted, together with any amendments thereto as may be made from time to time, except such portions as are hereinafter deleted, modified, or amended by ordinance and set forth in this chapter of the City Code.

One copy of the International Residential Code, 2006 Edition, and all supplements or amendments thereto shall be filed in the office of the City Clerk as provided by law.

Amended by Ordinance No. 8955, effective 3-31-2005

Amended by Ordinance No. , effective 05-01-2008

**§8-3. International Building Code (IBC) and International Residential Code (IRC);
Standards Adopted**

The following standards shall be used with the International Building Code and the International Residential Code adopted by §8-1 and §8-2 above:

Acceptable Wind Load Design Procedures:

2006 I.B.C. - Basic Wind Speed 90 mph

Exposure C only

Roof Snow Load - 30 pounds per sq. ft.

Frost Depth - 36 inch minimum

Seismic Design Category A, Site Class D

IRC, Table R301.5 Amend live load for sleeping rooms from 30 pounds to 40 pounds per square foot.

Approved as to Form	☐ _____
April 4, 2008	☐ City Attorney

ORDINANCE NO. 9162 (Cont.)

Amended by Ordinance No. 8955, effective 3-31-2005
Amended by Ordinance No. , effective 05-01-2008

§8-4. IBC - Certain Sections Not Adopted

It is especially provided that the following chapters, sections, and tables of the International Building Code are not adopted or approved, and the same shall be of no force and effect:

Chapter 1

Section 101.4.1 Electrical

Section 101.4.2 Gas

Section 101.4.3 Mechanical

Section 101.4.4 Plumbing

Section 101.4.5 Property Maintenance

Section 101.4.7 Energy

Section 103 Department of Safety

Section 107 Temporary Structures and Uses

Section 112 Board of Appeals

Chapter 13 – Energy Efficiency

Chapter 18

Section 1805.2.1(2) – Frost Protection; Constructing in accordance with ASCE-32, Exception:1,2,3.

Chapter 27 – Electrical

Chapter 28 – Mechanical

Chapter 30 – Elevators and Conveying Systems

Chapter 32 – Encroachments into the Public Right-of-Way

Chapter 33 – Safeguards During Construction

Chapter 34 – Existing Structures

Appendix A Employee Qualifications

Appendix B Board of Appeals

Appendix D Fire Districts

Appendix E Supplementary Accessibility Requirements

Appendix F Rodent Proofing

Appendix G Flood-Resistant Construction

Appendix H Signs

Appendix J Grading

Appendix K ICC Electrical Code

Amended by Ordinance No. 8955, effective 3-31-2005
Amended by Ordinance No. , effective 05-01-2008

§8-5. IRC – Certain Sections and Parts Not Adopted

It is especially provided that the following parts, chapters, and sections of the International Residential Code are not adopted or approved, and the same shall be of no force and effect:

Section R105.3.1.1 Determination of Substantially improved or substantially damaged existing buildings in flood hazard areas.

Section R107 – Temporary Structures and Uses

Section R109.1.3 – Floodplain Inspections

Section R112 – Board of Appeals

Section R324 – Flood-Resistant Construction

Section R403.1.4.1 Frost Protection; 2. Constructing in Accordance with Section R403.3

Section R403.1.4.1 Frost Protection; 3. Constructing in Accordance with ASCE 32.

Section R403.1.4.1 Frost Protection; Exceptions: 1. 2. & 3.

Section R403.3 – Frost Protected Shallow Foundations

Section R403.3.1 – Foundations Adjoining Frost Protected Shallow Foundations

Section R403.3.1.1 – Attachment to Unheated Slab-on Ground Structure

ORDINANCE NO. 9162 (Cont.)

Section R403.3.1.2 – Attachment to Heated Structure
Section R403.3.2 – Protection of Horizontal Insulation Below Ground
Section R403.3.3 – Drainage
Section R403.3.4 – Termite Damage
Section R406.2 – Concrete and masonry foundation waterproofing
Part IV - Energy Conservation
Part V - Mechanical
Part VI - Fuel Gas
Part VII – Plumbing
Part VIII – Electrical
Appendices, A,B,C,D,E,F,G,H,I,J,K,L,M,N,O,P,&Q.

Amended by Ordinance No. 8955, effective 3-31-2005

Amended by Ordinance No. , effective 05-01-2008

§8-7. IBC - Amendment of Section 1704

Section 1704.1 of the International Building Code is hereby amended to read as follows:

Section 1704 General. Where application is made for construction as described in this section, the owner or the registered design professional in responsible charge acting as the owner's agent may be required to employ one or more special inspectors to provide inspections during construction on the types of work listed under Section 1704.

Amended by Ordinance No. 8955, effective 3-31-2005

Amended by Ordinance No. , effective 05-01-2008

§8-8. IBC - Amendment of Section 108; Fees; Plan Review Fee

Section 108.4 & 108.6 of the International Building Code is hereby amended by adding the following :

Section 108.4 *Investigation Fees: Work Without a Permit.*

(1) *Investigation.* Whenever any work for which a permit is required by this code has been commenced without first obtaining said permit, a special investigation shall be made before a permit may be issued for such work.

(2) *Fee.* An investigation fee, in addition to the permit fee, shall be collected whether or not a permit is then or subsequently issued. The investigation fee shall be in accordance with the City of Grand Island Fee Schedule. The payment of such investigation fee shall not exempt any person from compliance with all other provisions of this code nor from any penalty prescribed by law.

Section 108.6 *Fee Refunds.* The building official may authorize refunding of any fee paid hereunder which was erroneously paid or collected.

The building official may authorize refunding of not more than 80 percent of the permit fee paid when no work has been done under a permit issued in accordance with this code.

The building official may authorize refunding of not more than 80 percent of the plan review fee paid when an application for a permit for which a plan review fee has been paid is withdrawn or canceled before any plan reviewing is done.

The building official shall not authorize refunding of any fee paid except on written application filed by the original permittee not later than 180 days after the date of fee payment.

Amended by Ordinance No. 8955, effective 3-31-2005

Amended by Ordinance No. , effective 05-01-2008

§8-9. IBC - Amendment of Section 109

Section 109 of the International Building Code shall be amended to include the following subsection:

Section 109.7. Reinspections.

A reinspection fee may be assessed for each inspection or reinspection when such portion of work for which inspection is called is not complete or when corrections called for are not made.

This section is not to be interpreted as requiring reinspection fees the first time a job is rejected for failure

ORDINANCE NO. 9162 (Cont.)

to comply with the requirements of this code, but as controlling the practice of calling for inspections before the job is ready for such inspection or reinspection.

Reinspection fees may be assessed when the inspection record card is not posted or otherwise available on the work site, the approved plans are not readily available to the inspector, for failure to provide access on the date for which inspection is requested, or for deviating from plans requiring the approval of the building official.

To obtain a reinspection, the applicant shall file an application therefore in writing on a form furnished for that purpose and pay the reinspection fee in accordance with the City of Grand Island Fee Schedule.

In instances where reinspection fees have been assessed, no additional inspection of the work will be performed until the required fees have been paid.

Amended by Ordinance No. 8955, effective 3-31-2005

Amended by Ordinance No. , effective 05-01-2008

§8-9.1 - IBC -- Amend Section 309 by adding section 309.3 Tenant Separation.

A tenant separation wall complying with section 708 shall be required between any tenant space in all buildings with independent tenants with exits to the exterior.

Amended by Ordinance No. , effective 05-01-2008

§8-9.2 - IBC Amend Section 406.1.2 #2 by adding

2' or more in residential zoned properties.

Amended by Ordinance No. , effective 05-01-2008

§8-11. IBC - Amendment of Section 1026.1 and IRC – Amendment of Section R303 & R310

The following are hereby amended to Section 1026.1 exception 7 of the International Building Code and Section R303 & R310 of the International Residential Code add exceptions :

EXCEPTION: 7. Basements used exclusively for the service of buildings and which do not exceed 300 square feet.

Basements shall be provided with glazed areas of not less than 2% of the floor area.

In existing single family residential occupancies other than apartments, a sleeping room may be added in an existing basement if the following conditions are met:

- (1) The sleeping room must have an openable window.
- (2) Smoke detectors have been installed in the sleeping room, the furnace room, and in the exitway of the basement.

Amended by Ordinance No. 8955, effective 3-31-2005

Amended by Ordinance No. , effective 05-01-2008

§8-12. IBC - Amendment of Section 1805.1 and 1805.2.1

Section 1805.1 of the International Building Code is hereby amended by adding the following:

Bearing Walls

Bearing walls shall be supported on masonry or concrete foundations or piles or other approved foundation system which shall be of sufficient size to support all loads. Where a design is not provided herein, the minimum foundation requirements for stud bearing walls shall be as set forth in Table No. 1805.4.2.

EXCEPTIONS:

(1) A one-story wood or metal frame building not used for human occupancy and not over 200 square feet in floor area, may be placed upon a concrete slab of four inch minimum thickness.

(2) Detached accessory buildings not exceeding 625 feet in floor area may use a six-inch wide by eighteen inch deep foundation system with at least twelve inches below grade.

1805.2.1 Omit 2. Constructing in accordance with ASCE 32.

Omit Exceptions, 1.2. & 3.

ORDINANCE NO. 9162 (Cont.)

Amended by Ordinance No. 8955, effective 3-31-2005
Amended by Ordinance No. , effective 05-01-2008

§8-13. IRC – Amendment to Sections R403 and R404, and Tables R404.1.1(1) & R404.1(2)

Sections R403 Footings and R404 Foundation Walls of the International Residential Code are hereby amended by adding the following to read as follows:

Minimum Footing and Foundation Requirements for Residential Construction

- (1) The minimum footing foundation requirement, balanced fill, for a one-story residence shall be six (6) inches in width by thirty-six (36) inches below grade, with two #4 horizontal rebar continuous.
- (2) The minimum footing foundation requirement, unbalanced fill, for a one- or two-story frame residence shall be sixteen (16) inches in width by eight (8) inches deep, with two #4 rebar continuous and a minimum eight (8) inch wall of block or concrete.
- (3) In addition to the requirements set forth in subparagraphs (1) and (2) above, the following reinforcement requirements for wall foundation must be met:

8" solid concrete from 60" up to 84" unbalanced fill – three #4 horizontal strands, equally spaced throughout height of wall;

8" block - from 48" to 60" unbalanced fill - one #4 rebar vertical, 4' on center to grade height;

8" block - from 60" to 84" unbalanced fill - one #4 rebar vertical, 4' on center to top of foundation.

R403.1.6 Foundation Anchorage.

Maximum anchor-bolt spacing shall be 6 feet on center, there shall be a minimum of two bolts per plate section with one bolt located not more than 12 inches from each end of the plate section. Bolts shall be at least ½ inch in diameter and shall extend a minimum of 7 inches into masonry or concrete.

Amended by Ordinance No. 8955, effective 3-31-2005
Amended by Ordinance No. , effective 05-01-2008

§8-14. IBC – Amendment of Section 1807 and IRC- Amendment of R406

Section 1807 of the International Building Code and Section R406 of the International Residential Code is hereby amended by adding thereto the following:

1807.2.2 & 1807.2.2.1 Walls. & Surface preparation of walls, and R406, R406.2, subsurface drainage system shall be included as an alternative to waterproofing. Add

Backplaster and Dampproofing

Exterior foundation walls below grade of any building consisting of masonry units having a basement shall be backplastered with one-half inch (1/2") Portland cement and sand mix (1:2 1/2 by volume) or two one-fourth inch (1/4") coats of Type M mortar, and with an approved dampproofing material. Poured concrete foundations shall be coated with dampproofing without back plaster. Alternative dampproofing may be approved by the building official.

Subsurface Drainage Systems

All buildings constructed with basements or floor levels twenty-four (24) inches or more below the elevation of the center line of the adjacent public street shall be provided with a subsurface drainage system. A subsurface drainage system shall consist of the minimum following elements:

- (1) Minimum four (4") diameter perforated or scored drain pipe embedded in four inches (4") of coarse gravel installed around the inside of the perimeter footing such that no floor location is greater than ten feet (10') to such drain pipe.
- (2) Minimum fifteen inch (15") diameter by thirty inch (30") deep sump pump pit for each one thousand five hundred (1,500) square feet of floor area to be drained.
- (3) Minimum two inch (2") diameter weep holes through the footing at eight foot (8') on center intervals with a minimum of four inch (4") of gravel cover on the exterior of the footing.
- (4) Minimum four inch (4") gravel bed under floor slab.

Section 1807.2.1 Floors. Omit this section.

Amended by Ordinance No. 8955, effective 3-31-2005
Amended by Ordinance No. , effective 05-01-2008

ORDINANCE NO. 9162 (Cont.)

§8-15. Reserved

§8-16. IRC – Amendment of Table R301.2(1) and table 301.5

Section R301.2 of the International Residential Code is hereby amended by adding criteria as set forth in Table

R301.2(1). Ground snow load- 25#

Wind Speed- 90

Seismic Design Category A, Site Class D.

Weathering – sever

Frost line Depth – 36"

Termite – M/H

Winter Design Temp -- -3

Ice Barrier Underlayment Required -- NO

Flood Hazard - Firm

Air Freezing Index -- >1000-2000

Mean Annual Temp – 50 F

Amend Table 301.5 Minimum Uniform Distributed Live Loads – Sleeping Rooms - 40#

Amended by Ordinance No. 8955, effective 3-31-2005

Amended by Ordinance No. , effective 05-01-2008

§8-17. IRC – Amendment of Section R302.1

Exception #2 within Section R302.1 of the International Residential Code is hereby amended to read as follows:

Detached garages accessory to a dwelling located within 2 feet of a property line may have roof eaves projections not exceeding 12 inches.

Amended by Ordinance No. 8955, effective 3-31-2005

Amended by Ordinance No. , effective 05-01-2008

§8-18. IRC – Amendment of Section R311.4.3

Section R311.4.3 of the International Residential Code is hereby amended by deleting the following exception:

#1. Where a stairway of two or fewer risers is located on the exterior side of a door, other than the required exit door, a landing is not required for the exterior side of the door provided the door, other than an exterior storm or screen door does not swing over the stairway.

Amended by Ordinance No. 8955, effective 3-31-2005

Amended by Ordinance No. , effective 05-01-2008

§8-76. Insurance

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

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

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

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

Amended by Ordinance No. , effective 05-01-2008

ORDINANCE NO. 9162 (Cont.)

§8-100. Insurance

(1) Every registrant shall maintain in full force and effect insurance policies written by a company or companies authorized to do business in Nebraska, with the following coverages and amounts:

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

(b) The City of Grand Island shall be listed as an additional party insured as to any third party claims for bodily injury or property damage based upon occurrences in connection with the registrant's operations, including completed operations, within the City's zoning jurisdiction.

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

Amended by Ordinance No. , effective 05-01-2008

SECTION 2. Any ordinances or parts of ordinances in conflict herewith be, and hereby are, repealed.

