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# City of Grand Island



**Tuesday, September 14, 2010**

## **Council Session Packet**

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### **City Council:**

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

### **Mayor:**

**Margaret Hornady**

### **City Administrator:**

**Jeff Pederson**

### **City Clerk:**

**RaNae Edwards**

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**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.

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### **Pledge of Allegiance**

### **Roll Call**

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## **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.

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## **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.

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## **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, September 14, 2010

Council Session

## Item C1

### Proclamation "Senior Corps Week" September 20-24, 2010

*Approximately 30 volunteers over 55 years old in Hall County represent the Senior Corps - Foster Grandparent program by giving of their time and talent by serving more than 15 schools, nonprofit child care centers, including faith-based groups and Head Start programs. Mayor Hornady has proclaimed the week of September 20-24, 2010 as "Senior Corps Week" and encourages all citizens to recognize Senior Corps volunteers and programs for their valuable impact on our community. See attached PROCLAMATION.*

Staff Contact: Mayor Hornady

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

PROCLAMATION

- WHEREAS, older Americans bring a lifetime of skills and experience as parents, workers, and citizens that can be tapped to meet challenges in our community; and
- WHEREAS, for more than four decades Senior Corps programs – including Foster Grandparents – have proven to be a highly effective way to engage Americans 55 and over in meeting national and community needs; and
- WHEREAS, each year Senior Corps – Foster Grandparent program – provides opportunities for nearly 30,000 older Americans across the nation, including approximately 30 in Hall County, to serve their communities; and
- WHEREAS, Foster Grandparent volunteers last year in Hall County provided more than 27,000 hours of service worth more than \$560,000, helping to improve the lives of our children, strengthening our educational system and reinforcing values; and
- WHEREAS, Senior Corps volunteers build capacity of organizations and communities by serving through more than 15 schools, nonprofit child care centers, including faith-based groups and Head Start programs; and
- WHEREAS, at a time of mounting social needs and growing interest in service by older Americans, there is an unprecedented opportunity to harness the talents of 55-plus volunteers to address community challenges; and
- WHEREAS, service by older Americans helps volunteers by keeping them active, healthy, and engaged; helps our communities by solving local problems, and helps our nation by saving taxpayer dollars, reducing healthcare costs, and strengthening our democracy; and
- WHEREAS, the inaugural Senior Corps Week, taking place September 20-24, 2010, is an opportunity to thank Foster Grandparent volunteers for their service and recognize their impact and value to our communities and nation.

NOW, THEREFORE, I, Margaret Hornady, Mayor of the City of Grand Island, Nebraska, do hereby proclaim the week of September 20-24, 2010 as


**“SENIOR CORPS WEEK”**

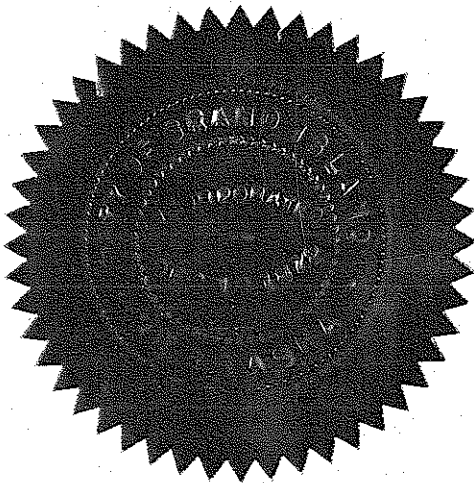
in the City of Grand Island, and encourage all citizens to recognize Senior Corps volunteers and programs for their valuable impact on our communities.

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

  
Margaret Hornady, Mayor

Attest:

  
RaNae Edwards, City Clerk





# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item D1

**#2010-BE-2 - Consideration of Determining Benefits for Business Improvement District #4, South Locust Street from Stolley Park Road to Fonner Park Road**

Staff Contact: Mary Lou Brown

# **Council Agenda Memo**

**From:** Mary Lou Brown, Finance Director

**Meeting:** September 14, 2010

**Subject:** Determining Benefits for Business Improvement District No. 4, South Locust Street from Stolley Park Road to Fonner Park Road and Approving the Assessments

**Item #'s:** D-1 & F-3

**Presenter(s):** Mary Lou Brown, Finance Director

## **Background**

In July 2002, the City Council adopted Ordinance No. 8751 creating Business Improvement District No. 4, South Locust Street, Stolley Park Road to Fonner Park Road. The 2010-2011 Budget, as approved by Council, provides for special assessments in the amount of \$5.65 per front footage for a total of \$27,966.14 for the 4,950 front footage.

## **Discussion**

The City Council, in its capacity as the Board of Equalization, is required to determine the benefits of the District and take action on the assessments as provided for in the associated Ordinance.

## **Alternatives**

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

1. Approve the benefits for the District and related assessments.
2. Deny the benefits and assessments.

## **Recommendation**

City Administration recommends that the Council approve the benefits of Business Improvement District No. 4 and related assessments.

## **Sample Motion**

**Board of Equalization:** Move to approve the benefits accruing to Business Improvement District No. 4 as presented.

**Ordinance:** Move to approve the assessments as provided for in the related Ordinance.



R E S O L U T I O N 2010-BE-2

BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, sitting as a Board of Equalization for Business Improvement District No. 4, after due notice having been given thereof, that we find and adjudge:

That the benefits accruing to the real estate in such district to be the total sum of \$27,966.14; and

Such benefits are equal and uniform; and

According to the equivalent frontage of the respective lots, tracts, and real estate within such Business Improvement District No. 4, such benefits are the sums set opposite the several descriptions as follows:

Name	Description	Assessment
Westerby/Michael J & Mandy	Janisch Sub Pt Lt 1	677.77
McDermott/Niels C	Brownell Sub Xc .0051 Ac To Row Lt 1 Xc E 10'	282.39
Wiltgen Corp II	Kirkpatrick Sub Lt 5	398.61
Wiltgen Corp II	Kirkpatrick Sub Lt 6	392.62
GIOMAHA LLC	Labelindo Second Sub Pt Lt 1 Xc 18.3 Ft To City	1,579.63
Zana/James Scott	R & R Sub Pt Lt 1	795.07
Casey's Retail Co	Pleasant Home Sub Xc City E 1/2 Of S 1/2 Blk 9	793.15
Locust Street LLC	Pleasant Home Sub Xc City Blk 16	1,579.46
Oberg/Danny K	Roepke Sub Pt Lt 2 & Pt Lt 1	872.02
Oberg/Danny K	Roepke Second Sub Pt Lt 1	257.08
Edwards Building Corp	Fonner Sub Lt 1 Xc City	847.16
Grand Island Associates LLC	Fonner Fourth Sub Lt 1	2,768.22
5500 L Street Properties Co	Fonner Second Sub Xc City Lt 5	1,129.21
5500 L Street Properties Co	Fonner Second Sub Xc City Lt 6	2,260.85
Three Circle Irrigation Inc	Fonner Third Sub Pt Lt 1 & Pt Lt 3	1,920.04
Edwards Building Corp	Fonner Third Sub Replatted Pt Lt 3	791.00
Staab/Kenneth W & Rose Mary	Miscellaneous Tracts 21-11-9 Xc To City 52' X 257' Pt Se 1/4 Se 1/4	293.69

Approved as to Form    ✕ _____ September 10, 2010    ✕ City Attorney
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RESOLUTION 2010-BE-2

GIPH Restaurants LLC	Miscellaneous Tracts 21-11-9 Pt Se 1/4 Se 1/4 .20 Ac To City .817 Ac	763.26
Reilly/Michael J & Carey M	JNW Sub Lt 1	870.10
Edwards Building Corp	JNW Second Sub Lt 1	936.94
Sax Pizza Of America Inc	Sax's Second Sub Lt 2	610.71
Braddy/Cindy	Miscellaneous Tracts Xc To City 21-11-9 Pt Se 1/4 Se 1/4 .78 Ac	764.28
Arec 7, LLC	Miscellaneous Tracts 21-11-9 Xc City Pt Se 1/4 Se 1/4 1.17 Ac	1,129.89
Sax Pizza Of America Inc	Sax's Second Sub Lt 1	704.50
Goodwill Indust Of Greater Nebr	Goodwill Sixth Sub Lt 2	1,040.96
Hall County Livestock Improvement Assn	Miscellaneous Tracts 22-11-9 To The City Of Grand Island Pt Sw 1/4 Sw 1/4 & Pt Nw 1/4 Sw 1/4 Xc .15 A City & 1.03 Ac Fonner Rd Xc .05 Ac City Xc .98 Ac City 23.97 Ac	1,872.64
BYCO Real Estate LLC	R & R Sub Pt Lt 2	787.33
Preferred Enterprises LLC	Fonner Fourth Sub To City Row Pt Lt 2	847.56
		27,966.14

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Adopted by the City Council of the City of Grand Island, Nebraska, on September 14, 2010.

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Margaret Hornady, Mayor

Attest:

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RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item D2

**#2010-BE-3 - Consideration of Determining Benefits for Business Improvement District #6, Second Street**

Staff Contact: Mary Lou Brown

# **Council Agenda Memo**

**From:** Mary Lou Brown, Finance Director

**Meeting:** September 14, 2010

**Subject:** Determining Benefits for Business Improvement District No. 6, Second Street and Approving the Assessments

**Item #'s:** D-2 & F-4

**Presenter(s):** Mary Lou Brown, Finance Director

## **Background**

On August 26, 2008, the City Council adopted Resolution 2008-220, creating Business Improvement District No. 6, Second Street. The 2010-2011 Budget provides for special assessments in the amount of \$4.50 per front footage for a total of \$32,149.62 for the 7,144 front footage.

## **Discussion**

The City Council, in its capacity as the Board of Equalization, is required to determine the benefits of the District and take action on the assessments as provided for in the associated Ordinance.

## **Alternatives**

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

1. Approve the benefits for the District and related assessments.
2. Deny the benefits and assessments.

## **Recommendation**

City Administration recommends that the Council approve the amendment to the benefits of Business Improvement District No. 6 and related assessments.

## **Sample Motion**

**Board of Equalization:** Move to approve the benefits accruing to Business Improvement District No. 6 as presented.

**Ordinance:** Move to approve the assessments as provided for in the related Ordinance.

RESOLUTION 2010-BE-3

BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, sitting as a Board of Equalization for Business Improvement District No. 6, after due notice having been given thereof, that we find and adjudge:

That the benefits accruing to the real estate in such district to be the total sum of \$32,149.62; and

Such benefits are equal and uniform; and

According to the equivalent frontage of the respective lots, tracts, and real estate within such Business Improvement District No. 6, such benefits are the sums set opposite the several descriptions as follows:

Name	Description	Assessment
Library Board Of Grand Island	Arnold & Abbott's Add To The City Of Grand Island All Lts 1-2-3-4 & Pt Lts 5-6-7-8 Blk 17 & Pt Vacated Washington St	-
Millennium Management Group	Arnold & Abbott's Add Lt 5 XC State Blk 18	300.29
J.J.A. Holdings LLC	Arnold & Abbott's Add Lts 6-7-8 Xc State Blk 18	890.82
JBWS Property Group LLC	Arnold & Abbott's Add Lt 2 XC State Row Blk 20 (Comp Railroad Add)	298.53
GIPH Restaurants LLC	Arnold & Abbott's Add E 60' Lt 3 XC State Row Blk 20 (Comp Fr Lt 4 Co Sub 16-11-9)	267.84
GIPH Restaurants LLC	Arnold & Abbott's Add W 6' Lt 3 & All Lt 4 XC State Row Blk 20 (Comp Fr Lt 4 Co Sub 16-11-9)	327.29
1203 Partnership	Arnold Place Lt 1 XC State Row & All 2 Blk 3	593.28
Grand Island Woman's Club Inc	Arnold Place Add To The City Of Grand Island Lts 1 & 2 XC State Blk 4	-
Apfel Funeral Home Inc	Arnold Place Lts 3-4 XC State & All Lt 5 & W 1/3 Lt 6 Blk 4	594.45
McMahon/Brian J & Lori A	Baker's Add Pt W 1/2 Lt 7 & Pt Lt 6 Blk 10	365.18
Watkins/David H & Marilyn E	Baker's Add Pt E 1/2 Lt 7 Blk 10	113.00
Watkins/David H & Marilyn E	Baker's Add Pt Lt 8 Blk 10	236.52
Watkins/David H & Marilyn E	Baker's Add Pt Lt 9 Blk 10	231.66
Hogeland/Andy A	Baker's Add N 128.84' Lt 10 Blk 10	243.90
RSI Inc	Baker's Add Lts 1-2-3-4-5-8-9-10 & E 1/2 Lt 7 & 8' Strip Adj S XC State Blk 11	824.90
Elm Real Estate L C	Baker's Add Lt 6 & W 1/2 Lt 7 XC State Blk 11	362.88
Victoria Land Partners LP	Baker's Add Lts 5-6-7-8-9 XC State Blk 12	1,188.59
Saycocie/Meme	Baker's Add N 90.5' Lt 1 XC State Blk 14	243.18
Royle/Tina M	Baker's Add Lt 2 XC State Blk 14	233.87
Samson Trustee/Kelly	Baker's Add Lt 3 XC State Blk 14	233.60
J & B Rentals LLC	Baker's Add Lt 4 XC State Blk 14	231.66
Shuman/Rebecca R	Baker's Add N 1/2 Lt 5 XC State Blk 14	243.90

RESOLUTION 2010-BE-3

Sinclair Marketing Inc A Del Corp	Baker's Add Lts 1-2-3 Blk 15 Ex State	709.43
Clark/Robert V & Bonnie	Baker's Add Lt 4 XC State Blk 15	231.66
Daffodil LLC	Baker's Add Lt 5 XC State Blk 15	243.90
Daffodil LLC	Baker's Add Lts 1-2-3-4-5 XC City Blk 16	1,185.39
Wagner/Robert M	Baker's Add Lts 1 & 2 Blk 17	475.97
Wagner/Robert M	Baker's Add Lt 3 Blk 17	233.87
Leaman/Michael & Ralisa	Baker's Add Lts 4 & 5 Blk 17	476.24
Hardware Land Co Of G I Ltd	Kernohan & Decker's Add All Blk 5 & E 40' Vac Harrison St & Vac Alley	-
Hehnson LLC	Kernohan & Decker's Add Lt 4 & Pt Vac Alley Blk 6	-
Hehnson LLC	Kernohan & Decker's Add Lt 5 & Pt Vac Alley Blk 6	-
Albright/Cleo E	Kernohan & Decker's Add W 20' Of Lt 6 & All Lt 5 XC State Row Blk 10	387.00
Casey's Retail Co.	Kernohan & Decker's Add All Lts 7 & 8 & E 46' Of Lt 6 XC State Row Blk 10 (Comp Pt Lts 7 & 8 Blk 4 Spaulding & Gregg's)~	801.27
Grand Island Properties	Kernohan & Decker's Add N 1/2 of Lt 1 & All Lts 2, 3, 4, 5, 6, & 7 & Pt Vac Alley & Pt Vac St XC S 10' To City Blk 11	1,067.04
Folsom/John D & Sallie S	Kernohan & Decker's Add Lt 8 XC Row Blk 11	296.28
Grand Island Properties	Kernohan & Decker's Add XC City All Blk 12 & W 40' Of Vac Mo XC State	1,370.16
Nasan LLC	Kernohan & Decker's Add All Lts 1-2-3-4 & Pt Lts 5-6 & 7 & Pt Vac Alley Blk 13	888.62
Five Points Bank	Kernohan & Decker's Add Pt Lt 8 Pt Vac Alley Blk 13	297.68
Johnson/Merleen	Kernohan & Decker's Add W 26' Lt 7 & E 33' Lt 6 Ex State Blk 14	265.50
Real Estate Group Of Grand Island	Kernohan & Decker's Add W 33' Lt 6 Blk 14 XC State (Comp Blk 51 Packer & Barr's Second Add)	150.48
Johnson/Merleen	Kernohan & Decker's Add Lt 8 & E 40' Lt 7 XC State Row Blk 14	473.13
First Federal Savings & Loan Assoc	Kernohan & Decker's Add Fr Lts 1-2-3-4 XC State Row Blk 15 & Vac Alley (Comp Charles Wasmer's Add Fr Lts 2 Thru 4 & Lts 6 Thru 10 Blk 2 & Vac Alley)	1,183.82
Autozone Development Corp	Autozone Sub Lt 1 XC Row	718.52
Video Kingdom Of Grand Island Inc	Autozone Sub Lt 2 XC State Row	469.49
Walgreen Co An Illinois Corp	Kernohan & Decker's Add Lts 1 & 2 & E 10' Of Lt 3 & Pt Vac St XC State Blk 17	819.00
Walgreen Co An Illinois Corp	Kernohan & Decker's Add Lt 4 XC City & W 56' Lt 3 Xc State Blk 17	551.97
Beckman/Dale F & Karleen K	Kernohan & Decker's Add Lt 5 Blk 17	-
Nebr Dist Council Of Assemblies Of God	Kernohan & Decker's Add Pt E 2/3 Lt 1 Blk 18	195.71

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Nebr Dist Council Of Assemblies Of God	Kernohan & Decker's Add Pt Of Pt W 1/3 Of Lt 1 & Pt E 1/3 Of Lt 2 Blk 18	198.00
Walgreen Co An Illinois Corp	Kernohan & Decker's Add W 2/3 Lt 2 & All Lts 3 & 4 & Pt Vac St XC State Blk 18	972.00
Evans/Randy L	Kernohan & Decker's Add Fr Lts 3 & 4 XC State Row Blk 19 (Comp Blk 7 Spaulding & Gregg's Add & Comp Blk 19 Palmer's Sub)	594.95
Mues/Joan A	Koenig & Wiebe's Add E 16' Fr Lt 7 & All Lt 8 Blk 120 (Comp Railroad Add)	-
Real Estate Group Of Grand Island	Packer & Barr's Second Add Lt 5 Blk 51 XC State (Comp Blk 14 Kernohan & Decker's Add)	295.83
State Of Ne Hdq State Patrol &	Packer & Barr's Second Add To The City Of Grand Island Lts 5 & 6 Blk 52 (Comp Baker's Add)	-
State Of Nebr	Packer & Barr's Second Add To The City Of Grand Island Lts 7 & 8 Blk 52	-
Schaffer/David L & Frances F	Railroad Add Lt 5 Blk 114	300.29
Story/Mary	Railroad Add Lt 6 Blk 114	296.01
Wanek/Bonna Barton	Railroad Add Lt 8 Blk 114	296.37
High Road LLC	Railroad Add Lt 1 Blk 115	296.37
Orozco/Rafael B & Rita	Railroad Add Lt 2 Blk 115	298.08
Orozco/Rafael & Rita C	Railroad Add Lt 3 Blk 115	296.37
Raile Properties, LLC	Railroad Add Lt 4 Blk 115	294.17
Raile Properties, LLC	Railroad Add Lts 1 & 2 Blk 117	594.45
Puncochar/Harlan R	Railroad Add E 1/2 Lt 3 Blk 117	144.41
C & A Properties LLC	Railroad Add W 1/2 Lt 3 Blk 117	151.97
Durham/Roberta K & Steven G	Railroad Add Lt 4 Blk 117	295.88
Fowle/Larry W	Railroad Add N 49.5' Lt 5 Blk 117	-
Hernandez/Mirna Y Martinez	Railroad Add S 82.5' Lt 5 Blk 117	-
Overland National Bank	Railroad Add Lt 5 XC State & All Lts 6-7-8 Blk 118	1,190.52
JBWS Property Group LLC	Railroad Add Lt 1 Blk 120	248.49
City Of Grand Island	Spaulding & Gregg's Add To The City Of Grand Island Pt Lts 5-6-7-Fr 8 & Pt Vac Alley & W 1/2 Vac St Blk 2 (Comp Arnold Place Pt Fr Lt 8 Blk 2)	-
Degen Co A Partnership	Spaulding & Gregg's Add Lts 5-6-7 XC State Row Blk 3	890.82
GI Family Radio Enterprises LLC	Spaulding & Gregg's Add Lt 8 XC State Row Blk 3	300.29
1219 LLC	Spaulding & Gregg's Add Lts 3 & 4 XC State Row Blk 5 (Comp Arnold Place)	595.58
McDonald's Corp	Spaulding & Gregg's Add Lts 1-2-3-4 Blk 6 XC State Row	1,188.90
Evans/Randy L & Cynthia S	Spaulding & Gregg's Add Lts 1 & 2 XC State Row Blk 7	593.96
Wanek/Bonna Barton	Railroad Add S 88' Lot 7 Blk 114	298.44
		32,149.62



RESOLUTION 2010-BE-3

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Adopted by the City Council of the City of Grand Island, Nebraska, on September 14, 2010.

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Margaret Hornady, Mayor

Attest:

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RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item D3

**#2010-BE-4 - Consideration of Determining Benefits for Business Improvement District #7, South Locust from Stolley Park Road to Highway 34**

Staff Contact: Mary Lou Brown

# **Council Agenda Memo**

**From:** Mary Lou Brown, Finance Director

**Meeting:** September 14, 2010

**Subject:** Determining Benefits for Business Improvement District No. 7, South Locust Street, Hwy 34 to Stolley Park Road and Approving the Assessments

**Item #'s:** D-3 & F-5

**Presenter(s):** Mary Lou Brown, Finance Director

## **Background**

On August 26, 2008, the City Council adopted Ordinance No. 9189 creating Business Improvement District No. 7, South Locust Street, Hwy 34 to Stolley Park Road. The 2010-2011 Budget, as approved by Council, provides for special assessments in the amount of \$5.33 per front footage for a total of \$50,026.84 for the 9,386 front footage.

## **Discussion**

The City Council, in its capacity as the Board of Equalization, is required to determine the benefits of the District and take action on the assessments as provided for in the associated Ordinance.

## **Alternatives**

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

1. Approve the benefits for the District and related assessments.
2. Deny the benefits and assessments.

## **Recommendation**

City Administration recommends that the Council approve the benefits of Business Improvement District No. 7 and related assessments.

## **Sample Motion**

**Board of Equalization:** Move to approve the benefits accruing to Business Improvement District No. 7 as presented.

**Ordinance:** Move to approve the assessments as provided for in the related Ordinance.

R E S O L U T I O N 2010-BE-4

BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, sitting as a Board of Equalization for Business Improvement District No. 7, after due notice having been given thereof, that we find and adjudge:

That the benefits accruing to the real estate in such district to be the total sum of \$50,026.84; and

Such benefits are equal and uniform; and

According to the equivalent frontage of the respective lots, tracts, and real estate within such Business Improvement District No. 7, such benefits are the sums set opposite the several descriptions as follows:

<u>Name</u>	<u>Description</u>	<u>Assessment</u>
Loney/Jerry L & Janet C	Burch Sub W 273' Lt 1 XC City	746.73
Coffey/Larry W	Burch Sub W 125' Lt 2-3-4 XC City	959.51
Williams/Michael S & Sandy S	Burch Sub Lt 5 XC City	638.11
Williams/Michael S & Sandra S	Burch Second Sub Lt 1 XC City	748.87
Eating Establishment/The	Runza Sub Lt 1 XC City	825.40
Shanahan/Bradley L	Holcomb's Highway Homes E 100' Lt 12 XC City & E 100' Lt 13 XC City	1,066.00
Hancock/Robert D	Holcomb's Highway Homes Lt 14 XC City	583.95
Hansen/Ryan & Darcy	Holcomb's Highway Homes Lt 15 XC City	577.99
Dueling/Dianna D	Bartz Sub Lt 1	580.97
Mehring/Donald D	Shovlain Second Sub Lt 3	828.12
Wratten/Calvin J & Donna	Holcomb's Highway Homes S 52' Lt 19 & N 1' Lt 20	278.92
Video Kingdom Of Grand Island Inc	Holcomb's Highway Homes S 108' Lt 20 XC City	581.08
Kershner Properties, LLC	Holcomb's Highway Homes N 60' Lt 22 XC City	315.75
Douthit/Charles A	Holcomb's Highway Homes Lt 21 XC City	581.08
Da-Ly Properties LLC	Holcomb's Highway Homes N 12' Lt 24 XC City & S 98' Lt 23 XC City	586.30
Kershner Properties, LLC	Holcomb's Highway Homes S 49' Lt 22 & N 11' Lt 23 XC City	319.80
Hernandez/Alina	Holcomb's Highway Homes S 97' Lt 24 XC City & N 38' Lt 26 XC City & All 25 XC City	1,300.20
Larsen/Marion D	Holcomb's Highway Homes N 79' Lt 27 XC City & S 71' Lt 26 XC City	799.82
McCloud Super 8 Motel Inc	Matthews Sub Pt Lt 25 XC City	1,319.07
Lawrey/William E & Sandra L	Garrison Sub Lt 1 XC City	1,205.27
City Of Grand Island	Mil-Nic Second Sub To The City Of Grand Island Lt 1	0.00
Nebraska Mil-Nic	Mil-Nic Second Sub Lt 2	1,458.29
Paulsen And Sons Inc	Roush's Pleasantville Terrace Sub Lts 1 & 28 XC City & All Lts 2-3-26-27	1,066.32
Mehring/Donald D	Shovlain Second Sub Lt 2	639.71

RESOLUTION 2010-BE-4

Carpenter/Rex E & Jonadyne A	Woodland First Sub Lt 1 200' X 400' XC City	1,062.91
Carpenter/Rex E & Jonadyne A	Woodland First Sub Lt 2 200' X 400' XC City	1,066.21
Equitable Federal Savings	Woodland First Sub Lt 3 XC City	1,066.32
Oberg/Danny K	Woodland First Sub Lt 4 XC City	1,060.88
Wilhelmi/Darryl	Woodland First Sub Lt 5 XC City	1,066.32
Rasmussen Jr/Richard S	Woodland First Sub N 50' Of E 260' Lt 6 XC City	265.70
Ehlers/Pamela	Woodland First Sub S 126' Of E 260' Lt 6 XC City	674.94
Alpha Corp	Woodland First Sub E 260' Lt 8 XC City	1,116.37
Stratford Plaza LLC	Woodland Second Sub Lt 11 XC City	2,894.83
Bosselman Inc	Woodland Second Sub Lt 8	795.98
Carpenter Real Estate Inc	Woodland Second Sub Lt 9	799.66
Laub-Otto, LLC	Woodland Second Sub Lt 10	846.88
Rasmussen Jr/Richard S	Woodland Third Sub Lt 1 XC N 25' Of E 260' XC City	399.32
Arp/Dale & Kathleen	Woodland Third Sub N 25' Of E 260' Lt 1 XC City & Lt 2 XC City	665.88
McDermott & Miller, P C	Woodridge South Sub Lt 1 XC City	1,345.93
Larsen/Marion D	Woodridge South Sub Lt 2 XC City	579.26
South Pointe Development LLC	South Pointe Sub Lt 1	1,307.82
Milton Motels LLC	Miscellaneous Tracts 27-11-9 Pt N 1/2 SW 1/4 SW 1/4 3.03 A	2,686.32
Platte Valley State Bank & Trust Community Redevelopment Authority	Equestrian Meadows Sub Lt 1	949.91
Robb/Theodore J	Desert Rose Sub Pt Lt 1 XC City	-0-
Mik LLC	Miscellaneous Tracts 27-11-9 Pt NW 1/4 SW 1/4 XC City 5.08 Ac	1,790.93
French/John L & Beth A	Miscellaneous Tracts 27-11-9 Pt NW 1/4 SW 1/4 Pt Lt 4 Island XC City 4.85 Ac	1,691.05
All Faiths Funeral Home LLC	Knox Sub Lot 1 XC City	745.29
Pharmacy Properties LLC	Miscellaneous Tracts 27-11-9 Pt NW 1/4 NW 1/4 SW 1/4 2.34 Ac	1,279.20
Willis/Ronald J & Lori D	Equestrian Meadows Sub Lt 2	772.80
Robb/Mason D	Miscellaneous Tracts 28-11-9 Pt NE 1/4 NE 1/4 XC City .445 Ac	533.00
Robb/Ted	Knox Third Sub Lt 2 XC City	703.77
O'Reilly Automotive Inc	Knox Third Sub Lt 3 XC City	410.73
Robb/Mason D	Runza Sub Lt 2 XC City	829.56
Faulkner/Mark A & Suzanne G	Knox Third Sub Lt 1 XC City	821.62
Milton Hotels LLC	Equestrian Meadows Sub Lt 3	981.68
Wayne Vanosdall Sanitation	Vanosdall Sub Lt 1	430.45
	Vanosdall Sub Lt 2	378.06
		<b>50,026.84</b>

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RESOLUTION 2010-BE-4

Adopted by the City Council of the City of Grand Island, Nebraska, on September 14, 2010.

