

KEARNEY CITY COUNCIL

AGENDA

City Council Chambers, 18 East 22nd Street

November 10, 2015

5:30 p.m.

I. ROUTINE BUSINESS

1. Invocation/Moment of Silence.
2. Pledge of Allegiance.
3. Announcement on Open Meetings Act.
4. Roll call.
5. Oral Communication – Oath of Office for Police Officer Christopher Hughes.

II. UNFINISHED BUSINESS

III. PUBLIC HEARINGS

1. Conduct a public hearing on the Application submitted by Miller & Associates for City of Kearney, Nebraska for Planned District Development Plan Approval for the proposed construction of an office complex development on property zoned District BP/PD, Business Park/Planned Development Overlay District and described as Lot 2 of Block One, Tech One First Subdivision, a tract of land being part of the North Half of the Northwest Quarter of Section 29, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (southeast corner of 56th Street and Antelope Avenue) and consider Resolution No. 2015-224.
2. Conduct a public hearing on the Applications submitted by Trenton Snow for City of Kearney, Nebraska for (1) petition to vacate Lot 15, Tiffany Square Addition, an addition to the City of Kearney, Buffalo County, Nebraska and consider Ordinance No. 8040; and (2) the Final Plat for Tiffany Square Third Addition, an addition to the City of Kearney, Buffalo County, Nebraska, for property described as Lot 15, Tiffany Square Addition, an addition to the City of Kearney, (to be vacated) and part of Outlot A of Block 1, Tony H. Addition, an addition to the City of Kearney (now vacated), all in Buffalo County, Nebraska (east side of 30th Avenue, north of La Crosse Drive) and consider Resolution No. 2015-225.
3. Conduct a public hearing on the Application submitted by Miller & Associates for Central Community College to rezone from District AG, Agricultural District to District C-O/PD, Office/Planned Development Overlay District property described as a tract of land being part of the Southwest Quarter of the Southwest Quarter of Section 3, Township 8 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (east of 30th Avenue between 11th Street and 16th Street) and consider Ordinance No. 8041.

4. Conduct a public hearing on the Application submitted by Miller & Associates for Central Community College for the Final Plat for Central Community College First Addition, an addition to the City of Kearney, Buffalo County Nebraska, for property described as a tract of land being part of the Southwest Quarter of the Southwest Quarter of Section 3, Township 8 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (east of 30th Avenue between 11th Street and 16th Street) and consider Resolution No. 2015-226.
5. Conduct a public hearing on the Application submitted by Miller & Associates for Central Community College for the annexation of Central Community College First Addition, an addition to the City of Kearney, Buffalo County Nebraska, for property described as a tract of land being part of the Southwest Quarter of the Southwest Quarter of Section 3, Township 8 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (east of 30th Avenue between 11th Street and 16th Street) and consider Resolution No. 2015-227.
6. Conduct a public hearing on the Application submitted by Miller & Associates for Central Community College for Planned District Development Plan Approval for the construction of a new college facility on property to be zoned District C-O/PD, Office/Planned Development Overlay District and described as a tract of land being part of the Southwest Quarter of the Southwest Quarter of Section 3, Township 8 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (east of 30th Avenue between 11th Street and 16th Street) and consider Resolution No. 2015-228.
7. Conduct a public hearing on the Application submitted by Miller & Associates for Brent Henderson for an amendment to the Land Use Map of the City of Kearney Comprehensive Development Plan from AG Preserve to Light Industrial property described as a tract of land being part of the Northeast Quarter of the Northwest Quarter and part of the Northwest Quarter of the Northeast Quarter of Section 7, Township 8 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (west of Avenue U, between 8th Street and 11th Street) and consider Resolution No. 2015-229.
8. Conduct a public hearing on the Application submitted by Miller & Associates for Brent Henderson to rezone from District AG, Agricultural District to District M-1, Limited Industrial District property described as a tract of land being part of the Northeast Quarter of the Northwest Quarter and part of the Northwest Quarter of the Northeast Quarter of Section 7, Township 8 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (west of Avenue U, between 8th Street and 11th Street) and consider Ordinance No. 8042.
9. Conduct a public hearing on the Application submitted by Miller & Associates for Brent Henderson for the Final Plat and Subdivision Agreement for East 11th Industrial Park, an addition to the City of Kearney, Buffalo County, Nebraska, for property described as a tract of land being part of the Northeast Quarter of the Northwest Quarter and part of the Northwest Quarter of the Northeast Quarter of Section 7, Township 8 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (west of Avenue U, between 8th Street and 11th Street) and consider Resolution No. 2015-230.
10. Conduct a public hearing on the Application submitted by Miller & Associates for Brent Henderson for the annexation of East 11th Industrial Park, an addition to the City of Kearney, Buffalo County, Nebraska, for property described as a tract of land being part of the Northeast Quarter of the Northwest Quarter and part of the Northwest Quarter of the

Northeast Quarter of Section 7, Township 8 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (west of Avenue U, between 8th Street and 11th Street) and consider Resolution No. 2015-231.