SECTION 3. This ordinance shall be in force and take effect from and after its passage and publication, on May 1, 2008

Enacted: April 8, 2008.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

**Tuesday, April 08, 2008
Council Session/Study Session**

Item F2

#9163 - Consideration of Vacation of a Portion of Easement in Lot 5 and Lots 8 thru 15 of American Independence Subdivision (Gary E. and Mary G. Valasek)

Staff Contact: Steven P. Riehle, City Engineer/Public Works Direc

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: April 8, 2008

Subject: Consideration of Vacation of a Portion of Easement in Lot 5 and Lots 8 thru 15 of American Independence Subdivision (Gary E. and Mary G. Valasek)

Item #'s: F-2

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

Background

A 20' wide easement was dedicated along the west edge of American Independence Subdivision. The full 20' easement is not needed because 8' of easement exists on the property to the west.

Discussion

On March 25, 2008 Gary E. and Mary G. Valasek of Grand Island, NE submitted an application for vacation of the easterly 8 feet of the existing 20' wide easement on the west side of Lot 5 and Lots 8 thru 15 of American Independence Subdivision.

Lot 5 of American Independence Subdivision	4211 Shanna Street
Lot 8 of American Independence Subdivision	1504/1508 Independence Avenue
Lot 9 of American Independence Subdivision	1422 Independence Avenue
Lot 10 of American Independence Subdivision	1416 Independence Avenue
Lot 11 of American Independence Subdivision	1410 Independence Avenue
Lot 12 of American Independence Subdivision	1404 Independence Avenue
Lot 13 of American Independence Subdivision	1316 Independence Avenue
Lot 14 of American Independence Subdivision	1310 Independence Avenue
Lot 15 of American Independence Subdivision	1304 Independence Avenue

Alternatives

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

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

Recommendation

City Administration recommends that the Council approve the vacation of the easterly 8 feet of the existing 20' wide easement on the west side of Lot 5 and Lots 8 thru 15 of American Independence Subdivision.

Sample Motion

Move to approve the vacation of easement.

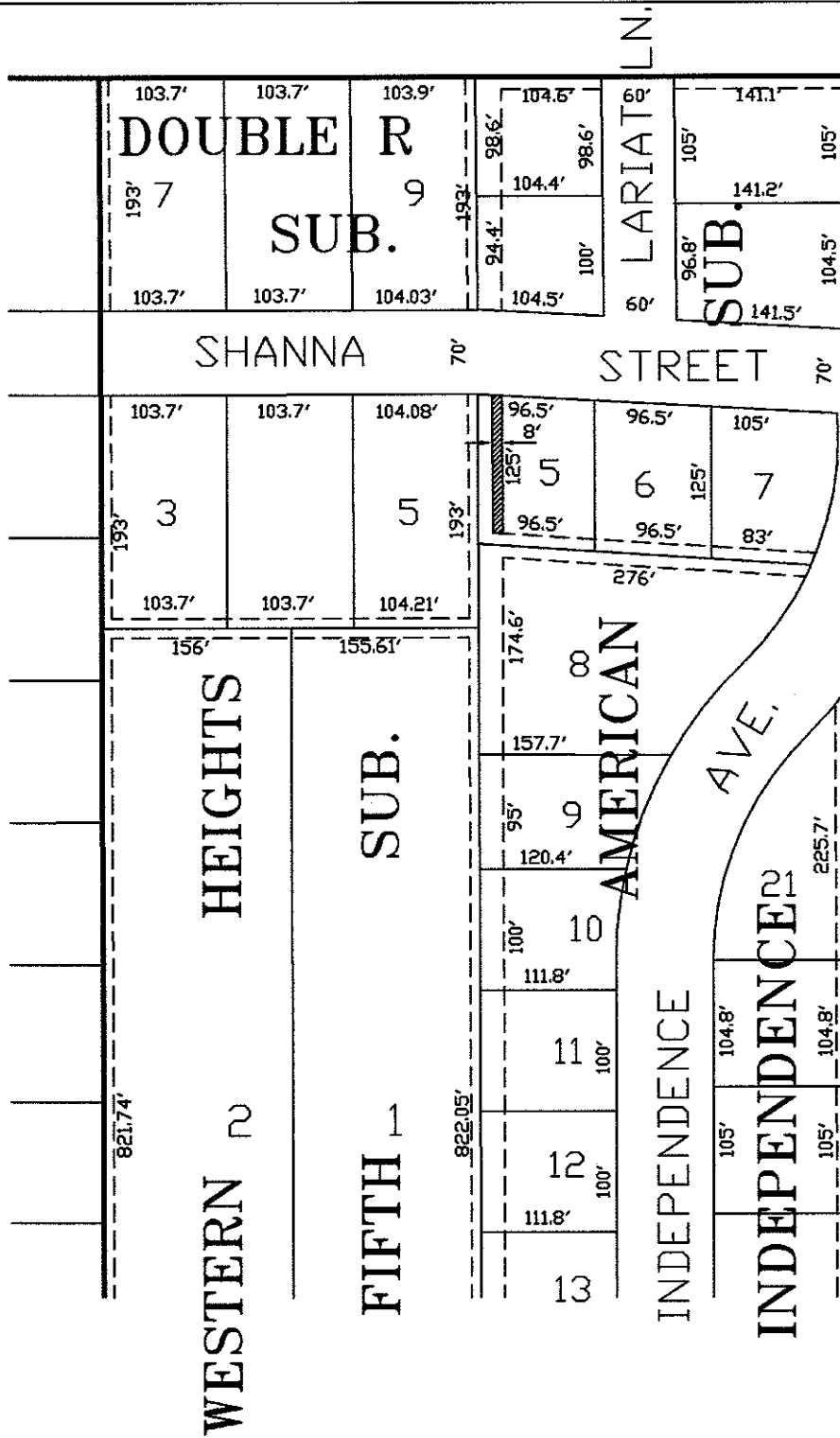
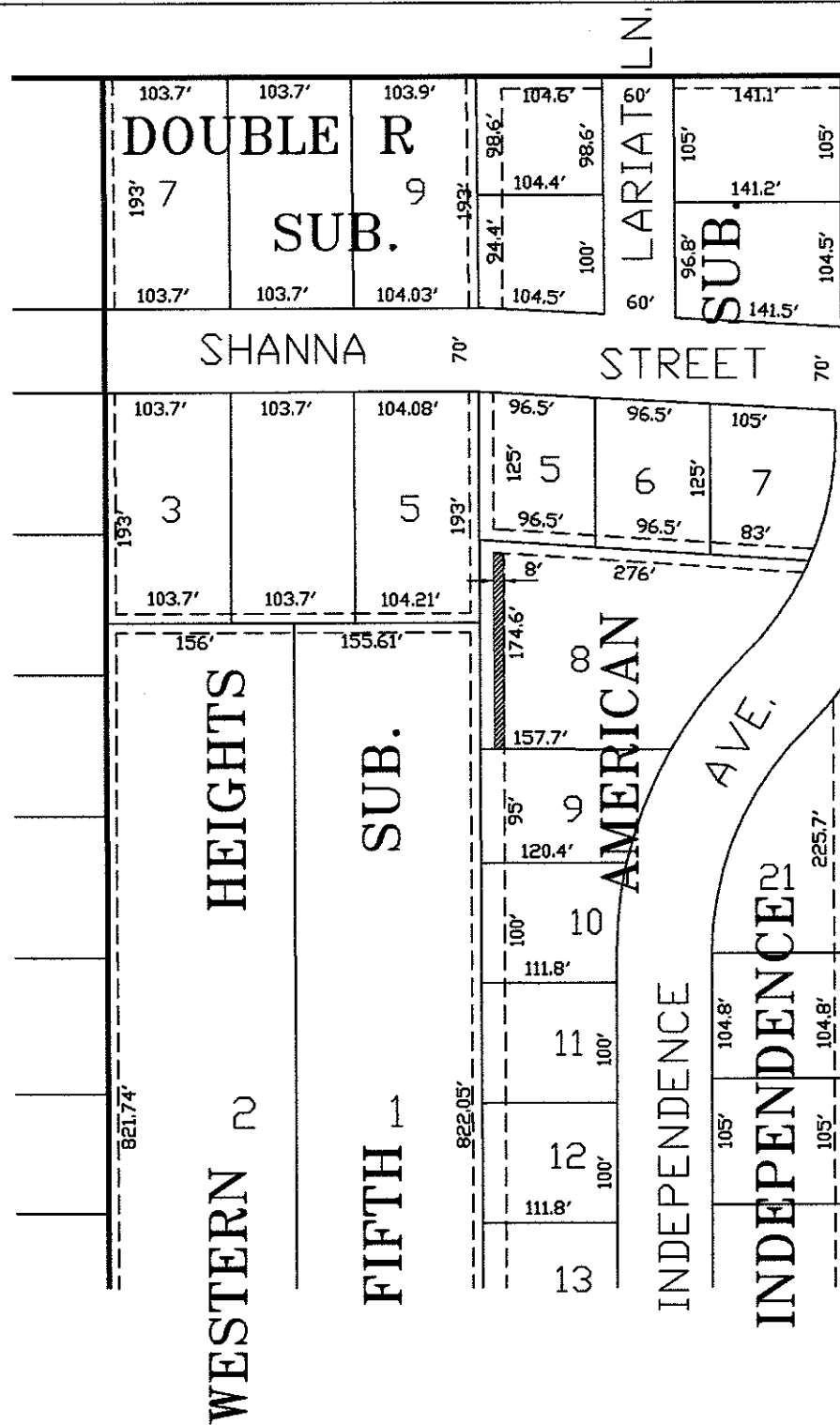


EXHIBIT "A"



SUB.

WEST

GRAND

EXHIBIT "B"

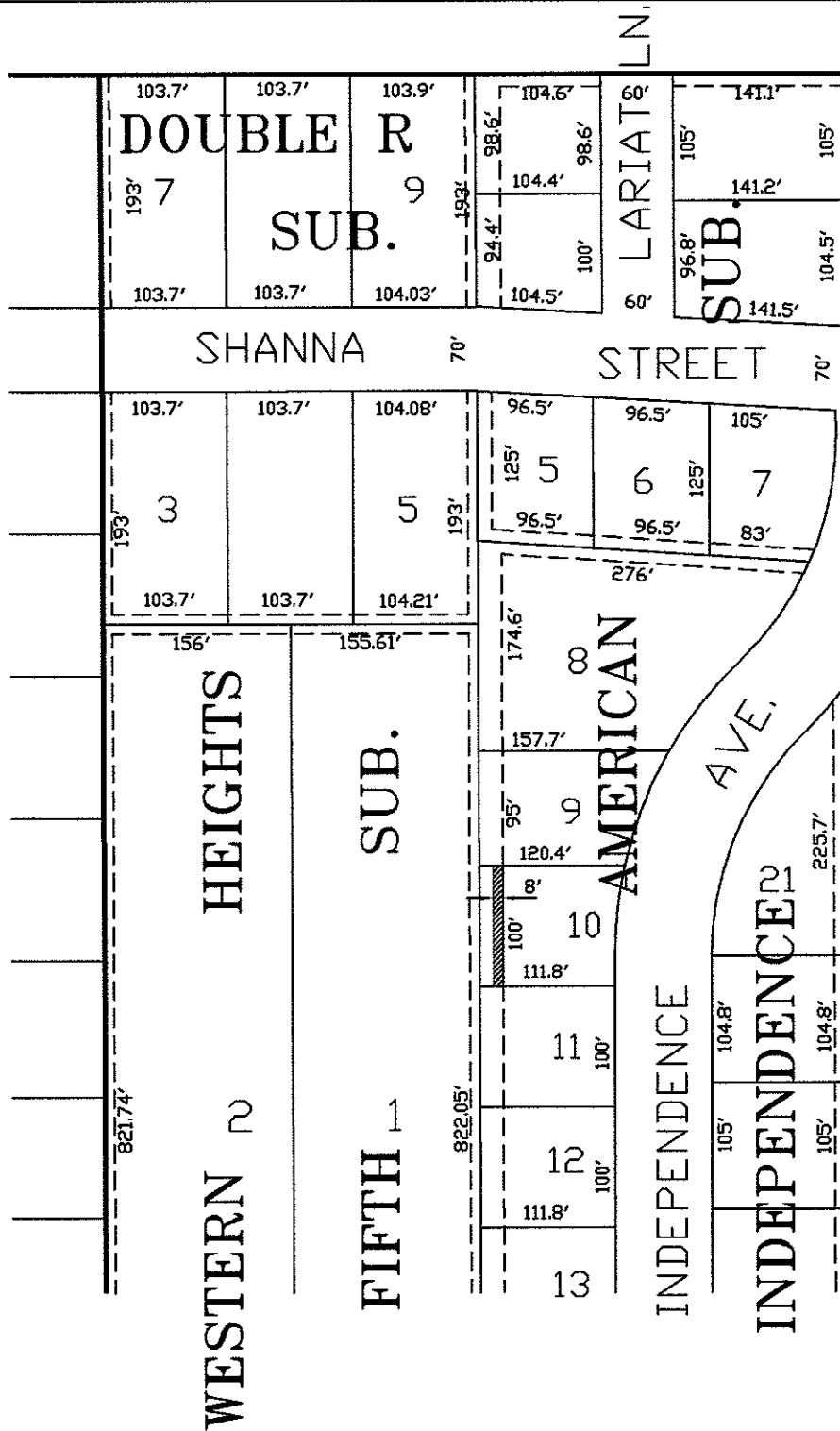


CITY OF
GRAND ISLAND
PUBLIC WORKS DEPARTMENT

DATE: 3/25/08
DRN BY: L.D.C.
SCALE: NONE

PLAT ACCOMPANY ORDINANCE





SUB.