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Margaret Hornady, Mayor

Attest:

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RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item D4

**#2010-BE-5 - Consideration of Determining Benefits for Business Improvement District #8, Downtown**

Staff Contact: Mary Lou Brown



# **Council Agenda Memo**

**From:** Mary Lou Brown, Finance Director

**Meeting:** September 14, 2010

**Subject:** Determining Benefits for Business Improvement District No.8, Downtown and Approving the Assessments

**Item #'s:** D-4 & F-6

**Presenter(s):** Mary Lou Brown, Finance Director

## **Background**

On August 26, 2008, the City council adopted Ordinance No. 9180 that created Business Improvement District No. 8, Downtown. The 2010-2011 budget provides for special assessments on land and real property in the District as of January 1, 2010 in the amount of \$.283101 per \$100 of real property. The total taxable value of \$31,679,040 provides for assessments of \$89,683.61.

## **Discussion**

The City Council, in its capacity as the Board of Equalization, is required to determine the benefits of the District and take action on the assessments as provided for in the associated Ordinance. The assessment for owner-occupied properties is originally based on 100% of the assessed value. Council may lower the amount of assessment for owner-occupied properties. The Resolution and Ordinance, as prepared, as well as the taxable value and assessment amount above reduce the assessment to 70% for those properties where evidence has been presented that the property is owner-occupied.

## **Alternatives**

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

1. Approve the benefits for the District and related assessments.
2. Deny the benefits and assessments.

## **Recommendation**

City Administration recommends that the Council approve the benefits of Business Improvement District No. 8 and related assessments.

## **Sample Motion**

**Board of Equalization:** Move to approve the benefits accruing to Business Improvement District No. 8 as presented.

**Ordinance:** Move to approve the assessments as provided for in the related Ordinance.

R E S O L U T I O N 2010-BE-5 (A)

BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, sitting as a Board of Equalization for Business Improvement District No. 8, after due notice having been given according to law, that we find and adjudge:

1. The benefits accruing to the real estate in such Business Improvement District No. 8 is the total sum of \$89,999.79; and

2. According to the assessed value of the respective lots, tracts, and real estate within such Business Improvement District, such benefits are the sums set opposite the several descriptions as follows:

KINDER MORGAN INTERSTATE GAS TRANSMISSION	CENTRALLY ASSESSED	33.32
SOURCEGAS DISTRIBUTION LLC	CENTRALLY ASSESSED	0.00
NORTHWESTERN CORPORATION	CENTRALLY ASSESSED	918.93
WINDSTREAM NEBRASKA, INC	CENTRALLY ASSESSED	0.00
QWEST CORPORATION	CENTRALLY ASSESSED	2,757.72
AT&T COMMUNICATIONS	CENTRALLY ASSESSED	35.75
IPCS WIRELESS, INC	CENTRALLY ASSESSED	0.00
NE COLORADO CELLULAR INC.	CENTRALLY ASSESSED	21.70
SPRINT NEXTEL WIRELESS	CENTRALLY ASSESSED	136.85
USCOC OF NEBRASKA/KANSAS DBA US CELLULAR	CENTRALLY ASSESSED	4,244.33
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLKS 52 & 53 & PT VAC KIMBALL AVE	0.00

R E S O L U T I O N 2010-BE-5 (A)

BECKBY/GEORGE JAY JORGENSEN	ORIGINAL TOWN N 100.5' E 2/3 LT 1 BLK 54	276.77
BECKBY/GEORGE JAY JORGENSEN	ORIGINAL TOWN S 31.9' E 2/3 OF LT 1 BLK 54	66.47
WING PROPERTIES INC	ORIGINAL TOWN W 1/3 LT 1 BLK 54	22.03
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN LT 2 BLK 54	536.09
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 3 BLK 54	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 4 BLK 54	0.00
WAYNE/JOHN W & TERESA A	ORIGINAL TOWN N 1/2 W 2/3 LT 6 & N 1/2 LT 5 BLK 54	441.20
KATROUZOS/GUS G	ORIGINAL TOWN S 60' W 1/3 LT 5 BLK 54	80.96
KATROUZOS/GUS G	ORIGINAL TOWN S 60' W 16' E 2/3 LT 5 BLK 54	66.05
KALLOS/NICKIE J JR	ORIGINAL TOWN E 28' S 1/2 LT 5 & N 6' W 38' S 1/2 LT 5 BLK 54	149.68
KALLOS/NICKIE J JR	ORIGINAL TOWN W 22' S 1/2 LT 6 BLK 54	161.65
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN E 22' W 44' S 1/2 & E 22' LT 6 BLK 54	367.21
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN W 1/3 LT 7 BLK 54	294.94
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN C 1/3 LT 7 BLK 54	287.13
WING PROPERTIES INC	ORIGINAL TOWN LT 8 & E 1/3 OF LT 7 XC 15' X 15' X 15' SOLD TO CITY BLK 54	671.88
NATHAN DETROIT INC	ORIGINAL TOWN N 1/2 LT 1 BLK 55	458.10
NATHAN DETROIT'S	ORIGINAL TOWN N 44' OF S 1/2 LT 1 BLK 55	305.92

## R E S O L U T I O N 2010-BE-5 (A)

IRVINE/VIRGINIA	ORIGINAL TOWN S 22' LT 1 BLK 55	94.22
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/2 LT 3 & ALL LT 2 BLK 55	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 1/2 W 1/2 LT 3 & N 1/2 LT 4 BLK 55	0.00
HOETFELKER/RUSSELL L	ORIGINAL TOWN S 1/2 W 1/2 LT 3 & S 1/2 LT 4 BLK 55	353.38
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 67.5' LT 5 BLK 55	47.88
ARMSTRONG/MATTHEW E & JANELLE A	ORIGINAL TOWN N 20' S 64.5' LT 5 BLK 55	110.89
ERIVES ENTERPRISES LLC	ORIGINAL TOWN S 44.5' LT 5 BLK 55	230.68
FAMOS CONSTRUCTION INC	ORIGINAL TOWN W 2/3 LT 6 BLK 55	179.56
CAMPOS/ARTHUR V & JEANENE	ORIGINAL TOWN E 1/3 LT 6 BLK 55	136.19
PRAIRIE WINDS ART CENTER INC	ORIGINAL TOWN W 1/3 LT 7 BLK 55	212.89
MERCHEN/TERRANCE R	ORIGINAL TOWN E 2/3 LT 7 BLK 55	780.44
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN W 1/3 LT 8 BLK 55	149.46
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN C 1/3 LT 8 BLK 55	149.76
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN E 1/3 LT 8 BLK 55	422.54
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 68' LT 1 & ALL LT 2 & E 1/2 LT 3 BLK 56	160.87
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 22' S 42' & W 6' S 20' LT 1 BLK 56	14.43
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 22' S 64' LT 1 BLK 56	13.33
DOWNTOWN CENTER LLC	ORIGINAL TOWN S 20' E 60' LT 1 BLK 56	11.01

R E S O L U T I O N 2010-BE-5 (A)

CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL LT 4 & W 1/2 LT 3 BLK 56	0.00
MAYHEW/CARL & SUSAN A	ORIGINAL TOWN W 1/3 LT 5 BLK 56	260.79
PHENGMARATH/NALINH	ORIGINAL TOWN E 2/3 LT 5 BLK 56	424.28
POHL/HELEN E & JAMES A	ORIGINAL TOWN LT 6 BLK 56	306.91
JOHNSON/DUANE A & DEE ANN	ORIGINAL TOWN LT 7 BLK 56	349.52
DOWNTOWN CENTER LLC	ORIGINAL TOWN LT 8 BLK 56	2,185.33
CITY OF G I PARK LOT	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 1/2 LT 1 & ALL LTS 2-3 & 4 BLK 57	0.00
J & B RENTALS LLC	ZILLER SUB LT 1	559.55
THE GRAND FOUNDATION, INC	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 2/3 LT 6 BLK 57	0.00
JEO BUILDING COMPANY	ORIGINAL TOWN LT 7 BLK 57	879.65
OVERLAND BUILDING CORP	ORIGINAL TOWN LT 8 BLK 57	1,084.56
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN LTS 1 & 2 BLK 58	310.78
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN N 1/2 LT 4 & N 1/2 LT 3 BLK 58	109.06
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN LT 5 & W 22' LT 6 BLK 58	1,490.87
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN S 1/2 LT 3 & S 1/2 LT 4 BLK 58	115.79
STELK/MARK D	JENSEN SUB LT 1	144.74
M SQ DESIGNS INC	ORIGINAL TOWN W 1/3 LT 7 BLK 58	223.82

R E S O L U T I O N 2010-BE-5 (A)

LINDNER-BOMBECK TRUSTEE/MARILYN A	ORIGINAL TOWN C 1/3 LT 7 BLK 58	135.33
GALVAN/JESUS G & VICTORIA	PRENSA LATINA SUB LT 1	96.27
CALDERON/ELISEO & JESSICA	PRENSA LATINA SUB LT 2	97.18
STELK/MARK D	PRENSA LATINA SUB LT 4	301.29
PANAMENO/BRENDA EUGENIA	PRENSA LATINA SUB LT 3	165.86
MEAD BUILDING CENTERS	ORIGINAL TOWN N 102.5' LT 1 & ALL LT 2 BLK 59	352.09
H & H LAND CO	ORIGINAL TOWN S 29.5' LT 1 BLK 59	17.87
MEAD BUILDING CENTERS	ORIGINAL TOWN S 99' LT 4 & ALL LT 3 BLK 59	157.59
MEAD BUILDING CENTERS	ORIGINAL TOWN N 33' LT 4 BLK 59	161.37
MASONIC TEMPLECRAFT ASSO OF GI	ORIGINAL TOWN LT 5 BLK 59	241.09
WAGONER/MICHAEL R & LORNA D	ORIGINAL TOWN E 23' W 46' LT 6 BLK 59	172.17
GERDES/LARRY C & MARY ANN	ORIGINAL TOWN W 23' LT 6 BLK 59	171.27
DOAX INVESTMENT CO	ORIGINAL TOWN E 20' LT 6 & W 1/2 LT 7 BLK 59	16.99
H & H LAND CO	ORIGINAL TOWN W 22' E 1/2 LT 7 BLK 59	169.17
H & H LAND CO	ORIGINAL TOWN E 11' LT 7 & ALL LT 8 BLK 59	487.11
CKP LLC	ORIGINAL TOWN LTS 1 & 2 BLK 60	470.68
CKP LLC	ORIGINAL TOWN LT 3 BLK 60	111.49

R E S O L U T I O N 2010-BE-5 (A)

BUSINESS PROPERTIES	ORIGINAL TOWN LT 4 BLK 60	206.32
618 W 3RD ST LLC	ORIGINAL TOWN LTS 5 & 6 BLK 60	689.26
DOAX INVESTMENT CO	ORIGINAL TOWN LTS 7 & 8 BLK 60	530.38
EAKES/DANIEL H & RONALD L	ORIGINAL TOWN LTS 1 & 2 BLK 61	740.85
EAKES/DANIEL H & RONALD L	ORIGINAL TOWN LTS 3 & 4 BLK 61	678.12
JONES/MICHAEL E & JOAN M	ORIGINAL TOWN LT 5 BLK 61	659.65
HANSEN PROPERTIES LLC	ORIGINAL TOWN LTS 6-7 & 8 BLK 61	757.96
BAASCH/RICHARD H & ARLENE M	ORIGINAL TOWN S 44' LT 1 BLK 62	182.46
CEDAR STREET PROPERTIES LLC	ORIGINAL TOWN N 88' LT 1 BLK 62	481.35
CEDAR STREET PROPERTIES LLC	ORIGINAL TOWN LT 2 BLK 62	273.16
NORTHWESTERN PUBLIC SERVICE COMPANY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND S 66' LT 4 & N 66' E 57' LT 3 & S 66' LT 3 BLK 62	0.00
DMBG INVESTMENTS LLC	ORIGINAL TOWN N 66' W 9' LT 3 & N 66' LT 4 BLK 62	145.58
MORENO/VINCENT A	ORIGINAL TOWN S 1/2 W 50' LT 5 BLK 62	56.49
D & D INVESTMENTS	ORIGINAL TOWN N 1/2 W 50' LT 5 BLK 62	225.26
VOGEL ENTERPRISES LTD AN IA CORP	ORIGINAL TOWN E 16' LT 5 & W 1/2 LT 6 BLK 62	59.20
VOGEL ENTERPRISES LTD AN IA CORP	ORIGINAL TOWN E 1/2 LT 6 & W 1/2 LT 7 BLK 62	354.38



R E S O L U T I O N 2010-BE-5 (A)

WARDENS & VESTRYMEN OF ST STEPHEN'S	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/2 LT 7 & ALL LT 8 BLK 62	0.00
OLD SEARS DEVELOPMENT INC	ORIGINAL TOWN LTS 1 & 2 BLK 63	1,070.92
OLD SEARS DEVELOPMENT INC	ORIGINAL TOWN E 2/3 LT 3 BLK 63	343.42
MILLER/MARLYN J	ORIGINAL TOWN W 1/3 LT 3 & E 1/3 LT 4 BLK 63	248.76
CENTRO CRISTIANO INTERNACIONAL	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND W 2/3 LT 4 BLK 63	0.00
WARDENS & VESTRYMEN OF ST	ST. STEPHENS SUB TO THE CITY OF GRAND ISLAND LT 1	0.00
WARDENS & VESTRY ST STEPHENS	ST. STEPHENS SUB TO THE CITY OF GRAND ISLAND LT 2	0.00
HACK/MONTE C & SHERI S	ORIGINAL TOWN S 88' LT 8 BLK 63	375.89
G I FED OF LABOR/BLDG ASSN INC	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 44' LT 8 BLK 63	0.00
NIELSEN/THOMAS L & LOIS E	ORIGINAL TOWN E 1/3 LT 1 BLK 64	258.84
HAND/CRAIG C	ORIGINAL TOWN C 1/3 LT 1 BLK 64	142.38
COSREC ENTRPRISES A NEBRASKA PTNR	ORIGINAL TOWN W 1/3 LT 1 BLK 64	182.70
GLADE INC	ORIGINAL TOWN E 44' LT 2 BLK 64	255.50
WALSH/IVAN P & SHARON L	ORIGINAL TOWN W 1/3 LT 2 BLK 64	194.34
DOUBLE S PROPERTIES LLC	ORIGINAL TOWN E 1/3 LT 3 BLK 64	177.58
MUNOZ/JUAN A & DELMI A RODRIGUEZ	ORIGINAL TOWN W 2/3 LT 3 BLK 64	158.25
GERDES/GALEN E & TAMERA M	ORIGINAL TOWN LT 4 BLK 64	839.34

R E S O L U T I O N 2010-BE-5 (A)

CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 5 BLK 64	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 6 & 7 BLK 64	0.00
KISSLER/VICKI L	ORIGINAL TOWN N 22' LT 8 BLK 64	170.46
TAYLOR/TERRY N & SUSAN M	ORIGINAL TOWN S 1/2 N 1/3 LT 8 BLK 64	166.72
SHEHEIN/E LAVERN & DONNA R	ORIGINAL TOWN N 44' S 88' LT 8 BLK 64	173.60
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND S 44' LT 8 BLK 64	0.00
MAY/WAYNE E & ARDITH C	ORIGINAL TOWN LT 1 BLK 65	204.73
NIELSEN/THOMAS L & LOIS E	ORIGINAL TOWN E 1/3 LT 2 BLK 65	156.85
SWANSON/CONSTANCE K	ORIGINAL TOWN C 1/3 LT 2 BLK 65	147.85
ARCHWAY PARTNERSHIP	ORIGINAL TOWN W 1/3 LT 2 BLK 65	232.21
BARTENBACH REAL ESTATE, LLC	ORIGINAL TOWN E 1/3 LT 3 BLK 65	153.20
IGLESIA EVANGELICA PENTECOSTES	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND C 1/3 LT 3 BLK 65	0.00
BROWN/JANELLE L A	ORIGINAL TOWN W 1/3 LT 3 BLK 65	134.28
HOFFER/ALLEN & LINDA	ORIGINAL TOWN E 1/3 LT 4 BLK 65	270.85
LAMBRECHT/HARRIET K	ORIGINAL TOWN W 2/3 LT 4 BLK 65	169.09
J & B RENTALS LLC	ORIGINAL TOWN S 44' N 1/2 LT 5 BLK 65	219.68
TAYLOR/TERRY N & SUSAN M	ORIGINAL TOWN N 22' LT 5 BLK 65	128.49
J O ENTERPRISES INC	ORIGINAL TOWN S 1/2 LT 5 BLK 65	273.35

## R E S O L U T I O N 2010-BE-5 (A)

J & B RENTALS LLC	ORIGINAL TOWN W 1/3 LT 6 BLK 65	83.76
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN E 2/3 LT 6 BLK 65	160.36
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN W 1/2 LT 7 BLK 65	155.44
C & S GROUP LLC	ORIGINAL TOWN N 55' E 1/2 LT 7 & N 55' LT 8 BLK 65	47.58
C & S GROUP LLC	ORIGINAL TOWN PT W 18.9' E 1/2 LT 7 & N 29.9' E 14.1' LT 7 & W 29' OF C 22' OF E 1/2 LT 7 & N 29.9' OF S 55' LT 8 XC N 6' S 31.1' E 40' LT 8 BLK 65	164.29
PARMLEY/DAVID J	ORIGINAL TOWN C 22' E 4' LT 7 & C 22' LT 8 BLK 65	269.85
C & S GROUP LLC	ORIGINAL TOWN S 25.1' E 14.1' LT 7 & S 25.1' LT 8 & N 6' S 31.1' E 40' LT 8 BLK 65	212.08
BERGLUND/JAMES J	ORIGINAL TOWN LTS 1 & 2 BLK 66	1,151.27
KOEPKE/BONNIE G	ORIGINAL TOWN W 1/3 LT 3 XC W 17.5' OF S 44' BLK 66	240.55
VIPPERMAN JOHN F	ORIGINAL TOWN E 1/3 LT 3 BLK 66	218.94
DUDA/JAMES G	ORIGINAL TOWN N 88' E 1/3 LT 4 BLK 66	225.11
VEJVODA/J GARY	ORIGINAL TOWN N 88' C 1/3 LT 4 BLK 66	279.42
BENS' DRUG STORE INC	ORIGINAL TOWN N 80' W 1/3 LT 4 BLK 66	112.57
THE RETZLER DEVELOPMENT GROUP, LLC	ORIGINAL TOWN W 17 1/2' S 44' LT 3 & N 8' S 52' W 22' & S 44' LT 4 BLK 66	282.12
BARTENBACH REAL ESTATE, LLC	ORIGINAL TOWN W 1/3 LT 6 & ALL LT 5 BLK 66	496.86
BARTENBACH REAL ESTATE, LLC	ORIGINAL TOWN E 2/3 LT 6 & W 1/3 LT 7 BLK 66	258.49

R E S O L U T I O N 2010-BE-5 (A)

KEESHAN/JAMES E & MARY ANN	ORIGINAL TOWN E 2/3 LT 7 BLK 66	262.98
PROCON MANAGEMENT INC	ORIGINAL TOWN LT 8 BLK 66	2,976.87
CITY OF GI	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 1/2 BLK 67	0.00
PLAZA SQUARE DEVELOPMENT LLC	ORIGINAL TOWN S 1/2 BLK 67	1,457.62
CITY OF GRAND ISLAND	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/3 LT 2 & ALL LT 1 BLK 68	0.00
S & V INVESTMENTS LLC	SV SUB LT 1	1,725.95
PLAZA SQUARE A PARTNERSHIP	ORIGINAL TOWN W 22' LT 6 & ALL LT 5 BLK 68	121.15
SMITH/JONATHAN M	ORIGINAL TOWN W 6' LT 7 & E 2/3 LT 6 BLK 68	246.88
SMITH/JONATHAN M	ORIGINAL TOWN E 60' LT 7 BLK 68	250.24
PLATE/TIM C	ORIGINAL TOWN LT 8 BLK 68	256.99
GULZOW/WILHELM R	ORIGINAL TOWN LT 1 BLK 77	79.53
DOUTHIT/DONNA M	ORIGINAL TOWN LT 2 BLK 77	66.08
DOUTHIT/DONNA M	ORIGINAL TOWN LTS 3 & 4 BLK 77	1,469.66
CITY OF GRAND ISLAND NE	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 5-6-7-8 BLK 77	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLK 78 & VACATED ALLEY	0.00
EQUITABLE BLDG & LOAN ASSN/THE	ORIGINAL TOWN LT 1 BLK 79	336.74
EQUITABLE BLDG & LOAN ASSN OF GI	ORIGINAL TOWN LT 2 BLK 79	100.53

R E S O L U T I O N 2010-BE-5 (A)

EQUITABLE BLDG & LOAN ASSN/THE	ORIGINAL TOWN S 44' LT 3 & S 44' LT 4 BLK 79	1,310.69
EQUITABLE BLDG & LOAN ASSN OF GI	ORIGINAL TOWN N 26' 10.5 LT 8 BLK 79	25.80
EQUITABLE BLDG & LOAN ASSN OF G I	ORIGINAL TOWN S 17' 1.5 N 44' LT 8 BLK 79	14.79
EQUITABLE BLDG & LOAN ASSN OF G I	ORIGINAL TOWN S 88' LT 8 BLK 79	89.55
O'NEILL/JOSEPH P	ORIGINAL TOWN E 22' LT 4 & W 22' LT 3 BLK 80	175.79
O'NEILL/JOSEPH P	ORIGINAL TOWN W 44' LT 4 BLK 80	127.05
NORTHWESTERN BELL TELE CO	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 5-6-7 BLK 80	0.00
NORTHWESTERN BELL TELE CO	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 44' LT 8 BLK 80	0.00
HUSTON/DAVID C	ORIGINAL TOWN C 1/3 LT 8 BLK 80	252.06
FEDERAL BLDG	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 1-2 & E 44' LT 3 BLK 80	0.00
MITCHELL/DEREK L & RUTH E	ORIGINAL TOWN S 44' LT 8 BLK 80	236.91
VICTORY BIBLE FELLOWSHIP OF THE	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 1 BLK 81	0.00
CHAMBER OF COMMERCE OF GI INC	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 2/3 LT 2 BLK 81	0.00
TRAMPE/RONALD E & SHARON R	ORIGINAL TOWN W 1/3 LT 2 BLK 81	151.01
KANSAS NE ASSOC OF SEVENTH DAY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/3 LT 3 BLK 81	0.00
REED/JAMES S & PRECIOUS A	ORIGINAL TOWN C 1/3 LT 3 BLK 81	237.38
KRAUSS/RONALD C & VADA M	ORIGINAL TOWN W 1/3 LT 3 & ALL 4 BLK 81	450.89

R E S O L U T I O N 2010-BE-5 (A)

WALNUT STREET PARTNERSHIP	ORIGINAL TOWN LT 5 BLK 81	423.68
WALNUT STREET PARTNERSHIP	ORIGINAL TOWN LT 6 BLK 81	172.14
WHEELER STREET PARTNERSHIP	ORIGINAL TOWN LT 7 & S 2/3 LT 8 BLK 81	832.27
WHEELER ST PARTNERSHIP	ORIGINAL TOWN N 1/3 LT 8 BLK 81	240.57
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 1 & PT VAC ALLEY BLK 82	81.18
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 2 & PT VAC ALLEY BLK 82	261.72
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 3 & PT VAC ALLEY BLK 82	81.18
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 4 & PT VAC ALLEY BLK 82	267.93
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LTS 5-6-7-8 & PT VAC ALLEY BLK 82	2,655.64
GRAND ISLAND HOSPITALITY LLC	ORIGINAL TOWN LTS 1 & 2 BLK 83	376.92
JOMIDA INC A NE CORP	ORIGINAL TOWN LTS 3 & 4 BLK 83	964.69
CALDERON/ELISEO & JESSICA	ORIGINAL TOWN N 60.35' LT 5 BLK 83	161.73
J & B RENTALS LLC	ORIGINAL TOWN S 71.65' LT 5 BLK 83	175.02
MATEO P/TOMAS	ORIGINAL TOWN W 2/3 LT 6 BLK 83	241.26
PEREZ/SYLVIA	ORIGINAL TOWN E 1/3 LT 6 & ALL LT 7 BLK 83	276.66
WOODEN/MICHAEL OWEN & SONYA KAY	ORIGINAL TOWN E 41' N 28' LT 8 BLK 83	129.27
WOODEN/MICHAEL OWEN & SONYA KAY	ORIGINAL TOWN PT N 1/3 & S 2/3 LT 8 BLK 83	187.81

R E S O L U T I O N 2010-BE-5 (A)

PARK	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLK 84	0.00
GATZEMEYER/FRANCES MAE	ORIGINAL TOWN LT 1 BLK 85	481.29
GATZEMEYER/FRANCES MAE	ORIGINAL TOWN LT 2 BLK 85	181.05
CONTRYMAN & ASSO PROP	ORIGINAL TOWN LTS 3 & 4 BLK 85	459.54
GRAND ISLAND LIEDERKRANZ	ORIGINAL TOWN PT LTS 1-2-3 & 4 BLK 87	283.61
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLK 88	0.00
DODGE & ELK PARK LOTS	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND PT BLK 89	0.00
ENVIRO-CLEAN CONTRACTORS INC	ORIGINAL TOWN N 60' FR LTS 1 & 2 & N 60' OF E 24' OF LT 3 BLK 89	309.45
HALL CO	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND STRIP 8' X 66' & PT LT 8 BLK 91	0.00
DOMINICK/AUDREY	ORIGINAL TOWN E 6' N 103' E 37' S 29' LT 2 & ALL LT 1 BLK 92	0.00
COMMUNITY REDEVELOPMENT AUTHORITY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 2 XC E 6' N 103' & E 37' S 29' LT 2 BLK 92	0.00
COMMUNITY REDEVELOPMENT AUTHORITY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 50' LT 3 BLK 92	0.00
COMMUNITY REDEVELOPMENT AUTHORITY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND W 16' LT 3 & ALL LT 4 BLK 92	0.00
EMERY/GREGORY D & CHARLENE A	CAMPBELL'S SUB E 51' 8 LTS 1-2-3	86.25
SCHROEDER/DAVID T & PATRICIA A	CAMPBELL'S SUB W 75'4 LTS 1-2-3	267.86
HASTINGS GRAIN INSPECTION INC	CAMPBELL'S SUB LTS 4-5-6 & N 10' LT 7	160.44
HASTINGS GRAIN INSPECTION INC	CAMPBELL'S SUB S 12' LT 7 & ALL LT 8	229.92

R E S O L U T I O N 2010-BE-5 (A)

TWO BROTHERS INC	CAMPBELL'S SUB 32' X 127' LT 9	210.43
HILL/DAVID C	CAMPBELL'S SUB LTS 12 & 13	197.53
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 1	0.00
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 2	0.00
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 3	0.00
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 4	0.00
COUNTY OF HALL NEBRASKA	HANN'S ADD TO THE CITY OF GRAND ISLAND N 31' LT 2 & S 13.75' LT 1 BLK 1	0.00
COUNTY OF HALL	HANN'S FOURTH ADD TO THE CITY OF GRAND ISLAND LT 2	0.00
LOEFFLER/EDWARD A & JANE A	HANN'S ADD N 14' LT 3 & S 26' LT 2 BLK 1	284.43
SCHULLER/STEPHEN R & GLADIS M	HANN'S ADD N 7' PT LT 4 & S 43' LT 3 BLK 1	255.57
MORFIN/MIGUEL I DELAMORA	HANN'S ADD E 60' OF S 50' OF LT 4 BLK 1	220.51
CAMPBELL/KATHLEEN A	HANN'S ADD W 67' OF S 50' OF LT 4 BLK 1	122.66
COUNTY OF HALL	HANN'S FOURTH ADD TO THE CITY OF GRAND ISLAND LT 1	0.00
MARSH PROPERTIES LLC	HANN'S SECOND ADD S 5' OF LT 2 & ALL LT 3 BLK 4	483.43
UMMEL JR/TOMMY L	HANN'S FIFTH SUB LT 2	179.48
MUELLER/ROBERT J	HANN'S FIFTH SUB LT 1	116.27
TWO BROTHERS INC	HANN'S 3RD ADD W 111' X 118' BLK 5	435.97
ROSALES-MONZON/CARLOS A	HANN'S 3RD ADD N 52.5' OF E 91.9' OF BLK 5	235.31



R E S O L U T I O N 2010-BE-5 (A)