11. Conduct a public hearing on the Application submitted by Miller & Associates for Sun Development Inc. for Planned District Development Plan Approval for the construction of new storage units on property zoned District M-1/PD, Limited Industrial/Planned Development Overlay District and described as Lot 2, Sun West Fourth Addition, an addition to the City of Kearney, Buffalo County, Nebraska (one half block north of 16th Street, east of 17th Avenue) and consider Resolution No. 2015-232.
12. Conduct a public hearing for the Council to meet as the Board of Equalization to assess costs in connection with Water District Nos. 2014-574, 2014-575 and Sanitary Sewer District Nos. 2014-512 and 2014-513 and consider Resolution No. 2015-233.

IV. CONSENT AGENDA *

1. Approve Minutes of Regular Meeting held October 27, 2015 and Minutes of Special Meeting held October 27, 2015.
2. Approve the Claims.
3. Authorize the Mayor to send a letter of no recommendation to the Nebraska Liquor Control Commission on the Application for Reconstruction submitted by Casey's Retail Company dba Casey's General Store #1735 in connection with their Class B-028852 liquor license and located at 1308 East 39th Street.
4. Adopt Resolution No. 2015-234 authorizing the Finance Director to execute the Application to Amend Irrevocable Standby Letter of Credit pertaining to the City's workers compensation insurance.
5. Approve the Plans and Specifications for the construction of fixed base radio read system and 3,000 meters and set the bid opening date for December 22, 2015 at 2:00 p.m.
6. Adopt Resolution No. 2015-235 approving the recommendation submitted by the Fire Chief to include Micah Kremer and Mathew Begnoche as members of the Kearney Volunteer Fire Department.
7. Approve the purchase of a 2016 Elgin Eagle Sweeper on a 2016 Freightliner M2 Chassis submitted by Nebraska Environmental Products under the National Joint Powers Alliance in the amount of \$234,258.34 to be used in Public Works/Transportation.
8. Approve the application for a Special Designated License submitted by Earn & Return Investments, Inc., dba Cellar Bar & Grill in connection with their Class IK-064728 liquor license to dispense beer and wine at The Archway located at 3060 East 1st Street on Friday, December 4, 2015 from 4:00 p.m. until 10:00 p.m. for a Holiday Party.
9. Approve the application for a Special Designated License submitted by Earn & Return Investments, Inc., dba Cellar Bar & Grill in connection with their Class IK-064728 liquor

license to dispense beer and wine at The Archway located at 3060 East 1st Street on Thursday, December 10, 2015 from 3:00 p.m. until 10:00 p.m. for a Holiday Party.

10. Approve the application for a Special Designated License submitted by Kearney Investment Corp., dba Holiday Inn in connection with their Class CK-17964 catering liquor license to dispense beer, wine and distilled spirits in The Archway located at 3060 East 1st Street on Tuesday, December 1, 2015 from 5:00 p.m. until 10:00 p.m. for a reception.
11. Approve the application for a Special Designated License submitted by Night Life Concepts, Inc., dba Cunningham's Journal in connection with their Class CK-059311 catering liquor license to dispense beer, wine, and distilled spirits in the Ag Pavilion located at the Buffalo County Fairgrounds, 3807 Avenue N on Thursday, December 3, 2015 from 3:00 p.m. until 1:00 a.m. for a fund raiser.
12. Approve the application for a Special Designated License submitted by Night Life Concepts, Inc., dba Cunningham's Journal in connection with their Class CK-059311 catering liquor license to dispense beer, wine, and distilled spirits in the Harvest Room located at the Buffalo County Fairgrounds, 3807 Avenue N on Wednesday, December 9, 2015 from 3:00 p.m. until 1:00 a.m. for a fund raiser.

* *Any item listed on the Consent Agenda may, by the request of any single Council member, be considered as a separate item under the Regular Agenda Section of the Agenda.*

V. CONSENT AGENDA ORDINANCES *

1. Approve Ordinance No. 8043 repealing Ordinance No. 8036 and amend the Salary Ordinance reflecting changes in certain positions.

VI. REGULAR AGENDA

1. Consider Ordinance No. 8044 providing for the acquisition and operation of a recreational facility complex located at Patriot Park; conveyance of the same to the City of Kearney Facilities Corporation and authorizing a Lease-Purchase Agreement with City of Kearney Facilities Corporation relating to the acquisition and construction of said facility for use by the City; approving the execution of said Lease-Purchase Agreement and related documents; approving the form of Trust Indenture and Security Agreement between the Facilities Corporation and a trustee relating to the issuance of Recreational Facility Bonds, Series 2015 in the amount of \$3,500,000; authorizing officers of the City to designate final terms within certain parameters; approving the Preliminary Official Statement relating to the bonds and ordering the ordinance published in pamphlet form.
2. Presentation of the preliminary plans for Patriot Park.

VII. REPORTS

VIII. ADJOURN

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City Manager Michael Morgan
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A current agenda is on file at the Office of the City Clerk at City Hall, 18 East 22nd Street, Kearney, Nebraska. For more information, call 233-3216 or visit our website at www.cityofkearney.org