WEST

GRAND



EXHIBIT "D"

CITY OF
GRAND ISLAND
 PUBLIC WORKS DEPARTMENT

DATE: 3/25/08
 DRN BY: L.D.C.
 SCALE: NONE

PLAT ACCOMPANY ORDINANCE

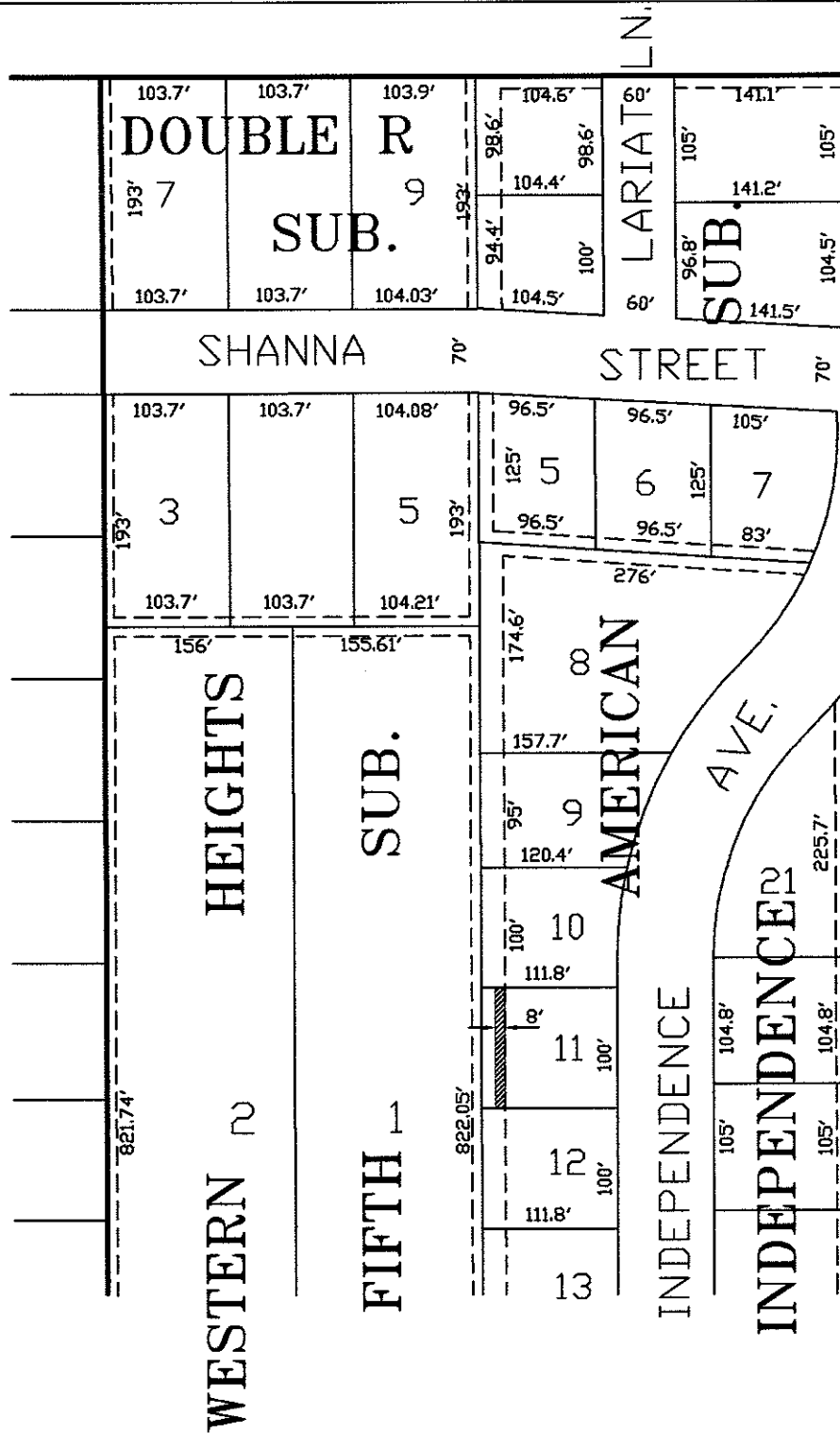
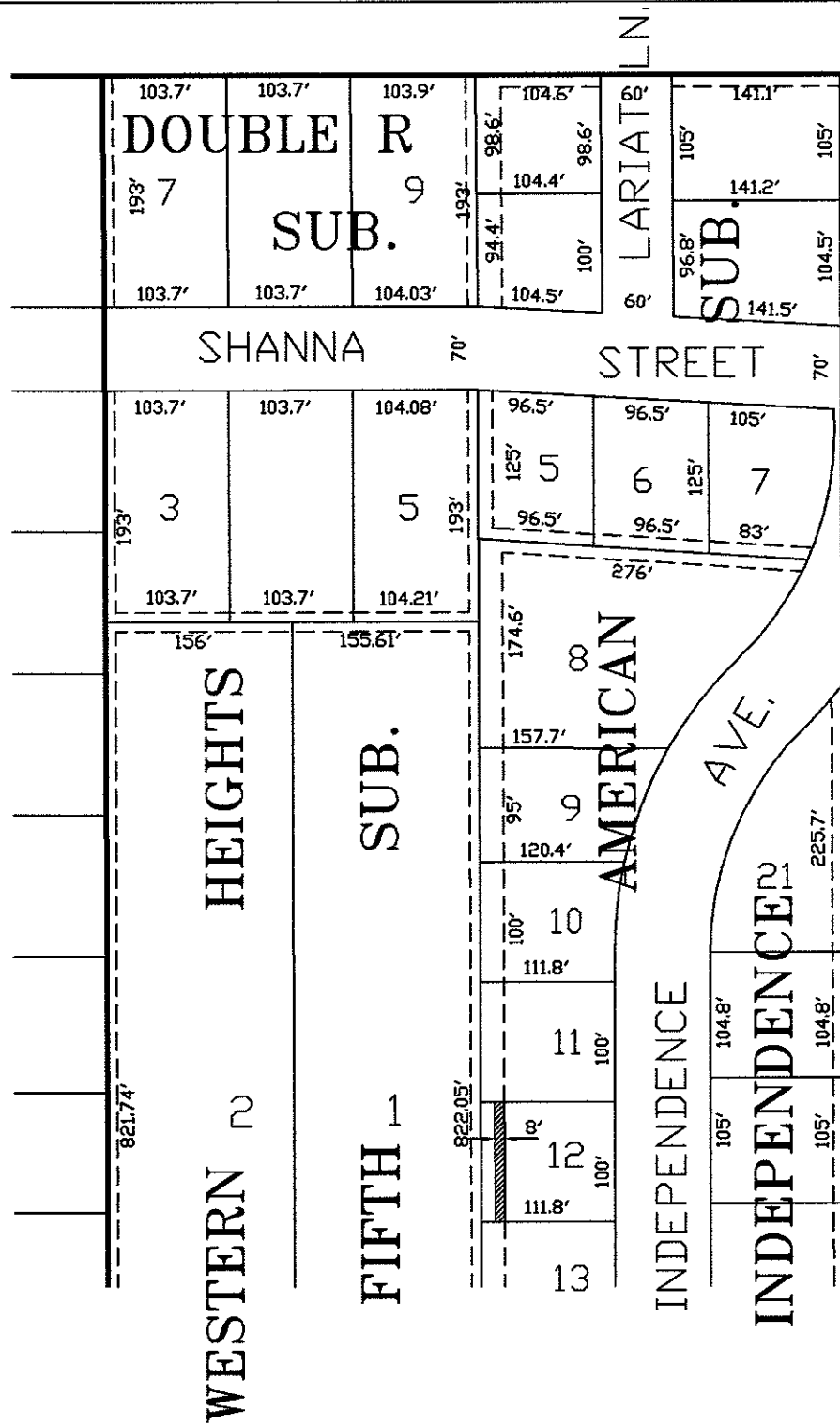


EXHIBIT "E"



GRAND WEST SUB.

EXHIBIT "F"

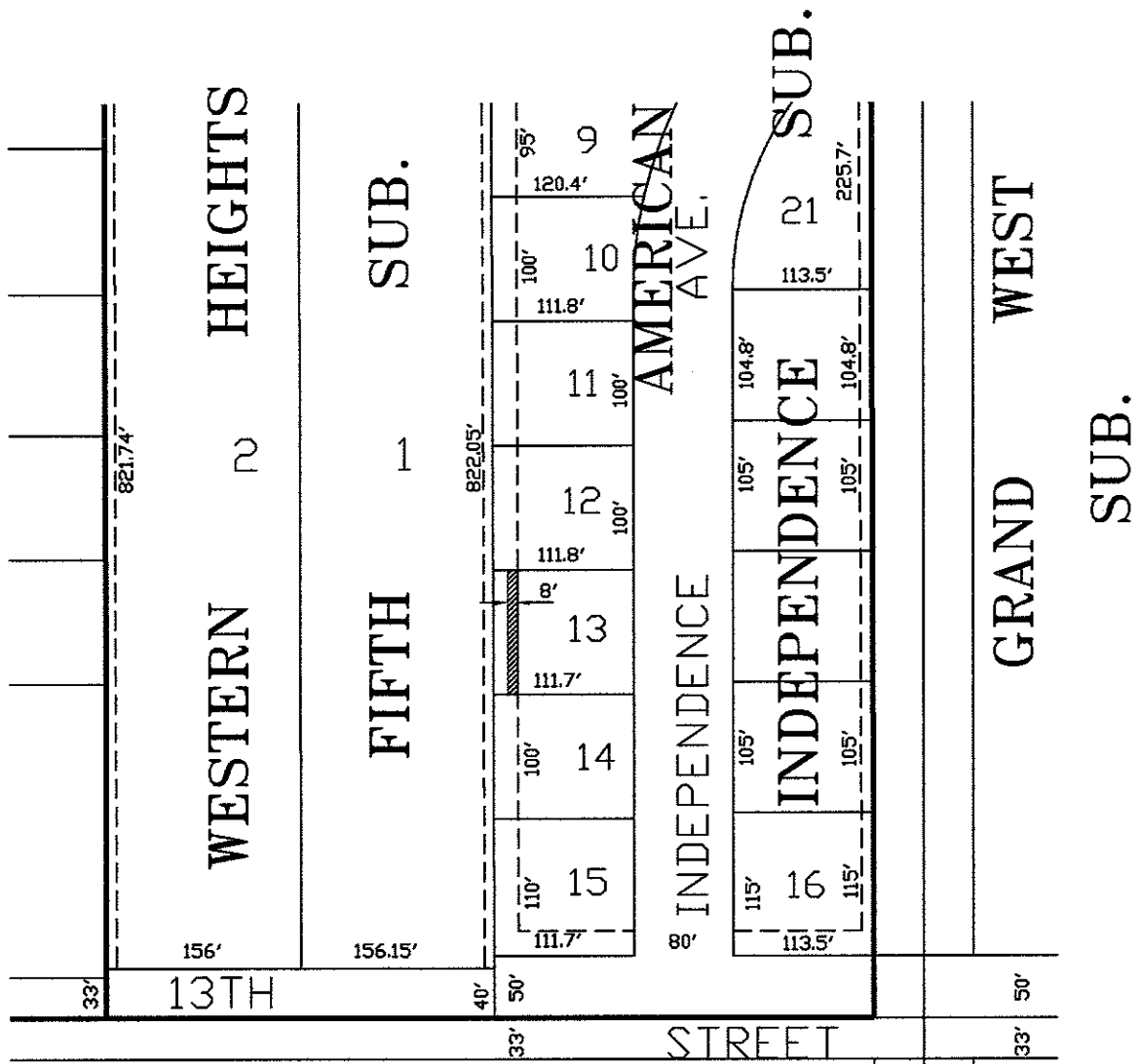


EXHIBIT "G"

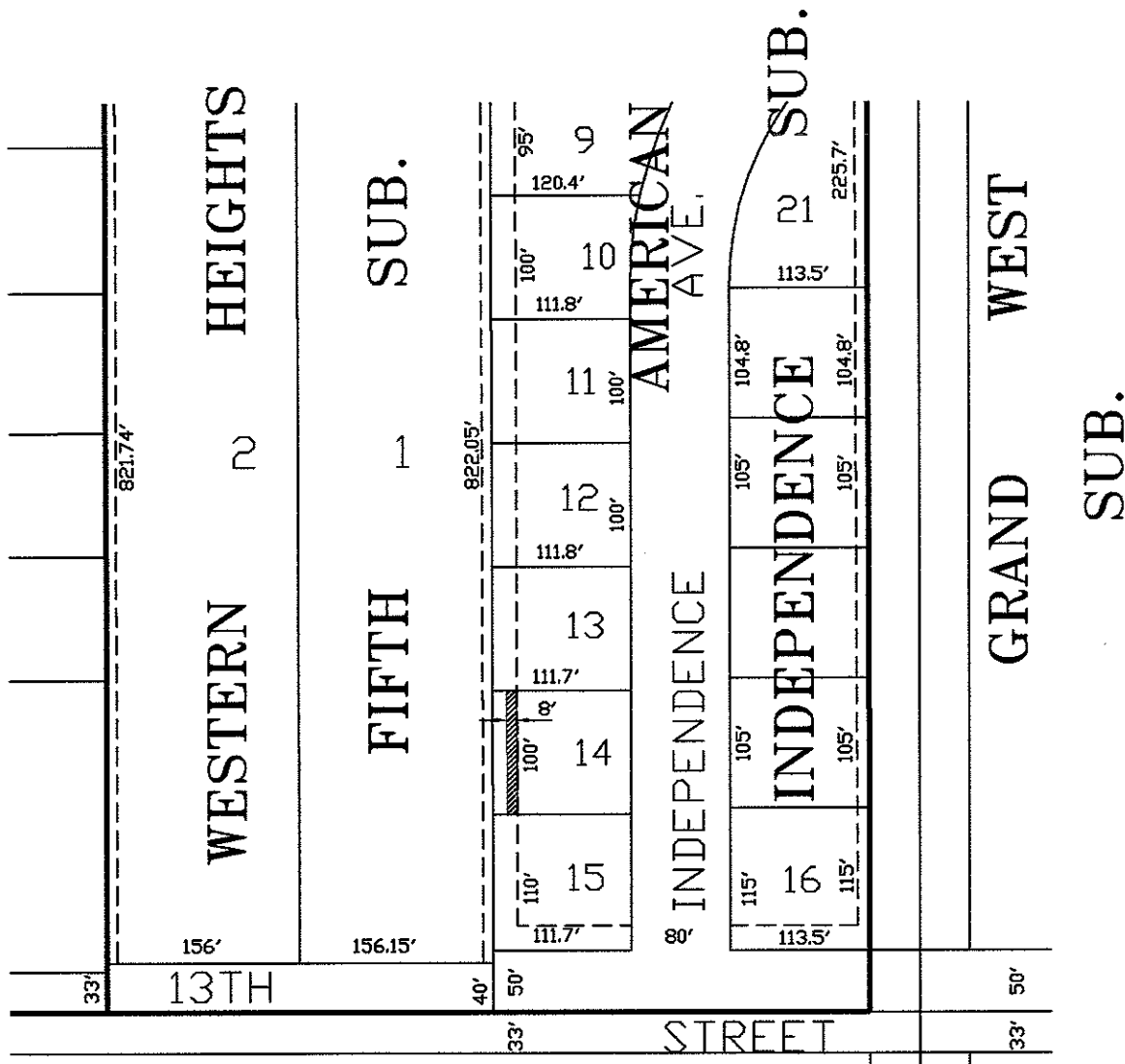


EXHIBIT "H"