ROYLE/LARRY E	HANN'S 3RD ADD E 56' OF W 174' OF BLK 5	157.22
VALENZUELA/LINDA L	HANN'S 3RD ADD S 58.5' OF E 91.9' OF BLK 5	227.01
HOOS INSURANCE AGENCY INC	RAILROAD ADD LT 4 & PT VAC ST BLK 97	264.93
SANCHEZ/FILEMON	RAILROAD ADD N 1/2 LT 1 BLK 98	21.55
SANCHEZ/FILEMON	RAILROAD ADD S 1/2 LT 1 BLK 98	278.83
CARLSON/ARVID C	RAILROAD ADD LT 2 BLK 98	111.30
KUEHNER/CAROLYN E	RAILROAD ADD W 1/2 LT 3 BLK 98	153.32
SCHAFFER/LEE ANN G & MICHAEL W	RAILROAD ADD E 1/2 LT 3 BLK 98	167.75
PLATE/TIM C	RAILROAD ADD N 86' LT 4 BLK 98	89.55
PLATE/TIM C	RAILROAD ADD S 46' LT 4 BLK 98	163.47
PLATE/TIM C	RAILROAD ADD LT 5 BLK 98	499.94
PLATE/TIM C	RAILROAD ADD LT 6 BLK 98	222.55
BENITEZ/FLORIBERTO SANCHEZ	RAILROAD ADD W 52' LT 7 BLK 98	203.01
SANCHEZ/FILEMON	RAILROAD ADD E 14' LT 7 & ALL LT 8 BLK 98	319.90
VACLAVEK/LEE ANN	RAILROAD ADD FR LT 1 & FR LT 2 BLK 105	114.72
FOX FAMILY LLC	RAILROAD ADD LT 3 BLK 105	203.02
LAZENDORF HOLDINGS LIMITED PARTNERSHIP	RAILROAD ADD LT 4 BLK 105	364.46

R E S O L U T I O N 2010-BE-5 (A)

FOX FAMILY LLC	RAILROAD ADD LT 5 & FR LTS 6 & 7 XC CITY BLK 105	965.91
CONTRYMAN & ASSO A CO-PARTNERSHIP	RAILROAD ADD LTS 1 & 2 BLK 106	358.52
C & S GROUP LLC	RAILROAD ADD LT 3 BLK 106	187.61
FERNANDEZ/GUADALUPE & PEDRO	RAILROAD ADD LT 4 BLK 106	223.90
MUFFLER SHOP INC/THE	RAILROAD ADD LTS 1 & 2 BLK 107	352.43
MUFFLER SHOP INC/THE	RAILROAD ADD LTS 3 & 4 BLK 107	175.25
BROWN/JOSEPH M & LORI JEAN	RAILROAD ADD S 2/3 LT 5 BLK 107	326.08
BROWN/JOSEPH M & LORI JEAN	RAILROAD ADD N 1/3 LT 5 BLK 107	143.85
FOX/CHARLES E & MARY A	RAILROAD ADD LT 6 BLK 107	257.74
FOX/CHARLES E & MARY A	RAILROAD ADD LT 7 XC N 60' OF E 22' & XC E 29.54' OF S 71.50' BLK 107	188.00
JANDA DDS PC/DAVID E	RAILROAD ADD S 72' LT 8 & E 29.54' OF S 71.50' LT 7 BLK 107	302.94
CLINCH/BARBARA J	RAILROAD ADD N 60' OF E 22' LT 7 & N 60' LT 8 BLK 107	254.94
FOX/RICHARD & MARILYN	RAILROAD ADD LTS 1 & 2 BLK 108	456.11
WILLIAMS/CASEY & MISTI	RAILROAD ADD E 37' LT 3 BLK 108	192.92
DOUGLAS BOOKKEEPING SERVICE INC	RAILROAD ADD W 29' LT 3 & ALL LT 4 BLK 108	554.92
PLACKE/DONALD J & JANET L	RAILROAD ADD S 88' LT 5 BLK 108	127.92
PLACKE/DONALD J & JANET L	RAILROAD ADD N 44' LT 5 BLK 108	74.46

R E S O L U T I O N 2010-BE-5 (A)

LBE FAMILY LIMITED PARTNERSHIP	RAILROAD ADD LT 6 BLK 108	177.62
BOSELMAN INC	RAILROAD ADD LTS 7 & 8 BLK 108	554.08
GILROY/DAVID A & CAROLYN J	RAILROAD ADD S 61' LT 1 & S 61' LT 2 BLK 109	195.00
HANEY/THOMAS W & DIANE K	RAILROAD ADD N 71' 1 & N 71' LT 2 BLK 109	122.85
J & B RENTALS, LLC	RAILROAD ADD E 59.5' LT 3 BLK 109	134.63
J & B RENTALS, LLC	RAILROAD ADD E 52'11 LT 4 & W 6.5' LT 3 BLK 109	67.09
MCSHANNON/ROGER L & SHARON K	RAILROAD ADD E 52' 11" OF LT 5 & ALL LT 6 BLK 109	207.58
LPB, LLC	RAILROAD ADD LTS 7 & 8 BLK 109	645.12
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND LT 2	0.00
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND LT 3	0.00
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND N 52 1/3' OF W 150' LT 4	0.00
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND LT 5	0.00
COUNTY OF HALL	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND W 86' OF E 165' OF 4 & W 86' OF E 165' OF N 48.5' LT 5	0.00
COUNTY OF HALL	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND W PT OF N 48.5' X 150' LT 5 & 26.17' X 150' OF W PT LT 4	0.00
SCHAGER/MARGO	GILBERT'S SUB NORTH, PART OF BLK 79, ORIGINAL TOWN 22' X 99' LT A	150.90
EQUITABLE BUILDING & LOAN ASSOC	GILBERT'S SUB NORTH, PART OF BLK 79, ORIGINAL TOWN LT B	157.59
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 102	141.69

R E S O L U T I O N 2010-BE-5 (A)

EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 103	204.89
EQUITABLE BUILDING & LOAN ASSN/THE	THE YANCY, A CONDOMINIUM UNIT 104	509.87
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201A	457.11
DEVCO INVESTMENT CORPORATION	THE YANCY, A CONDOMINIUM UNIT 301	97.19
GEORGE/MOLLIE JO	THE YANCY, A CONDOMINIUM UNIT 302	70.58
FARR/THOMAS M & NITA J	THE YANCY, A CONDOMINIUM UNIT 303	100.38
ZINS/WILLIAM L	THE YANCY, A CONDOMINIUM UNIT 304	92.50
TENG/IRENE	THE YANCY, A CONDOMINIUM UNIT 305	0.00
BAXTER/DUDLEY D & DIANA K	THE YANCY, A CONDOMINIUM UNIT 401	71.73
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 402	81.83
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 403	78.57
JONES/MICHAEL D	THE YANCY, A CONDOMINIUM UNIT 404	129.93
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 405	78.96
JOHNSON/TROY D & CELESTE K	THE YANCY, A CONDOMINIUM UNIT 406	111.37
FORDHAM/WYNDELL F & BARBARA B	THE YANCY, A CONDOMINIUM UNIT 407	122.28
LUCE/ERIC D	THE YANCY, A CONDOMINIUM UNIT 501	103.62
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 502	84.11

R E S O L U T I O N 2010-BE-5 (A)

BAXTER/DUDLEY D & DIANA K	THE YANCY, A CONDOMINIUM UNIT 503	78.63
BAXTER/DUDLEY D & DIANA K	THE YANCY, A CONDOMINIUM UNIT 504	0.00
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 505	79.01
CIELOHA/ROBERT A	THE YANCY, A CONDOMINIUM UNIT 506	111.46
DAVIS/KELVIN PAUL & BONNIE DIANE	THE YANCY, A CONDOMINIUM UNIT 507	126.02
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 601	72.44
ARTVEST III	THE YANCY, A CONDOMINIUM UNIT 602	84.25
O'NEILL/COLLEEN A	THE YANCY, A CONDOMINIUM UNIT 603	112.88
CLYNE/THOMAS B	THE YANCY, A CONDOMINIUM UNIT 604	90.95
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 605	79.10
LIND/SHARON GRAVES	THE YANCY, A CONDOMINIUM UNIT 606	78.24
ARP/CHARMAINE L	THE YANCY, A CONDOMINIUM UNIT 607	118.21
LIND/SHARON GRAVES	THE YANCY, A CONDOMINIUM UNIT 701	79.20
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 702	84.36
JOHNSON/RICHARD A & MARGARET A	THE YANCY, A CONDOMINIUM UNIT 703	78.85
BURTSCHER/ART N & JAN L	THE YANCY, A CONDOMINIUM UNIT 704	130.22
RATHJEN/MICHELLE R	THE YANCY, A CONDOMINIUM UNIT 705	87.00

R E S O L U T I O N 2010-BE-5 (A)

LONG/CLIFTON J	THE YANCY, A CONDOMINIUM UNIT 706	78.01
MCQUOWN/DONALD D & LINDA K	THE YANCY, A CONDOMINIUM UNIT 707	116.88
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 801	72.58
MAPES & CO GENERAL PARTNERSHIP	THE YANCY, A CONDOMINIUM UNIT 802	84.45
MAPES & CO GENERAL PARTNERSHIP	THE YANCY, A CONDOMINIUM UNIT 803	92.33
CHASE/CHARLES D	THE YANCY, A CONDOMINIUM UNIT 804	149.20
ALEXANDER/WENDY L	THE YANCY, A CONDOMINIUM UNIT 805	68.28
NELSON/JACK L	THE YANCY, A CONDOMINIUM UNIT 806	59.42
NISSEN/JAMES F	THE YANCY, A CONDOMINIUM UNIT 901	72.61
EVNEN/EVERETT A & ELAINE S	THE YANCY, A CONDOMINIUM UNIT 902	84.50
EVNEN/EVERETT A & ELAINE S	THE YANCY, A CONDOMINIUM UNIT 903	92.38
ATKINS/ANN C	THE YANCY, A CONDOMINIUM UNIT 904	136.19
DIZMANG/TAMMY L	THE YANCY, A CONDOMINIUM UNIT 905	97.59
LIND/SHARON GRAVES	THE YANCY, A CONDOMINIUM UNIT 906	138.63
TODD/LINDA M	THE YANCY, A CONDOMINIUM UNIT 1001	79.37
FOGLAND/DAN & CHRIS	THE YANCY, A CONDOMINIUM UNIT 1002	84.53
GILLAM/JEREMY S & JACK L	THE YANCY, A CONDOMINIUM UNIT 1003	92.44

R E S O L U T I O N 2010-BE-5 (A)

WHITEHEAD/DIANA L	THE YANCY, A CONDOMINIUM UNIT 1004	0.00
MEGARD/RUTH E	THE YANCY, A CONDOMINIUM UNIT 1005	98.80
ADEN/STEVEN G	THE YANCY, A CONDOMINIUM UNIT 1006	0.00
TOOLEY/JOHN PATRICK	THE YANCY, A CONDOMINIUM UNIT 1101	79.49
CLARE/LINDA L	THE YANCY, A CONDOMINIUM UNIT 1102	84.62
BUCKLEY/LYNN A	THE YANCY, A CONDOMINIUM UNIT 1103	70.78
DOLTON/GEORGE R	THE YANCY, A CONDOMINIUM UNIT 1104	141.93
BOLEY/LOREN E	THE YANCY, A CONDOMINIUM UNIT 1105	98.94
PHILLIPS/BONITA R	THE YANCY, A CONDOMINIUM UNIT 1106	169.52
HOME FEDERAL SAVINGS & LOAN ASSN	HANN'S FOURTH ADD LT 3	1,741.08
ARTVEST III	THE YANCY, A CONDOMINIUM UNIT 002	10.86
ARTVEST III	THE YANCY, A CONDOMINIUM UNIT 001	39.26
ELLISON/ROXANN T	ORIGINAL TOWN W 18.9' OF E 33' OF S 25.1' LT 7 BLK 65	51.77
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 101	34.10
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201B	55.24
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201C	139.06
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201D	104.68
HOME FEDERAL SAVINGS & LOAN	ORIGINAL TOWN PT LTS 1-2-3-4-7 & ALL 5 & 6 & PT VACATED ALLEY BLK 89	354.67

RESOLUTION 2010-BE-5 (A)

CALDERON/ELISEO & JESSICA	JENSEN SUB LT 2	88.62
IGLESIA EVANGELICA PENTECOSTES	ZILLER SUB LT 2	0.00
GRAND ISLAND/CITY OF	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND VACATED ST SOUTH OF LT 1	0.00
CITY OF GRAND ISLAND	ORIGINAL TOWN S 1/2 LT 1 BLK 57	0.00
CITY OF GRAND ISLAND	PARKING RAMP SUB TO THE CITY OF GRAND ISLAND LTS 1-2-& 3	0.00
CITY OF G I	CAMPBELL'S SUB TO THE CITY OF GRAND ISLAND LTS 10 & 11	0.00
TOTAL		89,683.61

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R E S O L U T I O N 2010-BE-5 (A)

Adopted by the City Council of the City of Grand Island, Nebraska on September 14, 2010.

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Margaret Hornady, Mayor

Attest:

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RaNae Edwards, City Clerk

R E S O L U T I O N 2010-BE-5 (B)

BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, sitting as a Board of Equalization for Business Improvement District No. 8, after due notice having been given according to law, that we find and adjudge:

1. The benefits accruing to the real estate in such Business Improvement District No. 8 is the total sum of \$89,999.79; and

2. According to the assessed value of the respective lots, tracts, and real estate within such Business Improvement District, such benefits are the sums set opposite the several descriptions as follows:

KINDER MORGAN INTERSTATE GAS TRANSMISSION	CENTRALLY ASSESSED	33.32
SOURCEGAS DISTRIBUTION LLC	CENTRALLY ASSESSED	0.00
NORTHWESTERN CORPORATION	CENTRALLY ASSESSED	918.93
WINDSTREAM NEBRASKA, INC	CENTRALLY ASSESSED	0.00
QWEST CORPORATION	CENTRALLY ASSESSED	2,757.72
AT&T COMMUNICATIONS	CENTRALLY ASSESSED	35.75
IPCS WIRELESS, INC	CENTRALLY ASSESSED	0.00
NE COLORADO CELLULAR INC.	CENTRALLY ASSESSED	21.70
SPRINT NEXTEL WIRELESS	CENTRALLY ASSESSED	136.85
USCOC OF NEBRASKA/KANSAS DBA US CELLULAR	CENTRALLY ASSESSED	4,244.33
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLKS 52 & 53 & PT VAC KIMBALL AVE	0.00

R E S O L U T I O N 2010-BE-5 (B)

BECKBY/GEORGE JAY JORGENSEN	ORIGINAL TOWN N 100.5' E 2/3 LT 1 BLK 54	276.77
BECKBY/GEORGE JAY JORGENSEN	ORIGINAL TOWN S 31.9' E 2/3 OF LT 1 BLK 54	66.47
WING PROPERTIES INC	ORIGINAL TOWN W 1/3 LT 1 BLK 54	22.03
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN LT 2 BLK 54	536.09
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 3 BLK 54	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 4 BLK 54	0.00
WAYNE/JOHN W & TERESA A	ORIGINAL TOWN N 1/2 W 2/3 LT 6 & N 1/2 LT 5 BLK 54	441.20
KATROUZOS/GUS G	ORIGINAL TOWN S 60' W 1/3 LT 5 BLK 54	80.96
KATROUZOS/GUS G	ORIGINAL TOWN S 60' W 16' E 2/3 LT 5 BLK 54	66.05
KALLOS/NICKIE J JR	ORIGINAL TOWN E 28' S 1/2 LT 5 & N 6' W 38' S 1/2 LT 5 BLK 54	149.68
KALLOS/NICKIE J JR	ORIGINAL TOWN W 22' S 1/2 LT 6 BLK 54	161.65
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN E 22' W 44' S 1/2 & E 22' LT 6 BLK 54	367.21
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN W 1/3 LT 7 BLK 54	294.94
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN C 1/3 LT 7 BLK 54	287.13
WING PROPERTIES INC	ORIGINAL TOWN LT 8 & E 1/3 OF LT 7 XC 15' X 15' X 15' SOLD TO CITY BLK 54	671.88
NATHAN DETROIT INC	ORIGINAL TOWN N 1/2 LT 1 BLK 55	458.10
NATHAN DETROIT'S	ORIGINAL TOWN N 44' OF S 1/2 LT 1 BLK 55	305.92

## R E S O L U T I O N 2010-BE-5 (B)

IRVINE/VIRGINIA	ORIGINAL TOWN S 22' LT 1 BLK 55	94.22
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/2 LT 3 & ALL LT 2 BLK 55	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 1/2 W 1/2 LT 3 & N 1/2 LT 4 BLK 55	0.00
HOETFELKER/RUSSELL L	ORIGINAL TOWN S 1/2 W 1/2 LT 3 & S 1/2 LT 4 BLK 55	353.38
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 67.5' LT 5 BLK 55	47.88
ARMSTRONG/MATTHEW E & JANELLE A	ORIGINAL TOWN N 20' S 64.5' LT 5 BLK 55	110.89
ERIVES ENTERPRISES LLC	ORIGINAL TOWN S 44.5' LT 5 BLK 55	230.68
FAMOS CONSTRUCTION INC	ORIGINAL TOWN W 2/3 LT 6 BLK 55	179.56
CAMPOS/ARTHUR V & JEANENE	ORIGINAL TOWN E 1/3 LT 6 BLK 55	136.19
PRAIRIE WINDS ART CENTER INC	ORIGINAL TOWN W 1/3 LT 7 BLK 55	212.89
MERCHEN/TERRANCE R	ORIGINAL TOWN E 2/3 LT 7 BLK 55	780.44
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN W 1/3 LT 8 BLK 55	149.46
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN C 1/3 LT 8 BLK 55	149.76
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN E 1/3 LT 8 BLK 55	422.54
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 68' LT 1 & ALL LT 2 & E 1/2 LT 3 BLK 56	160.87
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 22' S 42' & W 6' S 20' LT 1 BLK 56	14.43
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 22' S 64' LT 1 BLK 56	13.33
DOWNTOWN CENTER LLC	ORIGINAL TOWN S 20' E 60' LT 1 BLK 56	11.01

R E S O L U T I O N 2010-BE-5 (B)

CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL LT 4 & W 1/2 LT 3 BLK 56	0.00
MAYHEW/CARL & SUSAN A	ORIGINAL TOWN W 1/3 LT 5 BLK 56	260.79
PHENGMARATH/NALINH	ORIGINAL TOWN E 2/3 LT 5 BLK 56	424.28
POHL/HELEN E & JAMES A	ORIGINAL TOWN LT 6 BLK 56	306.91
JOHNSON/DUANE A & DEE ANN	ORIGINAL TOWN LT 7 BLK 56	349.52
DOWNTOWN CENTER LLC	ORIGINAL TOWN LT 8 BLK 56	2,185.33
CITY OF G I PARK LOT	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 1/2 LT 1 & ALL LTS 2-3 & 4 BLK 57	0.00
J & B RENTALS LLC	ZILLER SUB LT 1	559.55
THE GRAND FOUNDATION, INC	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 2/3 LT 6 BLK 57	0.00
JEO BUILDING COMPANY	ORIGINAL TOWN LT 7 BLK 57	879.65
OVERLAND BUILDING CORP	ORIGINAL TOWN LT 8 BLK 57	1,084.56
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN LTS 1 & 2 BLK 58	310.78
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN N 1/2 LT 4 & N 1/2 LT 3 BLK 58	109.06
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN LT 5 & W 22' LT 6 BLK 58	1,490.87
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN S 1/2 LT 3 & S 1/2 LT 4 BLK 58	115.79
STELK/MARK D	JENSEN SUB LT 1	144.74
M SQ DESIGNS INC	ORIGINAL TOWN W 1/3 LT 7 BLK 58	223.82

R E S O L U T I O N 2010-BE-5 (B)

LINDNER-BOMBECK TRUSTEE/MARILYN A	ORIGINAL TOWN C 1/3 LT 7 BLK 58	135.33
GALVAN/JESUS G & VICTORIA	PRENSA LATINA SUB LT 1	96.27
CALDERON/ELISEO & JESSICA	PRENSA LATINA SUB LT 2	97.18
STELK/MARK D	PRENSA LATINA SUB LT 4	301.29
PANAMENO/BRENDA EUGENIA	PRENSA LATINA SUB LT 3	165.86
MEAD BUILDING CENTERS	ORIGINAL TOWN N 102.5' LT 1 & ALL LT 2 BLK 59	352.09
H & H LAND CO	ORIGINAL TOWN S 29.5' LT 1 BLK 59	17.87
MEAD BUILDING CENTERS	ORIGINAL TOWN S 99' LT 4 & ALL LT 3 BLK 59	157.59
MEAD BUILDING CENTERS	ORIGINAL TOWN N 33' LT 4 BLK 59	161.37
MASONIC TEMPLECRAFT ASSO OF GI	ORIGINAL TOWN LT 5 BLK 59	241.09
WAGONER/MICHAEL R & LORNA D	ORIGINAL TOWN E 23' W 46' LT 6 BLK 59	172.17
GERDES/LARRY C & MARY ANN	ORIGINAL TOWN W 23' LT 6 BLK 59	171.27
DOAX INVESTMENT CO	ORIGINAL TOWN E 20' LT 6 & W 1/2 LT 7 BLK 59	16.99
H & H LAND CO	ORIGINAL TOWN W 22' E 1/2 LT 7 BLK 59	169.17
H & H LAND CO	ORIGINAL TOWN E 11' LT 7 & ALL LT 8 BLK 59	487.11
CKP LLC	ORIGINAL TOWN LTS 1 & 2 BLK 60	470.68
CKP LLC	ORIGINAL TOWN LT 3 BLK 60	111.49

R E S O L U T I O N 2010-BE-5 (B)

BUSINESS PROPERTIES	ORIGINAL TOWN LT 4 BLK 60	206.32
618 W 3RD ST LLC	ORIGINAL TOWN LTS 5 & 6 BLK 60	689.26
DOAX INVESTMENT CO	ORIGINAL TOWN LTS 7 & 8 BLK 60	530.38
EAKES/DANIEL H & RONALD L	ORIGINAL TOWN LTS 1 & 2 BLK 61	740.85
EAKES/DANIEL H & RONALD L	ORIGINAL TOWN LTS 3 & 4 BLK 61	678.12
JONES/MICHAEL E & JOAN M	ORIGINAL TOWN LT 5 BLK 61	659.65
HANSEN PROPERTIES LLC	ORIGINAL TOWN LTS 6-7 & 8 BLK 61	757.96
BAASCH/RICHARD H & ARLENE M	ORIGINAL TOWN S 44' LT 1 BLK 62	182.46
CEDAR STREET PROPERTIES LLC	ORIGINAL TOWN N 88' LT 1 BLK 62	481.35
CEDAR STREET PROPERTIES LLC	ORIGINAL TOWN LT 2 BLK 62	273.16
NORTHWESTERN PUBLIC SERVICE COMPANY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND S 66' LT 4 & N 66' E 57' LT 3 & S 66' LT 3 BLK 62	0.00
DMBG INVESTMENTS LLC	ORIGINAL TOWN N 66' W 9' LT 3 & N 66' LT 4 BLK 62	145.58
MORENO/VINCENT A	ORIGINAL TOWN S 1/2 W 50' LT 5 BLK 62	80.70
D & D INVESTMENTS	ORIGINAL TOWN N 1/2 W 50' LT 5 BLK 62	225.26
VOGEL ENTERPRISES LTD AN IA CORP	ORIGINAL TOWN E 16' LT 5 & W 1/2 LT 6 BLK 62	59.20
VOGEL ENTERPRISES LTD AN IA CORP	ORIGINAL TOWN E 1/2 LT 6 & W 1/2 LT 7 BLK 62	354.38

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WARDENS & VESTRYMEN OF ST STEPHEN'S	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/2 LT 7 & ALL LT 8 BLK 62	0.00
OLD SEARS DEVELOPMENT INC	ORIGINAL TOWN LTS 1 & 2 BLK 63	1,070.92
OLD SEARS DEVELOPMENT INC	ORIGINAL TOWN E 2/3 LT 3 BLK 63	343.42
MILLER/MARLYN J	ORIGINAL TOWN W 1/3 LT 3 & E 1/3 LT 4 BLK 63	248.76
CENTRO CRISTIANO INTERNACIONAL	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND W 2/3 LT 4 BLK 63	0.00
WARDENS & VESTRYMEN OF ST	ST. STEPHENS SUB TO THE CITY OF GRAND ISLAND LT 1	0.00
WARDENS & VESTRY ST STEPHENS	ST. STEPHENS SUB TO THE CITY OF GRAND ISLAND LT 2	0.00
HACK/MONTE C & SHERI S	ORIGINAL TOWN S 88' LT 8 BLK 63	375.89
G I FED OF LABOR/BLDG ASSN INC	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 44' LT 8 BLK 63	0.00
NIELSEN/THOMAS L & LOIS E	ORIGINAL TOWN E 1/3 LT 1 BLK 64	369.78
HAND/CRAIG C	ORIGINAL TOWN C 1/3 LT 1 BLK 64	142.38
COSREC ENTRPRISES A NEBRASKA PTNR	ORIGINAL TOWN W 1/3 LT 1 BLK 64	182.70
GLADE INC	ORIGINAL TOWN E 44' LT 2 BLK 64	255.50
WALSH/IVAN P & SHARON L	ORIGINAL TOWN W 1/3 LT 2 BLK 64	194.34
DOUBLE S PROPERTIES LLC	ORIGINAL TOWN E 1/3 LT 3 BLK 64	177.58
MUNOZ/JUAN A & DELMI A RODRIGUEZ	ORIGINAL TOWN W 2/3 LT 3 BLK 64	158.25
GERDES/GALEN E & TAMERA M	ORIGINAL TOWN LT 4 BLK 64	839.34



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CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 5 BLK 64	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 6 & 7 BLK 64	0.00
KISSLER/VICKI L	ORIGINAL TOWN N 22' LT 8 BLK 64	170.46
TAYLOR/TERRY N & SUSAN M	ORIGINAL TOWN S 1/2 N 1/3 LT 8 BLK 64	166.72
SHEHEIN/E LAVERN & DONNA R	ORIGINAL TOWN N 44' S 88' LT 8 BLK 64	173.60
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND S 44' LT 8 BLK 64	0.00
MAY/WAYNE E & ARDITH C	ORIGINAL TOWN LT 1 BLK 65	204.73
NIELSEN/THOMAS L & LOIS E	ORIGINAL TOWN E 1/3 LT 2 BLK 65	156.85
SWANSON/CONSTANCE K	ORIGINAL TOWN C 1/3 LT 2 BLK 65	147.85
ARCHWAY PARTNERSHIP	ORIGINAL TOWN W 1/3 LT 2 BLK 65	232.21
BARTENBACH REAL ESTATE, LLC	ORIGINAL TOWN E 1/3 LT 3 BLK 65	153.20
IGLESIA EVANGELICA PENTECOSTES	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND C 1/3 LT 3 BLK 65	0.00
BROWN/JANELLE L A	ORIGINAL TOWN W 1/3 LT 3 BLK 65	134.28
HOFFER/ALLEN & LINDA	ORIGINAL TOWN E 1/3 LT 4 BLK 65	270.85
LAMBRECHT/HARRIET K	ORIGINAL TOWN W 2/3 LT 4 BLK 65	169.09
J & B RENTALS LLC	ORIGINAL TOWN S 44' N 1/2 LT 5 BLK 65	219.68
TAYLOR/TERRY N & SUSAN M	ORIGINAL TOWN N 22' LT 5 BLK 65	128.49
J O ENTERPRISES INC	ORIGINAL TOWN S 1/2 LT 5 BLK 65	273.35

## R E S O L U T I O N 2010-BE-5 (B)

J & B RENTALS LLC	ORIGINAL TOWN W 1/3 LT 6 BLK 65	83.76
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN E 2/3 LT 6 BLK 65	160.36
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN W 1/2 LT 7 BLK 65	155.44
C & S GROUP LLC	ORIGINAL TOWN N 55' E 1/2 LT 7 & N 55' LT 8 BLK 65	47.58
C & S GROUP LLC	ORIGINAL TOWN PT W 18.9' E 1/2 LT 7 & N 29.9' E 14.1' LT 7 & W 29' OF C 22' OF E 1/2 LT 7 & N 29.9' OF S 55' LT 8 XC N 6' S 31.1' E 40' LT 8 BLK 65	164.29
PARMLEY/DAVID J	ORIGINAL TOWN C 22' E 4' LT 7 & C 22' LT 8 BLK 65	269.85
C & S GROUP LLC	ORIGINAL TOWN S 25.1' E 14.1' LT 7 & S 25.1' LT 8 & N 6' S 31.1' E 40' LT 8 BLK 65	212.08
BERGLUND/JAMES J	ORIGINAL TOWN LTS 1 & 2 BLK 66	1,151.27
KOEPKE/BONNIE G	ORIGINAL TOWN W 1/3 LT 3 XC W 17.5' OF S 44' BLK 66	240.55
VIPPERMAN JOHN F	ORIGINAL TOWN E 1/3 LT 3 BLK 66	218.94
DUDA/JAMES G	ORIGINAL TOWN N 88' E 1/3 LT 4 BLK 66	225.11
VEJVODA/J GARY	ORIGINAL TOWN N 88' C 1/3 LT 4 BLK 66	279.42
BENS' DRUG STORE INC	ORIGINAL TOWN N 80' W 1/3 LT 4 BLK 66	112.57
THE RETZLER DEVELOPMENT GROUP, LLC	ORIGINAL TOWN W 17 1/2' S 44' LT 3 & N 8' S 52' W 22' & S 44' LT 4 BLK 66	282.12
BARTENBACH REAL ESTATE, LLC	ORIGINAL TOWN W 1/3 LT 6 & ALL LT 5 BLK 66	496.86
BARTENBACH REAL ESTATE, LLC	ORIGINAL TOWN E 2/3 LT 6 & W 1/3 LT 7 BLK 66	258.49