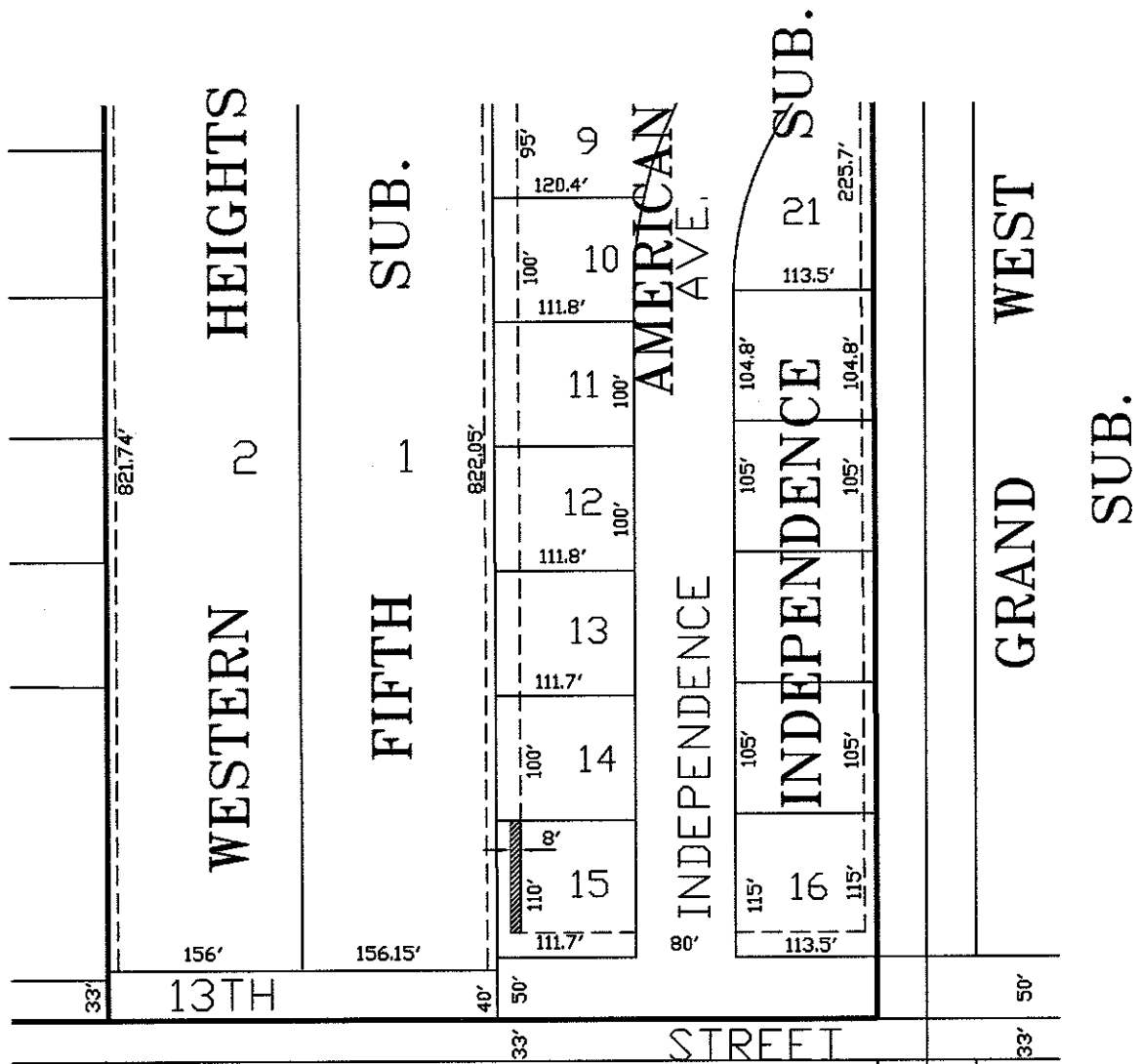


EXHIBIT "I"

ORDINANCE NO. 9163

An ordinance to vacate a portion of an existing public utility easement and to provide for filing this ordinance in the office of the Register of Deeds of Hall County; and to provide for publication and the effective date of this ordinance.

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

SECTION 1. That a portion of an existing public utility easement of the
following:

Lot 5 of American Independence Subdivision

The east 8' of the west 20' of Lot 5 of American Independence Subdivision, except the south 10' thereof containing 805 square feet in the City of Grand Island, Hall County, Nebraska.

Lot 8 of American Independence Subdivision

The east 8' of the west 20' of Lot 8 of American Independence Subdivision, except the north 10' thereof containing 1316.8 square feet in the City of Grand Island, Hall County, Nebraska.

Lot 9 of American Independence Subdivision

The east 8' of the west 20' of Lot 9 of American Independence Subdivision containing 760 square feet in the City of Grand Island, Hall County, Nebraska..

Lot 10 of American Independence Subdivision

The east 8' of the west 20' of Lot 10 of American Independence Subdivision containing 800 square feet in the City of Grand Island, Hall County, Nebraska.

Lot 11 of American Independence Subdivision

The east 8' of the west 20' of Lot 11 of American Independence Subdivision containing 800 square feet in the City of Grand Island, Hall County, Nebraska.

Lot 12 of American Independence Subdivision

The east 8' of the west 20' of Lot 12 of American Independence Subdivision containing 800 square feet in the City of Grand Island, Hall County, Nebraska.

Lot 13 of American Independence Subdivision

The east 8' of the west 20' of Lot 13 of American Independence Subdivision containing 800 square feet in the City of Grand Island, Hall County, Nebraska.

Lot 14 of American Independence Subdivision

The east 8' of the west 20' of Lot 14 of American Independence Subdivision containing 800 square feet in the City of Grand Island, Hall County, Nebraska.

Lot 15 of American Independence Subdivision

The east 8' of the west 20' of Lot 15 of American Independence Subdivision, except the south 20' thereof containing 720 square feet in the City of Grand Island, Hall County, Nebraska.

ORDINANCE NO. 9163 (Cont.)

is hereby vacated. Such public utility easements to be vacated are shown and more particularly described on Exhibits A thru I attached hereto.

SECTION 2. This ordinance is directed to be filed in the office of the Register of Deeds of Hall County, Nebraska.

SECTION 3. This ordinance shall be in force and take effect from and after its passage and publication, without the plat, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: April 8, 2008.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

**Tuesday, April 08, 2008
Council Session/Study Session**

Item G1

Approving Minutes of March 25, 2008 City Council Regular Meeting

Staff Contact: RaNae Edwards

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL REGULAR MEETING

March 25, 2008

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 March 25, 2008. Notice of the meeting was given in *The Grand Island Independent* on March 19, 2008.

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

INVOCATION was given by Pastor Todd Bowen, Grace Covenant Church, 418 West 12th Street followed by the PLEDGE OF ALLEGIANCE.

MAYOR COMMUNICATION: Mayor Hornady introduced Community Youth Council Members Austin Witmer and Sarah Kuta.

PRESENTATIONS AND PROCLAMATIONS:

Recognition of Dave Chavez, Equipment Operator I – Public Works Streets and Transportation for 30 Years of Service with the City of Grand Island. Mayor Hornady and the City Council recognized Dave Chavez, Equipment Operator I with the Public Works Department for 30 years of service with the City. Dave Chavez was present for the recognition.

Recognition of Ronald Underwood, Civil Engineering Manager for 40 Years of Service with the City of Grand Island. Mayor Hornady and the City Council recognized Ronald Underwood, Civil Engineer with the Utilities Department for 40 years of service with the City. Ronald Underwood was present for the recognition.

Proclamation “Community Development Week” March 24-30, 2008. Mayor Hornady proclaimed the week of March 24-30, 2008 as “Community Development Week”. Joni Kuzma, Community Development Administrator was present to receive the proclamation.

Proclamation “Parkinson’s Disease Awareness Month” April, 2008. Mayor Hornady proclaimed the month of April 2008 as “Parkinson’s Disease Awareness Month”. Lori Mills was present to receive the proclamation.

Proclamation “Child Abuse Prevention Month” April, 2008. Mayor Hornady proclaimed the month of April 2008 as “Child Abuse Prevention Month”. Diane Mulbach was present and handed out blue ribbons recognizing April as “Child Abuse Prevention Month”.

PUBLIC HEARINGS:

Public Hearing on Request of West Garden GI, Inc. dba Old Fashioned Garden Café, 3333 Ramada Road for a Class “C” Liquor License. Paul Briseno, Assistant to the City Administrator reported that an application had been received from West Garden GI, Inc. dba Old Fashioned Garden Cafe, 3333 Ramada Road for a Class “C” Liquor License. Mr. Briseno presented the following exhibits for the record: application submitted to the Liquor Control Commission and received by the City on February 28, 2008; notice to the general public of date, time, and place of hearing published on March 15, 2008; notice to the applicant of date, time, and place of hearing mailed on February 28, 2008; along with Chapter 4 of the City Code. Staff recommended approval contingent upon final inspections. No public testimony was heard.

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:

#9159 – Consideration of Creation of Water Main District No. 456T – 20” Main along Old Potash Highway – Engleman Road East 643 Feet and along Engleman Road from Old Potash to 13th Street

#9160 – Consideration of Revisions to Chapter 29 of the Grand Island City Code Relative to Restaurants and Food Service

#9161 – Consideration of Reversion of Zoning on Ewoldt Subdivision from CD Commercial Development to TA Transitional Agriculture and the Proposed Kings Crossing Subdivision from CD Commercial Development to B2 General Business

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.

Bob Smith, Assistant Utilities Director reported that Ordinance #9159 was a tap district where property owners would not pay for until they connected to the water main. Greg Baxter, 2121 North Monitor Road commented on concerns he had regarding the construction of the project as it related to his farming operations. Also mentioned were drainage concerns.

Jeremy Collinson with the Central District Health Department reported that Ordinance #9160 would change City Code Chapter 29 relative to Restaurants and Food Services. The changes would affect non-profit organizations and include school cafeterias in the inspection process.

Chad Nabity, Regional Planning Director reported that Ordinance #9161 would revert King’s Crossing Subdivision and Ewoldt Subdivision back to the original zoning. The Public Hearing for this item was held by the City Council at their March 11, 2008 council meeting.

Motion by Meyer, second by Gilbert to approve Ordinances #9159, #9160 and #9161.

City Clerk: Ordinances #9159, #9160 and #9161 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 #9159, #9160 and #9161 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 #9159, #9160 and #9161 are declared to be lawfully adopted upon publication as required by law.

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

Approving Minutes of March 11, 2008 City Council Regular Meeting.

Approving Minutes of March 18, 2008 City Council Study Session.

Approving Initial Appointments of Robert Dodendorf, Mike Wanek, Dallas Kime, Phil Maltzahn, Cheryl Niedfeldt, Randy Evans, and Bill Raile to the Business Improvement District #6 Board.

#2008-94 – Approving Re-Adopting the City of Grand Island Official Zoning Map.

#2008-95 Approving Bid Award for Cooling Tower Rebuild at Platte Generating Station with Midwest Towers of Chickasha, Oklahoma in an Amount of \$248,535.00.

#2008-96 – Approving Bid Award for Hot-Mix Asphalt for 2008 with J.I.L. Asphalt Paving of Grand Island Nebraska in an Amount of \$34.80 per ton for Type “A”, \$28.40 per ton for Type “B” Asphalt Hot-Mix and \$33.65 per ton for Type “C” Asphaltic Concrete Hot-Mix.

#2008-97 – Approving Bid Award for Portland Cement Concrete Ready-Mix for 2008 with Consolidated Concrete of Grand Island, Nebraska in an Amount of \$69.25 per cubic yard.

#2008-98 – Approving Designating No Parking from 6 AM to 2 PM on Adams Street from 2nd Street South for 1/2 Block to the Alley.

#2008-99 – Approving Bid Award for Electrical Installation at Campground (9) Pads – heartland Public Shooting Park with Middleton Electric Company of Grand Island, Nebraska in an Amount of \$20,770.00.

#2008-100 – Approving Subordination Agreement for Doug and Angie Boersen, 3324 Homestead Drive.

#2008-101 – Approving Modification to Lease Agreement for Multi-Function Copy Machines at Law Enforcement Center with Eakes Office Plus of Grand Island, Nebraska for a 60 Month

Lease Price of \$27,063.60 of which the Hall County Sheriff's Office will cost share \$4,451.22 for use of three of the machines.

RESOLUTIONS:

#2008-102 – Consideration of Request from West Garden GI, Inc. dba Old Fashioned Garden Café, 3333 Ramada Road for a Class “C” Liquor License and Liquor Manager Designation for Clifford Roper, 14919 Borman Street, Omaha, Nebraska. Mr. Briseno reported this item related to the aforementioned Public Hearing.

Motion by Meyer, second by Ramsey to approve Resolution #2008-102. Upon roll call vote, all voted aye. Motion adopted.

PAYMENT OF CLAIMS:

Motion by Brown, second by Zapata to approve the Claims for the period of March 12, 2008 through March 25, 2008, for a total amount of \$3,995,965.39. Motion adopted unanimously.

ADJOURNMENT: The meeting was adjourned at 7:35 p.m.

Paul Briseno
Assistant of the City Administrator



City of Grand Island

**Tuesday, April 08, 2008
Council Session/Study Session**

Item G2

Approving Appointment of John Folsom to the Business Improvement District #6 Initial Board

The Mayor has submitted the name of John Folsom as an additional initial appointment to the Business Improvement District #6 Board. This appointment would become effective immediately upon Council approval..

Staff Contact: Mayor Hornady



City of Grand Island

**Tuesday, April 08, 2008
Council Session/Study Session**

Item G3

**#2008-103 - Approving Bid Award for Concrete Pavement and
Storm Sewer Repairs for 2008**

Staff Contact: Steven P. Riehle, City Engineer/Public Works Direc

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: April 8, 2008

Subject: Approving Bid Award for Concrete Pavement and Storm Sewer Repairs for 2008

Item #'s: G-3

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

Background

On March 12, 2008 the Street Division of the Public Works Department advertised for bids for concrete pavement and storm sewer repair for the calendar year 2008.

Discussion

Two (2) bids were received and opened on March 26, 2008. All bids were submitted in compliance with the contract, plans, and specifications with no exceptions. A summary of the bids is shown below.

Vendor	Exceptions	Total Bid as Read	Revised Total Bid
O.K. Paving Hordville, NE	None	\$670,265.00	\$696,818.00
The Diamond Engineering Co. Grand Island, NE	None	\$742,739.35	\$742,739.35

The apparent low bidder was O.K. Paving, Inc. Their bid did not include a price for bid item #10, Furnish and install cast iron 18"x24" rust red truncated dome detectable warning plates on ADA compliant handicap curb ramps.

In order to compare O.K. Paving, Inc.'s bid to The Diamond Engineering Company's bid; \$26,553.00 must be added to the O.K. Paving, Inc.'s bid for item #10. A Change Order will be prepared for the item that was not bid and presented at a future Council meeting.

There are sufficient funds in Account No. 10033506-85351 (Concrete Repair), 10033504-85318 (Storm Sewer Repair), 10033503-85318 (Curb & Gutter), and 10033503-85547 (Materials) to fund this contract. This is a calendar year contract that extends beyond the current fiscal year. In the event that funds become unavailable in the fiscal year 2008/2009, the scope of work for this contract will be scaled down accordingly.

Alternatives

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

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

Recommendation

City Administration recommends that the Council approve awarding the contract to O.K. Paving, Inc. of Hordville, Nebraska for the amount of \$670,265.00.

Sample Motion

Move to approve the contract for concrete pavement and storm sewer repairs for 2008 to O.K. Paving, Inc. of Hordville, Nebraska for the amount of \$670,265.00.

Purchasing Division of Legal Department
INTEROFFICE MEMORANDUM



Dale M. Shotkoski, Assistant City Attorney

*Working Together for a
Better Tomorrow, Today*

BID OPENING

BID OPENING DATE: March 26, 2008 at 11:00 a.m.

FOR: Concrete Pavement & Storm Sewer Repair 2008

DEPARTMENT: Public Works

ESTIMATE: \$750,000.00

FUND/ACCOUNT: 10033506-85351 10033405-85318
10033503-85318 10033503-85547

PUBLICATION DATE: March 12, 2008

NO. POTENTIAL BIDDERS: 4

SUMMARY

Bidder:	<u>OK Paving</u> Hordville, NE	<u>The Diamond Engineering Company</u> Grand Island, NE
Bid Security:	Check	Universal Surety Company
Exceptions:	None	None
Bid Price:	\$670,265.00	\$742,739.35

cc: Steve Riehle, Public Works Director
Catrina Delosh, PW Admin. Assist.
Wes Nespor, Assist. City Attorney
Jeff Pederson, City Administrator

Scott Johnson, Street Supt.
Dale Shotkoski, City Attorney
Sherry Peters, Legal Secretary

P1243

RESOLUTION 2008-103

WHEREAS, the City of Grand Island invited sealed bids for Concrete Pavement and Storm Sewer Repair 2008, according to plans and specifications on file with the Street Division of the Public Works Department; and

WHEREAS, on March 26, 2008, bids were received, opened and reviewed; and

WHEREAS, OK Paving of Hordville, Nebraska 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 \$670,265.00; and

WHEREAS, OK Paving's bid is less than the engineer's estimate for such project.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of OK Paving of Hordville, Nebraska, in the amount of \$670,265.00 for Concrete Pavement and Storm Sewer Repair 2008 is hereby approved as the lowest responsible bid.

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

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 8, 2008.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
April 4, 2008	☐ City Attorney



City of Grand Island

**Tuesday, April 08, 2008
Council Session/Study Session**

Item G4

**#2008-104 - Approving Certificate of Final Completion for
Sanitary Sewer District No. 96 Replacement, Between Yund &
Division Streets, from Plum Street to Vine Street**

Staff Contact: Steven P. Riehle, City Engineer/Public Works Direc

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: April 8, 2008

Subject: Approving Certificate of Final Completion for Sanitary Sewer District No. 96 Replacement, Between Yund & Division Streets, from Plum Street to Vine Street

Item #'s: G-4

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

Background

The Diamond Engineering Co. was awarded a \$47,797.23 contract on February 13, 2008. The contract was for the replacement of Sanitary Sewer District No. 96, between Yund & Division Streets, from Plum Street to Vine Street, due to the deterioration of the old sewer line that was installed in 1923.

Discussion

The project was completed in accordance with the terms, conditions, and stipulations of the contract, plans, and the specifications. It was completed at a total cost of \$49,881.40. Two areas of the project, one of which was to remove and replace concrete alley returns was overrun by a total amount of \$1,027.62, the other consisted of removing and replacing the existing services and had an overrun of \$1,125.00.

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

City Administration recommends that the Council approve the Certificate of Final Completion for Sanitary Sewer District No. 96 Replacement, Between Yund & Division Streets, from Plum Street to Vine Street.

Sample Motion

Move to approve the Certificate of Final Completion.

ENGINEER'S CERTIFICATE OF FINAL COMPLETION

Sanitary Sewer District No. 96 Replacement
Between Yund & Division Streets, from Plum Street to Vine Street
CITY OF GRAND ISLAND, NEBRASKA
March 31, 2008

TO THE MEMBERS OF THE COUNCIL
CITY OF GRAND ISLAND
GRAND ISLAND, NEBRASKA

This is to certify that Sanitary Sewer District No. 96 Replacement has been fully completed by The Diamond Engineering Company of Grand Island, Nebraska under the contract dated February 13, 2008. The work has been completed in accordance with the terms, conditions, and stipulations of said contract and complies with the contract, the plans and specifications. The work is hereby accepted for the City of Grand Island, Nebraska, by me as Public Works Director in accordance with the provisions of Section 16-650 R.R.S., 1943.

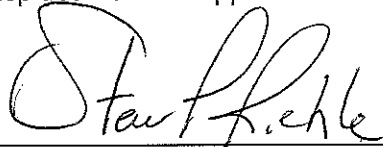
Sanitary Sewer District No. 96 Replacement,
Between Yund & Division Streets, from Plum Street to Vine Street

<u>No.</u>	<u>Description</u>	<u>Unit</u> <u>Price</u>	<u>Unit</u>	<u>Total</u> <u>Quantity</u>	<u>Total</u> <u>Cost</u>
1.	Remove 8" Sanitary Sewer	\$ 10.05	l.f.	307.00	\$ 3,085.35
2.	Build 8" P.V.C. Sanitary Sewer	\$ 44.20	l.f.	307.00	\$13,569.40
3.	Remove Existing Services & Replace with 4" or 6" P.V.C. Services	\$1,125.00	ea.	9.00	\$10,125.00
4.	Remove Existing Manhole (STA. 0+00)	\$ 745.00	ea.	1.00	\$ 745.00
5.	Build 4' Diameter STD. Manhole	\$3,025.00	ea.	1.00	\$ 3,025.00
6.	Build 4' Diameter Manhole Extra Depth	\$ 281.20	v.f.	1.52	\$ 427.42
7.	Construct Manhole Entrance (2+93)	\$ 710.00	ea.	1.00	\$ 710.00
8.	Remove and Replace 6" P.C. Concrete Alley Returns	\$ 45.45	s.y.	81.61	\$ 3,709.17
9.	Remove and Replace 7" P.C. Concrete Pavement with Integral Curb	\$ 48.75	s.y.	30.50	\$ 1,486.88
10.	Pavement Sawcut	\$ 3.55	l.f.	14.00	\$ 49.70
11.	8" Joint Encasement	\$ 310.00	ea.	1.00	\$ 310.00
12.	Furnish and Place Type "B" Bedding	\$ 12.35	l.f.	307.00	\$ 3,791.45
13.	Furnish and Place Road Gravel	\$ 18.20	c.y.	16.32	\$ 297.02
14.	Construction Dewatering	\$8,550.00	l.s.	1.00	\$ 8,550.00

Original Project Total

\$49,881.39

I hereby recommend that the Engineer's Certificate of Final Completion for the Sanitary Sewer District No. 96 Replacement be approved.



Steven P. Riehle – City Engineer/Public Works Director

Margaret Hornady – Mayor

RESOLUTION 2008-104

WHEREAS, the City Engineer/Public Works Director for the City of Grand Island has issued a Certificate of Final Completion for Sanitary Sewer District Number 96 Replacement, Between Yund & Division Streets, from Plum Street to Vine Street, certifying that The Diamond Engineering Company of Grand Island, Nebraska, under contract, has completed the replacement of sanitary sewer; and

WHEREAS, the City Engineer/Public Works Director recommends the acceptance of the project; and

WHEREAS, the Mayor concurs with the recommendations of the City Engineer/Public Works Director.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the Certificate of Final Completion for Sanitary Sewer District Number 96 Replacement is hereby confirmed.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 8, 2008.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

**Tuesday, April 08, 2008
Council Session/Study Session**

Item G5

#2008-105 - Approving Certificate of Final Completion for Street Improvement Project No. 2007-P-5; Intersection of 10th Street and Adams Street/Broadwell Avenue

Staff Contact: Steven P. Riehle, City Engineer/Public Works Direc

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: April 8, 2008

Subject: Approving Certificate of Final Completion for Street Improvement Project Number 2007-P-5; Intersection of 10th Street and Adams Street/Broadwell Avenue

Item #'s: G-5

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

Background

The Diamond Engineering Company was awarded a \$73,102.72 contract on August 7, 2007. The contract was for modifications to the intersection of 10th Street and Adams Street/Broadwell Avenue, which has appeared a few times in the Public Works Annual Traffic Summary. The intersection was changed from triangular; formed by a "T" and "Y" intersections at the same location. This project turned Adams Street into a cul-de-sac with 10th Street intersecting at Broadwell Avenue as a "T" intersection.

Discussion

The project was completed in accordance with the terms, conditions, and stipulations of the contract, plans, and specifications. It was completed at a total cost of \$70,948.27, with no change orders. There were no overruns during this project.

Alternatives

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

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

Recommendation

City Administration recommends that the Council approve the Certificate of Final Completion for Street Improvement Project Number 2007-P-5.

Sample Motion

Move to approve the Certificate of Final Completion.

ENGINEER'S CERTIFICATE OF FINAL COMPLETION

Street Improvement Project No. 2007-P-5
Intersection of 10th Street and Adams Street/Broadwell Avenue
CITY OF GRAND ISLAND, NEBRASKA
March 31, 2008

TO THE MEMBERS OF THE COUNCIL
CITY OF GRAND ISLAND
GRAND ISLAND, NEBRASKA

This is to certify that Street Improvement Project No. 2007-P-5 has been fully completed by The Diamond Engineering Co. of Grand Island, Nebraska under the contract dated October 16, 2007. The work has been completed in accordance with the terms, conditions, and stipulations of said contract and complies with the contract, the plans and specifications. The work is hereby accepted for the City of Grand Island, Nebraska, by me as Public Works Director in accordance with the provisions of Section 16-650 R.R.S., 1943.

Street Improvement Project No. 2007-P-5; Intersection of 10th Street and Adams Street/Broadwell Avenue

No.	Description	Unit Price	Unit	Total Quantity	Total Cost
1.	6" PCC Pavement	\$ 34.00	sy	1,247.27	\$42,407.18
2.	6" PCC Integral Curb	\$ 2.50	lf	562.25	\$ 1,405.63
3.	5" PCC Driveway	\$ 31.00	sy	41.50	\$ 1,286.50
4.	4" PCC Sidewalk	\$ 3.60	sf	1,190.30	\$ 4,285.08
5.	Type "D" Modified Inlets	\$2,072.00	ea	2.00	\$ 4,144.00
6.	12" RCP, Class IV	\$ 57.50	lf	24.00	\$ 1,380.00
7.	30" PCC Curb & Gutter	\$ 33.75	lf	94.10	\$ 3,175.88
8.	Adjust Manhole	\$ 307.00	ea	1.00	\$ 307.00
9.	Remove Pavement	\$ 6.50	sy	1,145.10	\$ 7,443.15
10.	Remove Sidewalk	\$.75	sf	942.60	\$ 706.95
11.	Remove Driveway	\$ 6.50	sy	20.80	\$ 135.20
12.	Remove Inlet	\$ 307.00	ea	1.00	\$ 307.00
13.	Pavement Sawcut	\$ 4.20	lf	98.50	\$ 413.70
14.	Remove & Plug 12' RCP	\$ 14.00	lf	16.50	\$ 231.00
15.	Clear & Grub 6-12" Diameter Trees	\$ 230.00	ea	7.00	\$ 1,610.00
16.	Clear & Grub 18-24" Diameter Trees	\$ 570.00	ea	3.00	\$ 1,710.00
17.	Construct Entrance into Existing Manhole	\$ 450.00	ea	----	----

Original Project Total

\$70,948.27

I hereby recommend that the Engineer's Certificate of Final Completion for the Street Improvement Project No. 2007-P-5 be approved.



Steven P. Riehle – City Engineer/Public Works Director

Margaret Hornady – Mayor

RESOLUTION 2008-105

WHEREAS, the City Engineer/Public Works Director for the City of Grand Island has issued a Certificate of Final Completion for Project Number 2007-P-5, Intersection of 10th Street and Adams Street/Broadwell Avenue, certifying that The Diamond Engineering Company of Grand Island, Nebraska, under contract, has completed the modifications at this intersection; and

WHEREAS, the City Engineer/Public Works Director recommends the acceptance of the project; and

WHEREAS, the Mayor concurs with the recommendations of the City Engineer/Public Works Director.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the Certificate of Final Completion for Project Number 2007-P-5, Intersection of 10th Street and Adams Street/Broadwell Avenue, is hereby confirmed.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 8, 2008.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk



City of Grand Island

**Tuesday, April 08, 2008
Council Session/Study Session**

Item G6

**#2008-106 - Approving Boundaries for Creation of Business
Improvement District #7 and Establishing Initial Appointments to
Board**

Staff Contact: Cindy Johnson, Chamber President

Council Agenda Memo

From: Cindy Johnson, Chamber of Commerce President

Meeting: April 8, 2008

Subject: Creation of Business Improvement District #7 and Initial Board, South Locust Street (Area South of Stolley Park Road to Highway 34)

Item #'s: G-6

Presenter(s): Cindy Johnson, Chamber of Commerce President

Background

State statutes allow for the creation of business improvement districts and the expenditure of funds for improvement of public places or facilities within the district, including the acquisition, construction, maintenance, and operation of such improvements, creation and implementation of a plan for improving the general architectural design of public areas within the district, the development of any public activities and promotion of public events, including the management and promotion and advocacy of retail trade activities or other promotional activities, and employing or contracting for personnel for any improvement program under the act.

Chapter 19 of State Statutes sets forth the regulations pertaining to the formation of a business improvement district. The Statutes (19-4021) provide for the appointment of a business improvement board consisting of property owners, residents, business operators, or users of space within the business area to be improved.

Discussion

A Business Improvement District for the above area has been in place for the last nine years. The District was created in conjunction with the widening and beautification of South Locust Street. A seven member volunteer board oversees the activities and the budget for the District.

The general boundaries proposed for the new District are recommended as 200' on either side of the center of South Locust Street, from Stolley Park Road south to Highway 34. This is roughly the same as the existing BID but is expanded to include areas that were

not included with the original BID boundaries but were landscaped, and adding an area that was not included in the original BID but which makes good sense to include because of the proximity to the existing landscaping. Please see attached map.

The current Business Improvement District board members have indicated an interest in serving on the initial board for the new district, although all have suggested they would relinquish their position if other interested parties step forward.

The identification of proposed boundaries and formation of an initial board are the first steps in the Business Improvement District process. The Board will then work to establish a plan(s) for the area.

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

1. It is recommended that the general boundaries for BID #7 be established as 200' from the center of South Locust Street (in either direction), from Stolley Park Road south to Highway 34.

2. It is recommended that the following be confirmed as board members for this Business Improvement District area.

Jack Rasmussen (Building owner, Jack's Tire Service)
Gene McCloud (Owner, Super 8 Motel)
Dave Bartz (Owner, Bartz Floral)
Bill Lawrey (Owner, Harley Davidson Central)
Jeff Reed (Century 21 Realty)
Rhonda Saafeld (Manager, Mid-town Holiday Inn)
Dan Naranjo (Owner, All Faiths Funeral Home)

Sample Motion

Move to approve the recommendations as submitted.