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KEESHAN/JAMES E & MARY ANN	ORIGINAL TOWN E 2/3 LT 7 BLK 66	262.98
PROCON MANAGEMENT INC	ORIGINAL TOWN LT 8 BLK 66	2,976.87
CITY OF GI	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 1/2 BLK 67	0.00
PLAZA SQUARE DEVELOPMENT LLC	ORIGINAL TOWN S 1/2 BLK 67	1,457.62
CITY OF GRAND ISLAND	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/3 LT 2 & ALL LT 1 BLK 68	0.00
S & V INVESTMENTS LLC	SV SUB LT 1	1,725.95
PLAZA SQUARE A PARTNERSHIP	ORIGINAL TOWN W 22' LT 6 & ALL LT 5 BLK 68	121.15
SMITH/JONATHAN M	ORIGINAL TOWN W 6' LT 7 & E 2/3 LT 6 BLK 68	246.88
SMITH/JONATHAN M	ORIGINAL TOWN E 60' LT 7 BLK 68	250.24
PLATE/TIM C	ORIGINAL TOWN LT 8 BLK 68	256.99
GULZOW/WILHELM R	ORIGINAL TOWN LT 1 BLK 77	79.53
DOUTHIT/DONNA M	ORIGINAL TOWN LT 2 BLK 77	66.08
DOUTHIT/DONNA M	ORIGINAL TOWN LTS 3 & 4 BLK 77	1,469.66
CITY OF GRAND ISLAND NE	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 5-6-7-8 BLK 77	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLK 78 & VACATED ALLEY	0.00
EQUITABLE BLDG & LOAN ASSN/THE	ORIGINAL TOWN LT 1 BLK 79	336.74
EQUITABLE BLDG & LOAN ASSN OF GI	ORIGINAL TOWN LT 2 BLK 79	100.53

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EQUITABLE BLDG & LOAN ASSN/THE	ORIGINAL TOWN S 44' LT 3 & S 44' LT 4 BLK 79	1,310.69
EQUITABLE BLDG & LOAN ASSN OF GI	ORIGINAL TOWN N 26' 10.5 LT 8 BLK 79	25.80
EQUITABLE BLDG & LOAN ASSN OF G I	ORIGINAL TOWN S 17' 1.5 N 44' LT 8 BLK 79	14.79
EQUITABLE BLDG & LOAN ASSN OF G I	ORIGINAL TOWN S 88' LT 8 BLK 79	89.55
O'NEILL/JOSEPH P	ORIGINAL TOWN E 22' LT 4 & W 22' LT 3 BLK 80	175.79
O'NEILL/JOSEPH P	ORIGINAL TOWN W 44' LT 4 BLK 80	127.05
NORTHWESTERN BELL TELE CO	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 5-6-7 BLK 80	0.00
NORTHWESTERN BELL TELE CO	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 44' LT 8 BLK 80	0.00
HUSTON/DAVID C	ORIGINAL TOWN C 1/3 LT 8 BLK 80	252.06
FEDERAL BLDG	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 1-2 & E 44' LT 3 BLK 80	0.00
MITCHELL/DEREK L & RUTH E	ORIGINAL TOWN S 44' LT 8 BLK 80	236.91
VICTORY BIBLE FELLOWSHIP OF THE	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 1 BLK 81	0.00
CHAMBER OF COMMERCE OF GI INC	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 2/3 LT 2 BLK 81	0.00
TRAMPE/RONALD E & SHARON R	ORIGINAL TOWN W 1/3 LT 2 BLK 81	151.01
KANSAS NE ASSOC OF SEVENTH DAY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/3 LT 3 BLK 81	0.00
REED/JAMES S & PRECIOUS A	ORIGINAL TOWN C 1/3 LT 3 BLK 81	237.38
KRAUSS/RONALD C & VADA M	ORIGINAL TOWN W 1/3 LT 3 & ALL 4 BLK 81	450.89

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WALNUT STREET PARTNERSHIP	ORIGINAL TOWN LT 5 BLK 81	423.68
WALNUT STREET PARTNERSHIP	ORIGINAL TOWN LT 6 BLK 81	172.14
WHEELER STREET PARTNERSHIP	ORIGINAL TOWN LT 7 & S 2/3 LT 8 BLK 81	832.27
WHEELER ST PARTNERSHIP	ORIGINAL TOWN N 1/3 LT 8 BLK 81	240.57
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 1 & PT VAC ALLEY BLK 82	81.18
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 2 & PT VAC ALLEY BLK 82	261.72
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 3 & PT VAC ALLEY BLK 82	81.18
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 4 & PT VAC ALLEY BLK 82	267.93
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LTS 5-6-7-8 & PT VAC ALLEY BLK 82	2,655.64
GRAND ISLAND HOSPITALITY LLC	ORIGINAL TOWN LTS 1 & 2 BLK 83	376.92
JOMIDA INC A NE CORP	ORIGINAL TOWN LTS 3 & 4 BLK 83	964.69
CALDERON/ELISEO & JESSICA	ORIGINAL TOWN N 60.35' LT 5 BLK 83	161.73
J & B RENTALS LLC	ORIGINAL TOWN S 71.65' LT 5 BLK 83	175.02
MATEO P/TOMAS	ORIGINAL TOWN W 2/3 LT 6 BLK 83	241.26
PEREZ/SYLVIA	ORIGINAL TOWN E 1/3 LT 6 & ALL LT 7 BLK 83	276.66
WOODEN/MICHAEL OWEN & SONYA KAY	ORIGINAL TOWN E 41' N 28' LT 8 BLK 83	129.27
WOODEN/MICHAEL OWEN & SONYA KAY	ORIGINAL TOWN PT N 1/3 & S 2/3 LT 8 BLK 83	187.81

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PARK	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLK 84	0.00
GATZEMEYER/FRANCES MAE	ORIGINAL TOWN LT 1 BLK 85	481.29
GATZEMEYER/FRANCES MAE	ORIGINAL TOWN LT 2 BLK 85	181.05
CONTRYMAN & ASSO PROP	ORIGINAL TOWN LTS 3 & 4 BLK 85	459.54
GRAND ISLAND LIEDERKRANZ	ORIGINAL TOWN PT LTS 1-2-3 & 4 BLK 87	283.61
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLK 88	0.00
DODGE & ELK PARK LOTS	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND PT BLK 89	0.00
ENVIRO-CLEAN CONTRACTORS INC	ORIGINAL TOWN N 60' FR LTS 1 & 2 & N 60' OF E 24' OF LT 3 BLK 89	309.45
HALL CO	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND STRIP 8' X 66' & PT LT 8 BLK 91	0.00
DOMINICK/AUDREY	ORIGINAL TOWN E 6' N 103' E 37' S 29' LT 2 & ALL LT 1 BLK 92	0.00
COMMUNITY REDEVELOPMENT AUTHORITY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 2 XC E 6' N 103' & E 37' S 29' LT 2 BLK 92	0.00
COMMUNITY REDEVELOPMENT AUTHORITY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 50' LT 3 BLK 92	0.00
COMMUNITY REDEVELOPMENT AUTHORITY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND W 16' LT 3 & ALL LT 4 BLK 92	0.00
EMERY/GREGORY D & CHARLENE A	CAMPBELL'S SUB E 51' 8 LTS 1-2-3	86.25
SCHROEDER/DAVID T & PATRICIA A	CAMPBELL'S SUB W 75'4 LTS 1-2-3	267.86
HASTINGS GRAIN INSPECTION INC	CAMPBELL'S SUB LTS 4-5-6 & N 10' LT 7	160.44
HASTINGS GRAIN INSPECTION INC	CAMPBELL'S SUB S 12' LT 7 & ALL LT 8	229.92

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TWO BROTHERS INC	CAMPBELL'S SUB 32' X 127' LT 9	210.43
HILL/DAVID C	CAMPBELL'S SUB LTS 12 & 13	197.53
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 1	0.00
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 2	0.00
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 3	0.00
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 4	0.00
COUNTY OF HALL NEBRASKA	HANN'S ADD TO THE CITY OF GRAND ISLAND N 31' LT 2 & S 13.75' LT 1 BLK 1	0.00
COUNTY OF HALL	HANN'S FOURTH ADD TO THE CITY OF GRAND ISLAND LT 2	0.00
LOEFFLER/EDWARD A & JANE A	HANN'S ADD N 14' LT 3 & S 26' LT 2 BLK 1	284.43
SCHULLER/STEPHEN R & GLADIS M	HANN'S ADD N 7' PT LT 4 & S 43' LT 3 BLK 1	255.57
MORFIN/MIGUEL I DELAMORA	HANN'S ADD E 60' OF S 50' OF LT 4 BLK 1	220.51
CAMPBELL/KATHLEEN A	HANN'S ADD W 67' OF S 50' OF LT 4 BLK 1	122.66
COUNTY OF HALL	HANN'S FOURTH ADD TO THE CITY OF GRAND ISLAND LT 1	0.00
MARSH PROPERTIES LLC	HANN'S SECOND ADD S 5' OF LT 2 & ALL LT 3 BLK 4	483.43
UMMEL JR/TOMMY L	HANN'S FIFTH SUB LT 2	179.48
MUELLER/ROBERT J	HANN'S FIFTH SUB LT 1	116.27
TWO BROTHERS INC	HANN'S 3RD ADD W 111' X 118' BLK 5	435.97
ROSALES-MONZON/CARLOS A	HANN'S 3RD ADD N 52.5' OF E 91.9' OF BLK 5	235.31

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ROYLE/LARRY E	HANN'S 3RD ADD E 56' OF W 174' OF BLK 5	157.22
VALENZUELA/LINDA L	HANN'S 3RD ADD S 58.5' OF E 91.9' OF BLK 5	227.01
HOOS INSURANCE AGENCY INC	RAILROAD ADD LT 4 & PT VAC ST BLK 97	264.93
SANCHEZ/FILEMON	RAILROAD ADD N 1/2 LT 1 BLK 98	21.55
SANCHEZ/FILEMON	RAILROAD ADD S 1/2 LT 1 BLK 98	278.83
CARLSON/ARVID C	RAILROAD ADD LT 2 BLK 98	111.30
KUEHNER/CAROLYN E	RAILROAD ADD W 1/2 LT 3 BLK 98	153.32
SCHAFER/LEE ANN G & MICHAEL W	RAILROAD ADD E 1/2 LT 3 BLK 98	167.75
PLATE/TIM C	RAILROAD ADD N 86' LT 4 BLK 98	89.55
PLATE/TIM C	RAILROAD ADD S 46' LT 4 BLK 98	163.47
PLATE/TIM C	RAILROAD ADD LT 5 BLK 98	499.94
PLATE/TIM C	RAILROAD ADD LT 6 BLK 98	222.55
BENITEZ/FLORIBERTO SANCHEZ	RAILROAD ADD W 52' LT 7 BLK 98	203.01
SANCHEZ/FILEMON	RAILROAD ADD E 14' LT 7 & ALL LT 8 BLK 98	319.90
VACLAVEK/LEE ANN	RAILROAD ADD FR LT 1 & FR LT 2 BLK 105	114.72
FOX FAMILY LLC	RAILROAD ADD LT 3 BLK 105	203.02
LAZENDORF HOLDINGS LIMITED PARTNERSHIP	RAILROAD ADD LT 4 BLK 105	364.46



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FOX FAMILY LLC	RAILROAD ADD LT 5 & FR LTS 6 & 7 XC CITY BLK 105	965.91
CONTRYMAN & ASSO A CO-PARTNERSHIP	RAILROAD ADD LTS 1 & 2 BLK 106	358.52
C & S GROUP LLC	RAILROAD ADD LT 3 BLK 106	187.61
FERNANDEZ/GUADALUPE & PEDRO	RAILROAD ADD LT 4 BLK 106	319.86
MUFFLER SHOP INC/THE	RAILROAD ADD LTS 1 & 2 BLK 107	352.43
MUFFLER SHOP INC/THE	RAILROAD ADD LTS 3 & 4 BLK 107	175.25
BROWN/JOSEPH M & LORI JEAN	RAILROAD ADD S 2/3 LT 5 BLK 107	326.08
BROWN/JOSEPH M & LORI JEAN	RAILROAD ADD N 1/3 LT 5 BLK 107	143.85
FOX/CHARLES E & MARY A	RAILROAD ADD LT 6 BLK 107	257.74
FOX/CHARLES E & MARY A	RAILROAD ADD LT 7 XC N 60' OF E 22' & XC E 29.54' OF S 71.50' BLK 107	188.00
JANDA DDS PC/DAVID E	RAILROAD ADD S 72' LT 8 & E 29.54' OF S 71.50' LT 7 BLK 107	302.94
CLINCH/BARBARA J	RAILROAD ADD N 60' OF E 22' LT 7 & N 60' LT 8 BLK 107	254.94
FOX/RICHARD & MARILYN	RAILROAD ADD LTS 1 & 2 BLK 108	456.11
WILLIAMS/CASEY & MISTI	RAILROAD ADD E 37' LT 3 BLK 108	192.92
DOUGLAS BOOKKEEPING SERVICE INC	RAILROAD ADD W 29' LT 3 & ALL LT 4 BLK 108	554.92
PLACKE/DONALD J & JANET L	RAILROAD ADD S 88' LT 5 BLK 108	127.92
PLACKE/DONALD J & JANET L	RAILROAD ADD N 44' LT 5 BLK 108	74.46

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LBE FAMILY LIMITED PARTNERSHIP	RAILROAD ADD LT 6 BLK 108	177.62
BOSELMAN INC	RAILROAD ADD LTS 7 & 8 BLK 108	554.08
GILROY/DAVID A & CAROLYN J	RAILROAD ADD S 61' LT 1 & S 61' LT 2 BLK 109	195.00
HANEY/THOMAS W & DIANE K	RAILROAD ADD N 71' 1 & N 71' LT 2 BLK 109	122.85
J & B RENTALS, LLC	RAILROAD ADD E 59.5' LT 3 BLK 109	134.63
J & B RENTALS, LLC	RAILROAD ADD E 52'11 LT 4 & W 6.5' LT 3 BLK 109	67.09
MCSHANNON/ROGER L & SHARON K	RAILROAD ADD E 52' 11" OF LT 5 & ALL LT 6 BLK 109	207.58
LPB, LLC	RAILROAD ADD LTS 7 & 8 BLK 109	645.12
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND LT 2	0.00
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND LT 3	0.00
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND N 52 1/3' OF W 150' LT 4	0.00
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND LT 5	0.00
COUNTY OF HALL	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND W 86' OF E 165' OF 4 & W 86' OF E 165' OF N 48.5' LT 5	0.00
COUNTY OF HALL	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND W PT OF N 48.5' X 150' LT 5 & 26.17' X 150' OF W PT LT 4	0.00
SCHAGER/MARGO	GILBERT'S SUB NORTH, PART OF BLK 79, ORIGINAL TOWN 22' X 99' LT A	150.90
EQUITABLE BUILDING & LOAN ASSOC	GILBERT'S SUB NORTH, PART OF BLK 79, ORIGINAL TOWN LT B	157.59
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 102	141.69

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EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 103	204.89
EQUITABLE BUILDING & LOAN ASSN/THE	THE YANCY, A CONDOMINIUM UNIT 104	509.87
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201A	457.11
DEVCO INVESTMENT CORPORATION	THE YANCY, A CONDOMINIUM UNIT 301	97.19
GEORGE/MOLLIE JO	THE YANCY, A CONDOMINIUM UNIT 302	70.58
FARR/THOMAS M & NITA J	THE YANCY, A CONDOMINIUM UNIT 303	100.38
ZINS/WILLIAM L	THE YANCY, A CONDOMINIUM UNIT 304	92.50
TENG/IRENE	THE YANCY, A CONDOMINIUM UNIT 305	0.00
BAXTER/DUDLEY D & DIANA K	THE YANCY, A CONDOMINIUM UNIT 401	71.73
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 402	81.83
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 403	78.57
JONES/MICHAEL D	THE YANCY, A CONDOMINIUM UNIT 404	129.93
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 405	78.96
JOHNSON/TROY D & CELESTE K	THE YANCY, A CONDOMINIUM UNIT 406	111.37
FORDHAM/WYNDELL F & BARBARA B	THE YANCY, A CONDOMINIUM UNIT 407	122.28
LUCE/ERIC D	THE YANCY, A CONDOMINIUM UNIT 501	103.62
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 502	84.11

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BAXTER/DUDLEY D & DIANA K	THE YANCY, A CONDOMINIUM UNIT 503	78.63
BAXTER/DUDLEY D & DIANA K	THE YANCY, A CONDOMINIUM UNIT 504	0.00
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 505	79.01
CIELOHA/ROBERT A	THE YANCY, A CONDOMINIUM UNIT 506	111.46
DAVIS/KELVIN PAUL & BONNIE DIANE	THE YANCY, A CONDOMINIUM UNIT 507	126.02
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 601	72.44
ARTVEST III	THE YANCY, A CONDOMINIUM UNIT 602	84.25
O'NEILL/COLLEEN A	THE YANCY, A CONDOMINIUM UNIT 603	112.88
CLYNE/THOMAS B	THE YANCY, A CONDOMINIUM UNIT 604	90.95
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 605	79.10
LIND/SHARON GRAVES	THE YANCY, A CONDOMINIUM UNIT 606	78.24
ARP/CHARMAINE L	THE YANCY, A CONDOMINIUM UNIT 607	118.21
LIND/SHARON GRAVES	THE YANCY, A CONDOMINIUM UNIT 701	79.20
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 702	84.36
JOHNSON/RICHARD A & MARGARET A	THE YANCY, A CONDOMINIUM UNIT 703	78.85
BURTSCHER/ART N & JAN L	THE YANCY, A CONDOMINIUM UNIT 704	130.22
RATHJEN/MICHELLE R	THE YANCY, A CONDOMINIUM UNIT 705	87.00

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LONG/CLIFTON J	THE YANCY, A CONDOMINIUM UNIT 706	78.01
MCQUOWN/DONALD D & LINDA K	THE YANCY, A CONDOMINIUM UNIT 707	116.88
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 801	72.58
MAPES & CO GENERAL PARTNERSHIP	THE YANCY, A CONDOMINIUM UNIT 802	84.45
MAPES & CO GENERAL PARTNERSHIP	THE YANCY, A CONDOMINIUM UNIT 803	92.33
CHASE/CHARLES D	THE YANCY, A CONDOMINIUM UNIT 804	149.20
ALEXANDER/WENDY L	THE YANCY, A CONDOMINIUM UNIT 805	97.54
NELSON/JACK L	THE YANCY, A CONDOMINIUM UNIT 806	84.89
NISSEN/JAMES F	THE YANCY, A CONDOMINIUM UNIT 901	72.61
EVNEN/EVERETT A & ELAINE S	THE YANCY, A CONDOMINIUM UNIT 902	84.50
EVNEN/EVERETT A & ELAINE S	THE YANCY, A CONDOMINIUM UNIT 903	92.38
ATKINS/ANN C	THE YANCY, A CONDOMINIUM UNIT 904	136.19
DIZMANG/TAMMY L	THE YANCY, A CONDOMINIUM UNIT 905	97.59
LIND/SHARON GRAVES	THE YANCY, A CONDOMINIUM UNIT 906	138.63
TODD/LINDA M	THE YANCY, A CONDOMINIUM UNIT 1001	79.37
FOGLAND/DAN & CHRIS	THE YANCY, A CONDOMINIUM UNIT 1002	84.53
GILLAM/JEREMY S & JACK L	THE YANCY, A CONDOMINIUM UNIT 1003	92.44

R E S O L U T I O N 2010-BE-5 (B)

WHITEHEAD/DIANA L	THE YANCY, A CONDOMINIUM UNIT 1004	0.00
MEGARD/RUTH E	THE YANCY, A CONDOMINIUM UNIT 1005	98.80
ADEN/STEVEN G	THE YANCY, A CONDOMINIUM UNIT 1006	0.00
TOOLEY/JOHN PATRICK	THE YANCY, A CONDOMINIUM UNIT 1101	79.49
CLARE/LINDA L	THE YANCY, A CONDOMINIUM UNIT 1102	84.62
BUCKLEY/LYNN A	THE YANCY, A CONDOMINIUM UNIT 1103	101.12
DOLTON/GEORGE R	THE YANCY, A CONDOMINIUM UNIT 1104	141.93
BOLEY/LOREN E	THE YANCY, A CONDOMINIUM UNIT 1105	98.94
PHILLIPS/BONITA R	THE YANCY, A CONDOMINIUM UNIT 1106	169.52
HOME FEDERAL SAVINGS & LOAN ASSN	HANN'S FOURTH ADD LT 3	1,741.08
ARTVEST III	THE YANCY, A CONDOMINIUM UNIT 002	10.86
ARTVEST III	THE YANCY, A CONDOMINIUM UNIT 001	39.26
ELLISON/ROXANN T	ORIGINAL TOWN W 18.9' OF E 33' OF S 25.1' LT 7 BLK 65	51.77
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 101	34.10
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201B	55.24
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201C	139.06
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201D	104.68
HOME FEDERAL SAVINGS & LOAN	ORIGINAL TOWN PT LTS 1-2-3-4-7 & ALL 5 & 6 & PT VACATED ALLEY BLK 89	354.67

R E S O L U T I O N 2010-BE-5 (B)

CALDERON/ELISEO & JESSICA	JENSEN SUB LT 2	88.62
IGLESIA EVANGELICA PENTECOSTES	ZILLER SUB LT 2	0.00
GRAND ISLAND/CITY OF	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND VACATED ST SOUTH OF LT 1	0.00
CITY OF GRAND ISLAND	ORIGINAL TOWN S 1/2 LT 1 BLK 57	0.00
CITY OF GRAND ISLAND	PARKING RAMP SUB TO THE CITY OF GRAND ISLAND LTS 1-2-& 3	0.00
CITY OF G I	CAMPBELL'S SUB TO THE CITY OF GRAND ISLAND LTS 10 & 11	0.00
TOTAL		89,999.79

- - -

R E S O L U T I O N 2010-BE-5 (B)

Adopted by the City Council of the City of Grand Island, Nebraska on September 14, 2010.

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Margaret Hornady, Mayor

Attest:

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RaNae Edwards, City Clerk





# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item E1

**Public Hearing on Request from Tokyo Station, Inc. dba Tokyo Station, 2425 N. Diers Avenue for a Class "I" Liquor License**

Staff Contact: RaNae Edwards

# Council Agenda Memo

**From:** RaNae Edwards, City Clerk

**Meeting:** September 14, 2010

**Subject:** Public Hearing on Request from Q-Mex GI, LLC dba Qdoba, 1010 Diers Avenue, Suite 1 for a Class "I" Liquor License

**Item #'s:** E-1 & I-1

**Presenter(s):** RaNae Edwards, City Clerk

## Background

Section 4-2 of the Grand Island City Code declares the intent of the City Council regarding liquor licenses and the sale of alcohol.

### **Declared Legislative Intent**

It is hereby declared to be the intent and purpose of the city council in adopting and administering the provisions of this chapter:

- (A) To express the community sentiment that the control of availability of alcoholic liquor to the public in general and to minors in particular promotes the public health, safety, and welfare;
- (B) To encourage temperance in the consumption of alcoholic liquor by sound and careful control and regulation of the sale and distribution thereof; and
- (C) To ensure that the number of retail outlets and the manner in which they are operated is such that they can be adequately policed by local law enforcement agencies so that the abuse of alcohol and the occurrence of alcohol-related crimes and offenses is kept to a minimum.

## Discussion

Tokyo Station, Inc. dba Tokyo Station, 2425 N. Diers Avenue has submitted an application for a Class "I" Liquor License. A Class "I" Liquor License allows for the sale of alcohol, on sale only inside the corporate limits of the city.

City Council action is required and forwarded to the Nebraska Liquor Control Commission for issuance of all licenses. This application has been reviewed by the Clerk, Building, Fire, Health, and Police Departments.

Also submitted with this application was a Liquor Manger Designation request from Charlie Canfield, 3221 Ponca Circle.

### **Alternatives**

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

1. Approve the application.
2. Forward to the Nebraska Liquor Control Commission with no recommendation.
3. Forward to the Nebraska Liquor Control Commission with recommendations.
4. Deny the application.

### **Recommendation**

Based on the Nebraska Liquor Control Commission's criteria for the approval of Liquor Licenses, City Administration recommends that the Council approve this application.

### **Sample Motion**

Move to approve the application for Tokyo Station, Inc. dba Tokyo Station, 2425 N. Diers Avenue for a Class 'I' Liquor License contingent upon final inspections and Liquor Manager designation for Charlie Canfield, 3221 Ponca Circle contingent upon Mr. Canfield completing a state approved alcohol server/seller training program.

09/08/10  
14:50

Grand Island Police Department  
LAW INCIDENT TABLE

450  
Page: 1

City : Grand Island  
 Occurred after : \*\*:\*\*\*:\*\* \*\*/\*\*/\*\*\*\*\*  
 Occurred before : \*\*:\*\*\*:\*\* \*\*/\*\*/\*\*\*\*\*  
 When reported : 00:00:00 08/27/2010  
 Date disposition declared : 08/31/2010  
 Incident number : L10084832  
 Primary incident number :  
 Incident nature : Liquor Lic Inv Liquor License Investigation  
 Incident address : 2425 Diers Ave N  
 State abbreviation : NE  
 ZIP Code : 68803  
 Contact or caller :  
 Complainant name number :  
 Area location code : PCID Police - CID  
 Received by : Vitera D  
 How received : T Telephone  
 Agency code : GIPD Grand Island Police Department  
 Responsible officer : Vitera D  
 Offense as Taken :  
 Offense as Observed :  
 Disposition : ACT Active  
 Misc. number : RaNae  
 Geobase address ID : 34256  
 Long-term call ID :  
 Clearance Code : CL Case Closed  
 Judicial Status : NCI Non-criminal Incident

=====

INVOLVEMENTS:

Px	Record #	Date	Description	Relationship
NM	19415	09/08/10	Canfield, Susan K	Charlie's Spouse
NM	74665	09/08/10	Canfield, Charlie	Liquor Manager
NM	108034	09/08/10	Huang, Ling M	Owner's Spouse
NM	158660	09/08/10	Tokyo Station,	Restaurant
NM	158661	09/08/10	Yang, Ning	Owner

LAW INCIDENT CIRCUMSTANCES:

Se	Circu	Circumstance code	Miscellaneous
1	LT21	Restaurant	

LAW INCIDENT NARRATIVE:

I Received a Copy of a Liquor License Application from Tokyo Station and a Liquor Manager Application from Charlie Canfield.

LAW INCIDENT RESPONDERS DETAIL:

Se Responding offi Unit n Unit number

09/08/10 Grand Island Police Department 450  
14:50 LAW INCIDENT TABLE Page: 2

1 Vitera D 318 Vitera D

LAW SUPPLEMENTAL NARRATIVE:

Seq	Name	Date
1	Vitera D	12:41:51 09/08/2010

318

Grand Island Police Department  
Supplemental Report

Date, Time: Wed Sep 08 12:42:14 CDT 2010  
Reporting Officer: Vitera  
Unit- CID

I received a copy of a liquor license application from Tokyo Station and a copy of a liquor manager application from Charlie Canfield. Ning Yang is listed as the sole stockholder and director of the company. Ling Huang is Ning's wife.

On the portion of the application that asks if anyone associated with the application has any convictions, the "No" box was checked. I checked Spillman and found an entry for Ning and Ling. Nothing in Spillman indicated any local criminal history.

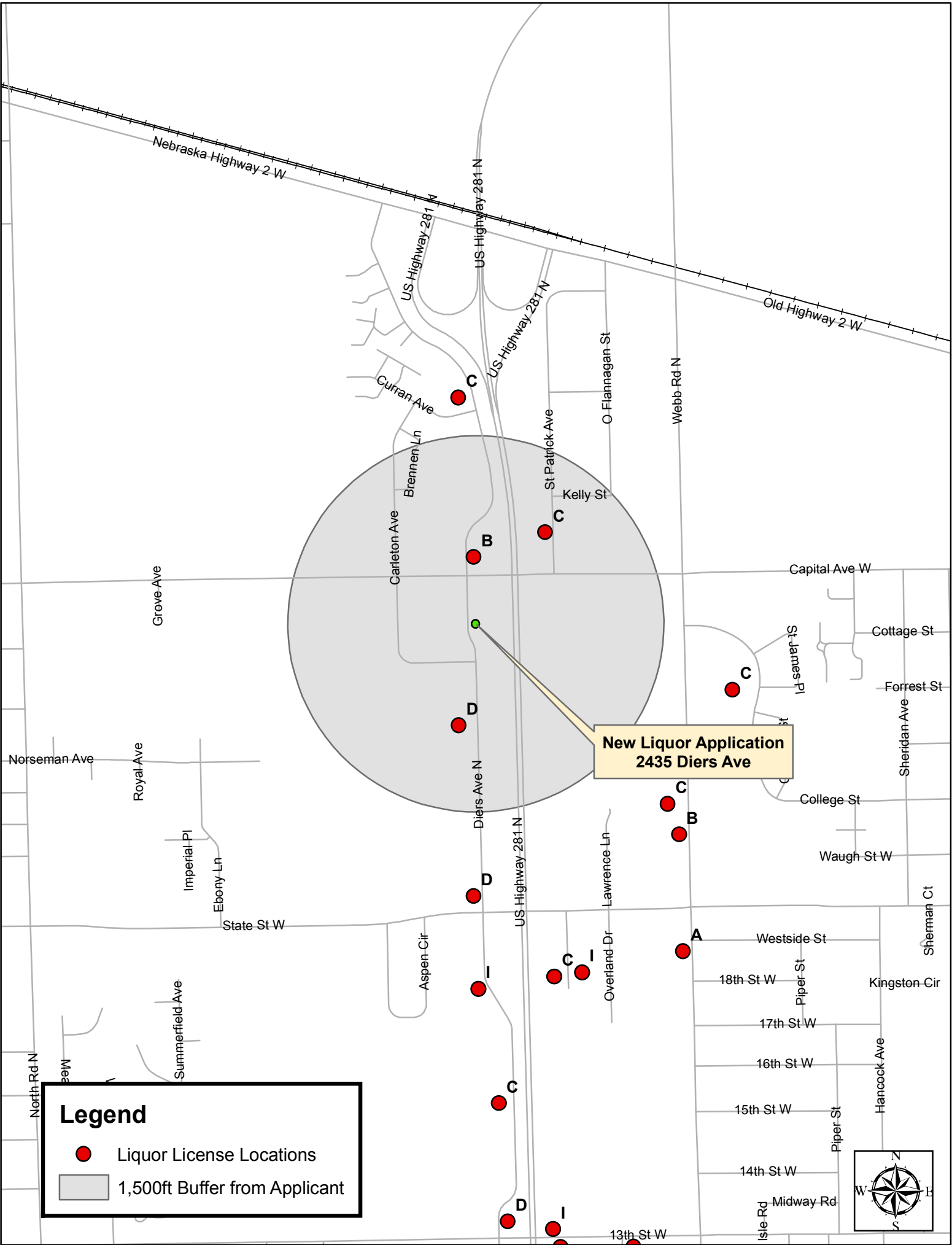
I also checked Ning and Ling through NCJIS. Ning has two traffic related convictions. One for a traffic sign or signal and one for speeding. Ling didn't show any convictions. According to the application, Ning and Ling have lived in Grand Island since 2000.

After checking on Ning and Ling, I looked up the Canfield's. Susan has one conviction for speeding. Charlie has a conviction for speeding and for not having his registration certificate in his vehicle.

On the application, it clearly asks "Has anyone who is a party to this application, or their spouse, ever been convicted of or plead guilty to any charge. Charge means any charge alleging a felony, misdemeanor, violation of a federal or state law, a violation of a local law, ordinance or resolution."

The failure of the applicants to disclose their traffic convictions technically makes the application false according to the Nebraska Liquor Control Act (Part II Chapter 2 Section 010.01). The undisclosed convictions would fall under state law or local ordinance. Either way, the convictions are an infraction or a misdemeanor that do not rise to the level of a Class I Misdemeanor in a specified crime under Nebraska State Statute Chapter 28 that would automatically nullify the liquor license.

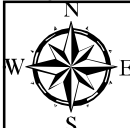
With only a few minor traffic convictions scattered among the applicants, the Grand Island Police Department has no objection to the approval of the liquor license for Tokyo Station or to the liquor manager, Charlie Canfield.



**New Liquor Application  
2435 Diers Ave**

**Legend**

- Liquor License Locations
- 1,500ft Buffer from Applicant





# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item E2

**Public Hearing on Request from Edwin Bolanos for a Conditional Use Permit for a Go-Cart Track Located at 613 East 4th Street**

Staff Contact: Craig Lewis

# Council Agenda Memo

**From:** Craig Lewis, Building Department Director

**Meeting:** September 14, 2010

**Subject:** Request of Edwin Balanos for Approval of a Conditional Use Permit to Allow Construction and Operation of a Go-Cart Track at 613 East 4<sup>th</sup> Street Two Adjacent Tracts of Land; Pt.N1/2NW1/4 15-11-9, & Lt 1, & FR Lt 2,3,4,5, & 10 Blk.17 Evans Addition, & W. 64.15' Vac. Poplar Street

**Item #'s:** E-2 & H-1

**Presenter(s):** Craig Lewis, Building Department Director

## Background

This request is for the approval of a Conditional Use Permit to allow for the construction and operation of a go-cart track at 613 East 4<sup>th</sup> Street. The property is currently zoned M-2 Heavy Manufacturing and as such go-cart tracks are listed in the zoning matrix as a permitted conditional use requiring approval of the City Council.

The proposal is to create a go-cart track in the southeast corner of the site as an accessory use to the existing restaurant, utilizing the existing restrooms, parking, and concession facilities. Eight go-carts are proposed to use a gravel track developed to operate initially in the daylight hours with possible lighting to be installed at a later date.

The area is predominately commercial in nature with the closest residential property approximately 500 feet to the northeast.

## Discussion

The proposal is to construct a gravel track with a gravel ridge barrier in the south east area of the two tracts of land along 4<sup>th</sup> Street, facilitating eight go-carts and hours of operation in conjunction with the restaurant and liquor establishment.



Areas of concern with these types of operations would be:

- 1). Parking; it appears adequate parking could be provided along the west edge of the property, as an improved surface already exists at that location.
- 2). Hours of operation; as an outside operation I would suggest that hours be limited to 8:00 a.m. through 11:00 p.m.
- 3). Lights; if the operation installs lights to facilitate nighttime activity the lighting should not extend past the property line onto neighboring properties, excluding the public way and the railroad property.
- 4). Noise; as the area is somewhat isolated from neighboring residential property, noise generated would not appear to be a major concern.
- 5). Accommodations; the existing restaurant has restroom and concession capabilities to accommodate this operation.
- 6). Dust; the dirt track could create a situation that dust may become a nuisance to the surrounding neighborhood, the dust levels should be controlled such that it does not create a public nuisance.

## **Alternatives**

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

1. Approve the request for the Conditional Use Permit finding that the proposed application is and will continue to be in conformance with the purpose of the zoning regulations.
2. Disapprove or Deny the Request, finding that the proposed application does not conform to the purpose of the zoning regulations.
3. Approve the request with additional or revised conditions and a finding of fact.
4. Refer the matter to special committee for a determination of a finding of fact.

## **Recommendation**

Approve the request with the conditions identified in the staff memorandum concerning hours of operation, lighting, and dust, finding that the proposed use and application promotes the health, safety, and general welfare of the community, protects property against blight and depreciation, and is generally harmonious with the surrounding neighborhood.

## **Sample Motion**

Move to approve the request for a Conditional Use Permit including the staff recommendations, finding that the application conforms with the purpose of the zoning regulations.



Non-Refundable Fee: \$200.00  
Return by: \_\_\_\_\_  
Council Action on: 9-14-10

### Conditional Use Permit Application

pc: Building, Legal, Utilities  
Planning, Public Works

1. The specific use/construction requested is: permit to operate go-cart track on existing property
2. The owner(s) of the described property is/are: Edwin D Bolanos
3. The legal description of the property is: 15-11-9 Pt N 1/2 NW 1/4
4. The address of the property is: 613 E 4th St.
5. The zoning classification of the property is: M-2
6. Existing improvements on the property is: restaurant, ~~La Fogata~~ La Fogata
7. The duration of the proposed use is: \_\_\_\_\_
8. Plans for construction of permanent facility is: NONE
9. The character of the immediate neighborhood is: business
10. There is hereby **attached** a list of the names and addresses of all property owners within 200' of the property upon which the Conditional Use Permit is requested.
11. Explanation of request: I would like to operate a go-cart track on my property.

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

08/11/2010  
Date  
308-379-3627  
Phone Number

Edwin Bolanos  
Owners(s)  
1620 E Capital Ave  
Address  
Grand Island NE 68801  
City State Zip

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



Proposed Go Cart Track  
613 E 4th



Scale: 1"=200'

# LOCATION MAP



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item E3

**Public Hearing on Request from Island Landhandlers, Inc. for a  
Conditional Use Permit for a Sand & Gravel Operation Located at  
3812 South Blaine Street.**

Staff Contact: Craig Lewis

## **Council Agenda Memo**

**From :** Craig A. Lewis, Building Department Director

**Meeting:** September 14, 2010

**Subject:** Public Hearing on Request of Gordon Glade & Island Landhandlers Inc. for a Conditional Use Permit to Operate a Sand and Gravel Pumping Facility at 3812 S. Blaine Street

**Item #'s:** E-3 & H-2

**Presenter:** Craig A. Lewis, Building Department Director

### **Background**

This request is for Council approval to allow for the operation of a sand and gravel facility at the above referenced address. A conditional use permit is required as the current zoning classification TA (transitional agricultural) does not allow for this type of use as a permitted principal use. The zoning classification does list as a permitted conditional use, commercial mines, quarries, sand and gravel pits and accessory uses. Conditional uses as listed in the zoning code must be approved or denied by the City Council in the form of a conditional use after a finding that the proposed use will or will not comply with the purposes as identified in the Code.

Section 36-2 of the Grand Island Zoning code, Purposes: This chapter has been made in accordance with a comprehensive plan and to promote the health, safety, and general welfare of the community; to lessen congestion in streets; to secure safety from fire and other dangers; to provide adequate light and air; to promote the distribution of population, land classifications and land development to support provisions for adequate transportation, water flows, water supply, drainage, sanitation, recreation, and other public requirements; to protect property against blight and depreciation; and to secure economy in government expenditures.

Two previous requests were reviewed and denied by the City Council for this property in April and October of 2005.

The previous requests were for a 22 and 25 year duration as opposed to this request for a 10 year period.

## Discussion:

Sand and gravel operations have been a part of the Grand Island and surrounding areas for a long time, as residential development continues to expand and the uses become closer neighbors more conditions need to be implemented to assure compatible and harmonious existence for both uses.

City administration has developed the following restrictions, or conditions which appear appropriate to impose upon sand and gravel operations.

**1). USE:** The proposed uses are limited to those listed in the application, sand and gravel pumping processing, storage, stocking piling, distribution, and sales, both wholesale and retail. Retail sale may also include the sale of black dirt, river rock, and similar landscaping materials. The storage, recycling, or processing of other aggregate materials, such as asphalt or concrete is not allowable unless specifically listed, nor are the operation of concrete or asphalt batch plants. Neither of these operations have been requested in this application.

**2). CLOSURE:** A statement on the application identifies the proposed use of the property after the closing of the sand and gravel operation as a possible residential use.

**3). PRIMARY CONDITIONS: (a).** The permit shall be granted for a period not to exceed 10 years with the possibility of renewal for an additional time at the end of the 10 year period.

**(b).** Pumping of product shall not be allowed within 150 feet of any public road right of way and protected by a 6 foot earthen berm during pumping. The finished width of developable property adjacent to the public right of way shall be a minimum 300 feet at the time of termination of the operation. A setback of 100 feet from any adjacent property line, and a setback of 250 feet from the Central Platte Natural Resources District Wood River Diversion Channel Levee property shall be maintained between the pumping operations.

**(c).** Pumping and other activities (including lighting) at the site shall be limited to daylight hours (15) minutes before sunrise and (15) minutes after sunset Mondays through Saturdays. No pumping or other processing activities shall be permitted on Sundays or from fifteen minutes after sunset to fifteen minutes before sunrise. One exception to this condition shall be in the months of March, April, October, and November activities may operate from 6:00a.m. to 7:00p.m. to allow for winter condition.

**(d).** Any internal combustion pump motors utilized shall be equipped with a functioning "hospital grade muffler" designed to reduce exhaust noise by 32 to 40 decibels.

**(e).** Materials and equipment shall not be stored on the property within any easements or the regulated floodway as determined by the Federal Emergency Management Agency or its successor and the entity with jurisdiction and authority to enforce floodplain regulations. There is currently along the east edge of the property a 45' electrical easement and an existing transmission line, no product, material or equipment shall be stored within that easement or in such a manor that it would violate any safety provisions of the National Electric Safety Code.

**(f).** All dead trees, rubbish, and debris, if any must be cleared from the real estate as soon as practical and such real estate must, at all times, be kept in a clean and neat condition.

- (g). No trash, rubbish, debris, dead trees, lumber, bricks, refuse or junk material of any nature whatsoever shall be dumped, placed or located upon such real estate.
- (h). Applicant shall not use the real estate in any way so as to create or result in an unreasonable hazard or nuisance to adjacent land owners or to the general public.
- (i). Applicant shall maintain any and all drainage ditches that may be located upon the real property.
- (j). Applicant shall not permit the hauling of sand and gravel from the premises and over and across any public highway or road unless said sand and gravel is complete dry and free from water or is hauled in trucks which are designed and equipped so as to prevent water from leaking onto the traveled portion of the roadbed.
- (k). All water accumulated upon the premises by virtue of such mining and pumping operations shall be retained upon the premises and shall not flow upon or encroach upon any adjacent land. Only surface waters that have historically flowed from the premises shall be permitted to leave the same through historical natural drainage ways.
- (l). Applicant shall begin the mining operation within a period of 18 months from the issuance of this permit or if the applicant fail to begin operations within the 18 months the permit shall be considered null and void and subject to reapplication and rehearing. Additionally if at anytime during the life of the permit issued the operation shall cease for a period of a continuous 18 months the permit shall become void and a renewal shall be obtained before becoming once again operational.

### **ALTERNATIVES:**

It appears the Council has the following alternatives concerning the issue.

1. Approve the request with the proposed conditions, finding that the proposed application is and will continue to be in conformance with the purpose of the zoning regulations.
2. Deny the request, finding that the proposed application does not conform to the purpose of the zoning regulations..
3. Approve the request with additional or revised conditions and findings of fact.
4. Refer the matter to a special committee for a determination of a finding of fact

### **RECOMMENDATION:**

Approve the request with the identified conditions presented by City Administration, finding that the proposed use and application promotes the health, safety, and general welfare of the community, protects property against blight and depreciation, and is generally harmonious with the surrounding neighborhood.

### **SAMPLE MOTION:**

Move to approve the conditional use with the conditions identified by the City Administration, published in the Council packet and presented at the Council meeting and finding that the applications conforms with the purpose of the zoning regulations.



Non-Refundable Fee: \$200.00  
Return by:  
Council Action on: 9-14-10

### Conditional Use Permit Application

pc: Building, Legal, Utilities  
Planning, Public Works

- 1. The specific use/construction requested is: Sand & Gravel Operation
- 2. The owner(s) of the described property is/are: Gordon Glade / Island Landhandlers Inc
- 3. The legal description of the property is: SE 1/4 Sec 32 T11N - R9W
- 4. The address of the property is: 3812 South Blaine
- 5. The zoning classification of the property is: Transitional Agricultural
- 6. Existing improvements on the property is: None
- 7. The duration of the proposed use is: 10 years
- 8. Plans for construction of permanent facility is: Possible residence in a few years
- 9. The character of the immediate neighborhood is: Residential / Agricultural / Industrial
- 10. There is hereby **attached** a list of the names and addresses of all property owners within 200' of the property upon which the Conditional Use Permit is requested.
- 11. Explanation of request: See attached explanation

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

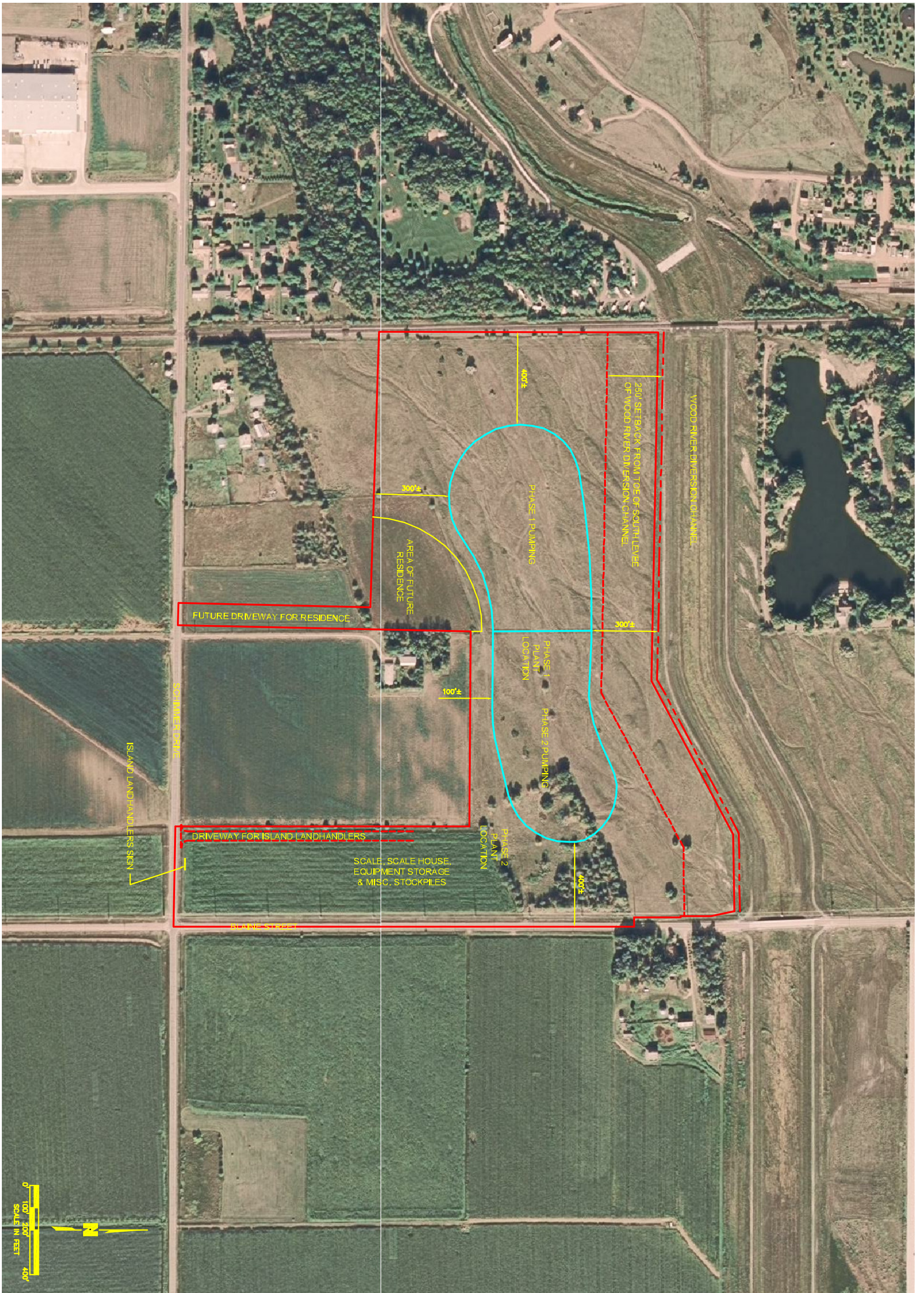
8-23-2010  
Date  
Gerald Williams  
308 380 - 0111  
Phone Number

Gordon Glade / Island Landhandlers Inc  
Owners(s)  
Gerald T. Williams  
2419 S. North Rd  
112 S. Garbarrel Rd  
Address  
GI.

Grand Island City      NE State      68501 Zip

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





SITE MAP

ISLAND LANDHANDLERS  
 CONDITIONAL USE PERMIT

GRAND ISLAND, NEBRASKA'

2010

REVISIONS

REV. NO.	DATE	REVISIONS DESCRIPTION



201 East 2nd Street  
 P.O. Box 1072  
 Grand Island, NE 68902-1072  
 TEL: 308.334.3750  
 FAX: 308.334.3752  
 www.olsonassociates.com

1 of 1  
 SHEET

date	09.19.10
drawn by	
checked by	
approved by	
date	
drawn by	
checked by	
approved by	



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item E4

**Public Hearing Concerning Acquisition of Utility Easement - 522  
North Beal Street - Grand Island Area Habitat for Humanity**

Staff Contact: Gary R. Mader

# **Council Agenda Memo**

**From:** Robert H. Smith, Asst. Utilities Director

**Meeting:** September 14, 2010

**Subject:** Acquisition of Utility Easement – 522 North Beal Street  
– Grand Island Area Habitat for Humanity

**Item #'s:** E-4 & G-6

**Presenter(s):** Gary R. Mader, Utilities Director

## **Background**

Nebraska State Law requires that acquisition of property must be approved by City Council. The Utilities Department needs to acquire an easement relative to the property of Grand Island Area Habitat for Humanity, located at 522 North Beal Street, in the City of Grand Island, Hall County, in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers. Evans Second Subdivision previously had two lots that faced 6<sup>th</sup> Street and were both adjacent to the alley. That would have allowed electric service wires to feed the new homes directly from public right-of-way. The lots are now reconfigured to face Beal Street.

## **Discussion**

The Electric Department needs to have access to the rear of both lots. This easement will be used to allow the Electric Department to legally cross Lot Two (2) with overhead power lines (secondary) to serve Lot One (1) at the rear of the new house.

## **Alternatives**

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

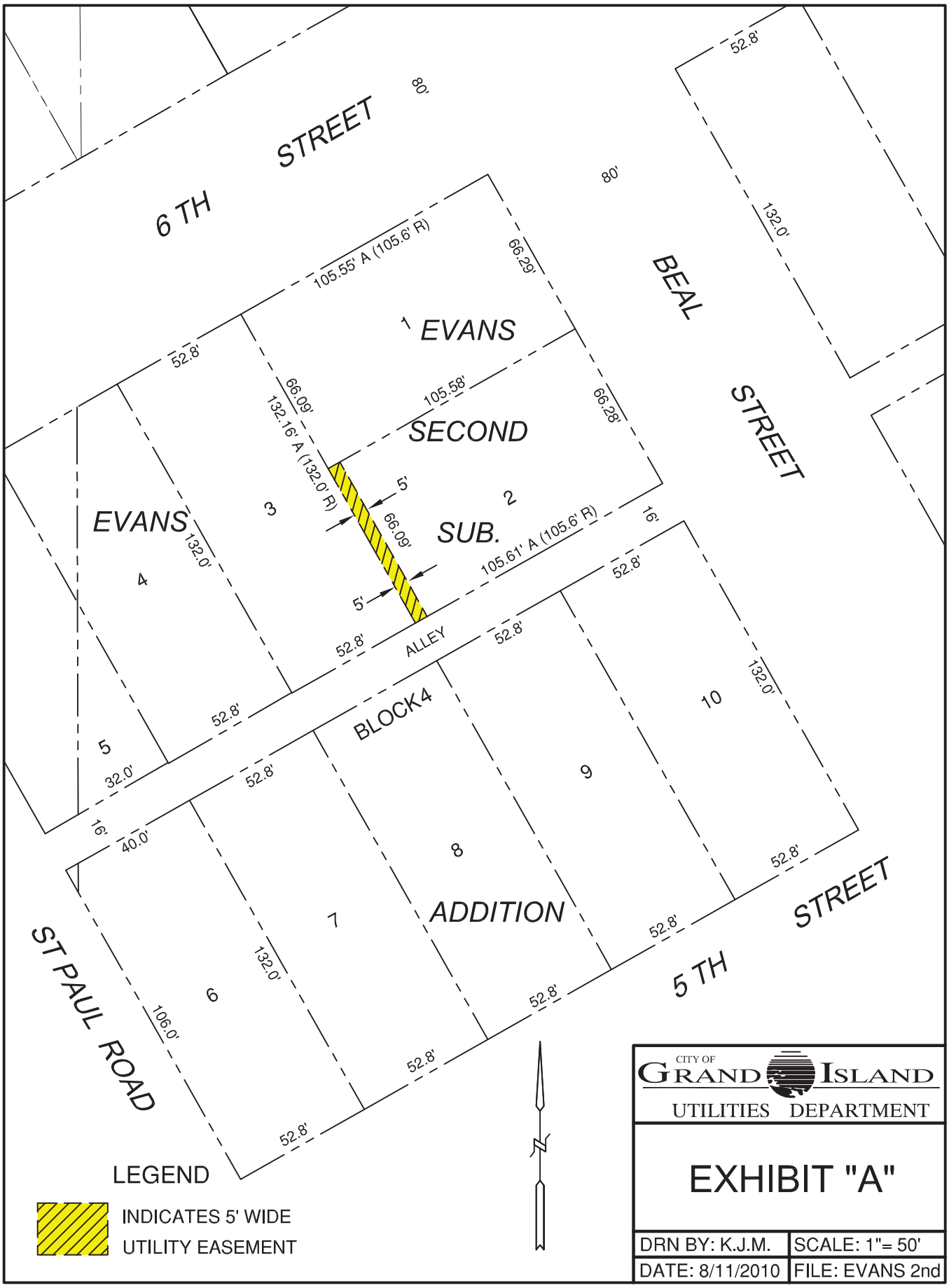
1. Make a motion to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

## **Recommendation**


City Administration recommends that the Council approve the resolution for the acquisition of the easement for one dollar (\$1.00).

## **Sample Motion**

Move to approve acquisition of the Utility Easement.



**LEGEND**

 INDICATES 5' WIDE UTILITY EASEMENT

CITY OF <b>GRAND ISLAND</b> UTILITIES DEPARTMENT	
<b>EXHIBIT "A"</b>	
DRN BY: K.J.M.	SCALE: 1" = 50'
DATE: 8/11/2010	FILE: EVANS 2nd



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item E5

**Public Hearing Concerning Acquisition of Utility Easement and Agreement for Temporary Construction Easement - North of Old Potash Highway, and East of Engleman Road - Robin & Barbara Irvine**

Staff Contact: Gary R. Mader

# Council Agenda Memo

**From:** Gary R. Mader, Utilities Director  
Dale Shotkoski, City Attorney

**Meeting:** September 14, 2010

**Subject:** Acquisition of Utility Easement and Agreement for  
Temporary Construction Easement – Water Main District  
456T – Robin and Barbara Irvine

**Item #'s:** E-5 & G-7

**Presenter(s):** Gary R. Mader, Utilities Director

## Background

The Utilities Department periodically retains the services of a consultant to review the City's water system for deficiencies and to assist in planning future requirements. The water system must meet certain operational standards to be suitable both for human consumption and for fire protection. These operational standards include analyzing chemical and microbiological components of the water, and hydraulic testing of the system for flow and pressure characteristics. The consultant also projected future system demands based on the City's comprehensive plan and recommended improvements for both the supply and distribution components of the system.

The last comprehensive study was conducted in 2001 by CH2MHill, which resulted in a Master Plan for the water system. Based on this Master Plan, areas of deficiency were noted, as well as a general timetable for completing corrective action. Some of the projects completed from the Master Plan recommendations over the last nine years include: addition of the corrosion control system, modifications to the Platte River Pumping Station, repairs to the Kimball Reservoir, installation of increased pumping capacity at the Rogers Pumping Station for the west side of the City, and addition of a second storage reservoir at that location. The second storage reservoir was completed in the spring of 2009, and has been placed in service.

Most of the major improvements made over the last nine years were associated with the City's primary water source, the Platte River Wellfield, or reservoirs and pumping stations. It is the recommendation of the Utilities Department that the planning focus shift to the water distribution system. The 2010 – 2011 Budget includes funding for a major trunk line expansion on the west side of the City. A map of the trunk line route is attached for reference. Water line would be installed on the north side of Old Potash Highway and the east side of Engleman Road. The Proposed project is designated as Water Main District 456T.

The proposed project would improve water flow from the recently expanded Rogers Reservoir and pumping station, increase supply redundancy for the northwest area of the City, and provide availability of City water to an area in the early stages of development.