RESOLUTION 2008-106

WHEREAS, South Locust Street property owners have recommended that the City of Grand Island create a business improvement district with boundaries set out below; and

WHEREAS, Section 19-4021, R.R.S. 1943, indicates that the boundaries of a business area for a potential business improvement district shall be declared by the city council prior to or at the same time as the appointment of the business improvement board; and

WHEREAS, the outer boundaries of the potential Business Improvement District No. 7 are described on the attached map, marked as Exhibit "A"; and

WHEREAS, it is suggested that a business improvement board be appointed to make recommendations to the city council for the potential establishment of a district and plans for improvements, if any, for such district.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the property set out within the boundaries described on attached Exhibit "A" be declared as future Business Improvement District No. 7.

BE IT FURTHER RESOLVED, that the following individuals be initially appointed to serve on the business improvement board: Jack Rasmussen, Gene McCloud, Dave Bartz, Bill Lawrey, Jeff Reed, Rhonda Saafeld, and Dan Naranjo.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska on April 8, 2008.

—

Margaret Hornady, Mayor

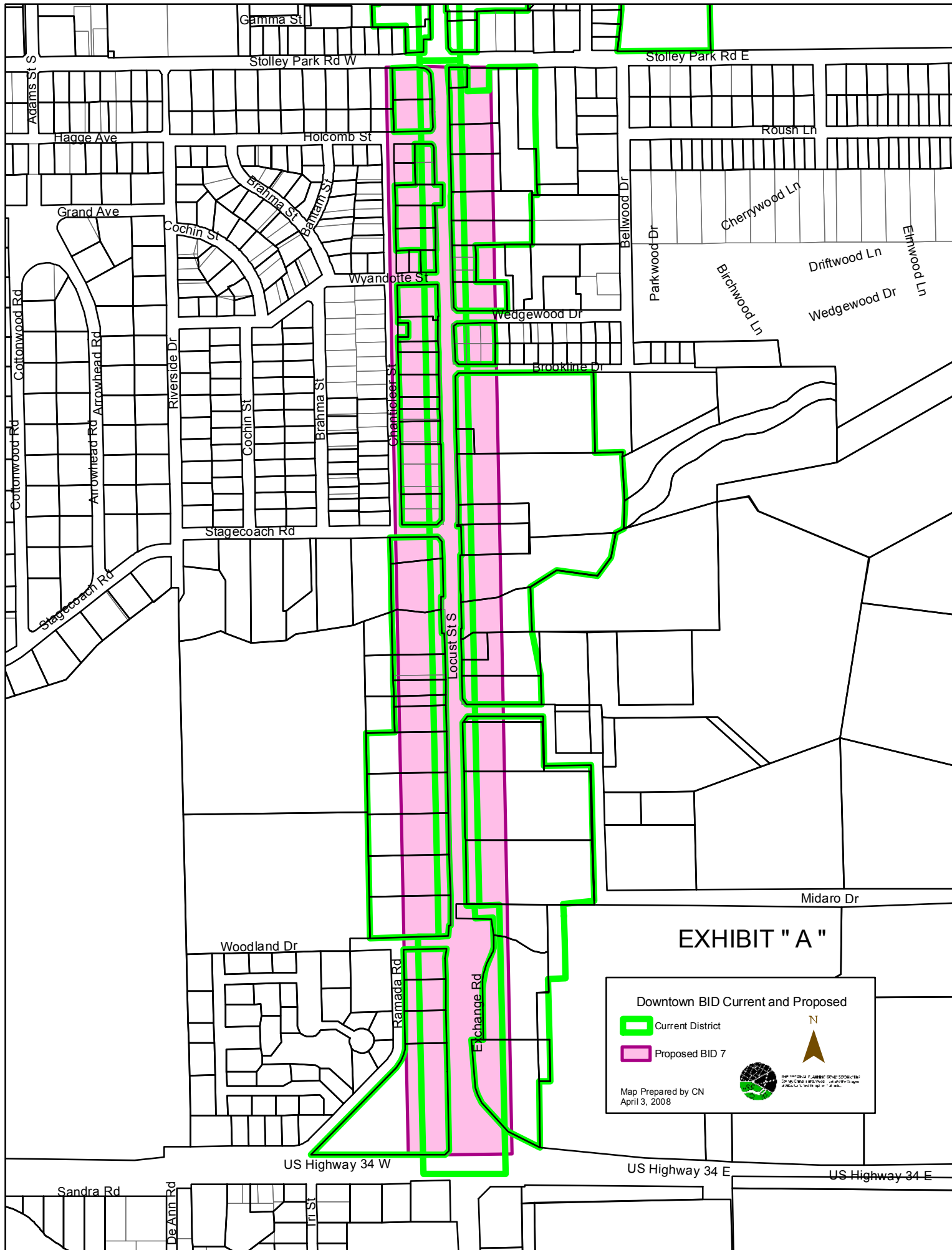
Attest:

RaNae Edwards, City Clerk

Approved as to Form

April 4, 2008

City Attorney





City of Grand Island

**Tuesday, April 08, 2008
Council Session/Study Session**

Item G7

**#2008-107 - Approving Boundaries for Creation of Business
Improvement District #8 and Establishing Initial Appointments to
Board**

Staff Contact: Cindy Johnson, Chamber President

Council Agenda Memo

From: Cindy Johnson, Chamber of Commerce President

Meeting: April 8, 2008

Subject: Creation of Business Improvement District #8 and Initial Board, Downtown Area

Item #'s: G-7

Presenter(s): Cindy Johnson, Chamber of Commerce President

Background

State statutes allow for the creation of business improvement districts and the expenditure of funds for improvement of public places or facilities within the district, including the acquisition, construction, maintenance, and operation of such improvements, creation and implementation of a plan for improving the general architectural design of public areas within the district, the development of any public activities and promotion of public events, including the management and promotion and advocacy of retail trade activities or other promotional activities, and employing or contracting for personnel for any improvement program under the act.

Chapter 19 of State Statutes sets forth the regulations pertaining to the formation of a business improvement district. The Statutes (19-4021) provide for the appointment of a business improvement board consisting of property owners, residents, business operators, or users of space within the business area to be improved.

Discussion

A Business Improvement District for the downtown has been in place for approximately 20 years. The current Business Improvement District, BID #5, is in the last year of its five year 'life'. An eleven member volunteer board oversees the activities and the budget for the District.

The general boundaries proposed for the new District are as outlined on the attached map. This boundary is somewhat different than the existing BID boundary, however it reflects the sense of where 'downtown' is, as it includes downtown staples such as the Courthouse, County Administration Building, Olsson Associates, etc. Please note: while

single family housing units, government and non-profits are included in the physical drawing of 'downtown', the current policy provides for NO ASSESSMENTS for these entities.

The proposed initial board is comprised of individuals who are currently serving on the downtown Business Improvement District Board as well as people who have participated in Main Street committees or are otherwise involved in downtown activities.

The identification of proposed boundaries and formation of an initial board are the first steps in the Business Improvement District process. The Board will then work to establish a plan(s) for the area.

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

1. It is recommended that the general boundaries for BID #8 be approved as submitted.
2. It is recommended that the following be confirmed as board members for this Business Improvement District area.

Matt Armstrong
Bruce Eberle
Craig Hand
Mark Stelk
Barbara Clinch
Dee Johnson
Tom Ziller
Mark Tracy
Kurt Haecker
KC Hehnke

Sample Motion

Move to approve the recommendations as submitted.

RESOLUTION 2008-107

WHEREAS, downtown property owners have recommended that the City of Grand Island create a business improvement district with boundaries set out below; and

WHEREAS, Section 19-4021, R.R.S. 1943, indicates that the boundaries of a business area for a potential business improvement district shall be declared by the city council prior to or at the same time as the appointment of the business improvement board; and

WHEREAS, the outer boundaries of the potential Business Improvement District No. 8 are described on the attached map, marked as Exhibit "A"; and

WHEREAS, it is suggested that a business improvement board be appointed to make recommendations to the city council for the potential establishment of a district and plans for improvements, if any, for such district.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the property set out within the boundaries described on attached Exhibit "A" be declared as future Business Improvement District No. 8.

BE IT FURTHER RESOLVED, that the following individuals be initially appointed to serve on the business improvement board: Matt Armstrong, Bruce Eberle, Craig Hand, Mark Stelk, Barbara Clinch, Dee Johnson, Tom Ziller, Mark Tracy, Kurt Haecker, and KC Hehnke.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska on April 8, 2008.

—

Margaret Hornady, Mayor

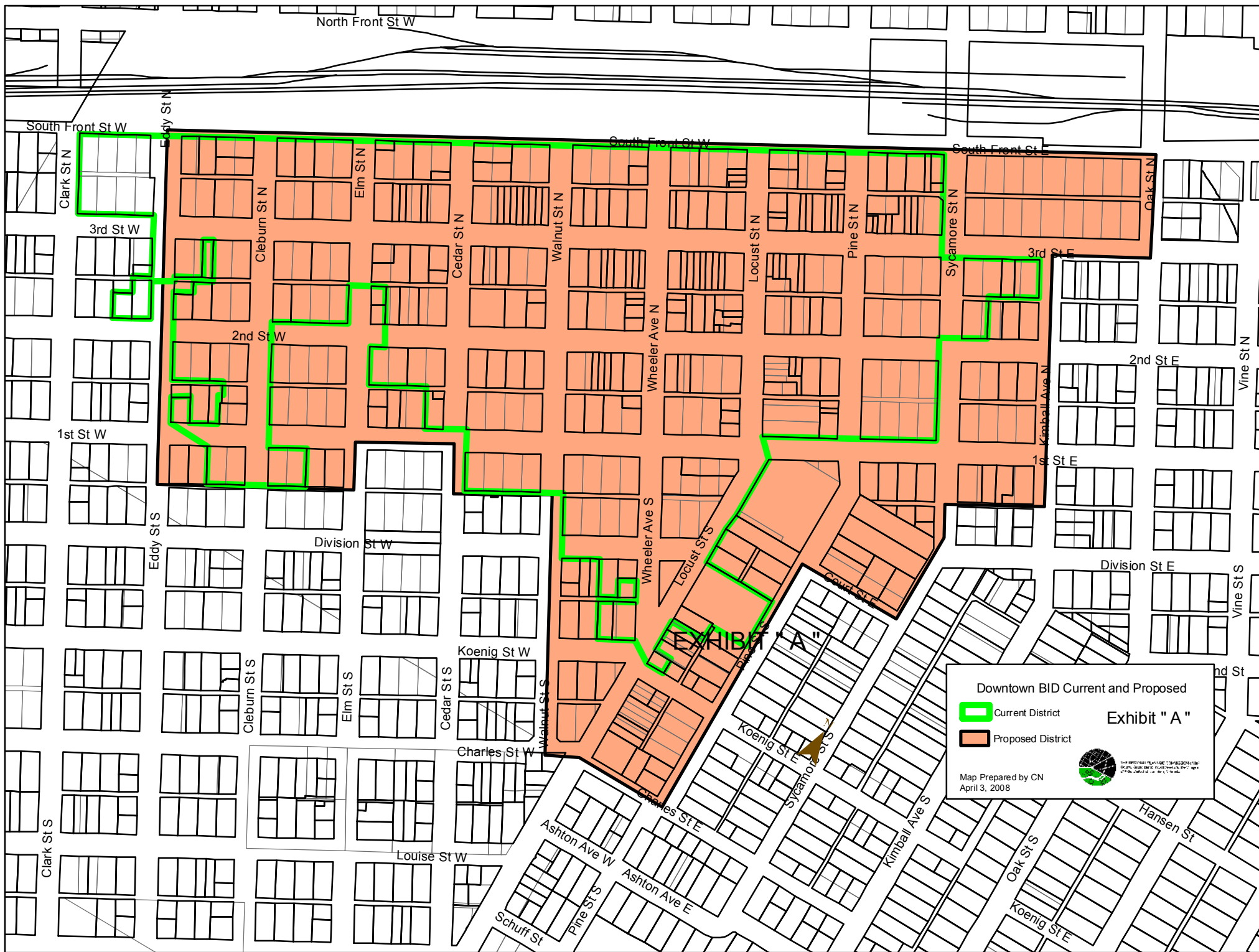
Attest:

RaNae Edwards, City Clerk


Approved as to Form

April 4, 2008

City Attorney



Downtown BID Current and Proposed

 Current District


 Proposed District

Exhibit "A"

Map Prepared by CN
April 3, 2008





City of Grand Island

**Tuesday, April 08, 2008
Council Session/Study Session**

Item G8

**#2008-108 - Approving Final Plat and Subdivision Agreement for
NCC-1701 Subdivision**

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission

Meeting: April 8, 2008

Subject: NCC-1701 Subdivision – Final Plat

Item #'s: G-8

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

Background

West of Webb Road and south of Highway 2, in the City of Grand Island, Hall County, Nebraska. This property is zoned R1-Suburban Density Residential. There are two houses on metes and bound properties along Webb Road. Sewer and Water are available. This will plat these lots and shift a property line between them. (2 lots)

Discussion

The final plat for NCC-1701 Subdivision was considered under the Consent Agenda by the Regional Planning Commission at the April 2, 2008 meeting. A motion was made by Reynolds, and seconded by Bredthauer, to approve the plat as presented. A roll call vote was taken and the motion carried with 9 members present voting in favor (Miller, O'Neill, Hayes, Reynolds, Monter, Haskins, Bredthauer, Heineman, Snodgrass).

Alternatives

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

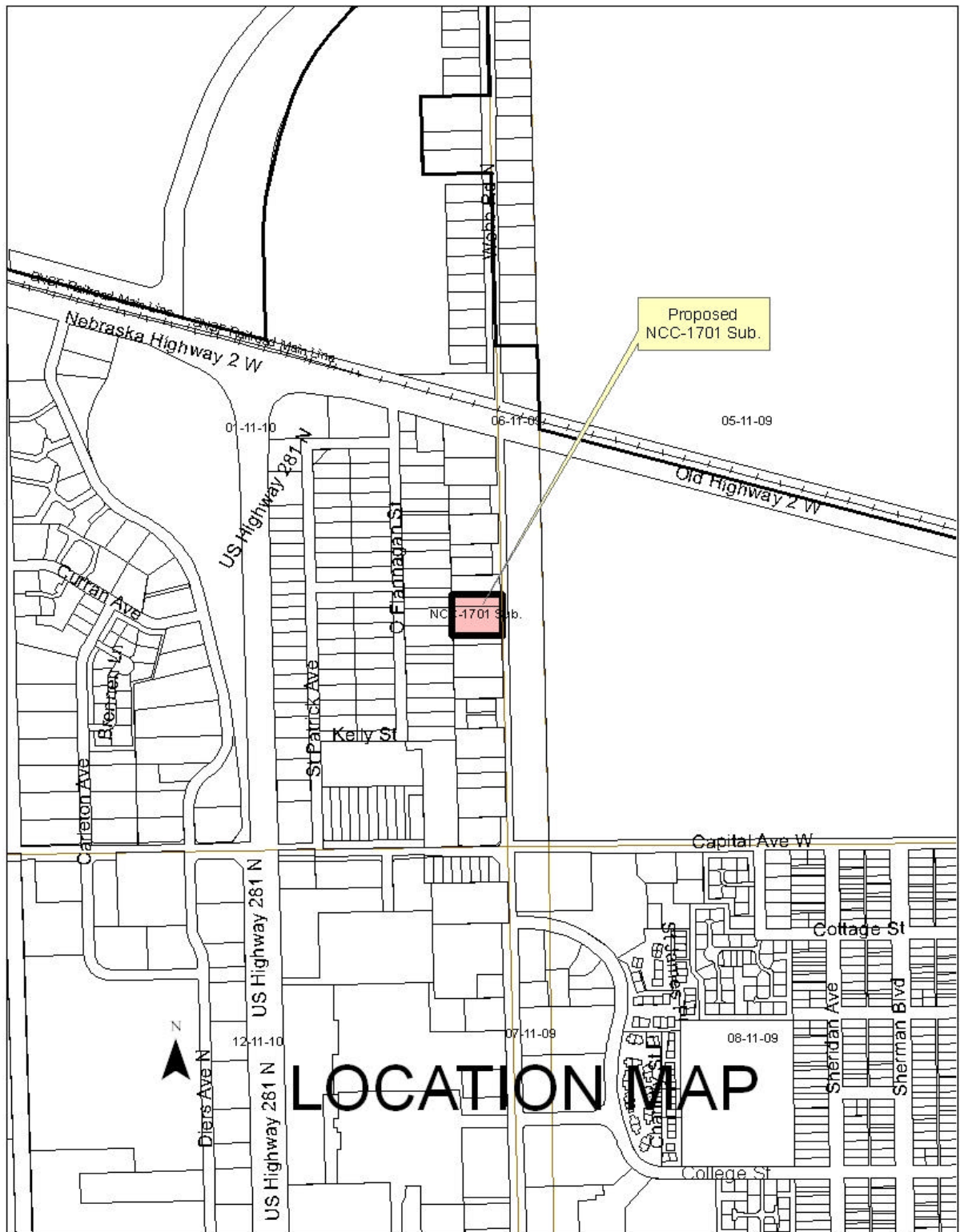
1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

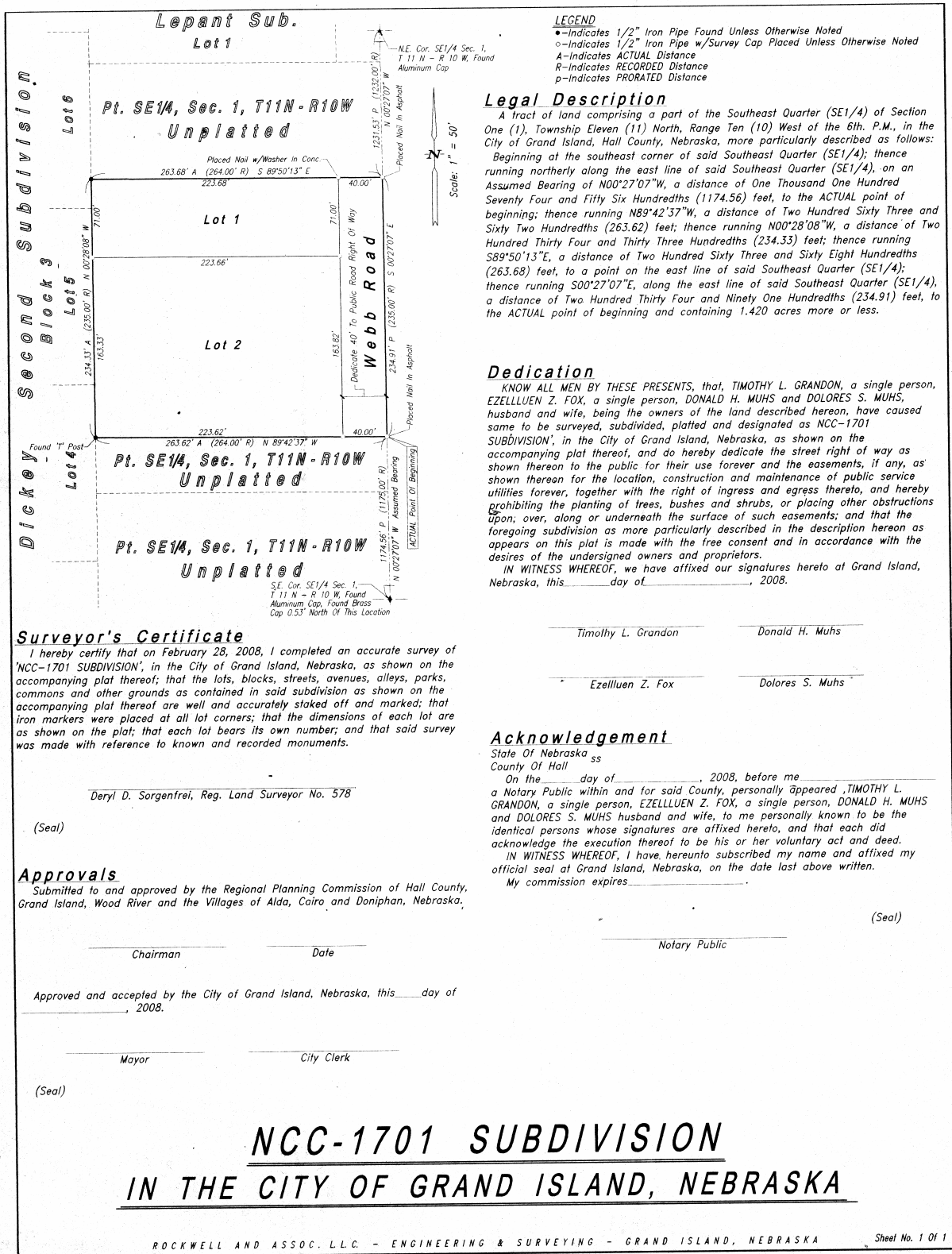
Recommendation

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

Sample Motion

Move to approve as recommended.





Developer/Owner

Timothy L Grandon & Ezelluen Z. Fox and Donald H. Muhs and Dolores S. Muhs
2672 and 2660 Webb Road
Grand Island, NE 68803

2 Lots west of Webb Road South of Highway 2

Size: 1.420 Acres

Zoning –R1- Low Density Residential.

Road Access: Public City Streets, no new streets

Water Public: City Water is available to all lots.

Sewer Public: City Sewer is available to all lots.



RESOLUTION 2008-108

WHEREAS, Timothy L. Grandon, a single person, Ezelluen Z. Fox, a single person, and Donald H. Muhs and Dolores S. Muhs, husband and wife, as owners, have caused to be laid out into lots, tracts of land comprising a part of the Southeast Quarter (SE¼) of Section One (1), Township Eleven (11) North, Range Ten (10), West of the 6th P.M., in the City of Grand Island, Hall County, Nebraska, under the name of NCC-1701 SUBDIVISION, and have caused a plat thereof to be acknowledged by it; and

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

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

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

BE IT FURTHER RESOLVED that the final plat of NC-1701 SUBDIVISION, as made out, acknowledged, and certified, is hereby approved by the City Council of the City of Grand Island, Nebraska, and the Mayor is hereby authorized to execute the approval and acceptance of such plat by the City of Grand Island, Nebraska.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 8, 2008.

Margaret Hornady, Mayor
City of Grand Island

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
April 4, 2008	☐ City Attorney



City of Grand Island

**Tuesday, April 08, 2008
Council Session/Study Session**

Item G9

**#2008-109 - Approving Bid Award for Campground Potable Water
System for Heartland Public Shooting Park**

Staff Contact: Steve Paustian

Council Agenda Memo

From: Steve Paustian, Parks and Recreation Director

Meeting: April 2, 2008, 2008

Subject: Bid Award for Campground Potable Water System-
Heartland Public Shooting Park

Item #'s: G-9

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

Background

The City of Grand Island is in the process of developing a campground at the Heartland Public Shooting Park. The Campground is part of the original master plan adopted by the City Council.

Discussion

Bids were requested to supply potable water services to 9 camper pads. Two bids were received with the low bid provided by Island Plumbing of Grand Island in the amount of \$29,121.00. Funds to pay for this contract will come from account number 40044450 90026.

Alternatives

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

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

Recommendation

City Administration recommends that the Council approve the bid award to Island Plumbing in the amount of \$29,121.00.

Sample Motion

Move to award the bid to Island Plumbing of Grand Island, Nebraska for potable water system installation at the Campground of the Heartland Public Shooting Park in the amount of \$29,121.00.

Purchasing Division of Legal Department
INTEROFFICE MEMORANDUM



Dale M. Shotkoski, Assistant City Attorney

*Working Together for a
Better Tomorrow, Today*

BID OPENING

BID OPENING DATE: April 1, 2008 at 11:00 a.m.

FOR: Campground Potable Water System for Heartland Public Shooting Park

DEPARTMENT: Parks & Recreation

ESTIMATE: \$55,000.00

FUND/ACCOUNT: 40044450-90026

PUBLICATION DATE: March 17, 2008

NO. POTENTIAL BIDDERS: 6

SUMMARY

Bidder:	<u>Island Plumbing Company</u>	<u>Husker Plumbing, Inc.</u>
	Grand Island NE	Grand Island NE
Bid Security:	Cashier's Check	Check
Exceptions:	Noted	None
Bid Price:	\$29,121.00	\$43,737.63

cc: Steve Paustian, Parks & Recreation Director
Dale Shotkoski, City Attorney
Sherry Peters, Legal Secretary

Patti Buettner, Parks & Rec. Secretary
Wes Nespor, Assist. City Attorney
Jeff Pederson, City Administrator

P1244

RESOLUTION 2008-109

WHEREAS, the City of Grand Island invited sealed bids for Campground Potable Water System at the Heartland Public Shooting Park, according to plans and specifications on file with the Parks and Recreation Department; and

WHEREAS, on April 1, 2008, bids were received, opened and reviewed; and

WHEREAS, the Island Plumbing Company of Grand Island, Nebraska 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 \$29,121.00; and

WHEREAS, the Island Plumbing Company's bid is less than the estimate for such project.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of the Island Plumbing Company of Grand Island, Nebraska, in the amount of \$29,121.00 construction is hereby approved as the lowest responsible bid.

BE IT FURTHER RESOLVED, that the Mayor is hereby authorized and directed to execute a contract with such contract for such project on behalf of the City of Grand Island.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, April 8, 2008.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	<input type="checkbox"/>	_____
April 4, 2008	<input type="checkbox"/>	City Attorney



City of Grand Island

**Tuesday, April 08, 2008
Council Session/Study Session**

Item J1

Approving Payment of Claims for the Period of March 26, 2008 through April 8, 2008

The Claims for the period of March 26, 2008 through April 8, 2008 for a total amount of \$2,427,866.39. A MOTION is in order.

Staff Contact: David Springer



City of Grand Island

**Tuesday, April 08, 2008
Council Session/Study Session**

Item X1

Waste Water Treatment Plant Update

This item will be discussed at the Study Session immediately following the City Council regular meeting.

Staff Contact: Steve Riehle

Council Agenda Memo

From: Steven P. Riehle, Public Works Director

Meeting: April 8, 2008

Subject: Waste Water Treatment Plant Update

Item #'s: 1

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

Background

Mayor Hornady, Jeff Pederson and Steve Riehle will update the city council on activities at the Grand Island Waste Water Treatment Plant.

Waste Water Update

Council will be updated on Solids Handling at the WWTP, customer breakdown, Swift loading and Swift's pre-treatment improvements. The update will include a review of past presentations on costs and the 2008 budget.

A presentation was made at the August 14th city council meeting recommending changes to the 2008 Waste Water budget before approval. On October 16, a presentation on the issue was made to Jeff Pederson, with a focus on the prospect of additions by Swift to their pre-treatment capabilities. Due to uncertainty with Swift intentions that existed at that time, further consideration of the plant improvement options contained in the August 14th presentation to the council was put on hold.

Discussion

Construction work on the expansion to Swift's anaerobic pre-treatment lagoon started on March 10th with an anticipated completion date of August 2008. Clearing and grubbing work began on the Swift/Microgy anaerobic digester complex with completion also scheduled for August 2008. City Administration is confident that Swift's pre-treatment improvements are moving along, so an update to the council is appropriate.

The August 14th council memo stated that "An acid gas digestion system can be sized to meet the current loading (without Swift) plus growth for 20 years at an estimated

construction cost of \$7.5 million.” The memo further stated that “Building an acid gas digestion facility while using the landfill to shave Swift’s loading peaks keeps initial capital costs down, minimizes future operational costs and reduces the risk to the city.” With Swift’s pre-treatment improvements now underway, City administration recommends moving forward with the Request for Proposals (RFP) for the design work the \$7.5 million acid gas digestion system.

It is important to note that construction of digesters at the City’s WWTP will take a minimum of 18 to 24 months from design to completion, while Swift’s pre-treatments improvements will come on-line in August 2008. The costs the city is incurring to operate the WWTP and dispose of sewage sludge will decline significantly once Swift’s pre-treatment improvements are on-line.

Discharge Permit and Swift Update

The council will be updated on the most current information regarding the WWTP exceeding the discharge permit and discussions with Swift on measures being undertaken to reduce Swift’s loading on the Grand Island WWTP.

Future Waste Water Operations

The history of the solids projects and the recent overloading of the City’s WWTP warrant a discussion of how to proceed with the many projects needed to successfully operate and maintain a collection system of over 215 miles of sanitary sewer mains, 15 lift stations, and a WWTP with many structures and components dating back to the original plant construction in 1964.

Conclusion

This item is presented to the City Council in a Study Session to allow for any questions to be answered and to create a greater understanding of the issue at hand.

City Administration recommends issuance of an RFP for engineering design services related to an acid gas anaerobic digestion system with an agreement to follow for council approval.