## **Discussion**

After consultation with Hall County Roads Department and Grand Island Public Works Department, Utility engineering proceeded with the survey, layout and design of the proposed system expansion. That line is designed to be located in the existing road right-of-way (R-O-W) over most of the route. However, in this area, the rural profile of the road construction leaves limited working room for the placement of excavated materials, staging and equipment operation. Additionally, both Old Potash Highway and Engleman Road are main thoroughfares in the area, without convenient routes for detours of traffic. Old Potash is designed to carry heavy truck traffic required to move a large percentage of the solid waste haul from the urban area, and serves as a main access for residents west of the City. Engleman is a main ingress/egress route from the northwest area of the City for points west and south. In order to keep these main roads opened during construction, it is proposed that a temporary construction easement be acquired adjacent to the existing R-O-W. The construction easement would be in place only for the duration of the construction project, and would allow all lanes of traffic on both Potash and Engleman to remain in service during the project. A plat of the proposed temporary construction easement is attached for reference.

Additionally, because of the heavy traffic use of Old Potash Highway, there is a right turn lane installed for the west bound lane at the intersection with Engleman Road. In order to avoid having to remove and re-install that lane, and in order to minimize the impact to traffic flow at that busy intersection, the line route has been designed to avoid the right turn lane, by shifting the pipe route to the north of the existing Potash Highway R-O-W. The shift of the line route to avoid the turn lane would place it outside the existing R-O-W, thus requiring the acquisition of a 12' wide permanent easement from the adjacent agricultural property. A plat of the proposed permanent easement is attached.

Utilities Department staff initiated contact with the property owner in order to negotiate the proposed easements to proceed with the line installation as described. The property ownership is Robin and Barbara M. Irvine, 56520 310<sup>th</sup> Road, Ravenna, Nebraska. The Department commissioned a professional appraisal of the property from which the planned easements are to be secured. Department staff first met with the property owner, Robin Irvine, in February of 2010, at which time the proposed project was explained. Copies of the plats of the proposed easement were provided to Mr. Irvine along with a copy of the appraisal and a map of the water line route. Subsequent attempts to set up additional meetings were not successful until June 2, 2010, at which time agreement was not reached. A final phone conversation on August 23, 2010, confirmed that the difference in offered price based on the appraisal, of \$1,590.00, and the owner's requested price, of \$18,300.00, would not be settled. Utility and Legal staff met to discuss what action is appropriate in order to proceed with the water trunkline construction as budgeted for the 2010-2011 fiscal year, and concur that proceeding with condemnation is the appropriate action at this time.



## **Alternatives**

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

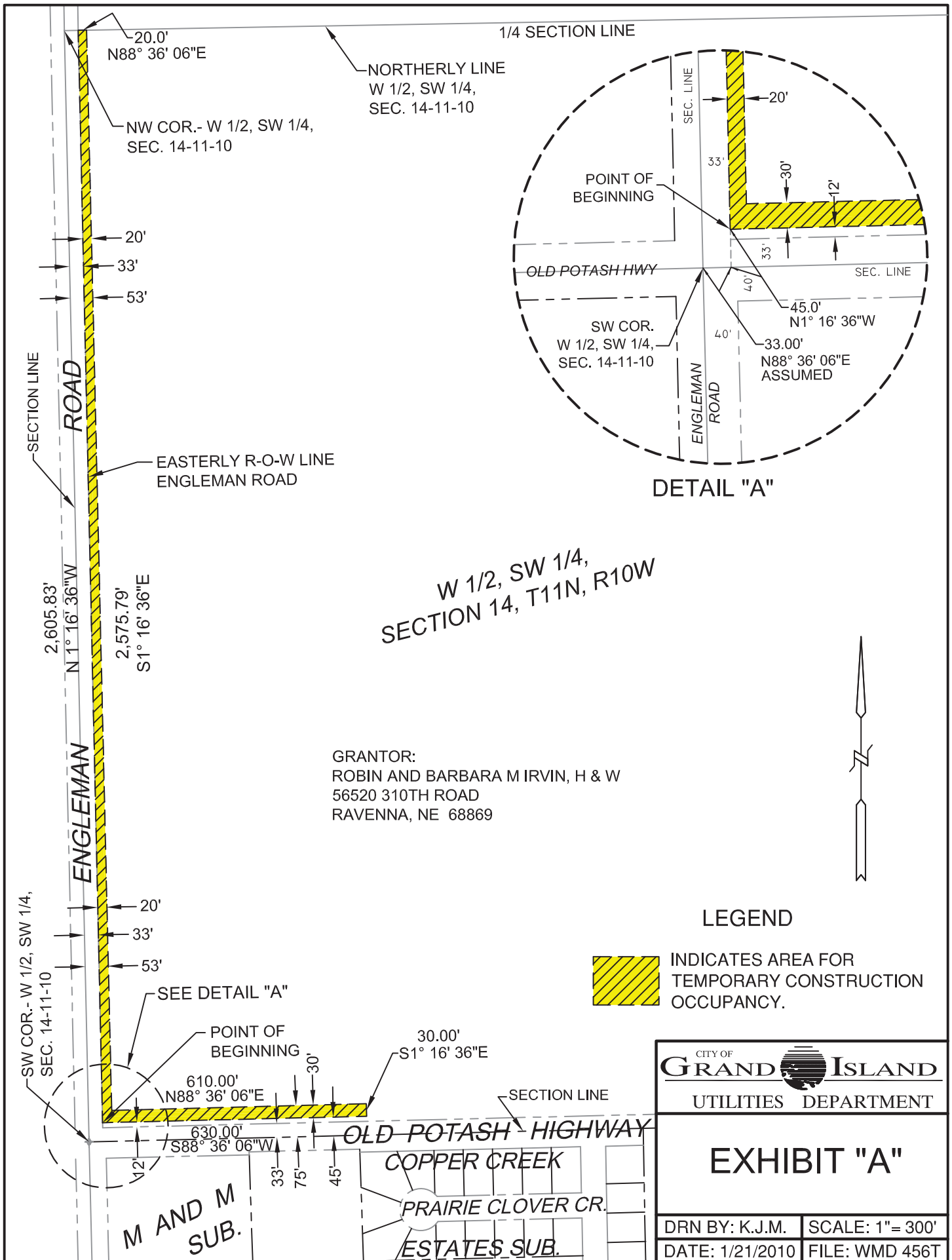
1. Make a motion to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Reject the acquisition of the construction easement
5. Reject the acquisition of the permanent easement
6. Reject the acquisition of both easements
7. Accept the last offer from the property owner

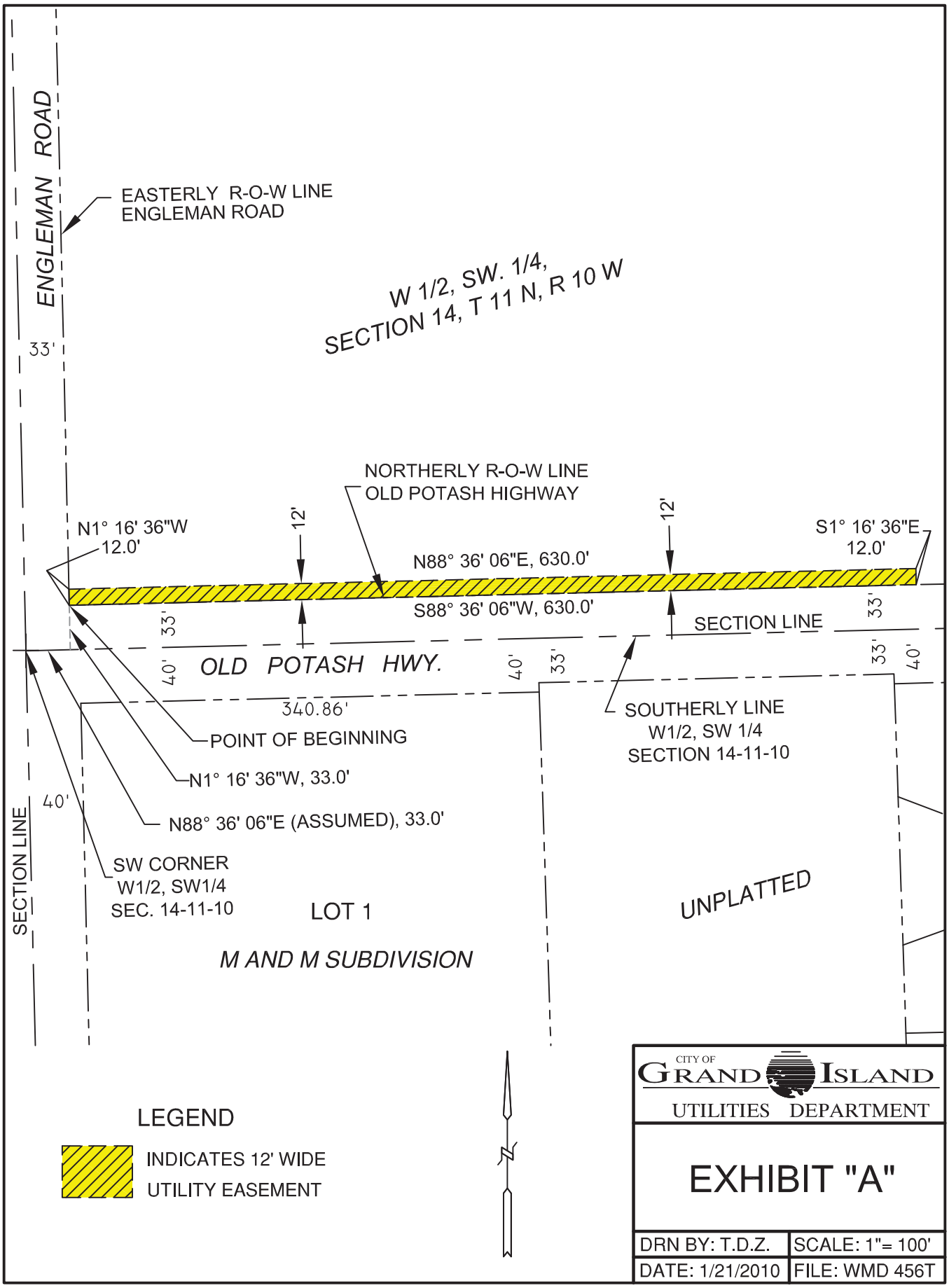
## **Recommendation**

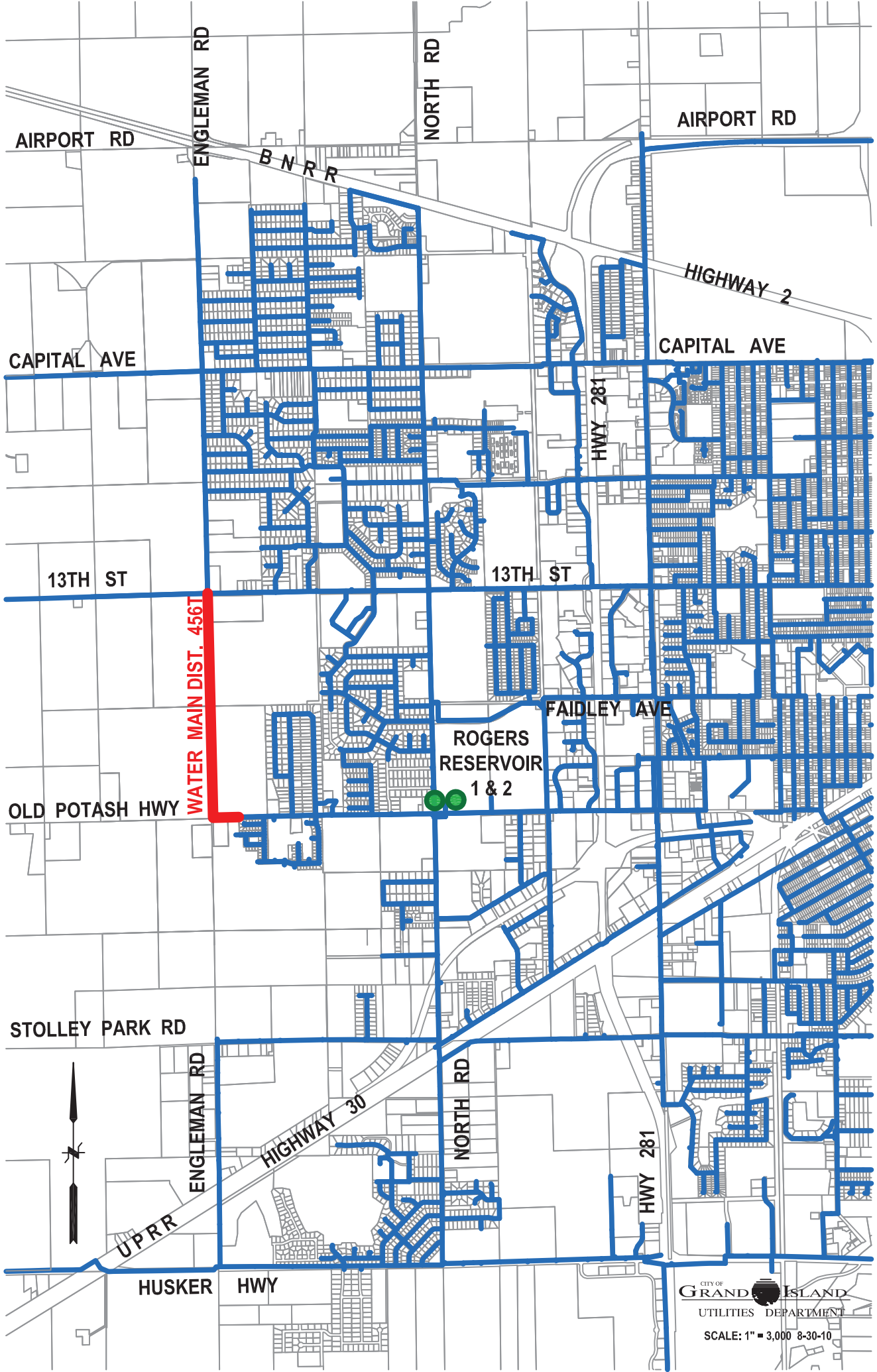
In order to complete Water Main District 456T construction with minimum impact to the traffic flow on Old Potash Highway and Engleman Road, and since negotiations for the easements are at impasse, City administration recommends that the required easements be acquired by proceeding with condemnation.

## **Sample Motion**

Move to approve the filing of condemnation to acquire the easements for construction of the water trunkline, Water Main District 456T.







AIRPORT RD

ENGLEMAN RD

NORTH RD

AIRPORT RD

B.N.R.R.

HIGHWAY 2

CAPITAL AVE

CAPITAL AVE

HWY 281

13TH ST

13TH ST

WATER MAIN DIST. 456T

FAIDLEY AVE

ROGERS RESERVOIR 1 & 2

OLD POTASH HWY

STOLLEY PARK RD

ENGLEMAN RD

HIGHWAY 30

NORTH RD

HWY 281



UPRR

HUSKER HWY

CITY OF GRAND ISLAND UTILITIES DEPARTMENT

SCALE: 1" = 3,000 8-30-10



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item E6

**Public Hearing Concerning Acquisition of Utility Easement -  
Between North & Webb Roads and between Abbott & Airport  
Roads - Max & Lizbeth Mader and Lloyd & Patricia Mader**

Staff Contact: Gary R. Mader

# **Council Agenda Memo**

**From:** Gary R. Mader, Utilities Director  
Dale Shotkoski, City Attorney

**Meeting:** September 14, 2010

**Subject:** Acquisition of Utility Easement – Between North and Webb Roads and between Abbott and Airport Roads – Max and Lizbeth Mader and Lloyd and Patricia Mader

**Item #'s:** E-6 & G-8

**Presenter(s):** Gary R. Mader, Utilities Director

## **Background**

The Electric Department has electric distribution substations connected at various distances along a 115 kV transmission loop. The loop generally runs along the outer edge of the urban area, providing power to the substations and providing power supply redundancy by use of the looped configuration. A map of the transmission system is attached for reference. Substations reduce voltage from the 115,000 volt level to 13,800 volts for distribution to individual customers across the City. Substations “E,” located north of Swift on the east side of the loop, and “F,” located north of Menards on the west side of the loop, are the newest substations. They were placed in initial service in 2001, and completed in 2007.

Recognizing that the City is continuing to grow, that future transmission line construction will occur and that reliability improvement is always important, Substations “E” and “F” were constructed with provisions to accept additional 115 kV transmission regional interconnections. In the long range plan of the Electric Department, these substations were designed for new transmission interconnections to meet future growth. The Utilities Department is currently in the process of acquiring easements to provide for the construction of an additional 115 kV transmission interconnection to the north of the City.

## **Discussion**

Easement negotiations are completed for a tract of property owned by Max and Lizbeth Mader and Lloyd and Patricia Mader, located between North Road and Webb Road and between Abbott and Airport Roads, in Hall County. A map of the proposed easement is

attached. The negotiated price of the easement is \$30,034.01 for each couple of record of ownership, for a total of \$60,068.02. The use of the easement for transmission line placement requires alterations of an existing irrigation system including relocation of an existing irrigation well including power supply and discharge piping, addition of a corner irrigation system, and installation of a culvert pipe to maintain field access.

### **Alternatives**

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

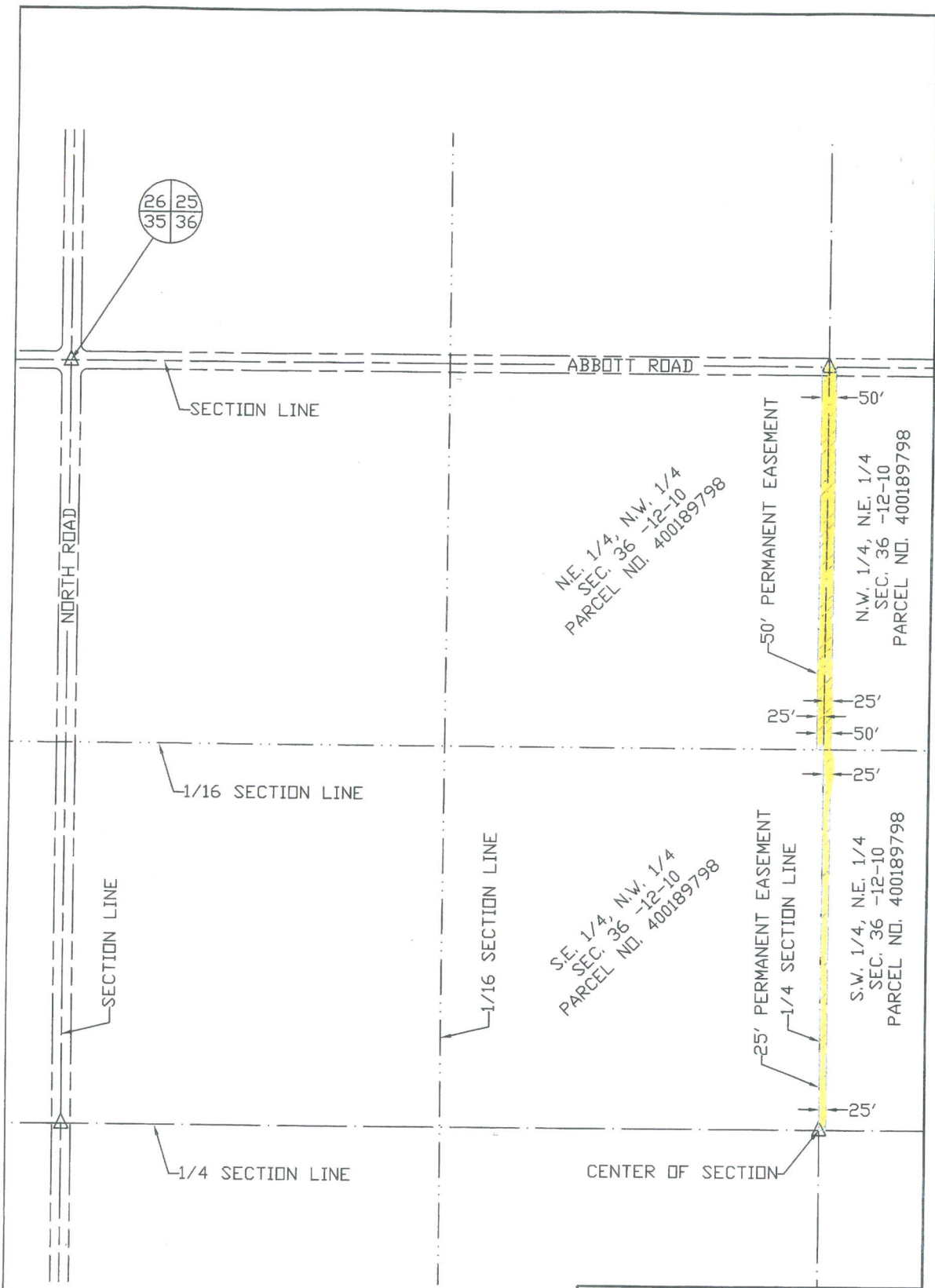
1. Make a motion to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

### **Recommendation**






City Administration recommends that the Council approve the resolution for the acquisition of the easement for Sixty Thousand Sixty Eight and 02/100 Dollars (\$60,068.02).

### **Sample Motion**


Move to approve acquisition of the Utility Easement.



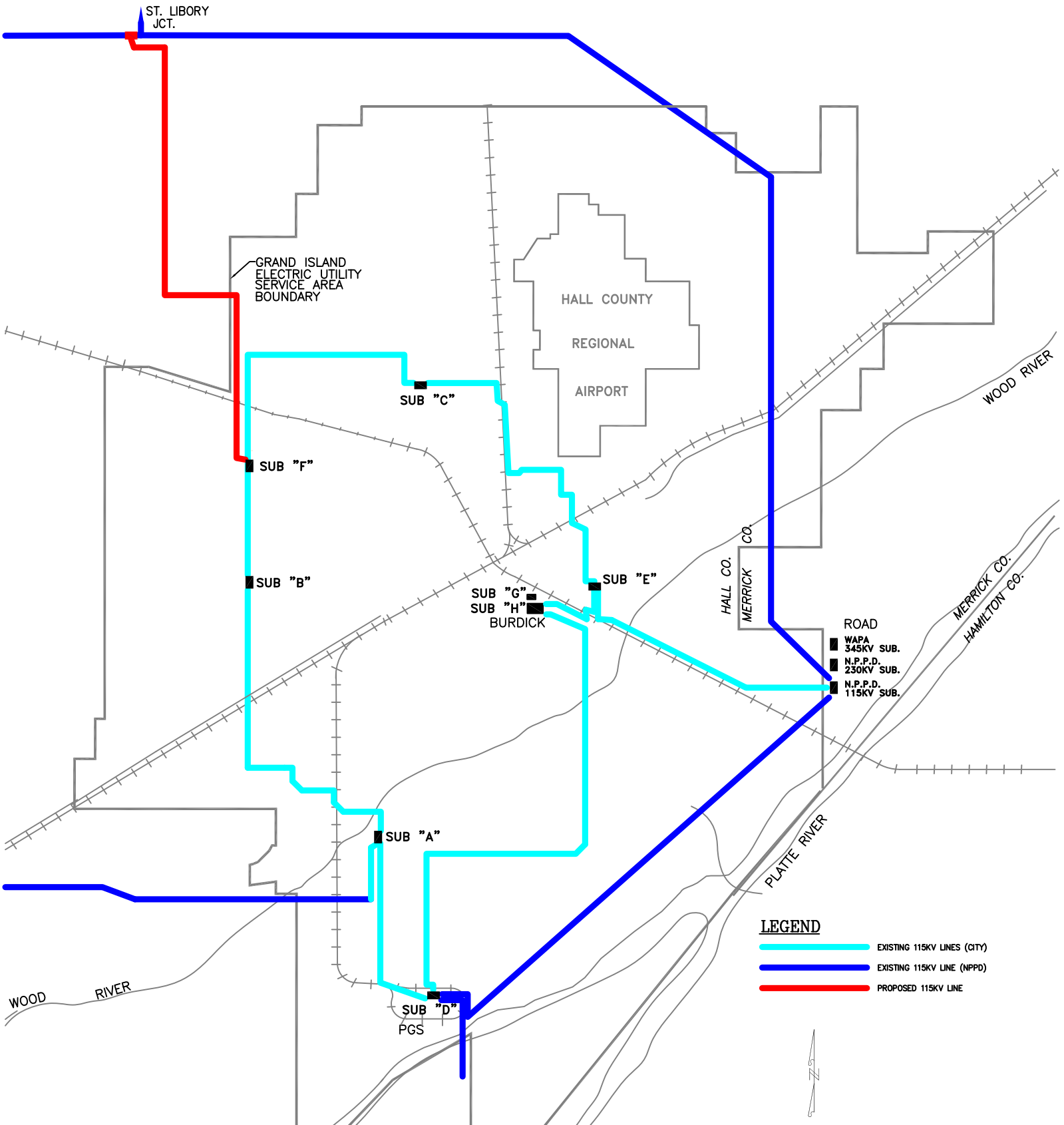
**LEGEND**

-  SECTION LINE
-  1/4 SEC. LINE
-  1/16 SEC. LINE
-  ROAD
-  EASEMENT



<p>CITY OF <b>GRAND ISLAND</b></p>  <p>UTILITIES DEPARTMENT</p>	
<p><b>EXHIBIT "A"</b></p>	
DRN BY: A.C.H.	SCALE: 1" = 400'
DATE: 11/09/2009	# L & M MADER





ST. LIBORY  
JCT.

GRAND ISLAND  
ELECTRIC UTILITY  
SERVICE AREA  
BOUNDARY

HALL COUNTY  
REGIONAL  
AIRPORT

SUB "C"

SUB "F"

SUB "B"

SUB "G"  
SUB "H"  
BURDICK

SUB "E"

HALL CO.  
MERRICK CO.

ROAD  
WAPA  
345KV SUB.  
N.P.P.D.  
230KV SUB.  
N.P.P.D.  
115KV SUB.

MERRICK CO.  
HAMILTON CO.

SUB "A"

PLATE RIVER

WOOD RIVER

SUB "D"  
PGS

**LEGEND**

- EXISTING 115KV LINES (CITY)
- EXISTING 115KV LINE (NPPD)
- PROPOSED 115KV LINE





# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item E7

**Public Hearing Concerning Acquisition of Utility Easement - Just North of Abbott Road, between North and Webb Roads - Max & Lizbeth Mader**

Staff Contact: Gary R. Mader

# Council Agenda Memo

**From:** Gary R. Mader, Utilities Director  
Dale Shotkoski, City Attorney

**Meeting:** September 14, 2010

**Subject:** Acquisition of Utility Easement – Just North of Abbott Road, between North and Webb Roads – Max and Lizbeth Mader

**Item #'s:** E-7 & G-9

**Presenter(s):** Gary R. Mader, Utilities Director

## Background

The Electric Department has electric distribution substations connected at various distances along a 115 kV transmission loop. The loop generally runs along the outer edge of the urban area, providing power to the substations and providing power supply redundancy by use of the looped configuration. A map of the transmission system is attached for reference. Substations reduce voltage from the 115,000 volt level to 13,800 volts for distribution to individual customers across the City. Substations “E,” located north of Swift on the east side of the loop, and “F,” located north of Menards on the west side of the loop, are the newest substations. They were placed in initial service in 2001, and completed in 2007.

Recognizing that the City is continuing to grow, that future transmission line construction will occur and that reliability improvement is always important, Substations “E” and “F” were constructed with provisions to accept additional 115 kV transmission regional interconnections. In the long range plan of the Electric Department, these substations were designed for new transmission interconnections to meet future growth. The Utilities Department is currently in the process of acquiring easements to provide for the construction of an additional 115 kV transmission interconnection to the north of the City.

## Discussion

Easement negotiations are completed for a tract of property owned by Max and Lizbeth Mader, located just north of Abbott Road, and between North Road and Webb Road in Hall County. A map of the proposed easement is attached. The negotiated price of the easement is \$4,985.00; which includes the land right acquisition and the relocation of

existing irrigation piping to clear the easement for line construction and future maintenance.