Grand Island's Wastewater Treatment Plant

Update

April 8, 2008

CITY OF
GRAND



ISLAND

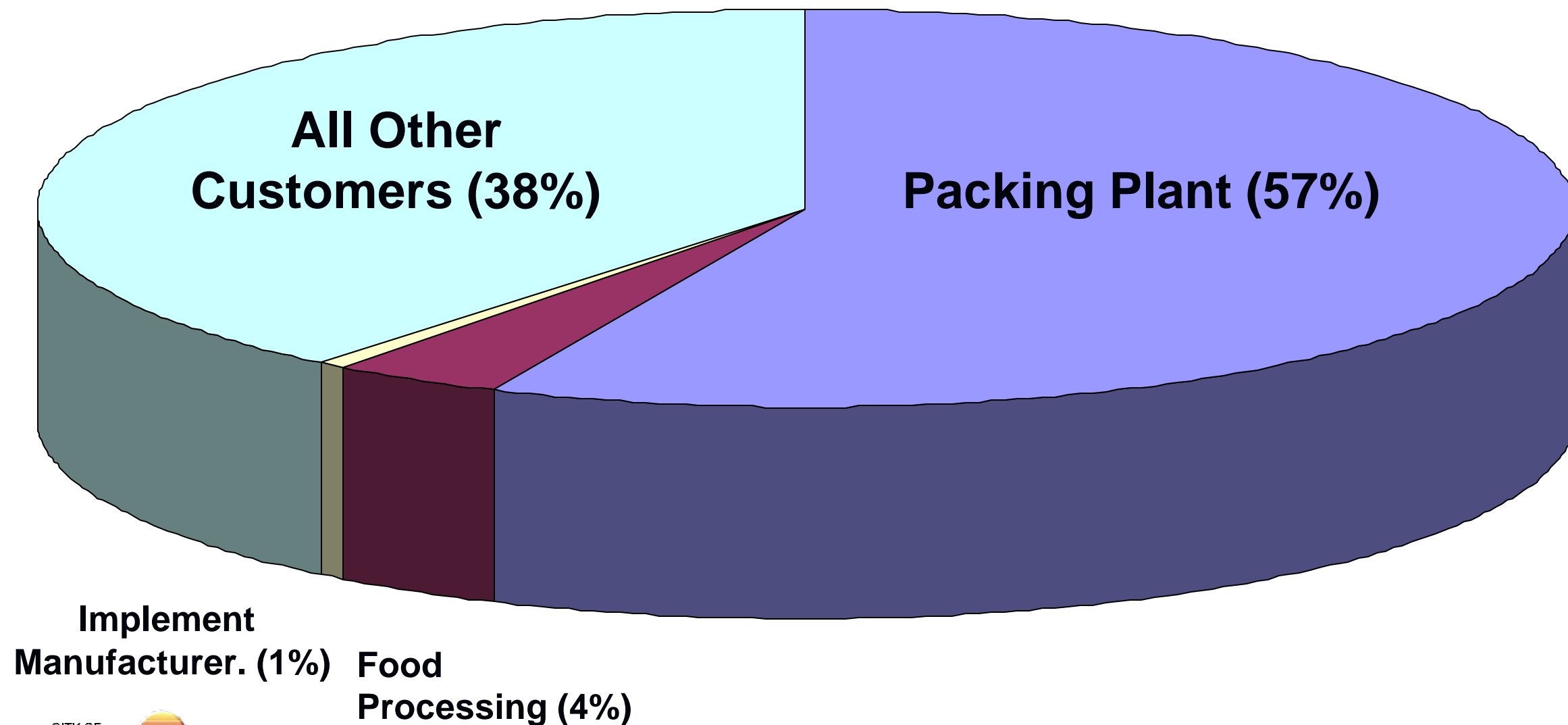


CH2MHILL

Waste Water Update

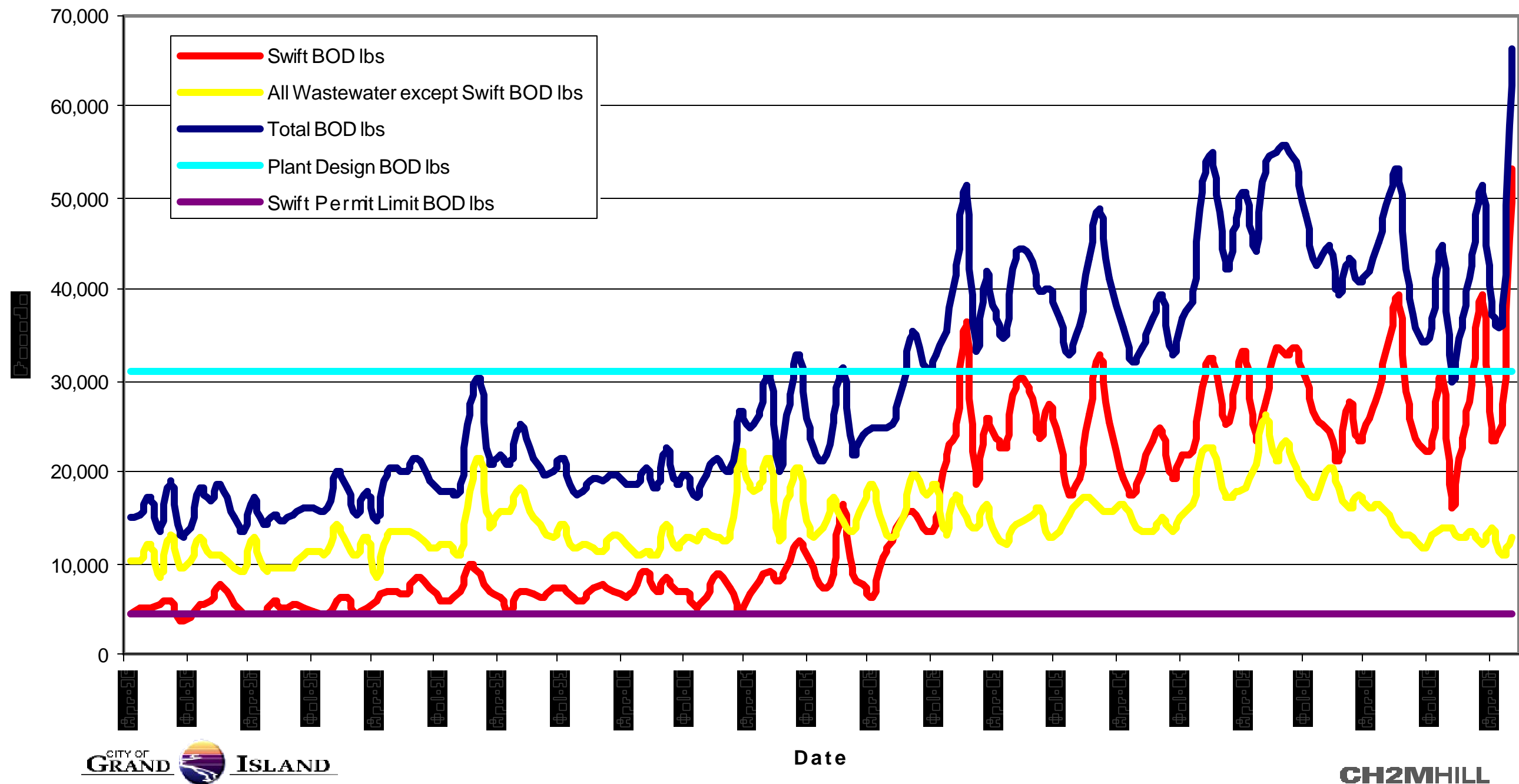
- **Solids Handling**
 - Customer Breakdown
 - Swift Loading
 - Swift's Pre-treatment Improvements
 - Review of Past Council Presentations
 - Costs for Solids Handling Alternatives
 - 2008 Budget Discussions
 - Solids Handling Recommendation
- **Discharge Permit and Swift Update**
- **Future Waste Water Operations**

City's Top Wastewater Customers



Packing Plant BOD Loading: Last 10 years

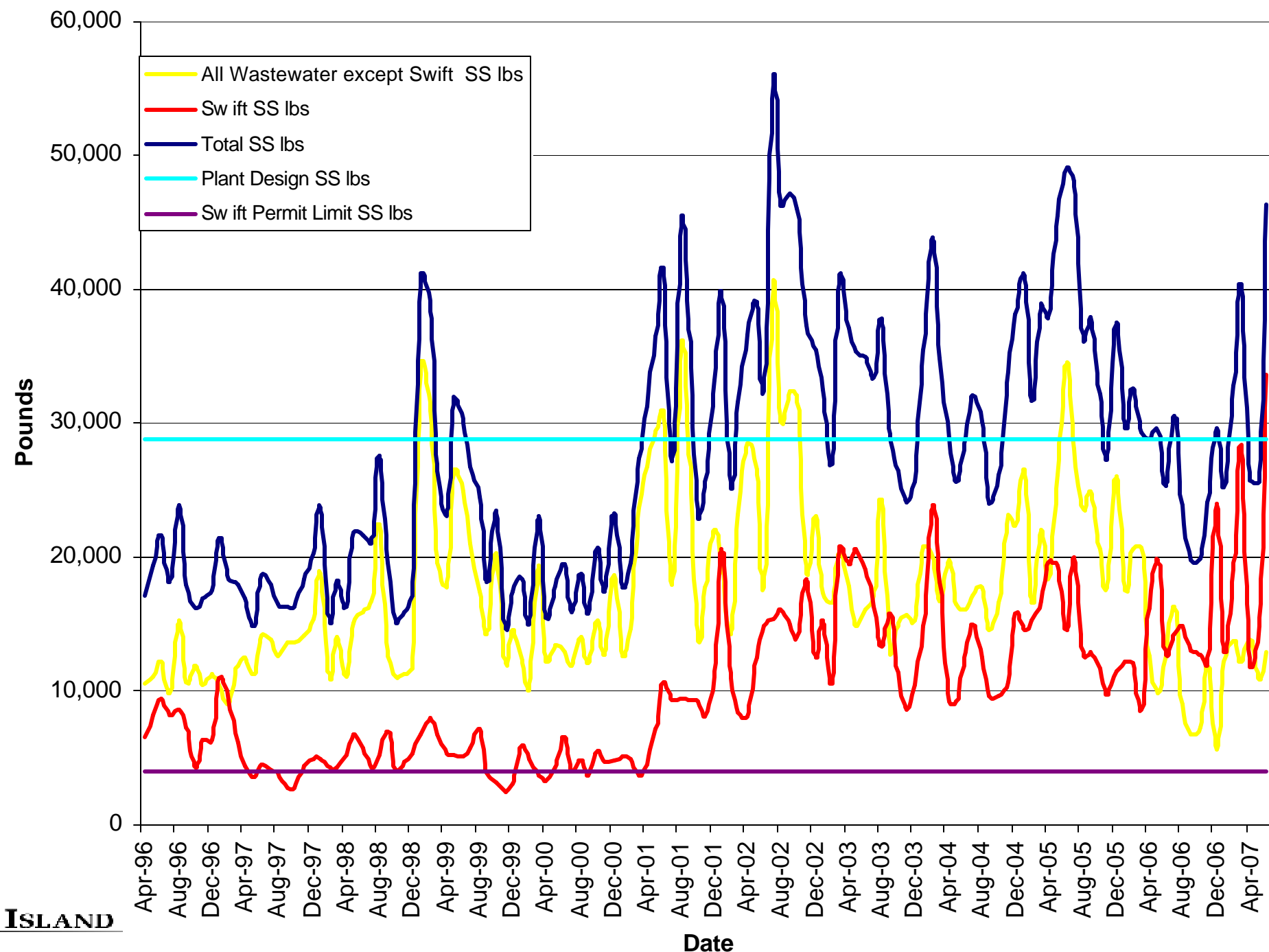
City of Grand Island NE Wastewater Treatment Plant
BOD Average Pounds per Day



Packing Plant

Suspended Solids Loading: Last 10 years

City of Grand Island NE Wastewater Treatment Plant
SS Average Pounds per Day



Swift Operations

- **Permit**
 - BOD: 4,250 lbs per day
 - SS: 4,000 lbs per day
- **Current**
 - BOD: 1,800 mg/L
 - *YTD Avg 32,400 lbs per day*
 - *Max Daily – 217,300 lbs per day*
 - SS: 1,100 mg/L
 - *YTD Avg 12,600 lbs per day*
 - *Max Daily – 179,600 lbs per day*
 - Annual Pre-Tax Revenue: \$4.2M
- **Proposed pre-treatment improvements**
 - BOD: 10,000-13,400 lbs per day
 - SS: 10,000-13,400 lbs per day
 - Annual Pre-Tax Revenue: \$2.8M - \$3.3M

Current WWTP Capacity

BOD: 30,850 lbs per day

SS: 28,825 lbs per day

Previous Solids Handling Presentations to City Council

- **January 31, 2006**
 - Identified immediate response measures to curb odors originating from the WWTP
 - *Landfill sludge*
 - *Pilot ASP Composting*
 - *Evaluate long-term sludge handling improvements*
 - Anaerobic digestion and land application of sludge
 - ASP composting and land application of sludge
 - Landfill disposal
- **June 6, 2006**
 - Presented present worth and qualitative evaluation of solids handling alternatives
 - Recommended City implement anaerobic digestion which had lowest present worth and highest benefit cost score.
- **August 29, 2006**
 - Presented financial evaluation and funding alternatives for long-term solids handling improvements
 - Recommendations
 - *Implement short term ASP for reduced O&M and long-term operational flexibility - finance through revenue bonds*
 - *Obtain Take-or-Pay agreement from Swift*
 - *Long-term solution – 2 phase anaerobic digestion: finance through revenue bonds once take-or-pay agreement finalized with Swift*

Anaerobic Digestion Advantages

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



Long-Term Solids Handling Options

Present Worth Analysis

(June 6, 2006 City Council Presentation)

Alternative	Capital Cost	O&M Cost	Present Worth Cost
Acid Gas Anaerobic Digestion	\$10,673,000	\$207,000	\$13,486,000
Conventional Anaerobic Digestion	\$13,954,000	\$212,000	\$16,829,000
Onsite Aerated Static Pile	\$6,302,000	\$792,000	\$17,069,000
Landfill	\$585,000	\$1,665,000	\$23,212,000

Council chose Aerated Static Pile Composting over the Consultant's recommended Acid Gas Anaerobic Digestion because of the lower up-front capital cost. It reduced the risk of Swift reducing their load and leaving the city with an expensive anaerobic digestion system.

Conditions in August 2007

- **Swift loadings continue at highest levels on record**
- **Landfill tipping fees 20-35 percent less than anticipated in June, 2006**
- **Costs for compost amendment increased \$20 per ton**

Estimated costs in August 2007

Alternative	Capital Cost	O&M Cost
Onsite Aerated Static Pile	\$4,240,000	\$1,238,500
Landfill	\$0	\$995,000

- *The cost to landfill is now cheaper than the ASP because of reduced disposal costs.*
- *Swift has projects planned to improve their pre-treatment system and reduce loading, thereby reducing landfill costs.*

August 14, 2007 City Council Meeting

- **Pull construction of the ASP compost system out of the 2008 budget**
- **Shelve the ASP compost design**
- **Add funds for design of downsized acid gas anaerobic digesters to the 2008 budget**
- **Wait 6 months to observe direction of Swift regarding pre-treatment improvements**
- **Update council before proceeding with RFP for design of the digesters**

Downsized Digesters

- **Downsized Acid Gas Anaerobic digestion**
 - sized for City loading less Swift
 - *allow for 20-years of City Growth*
 - Capital Cost: \$7.5M
 - **Annual O&M: \$225k (vs. \$995k for landfill)**
 - Reduces volume of solids produced
 - Will accommodate Swift's estimated loadings after the pre-treatment projects are completed
- **Landfill balance of solids – short term**
- **Negotiate agreement with Swift**
- **City Administration recommends moving forward with the RFP for consultant engineering services for the Acid Gas Anaerobic Digestion system**

Discharge Permit and Swift Update

- **Discharge Permit Exceeded March 27th through March 31st**
 - Total Suspended Solids
 - Carbonaceous Biochemical Oxygen Demand (CBOD)
- **Elevated levels of CBOD considered cause of fish kill**
- **Swift Update**

Future Waste Water Operations

- **Update on Activities**
- **Open Discussion**