### **Alternatives**

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

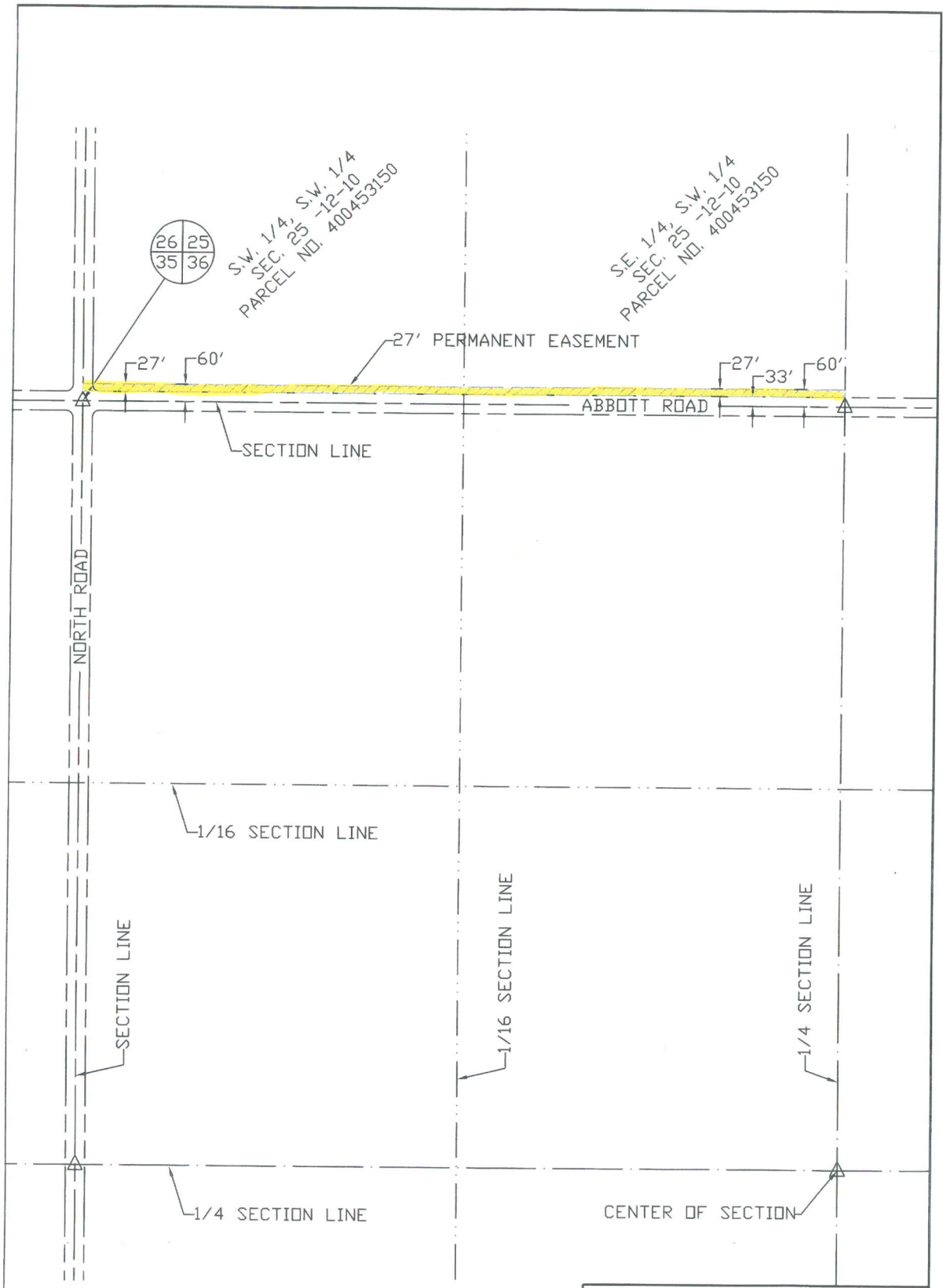
1. Make a motion to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

### **Recommendation**





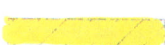
City Administration recommends that the Council approve the resolution for the acquisition of the easement for Four Thousand Nine Hundred Eighty Five and 00/100 Dollars (\$4,985.00).

### **Sample Motion**

Move to approve acquisition of the Utility Easement.



**LEGEND**

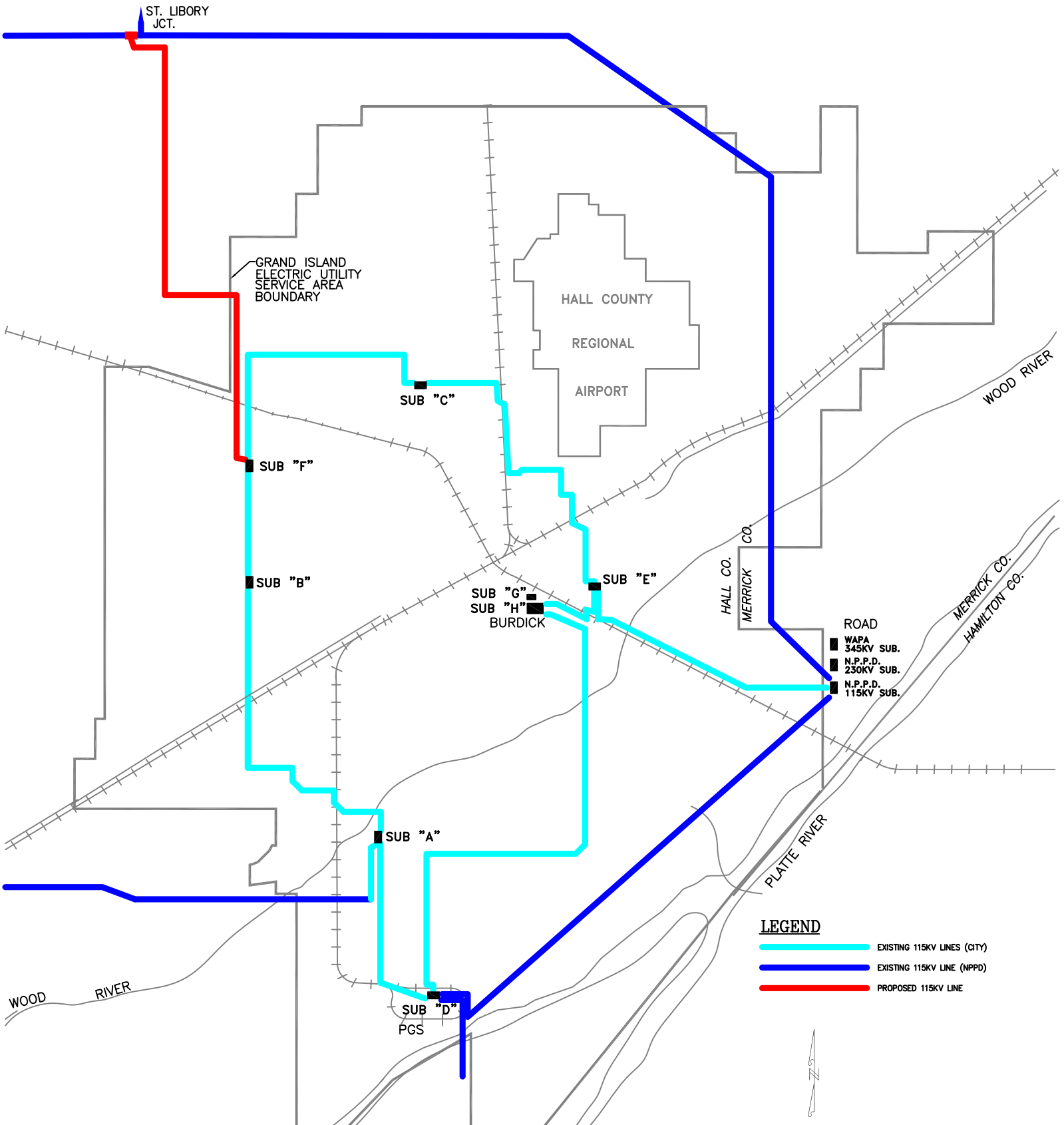
-  SECTION LINE
-  1/4 SEC. LINE
-  1/16 SEC. LINE
-  ROAD
-  EASEMENT



CITY OF  
**GRAND ISLAND**  
UTILITIES DEPARTMENT

**EXHIBIT "A"**

DRN BY: A.C.H.	SCALE: 1" = 400'
DATE: 11/09/2009	# M. MADER



ST. LIBORY  
JCT.

GRAND ISLAND  
ELECTRIC UTILITY  
SERVICE AREA  
BOUNDARY

HALL COUNTY  
REGIONAL  
AIRPORT

SUB "C"

SUB "F"

SUB "B"

SUB "G"  
SUB "H"  
BURDICK

SUB "E"

HALL CO.  
MERRICK CO.

ROAD  
WAPA  
345KV SUB.  
N.P.P.D.  
230KV SUB.  
N.P.P.D.  
115KV SUB.

MERRICK CO.  
HAMILTON CO.

SUB "A"

PLATE RIVER

WOOD RIVER

SUB "D"  
PGS

**LEGEND**

- EXISTING 115KV LINES (CITY)
- EXISTING 115KV LINE (NPPD)
- PROPOSED 115KV LINE





# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item E8

**Public Hearing for 2010-2011 Community Revitalization CDBG  
Supplemental Application**

Staff Contact: jonik

# Council Agenda Memo

**From:** Joni Kuzma, Community Development Administrator

**Council Meeting:** September 14, 2010

**Subject:** Public Hearing on Community Revitalization Phase 2  
Block Grant Application

**Item #:** E-8 & G-15

**Presenter(s):** Joni Kuzma, Community Development

## Background

In 2005, the Nebraska Department of Economic Development (NDED) developed a Community Revitalization program to utilize Community Development Block Grant (CDBG) funds in eight Nebraska municipalities with populations between 20,000 and 49,999. The program allocates grant funds over a multi-year period to meet locally identified needs that are CDBG eligible. In November 2009, the 2005 Comprehensive Needs Assessment and Revitalization Strategy was updated and a 3-year action plan developed through 2013.

Phase 1 of the Action Plan was funded in March 2010 for \$257,794 is funding water main and fire hydrant replacement on West 6<sup>th</sup> Street from Elm to Pine Streets. The Phase 2 application is due September 20, 2010 and requires a public hearing prior to submission of an application to the Nebraska Department of Economic Development to solicit public comment and input into the proposed project and grant application. A legal notice was published in the September 4, 2010 Grand Island Independent with notice of this council meeting and contact information for written comments.

## Discussion

For Phase 2 Community Revitalization, the City is applying for a grant to carry out the second phase of a Comprehensive Revitalization Strategy for a selected low-to-moderate income area of Grand Island. The request includes grant funds of about \$229,401 for four (4) blocks of water main expansion to 8' pipe and seven (7) Ludlow fire hydrant replacements and an amount not to exceed 7% (about \$16,058) for General Administration. The City will provide the minimum amount of 2 CDBG to 1 City matching funds for eligible projects. The project would begin about mid-October 2010 to be completed approximately the end of September 2011.



## **Alternatives**

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

1. Approve the Community Revitalization Supplemental application and authorize the Mayor to sign all related documents
2. Refer the issue to a Committee.
3. Postpone the issue to a later date.

## **Recommendation**

City Administration recommends that Council approve the Community Revitalization Supplemental application and authorize the Mayor to sign all related documents.

## **Sample Motion**

Move to approve the Community Revitalization Supplemental application and authorize the Mayor to sign all related documents



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item E9

**Public Hearing on Zoning Change for the Village Third  
Subdivision from RD - Residential Development to Amended RD -  
Residential Development**

Staff Contact: Chad Nabity

# Council Agenda Memo

**From:** Regional Planning Commission

**Meeting:** September 14, 2010

**Subject:** Rezone RD Zone to Amended RD Zone – Located South of Woodland Drive and West of Ramada Road

**Item #'s:** E-9 & F-8

**Presenter(s):** Chad Naby, Regional Planning Director

## Background

To amend the existing RD Residential Development Zone for The Village Third Subdivision The purpose of this rezoning request is to include additional properties within the approved RD zone. This RD zone was last amended in January of 2002. Very little development has occurred since that time but sewer and water utilities were extended to serve all of the planned development.

## Discussion

Naby explained:

### **Positive Implications:**

*Changes are necessary to spur development:* The last plan approved for this development was done in January of 2002; the economic climate of today is significantly different than it was in 2002. Very little development has occurred at this site since that plan was approved. The proposed changes should spur development that is appropriate to the current economic conditions.

*Consistent with the comprehensive plan:* This zoning change would be consistent with the existing comprehensive plan.

*Utilizes existing improvements:* The proposed plan changes the number and scope of units but makes maximum use of the existing infrastructure installed for the previous development plan.

### **Negative Implications:**

No Negative Consequences Foreseen

### **Analysis:**

The RD zone as proposed in 2002 would have permitted 80 dwelling unit in groups of 2 or 4 units per building and a community building. The proposal presented today would have 91 units with 1 or 2 units per building and a community building. Fire and building codes have changed since 2002 to require sprinklers in all buildings with 3 or more dwelling units. Even at 91 units the average density of this development is 5.27 units per acre, less than what is allowed in the R2 zoning district.

The number of lots in the subdivision would drop from 29 lots and 3 outlots to 10 lots and 3 outlots. Multiple units will be built on a single lot as is permitted in the RD zone. Each lot has multiple building envelopes on it to identify where units can be built on each lot. The developer has provided elevations and floor plans of the proposed structures. All of the proposed structures are single story units. The number of lots is not important if the ownership of the units will be held by a single entity or if they are sold through a condominium arrangement. Either ownership arrangement would be allowable and workable.

A motion was made by Hayes and seconded by Aguilar to approve the plats as presented. A roll call vote was taken and the motion passed with 10 members present (Aguilar, Amick, O'Neill, Ruge, Hayes, Reynolds, Haskins, Bredthauer, Eriksen, Snodgrass) voting in favor no member present abstaining.

### **Alternatives**

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

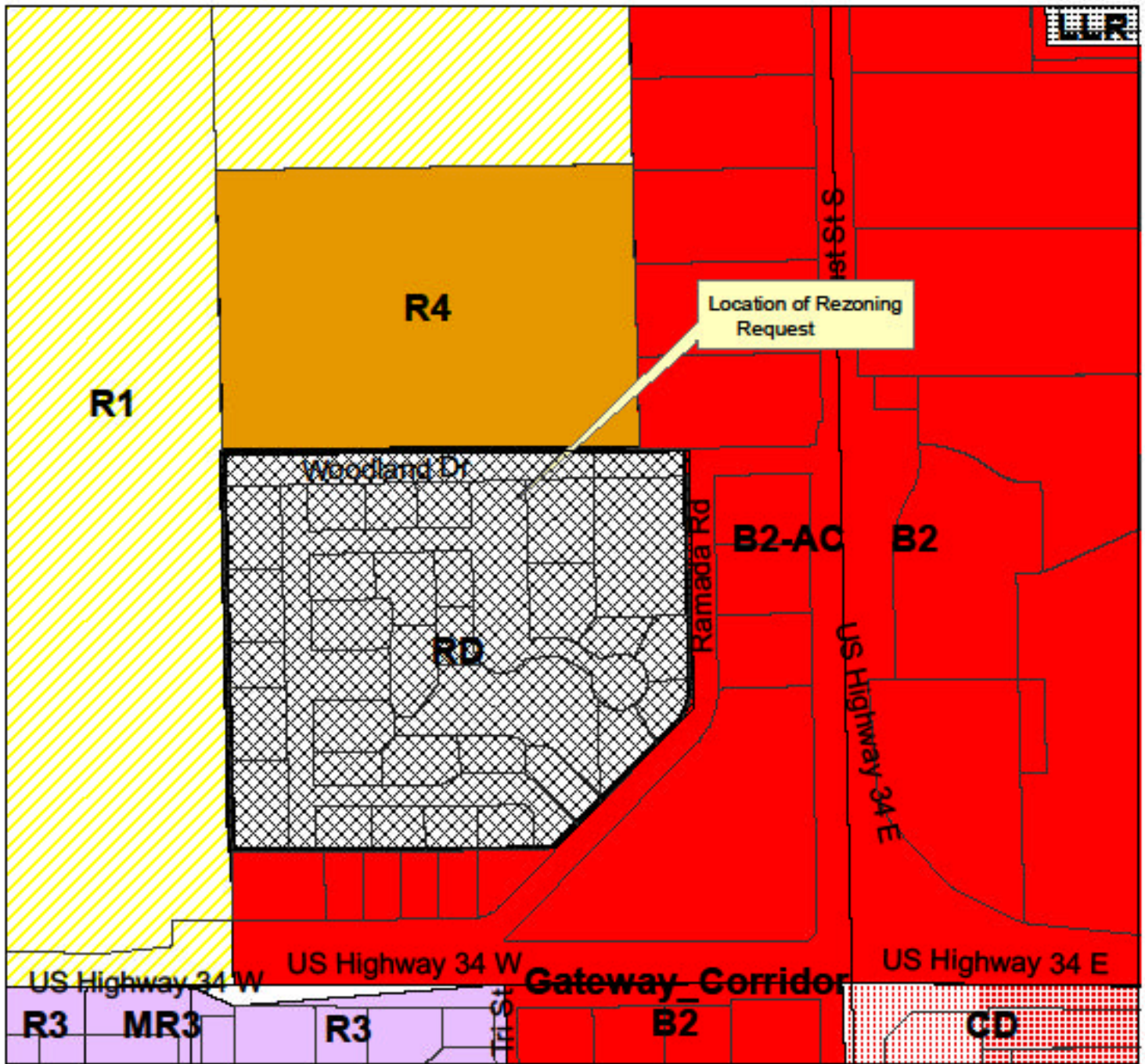
1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

### **Recommendation**

City Administration recommends that the Council approve the amended rezone as presented.


### **Sample Motion**

Move to approve as recommended.



# Requested Zoning

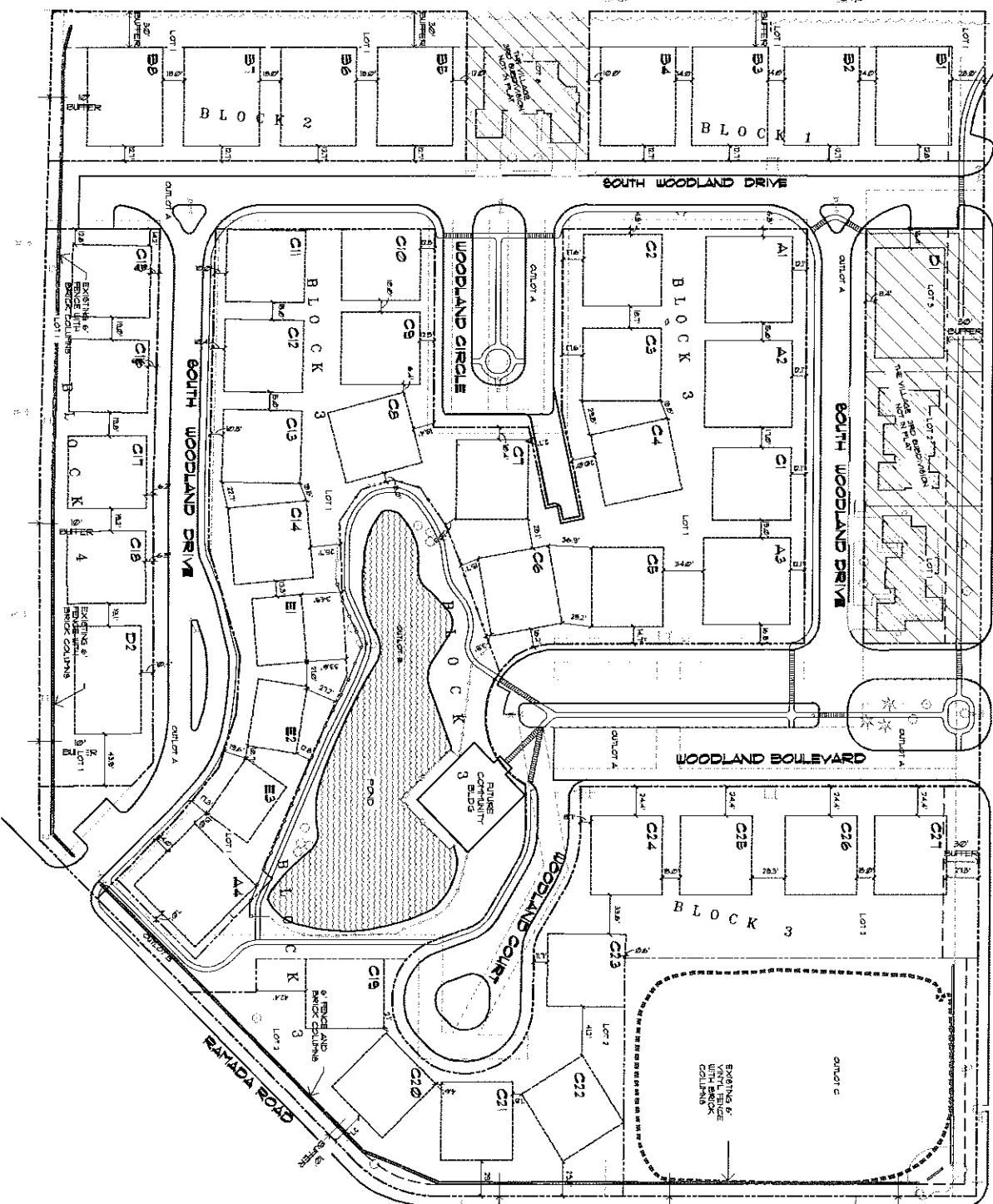
C-19-2010GI

 From RD Zone to Amended RD Zone





**DEVELOPMENT PLAN**



WOODLAND DRIVE

SOUTH WOODLAND DRIVE

SOUTH WOODLAND DRIVE

WOODLAND BOULEVARD

WOODLAND CIRCLE

SOUTH WOODLAND DRIVE

RAMADA ROAD

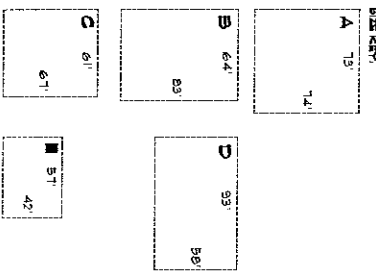
RAMADA ROAD

**GENERAL NOTES**

1. REFER TO GENERAL NOTES AND DETAILS FOR THE DEVELOPMENT PLAN.
2. ALL UTILITIES ARE SHOWN EXCEPT FOR THE EXISTING UTILITIES.
3. ALL UTILITIES ARE SHOWN EXCEPT FOR THE EXISTING UTILITIES.
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ALTERNATIVE BUILDING PLAN	PLAN NO.	DATE
ALTERNATIVE BUILDING PLAN	011	01/11/11
ALTERNATIVE BUILDING PLAN	012	01/11/11
ALTERNATIVE BUILDING PLAN	013	01/11/11
ALTERNATIVE BUILDING PLAN	014	01/11/11
ALTERNATIVE BUILDING PLAN	015	01/11/11
ALTERNATIVE BUILDING PLAN	016	01/11/11
ALTERNATIVE BUILDING PLAN	017	01/11/11
ALTERNATIVE BUILDING PLAN	018	01/11/11
ALTERNATIVE BUILDING PLAN	019	01/11/11
ALTERNATIVE BUILDING PLAN	020	01/11/11
ALTERNATIVE BUILDING PLAN	021	01/11/11
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ALTERNATIVE BUILDING PLAN	026	01/11/11
ALTERNATIVE BUILDING PLAN	027	01/11/11
ALTERNATIVE BUILDING PLAN	028	01/11/11
ALTERNATIVE BUILDING PLAN	029	01/11/11
ALTERNATIVE BUILDING PLAN	030	01/11/11

**BDDG ENVELOPE KEY**



**EXHIBIT B**

**Architectural Design Associates**  
 Suite 105  
 7501 O Street  
 Lincoln Nebraska 68610

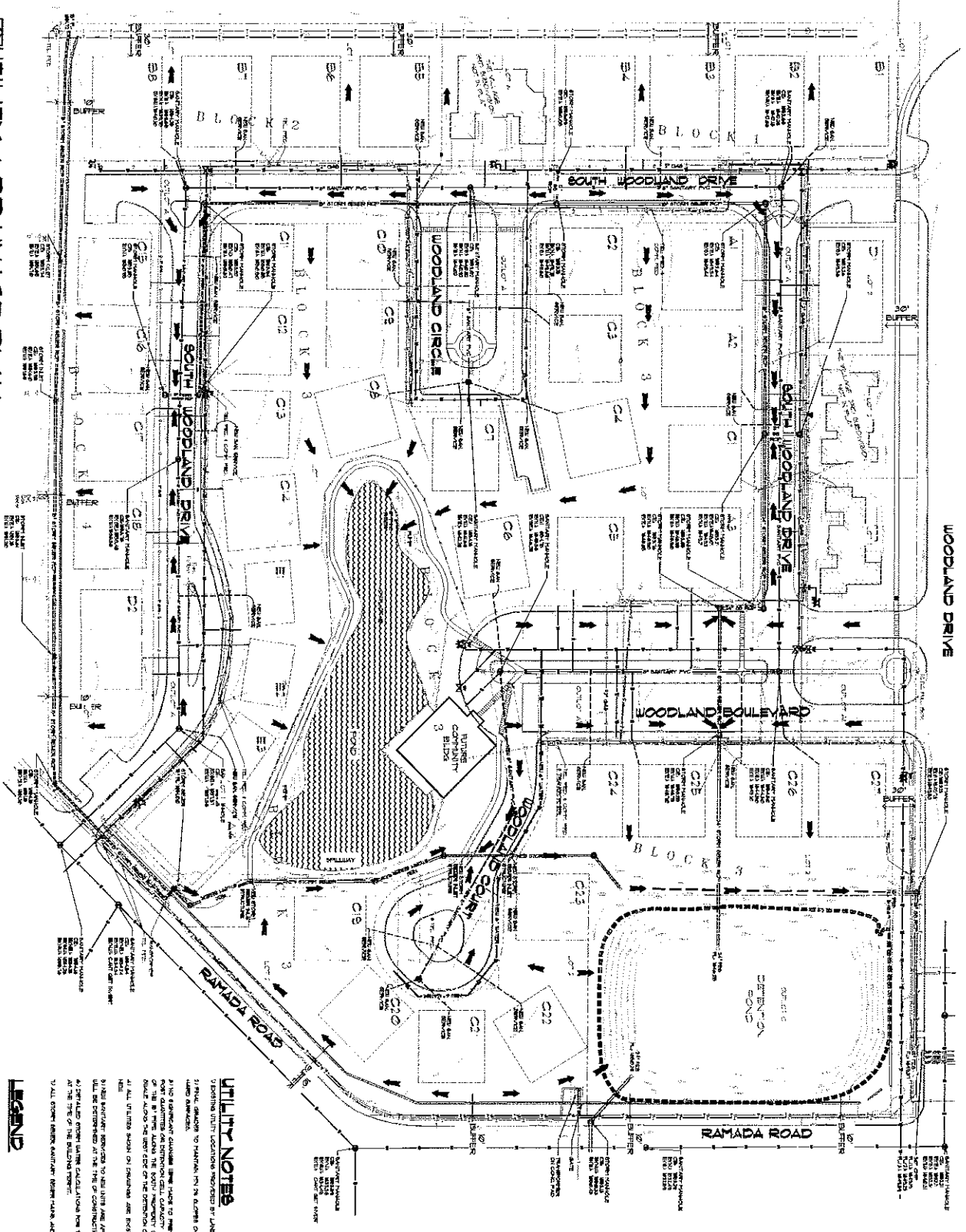
www.adaincoln.com  
 tel 402 486 3232

**THE VILLAGE AT RIVERSIDE LODGE**  
 PRELIMINARY PLAT  
 WOODLAND DRIVE & RAMADA ROAD  
 GRAND ISLAND

011

01/11/11

# UTILITY & DRAINAGE PLAN



## LEGEND

- 1. ALL UTILITY MARKING SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 2. ALL UTILITY MARKING SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 3. ALL UTILITY MARKING SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 4. ALL UTILITY MARKING SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 5. ALL UTILITY MARKING SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 6. ALL UTILITY MARKING SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 7. ALL UTILITY MARKING SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 8. ALL UTILITY MARKING SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 9. ALL UTILITY MARKING SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 10. ALL UTILITY MARKING SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.

## UTILITY NOTES

- 1. EXISTING UTILITY LOCATIONS INDICATED BY LAND SURVEY.
- 2. ALL UTILITY LOCATIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 3. ALL UTILITY LOCATIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 4. ALL UTILITY LOCATIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 5. ALL UTILITY LOCATIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 6. ALL UTILITY LOCATIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 7. ALL UTILITY LOCATIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 8. ALL UTILITY LOCATIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 9. ALL UTILITY LOCATIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.
- 10. ALL UTILITY LOCATIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.01, AND THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS, SECTION 100.00, PART 100.02.

# EXHIBIT C

Architectural Design Associates  
 Suite 106  
 7601 O Street  
 Lincoln Nebraska 68610

www.adainc.com  
 tel 402 486 3232



**THE VILLAGE AT RIVERSIDE LODGE**  
 PRELIMINARY PLAN  
 WOODLAND DRIVE & RAMADA ROAD  
 GRAND ISLAND

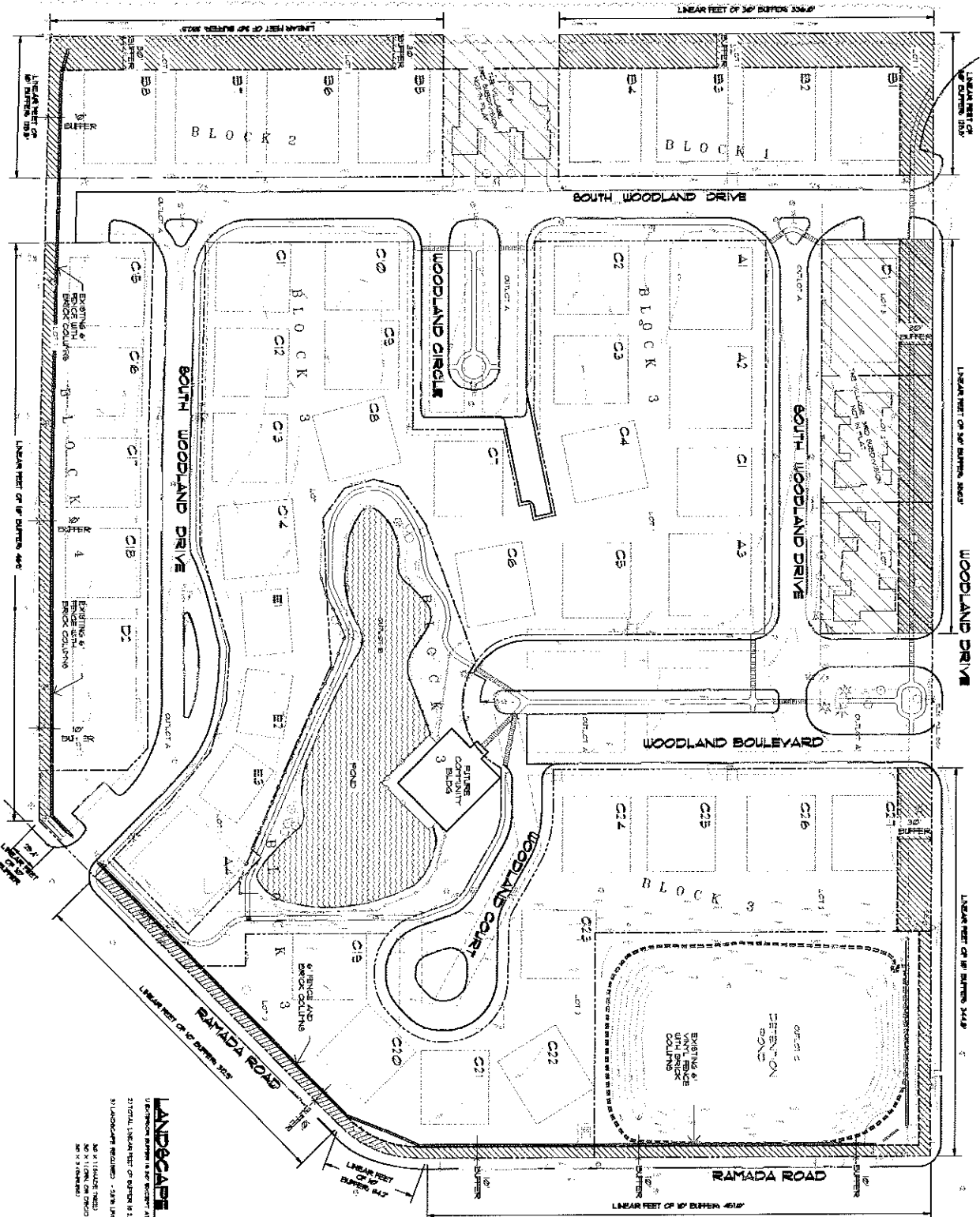
DATE: 11/11/11  
 DRAWN BY: J. H. HARRIS  
 CHECKED BY: J. H. HARRIS  
 PROJECT NO. 11-11-11-01

11/11/11

11/11/11



**LANDSCAPE PLAN**



**LANDSCAPE NOTES**

1. EXISTING STRUCTURE TO BE DEMOLISHED AT 3' SETBACK FROM PLANNED LOCATION
2. TOTAL LINEAR FEET OF BUFFER IS 238'
3. LANDSCAPE REQUIRED - 3178 LINEAR FEET
4. 1" TO 1 1/2" DUCTILE IRON PIPE - 200' BUFFER FEET
5. 1" TO 1 1/2" DUCTILE IRON PIPE - 100' BUFFER FEET
6. 1" TO 1 1/2" DUCTILE IRON PIPE - 50' BUFFER FEET
7. 1" TO 1 1/2" DUCTILE IRON PIPE - 25' BUFFER FEET
8. 1" TO 1 1/2" DUCTILE IRON PIPE - 12.5' BUFFER FEET

**THE VILLAGE AT RIVERSIDE LODGE**  
**PRELIMINARY PLAT**  
 WOODLAND DRIVE & RAMADA ROAD  
 GRAND ISLAND

PROJECT NO. 101  
 DATE: 10/1/03

**C1.3**

**EXHIBIT D**

**Architectural Design Associates**  
 Suite 105  
 7501 O' Street  
 Lincoln Nebraska 68510

www.ada@lincoln.com  
 tel 402 486 3232

UNITS A, B, C, D FLOOR PLANS & ELEVATIONS

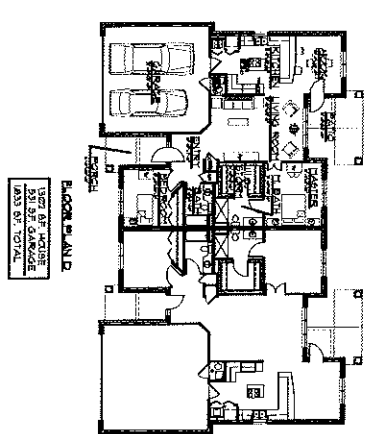
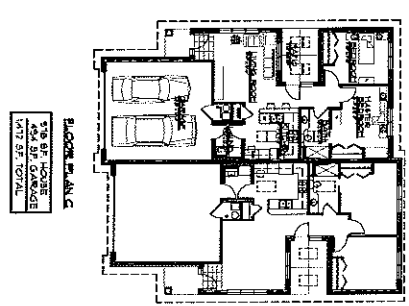
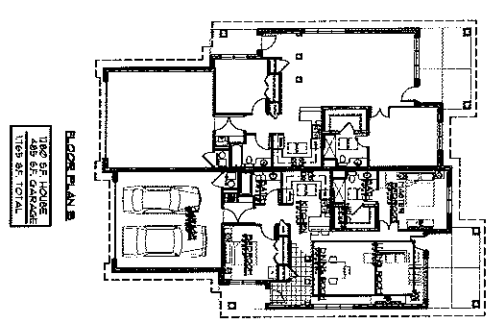
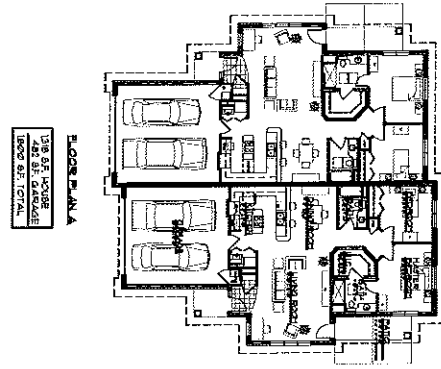
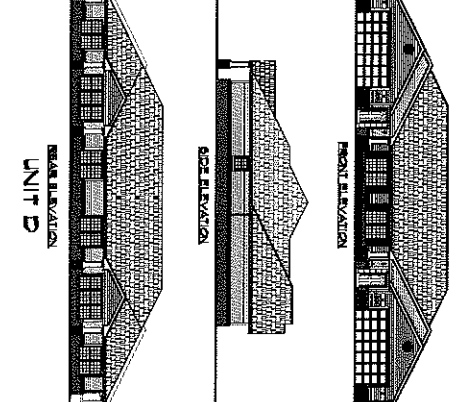
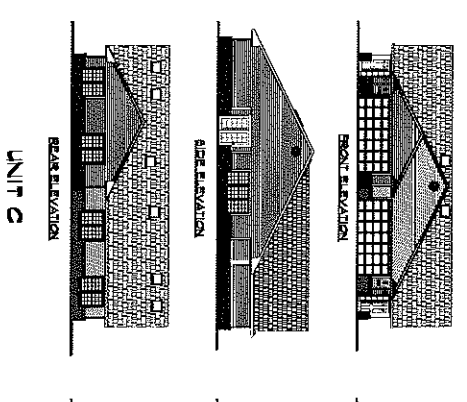
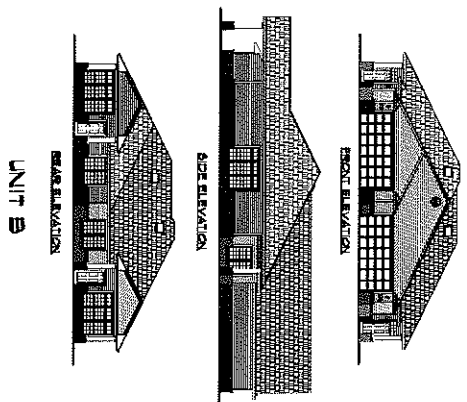
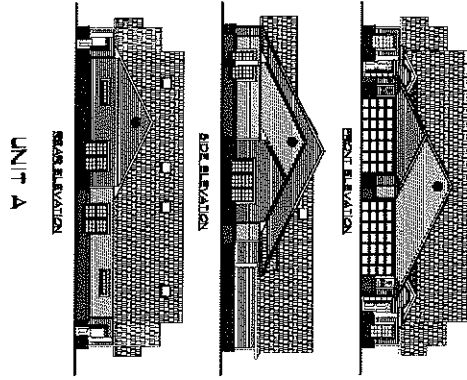
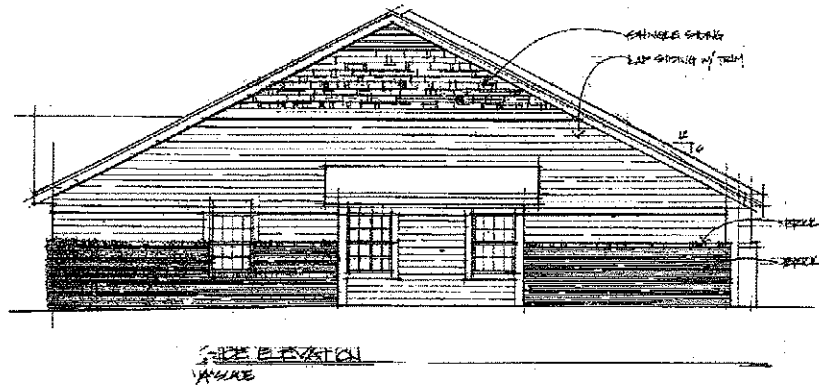
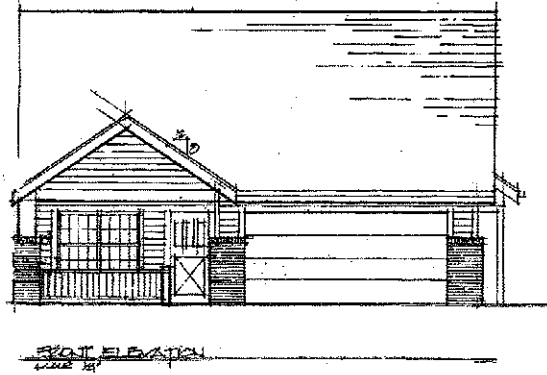
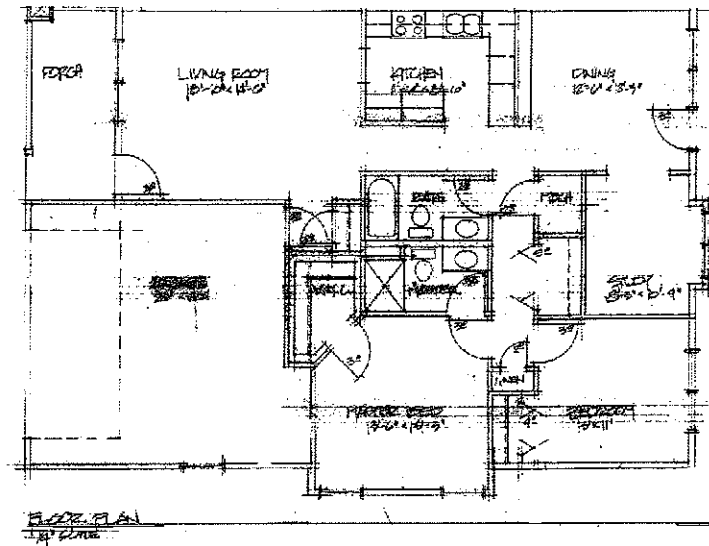


EXHIBIT E1

# EXHIBIT E2



UNIT E2



**Architectural Design Associates**  
Suite 105  
7501 O' Street  
Lincoln Nebraska 68510

[www.adalinc.com](http://www.adalinc.com)  
tel 402 488 3232

**THE VILLAGE**  
AT RIVERSIDE LODGE  
GRAND ISLAND, NEBRASKA



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item E10

**Public Hearing on Amending Resolution 2010-213 for Acquisition of Sanitary Sewer Easement in Lot One (1) of McGovern Subdivision - 2530 N Diers Avenue (James E. & Carole M. Kimbrough)**

Staff Contact: Steve Riehle

# **Council Agenda Memo**

**From:** Steven P. Riehle, Public Works Director

**Meeting:** September 14, 2010

**Subject:** Public Hearing on Amending Resolution 2010-213 for Acquisition of Sanitary Sewer Easement in Lot One (1) of McGovern Subdivision – 2530 N Diers Avenue (James E. & Carole M. Kimbrough)

**Item #'s:** E-10 & G-12

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

## **Background**

The property at 2536 North Diers Avenue is currently served by a private septic tank and leach field system and would like to connect to the City's sanitary sewer system. An easement will allow the property at 2536 North Diers Avenue access to the public sanitary sewer system.

A public hearing for the acquisition of a sanitary sewer easement through Lot One (1) of McGovern Subdivision was held and approved on August 10, 2010. The easement that was approved by council placed the north-south section of the service at 10' east of the west line of lot number 2.

## **Discussion**

A public hearing was conducted on the original easement and resolution passed by the City Council authorizing acquisition of the easement, but the document was not filed at the Hall County Register of Deeds. The landowners have requested that the north-south section of the easement be shifted 45' eastward to facilitate construction of the private sanitary sewer service and minimize the disturbance to the property.

## **Alternatives**

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

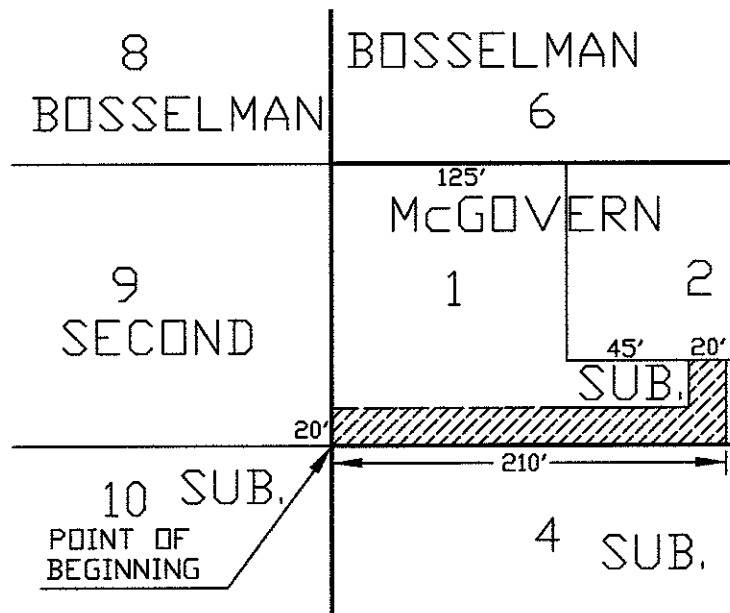
1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

### **Recommendation**

Public Works Administration recommends that the Council conduct a Public Hearing on acquisition of the easement and amend Resolution 2010-213 to account for the change to the sanitary sewer easement.

### **Sample Motion**

Move to approve amendment of the easement with Resolution 2010-213.



 20' SANITARY SEWER EASEMENT

ACQUIRED FROM:  
 JAMES E. & CAROLE M. KIMBROUGH



EXHIBIT "A"

CITY OF  
**GRAND ISLAND**  
 PUBLIC WORKS DEPARTMENT

DATE: 8-16-10  
 DRN BY: P.E.S.  
 SCALE: 1"=100'

PLAT TO ACCOMPANY  
 SANITARY SEWER  
 EASEMENT



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item E11

**Public Hearing on General Property, Parking District #2 (Ramp)  
and Community Redevelopment Authority Tax Request**

Staff Contact: Mary Lou Brown



# Council Agenda Memo

**From:** Mary Lou Brown, Finance Director

**Meeting:** September 14, 2010

**Subject:** Public Hearing and Resolution Approving General Property, Parking District No. 2 (Ramp) and Community Redevelopment Authority Tax Request

**Item #'s:** E-11 & I-2

**Presenter(s):** Mary Lou Brown, Finance Director

## Background

Nebraska State Statute 77-1601-02 requires that the City of Grand Island conduct a public hearing if the property tax request changes from one year to the next. Our general property tax request increased from \$6,406,867 for FY2009-2010 to \$6,527,730 for FY2010-2011, an increase of \$120,863. This increase is solely related to the increased valuation.

The property tax request for Parking District No. 2, also known as the Parking Ramp (Fund 271), remained the same for FY2009-2010 and FY2010-2011. The property tax request for both fiscal years is \$8,000. The levy for Parking District No. 2 increased by 6.9% from .022105 to .023629; the district's valuation decreased 6.5%. This is the eighth consecutive year that the tax asking has been reduced or held the same for the Parking Ramp.

The property tax request for the Community Redevelopment Authority remained the same for FY2009-2010 and FY2010-2011 at \$425,000. This represents a decrease in the CRA's levy of 1.8% and a 1.9% increase in valuation.

## Discussion

The City Council needs to pass a resolution by majority vote setting the property tax request for the general property tax at \$6,527,730; the Parking District No. 2 property tax at \$8,000; and the Community Redevelopment Authority property tax at \$425,000. The property tax request was published in the Grand Island Independent on September 6, 2010. It is appropriate at this time to solicit public comment. The action is contained

under Resolutions. This represents the final action to be taken on the FY2010-2011 Budget.

### **Alternatives**

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

1. Approve the General Property, Parking District No. 2 and CRA tax requests.
2. Modify the Budget and tax requests.

### **Recommendation**

City Administration recommends that the Council approve the tax requests and levies as presented.

### **Sample Motion**

Move to approve the FY2010-2011 General Property, Parking District No. 2 and Community Redevelopment Authority tax requests and levies, as presented in the related Resolution.



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item E12

**Public Hearing on Establishing the Rates for the General  
Occupation Tax for Downtown Parking District No. 1**

Staff Contact: Mary Lou Brown

# **Council Agenda Memo**

**From:** Mary Lou Brown, Finance Director

**Meeting:** September 14, 2010

**Subject:** Consideration of Amending City Code Chapter 13-3  
Relative to Tax Rate for Downtown Improvement and  
Parking District No. 1

**Item #'s:** E-12 & F-2

**Presenter(s):** Mary Lou Brown, Finance Director

## **Background**

This request is the annual Council action to establish the occupation tax that supports the budget for Downtown Improvement and Parking District No. 1. Assessments in this district are based upon an occupation tax on the public space of the businesses operating within the District and are ordinarily paid by the business occupants of the space. This district has been in place since 1975, and is primarily focused on physical improvements and maintenance of public parking lots and green areas and other activities as allowed by NE. Rev. Statutes 19-4016-4038.

## **Discussion**

The FY 2010-2011 occupation tax factor is \$.1630 per square foot of public use space, with a minimum annual fee of \$89.46. Total non-exempt footage in the District is 240,615 which would provide for occupation taxes of \$39,654.

## **Alternatives**

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

1. Approve the amendment to the City Code.
2. Modify the amendment to meet the wishes of the Council.
3. Deny the amendment.

## **Recommendation**

City Administration recommends that the Council approve the amendment to City Code.

## **Sample Motion**

Move to approve the Amendment to City Code Chapter 13-3 relative to the tax rate for the Downtown Improvement and Parking District No. 1.



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item F1

**#9269 - Consideration of Approving FY 2010-2011 Annual Single City Budget, The Annual Appropriations Bill Including Addendum #1**

Staff Contact: Mary Lou Brown

# Council Agenda Memo

**From:** Mary Lou Brown, Finance Director

**Meeting:** September 14, 2010

**Subject:** Consideration of Approving FY2010-2011 Annual Single City Budget, The Annual Appropriations Bill Including Addendum #1

**Item #'s:** F-1

**Presenter(s):** Mary Lou Brown, Finance Director

## Background

A Public Hearing was held to receive public input relative to the proposed FY2010-2011 Annual Single City Budget. Following the Public Hearing, special sessions were held to review the proposed budget in detail.

## Discussion

The following action relative to the budget is included on this evening's agenda:  
Consideration of the FY2010-2011 Annual Single City Budget, The Annual Appropriations Bill, including Addendum #1 (changes made during the budget study sessions and meetings prior to tonight)

Related items to be considered by the City Council at the September 14, 2010 meeting include the holding of a public hearing to address the change in property tax asking and setting the FY2010-2011 General All Purpose Property Tax, CRA and Parking District No. 2 levies. The budget must be submitted to the State on or before September 20, 2010.

## Alternatives

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

1. Approve the City Budget and Addendum.
2. Modify the Budget to meet the wishes of the Council.

## **Recommendation**

City Administration recommends that the Council approve the budget and addendum as presented

## **Sample Motion**

Move to approve the FY2010-2011 Annual Single City Budget, The Annual Appropriations Bill, Including Addendum #1.



**FISCAL YEAR 2010-2011 CHANGES TO PROPOSED BUDGET  
APPROPRIATIONS  
9/14/2010**

<u>FUND</u>	<u>DEPARTMENT</u>	<u>CHANGE</u>	<u>ACCT #</u>	<u>INCREASE (DECREASE) FUND APPROPRIATION</u>
General	Admin-EconDevelop	State Fair Lottery Match-increase estimate		50,000
General	Fire	Payroll Adjs-IAFF no salary increase, add back 2 FTE's, reduce OT		3,600
General	Police	Payroll Adjustments-Add back two .3125 FTE clerks		20,103
General	Police	Reduce police operating expenses		(20,103)
General	Police	Payroll Adjustments-Add back two 1.0 FTE police officers		112,283
General	All Gen Depts	Eliminate non-union sick leave buyout		(30,000)
<b>CHANGE IN APPROPRIATION</b>				<b>135,883</b>
<b>PROPOSED APPROPRIATION</b>				<u>35,652,272</u>
<b>AMENDED APPROPRIATION</b>				<u><u>35,788,155</u></u>
<hr/>				
400 Fund	Capital Projects	Remove Roundabout Capital & North Rd	40033525-90041	(360,000)
	Capital Projects	Remove Enviornmental study/engineering	40033530-90053	(128,000)
	Capital Projects	Remove Lincoln Park Pool	40044450-90037	(1,100,000)
	Capital Projects	Add Contingency Gas Tax Funds-TBD	40015025-90001	100,000
<b>CHANGE IN APPROPRIATION</b>				<b>(1,488,000)</b>
<b>PROPOSED APPROPRIATION</b>				<u>4,217,081</u>
<b>AMENDED APPROPRIATION</b>				<u><u>2,729,081</u></u>
<hr/>				
530 Fund	WWTP	Add Collection Services Expense	50530001-85209	130,000
	WWTP	Add Administrative Services Expense	50530001-85221	223,200
<b>CHANGE IN APPROPRIATION</b>				<b>353,200</b>
<b>PROPOSED APPROPRIATION</b>				<u>15,623,739</u>
<b>AMENDED APPROPRIATION</b>				<u><u>15,976,939</u></u>
<hr/>				
726 Fund	BID's	Finalizing all four BID Budgets		<u>(699)</u>
<b>CHANGE IN APPROPRIATION</b>				<b>(699)</b>
<b>PROPOSED APPROPRIATION</b>				<u>250,460</u>
<b>AMENDED APPROPRIATION</b>				<u><u>249,761</u></u>

## 2011 Summary of Changes to Proposed Budget Appropriations

GENERAL FUND	135,883
CAPITAL PROJECTS FUND	(1,488,000)
ENTERPRISE FUNDS	353,200
AGENCY FUNDS	<u>(699)</u>
CHANGE IN APPROPRIATION	<b>(999,616)</b>
PROPOSED APPROPRIATION	<u>147,176,927</u>
AMENDED APPROPRIATION	<u><b>146,177,311</b></u>

ORDINANCE NO. 9269

An ordinance known as “The Annual Appropriation Bill” of the City of Grand Island, Nebraska, to adopt the proposed budget statement pursuant to the Nebraska Budget Act, as amended by Addendum #1 for the fiscal year commencing October 1, 2010 and ending September 30, 2011 to provide for severability; 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. An appropriation is hereby made for the ensuing fiscal year to defray all necessary expenses and liabilities of City departments, funds and operations. The object and purpose of the appropriation shall be to pay for any and all necessary expenses and liabilities for the following departments, fund and operations.

Funds	Expenditures	Transfers	Total Appropriation
General	35,788,155	1,168,704	36,956,859
Permanent Funds	0	0	0
Special Revenue	6,889,799	5,096,081	11,985,880
Debt Service	1,651,512	1,131,500	2,783,012
Capital Projects	2,729,081	0	2,729,081
Special Assessments	0	405,400	405,400
Enterprise	86,068,735	622,500	86,691,235
Internal Service	9,588,153	0	9,588,153
Agency	1,181,261	0	1,181,261
Trust	2,280,615	605,911	2,886,526
Total Appropriation			
All Funds	146,177,311	9,030,096	155,207,407

SECTION 2. The proposed budget statement pursuant to the Nebraska Budget Act, is hereby amended by Addendum #1 attached hereto and approved and adopted for the fiscal year beginning October 1, 2010 and ending September 30, 2011.

Approved as to Form	☐ _____
September 10, 2010	☐ City Attorney

ORDINANCE NO. 9269 (Cont.)

SECTION 3. If any section, subsection or any other portion of this ordinance is held to be invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed separate, distinct and independent, and such holding shall not affect the validity of the remaining portions thereof.

SECTION 4. This ordinance shall be in force and take effect from and after its passage and publication, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: September 14, 2010

---

Margaret Hornady, Mayor

Attest:

---

RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item F2

**#9270 - Consideration of Amendments to Chapter 13 of the Grand Island City Code Relative to Occupation Tax for Downtown Improvement and Parking District No. 1**

*This item relates to the aforementioned Public Hearing Item E-12.*

Staff Contact: Mary Lou Brown

ORDINANCE NO. 9270

An ordinance to amend Chapter 13 of the Grand Island City Code; to amend Section 3 pertaining to the annual rate of the general license and occupation tax and classification of businesses; to repeal Section 3 as now existing, and any ordinance or parts of ordinances in conflict herewith; 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. Section 13-3 of the Grand Island City Code is hereby amended to read as follows:

**§13-3. Tax Rate**

The annual rate of the general license and occupation tax and classification of businesses shall be as follows:

- (1) \$00.1630 per square foot floor space upon all space used for business and professional offices in the district; provided,
- (2) \$89.46 minimum annual tax for any single business or professional office should the tax rate under (1) above be less than \$89.46.

Amended by Ordinance No. 8839, effective 10-1-2003  
Amended by Ordinance No. 8934, effective 10-1-2004  
Amended by Ordinance No. 9004, effective 10-1-2005  
Amended by Ordinance No. 9139, effective 10-1-2007  
Amended by Ordinance No. 9185, effective 10-1-2008  
Amended by Ordinance No. 9234, effective 10-1-2009  
Amended by Ordinance No.9270, effective 10-1-2010

SECTION 2. Section 13-3 as now existing, and any ordinances or parts of ordinances in conflict herewith are repealed.

SECTION 3. The validity of any section, subsection, sentence, clause, or phrase of this ordinance shall not affect the validity or enforceability of any other section, subsection, sentence, clause, or phrase thereof.

Approved as to Form	☐ _____
September 10, 2010	☐ City Attorney

ORDINANCE NO. 9270 (Cont.)

SECTION 4. That this ordinance shall be in force and take effect from and after its passage and publication, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: September 14, 2010.

---

Margaret Hornady, Mayor

Attest:

---

RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item F3

**#9271 - Consideration of Assessments for Business Improvement  
District #4, South Locust Street from Stolley Park Road to Fonner  
Park Road**

*This item relates to the aforementioned Board of Equalization Item D-1.*

Staff Contact: Mary Lou Brown



ORDINANCE NO. 9271

An ordinance to assess and levy a special tax to pay the 2010-2011 revenue year cost of Business Improvement District No. 4 of the City of Grand Island, Nebraska; to provide for the collection of such special tax; to repeal any provisions of the Grand Island City Code, ordinances, or parts of ordinances in conflict herewith; 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. There is hereby assessed upon the following described lots, tracts, and parcels of land, specially benefited, for the purpose of paying the 2010-2011 revenue year cost of Business Improvement District No. 4 of the City of Grand Island, as adjudged by the Council of the City, sitting as a Board of Equalization, to the extent of benefits accruing thereto by reason of such Business Improvement District, after due notice having been given thereof as provided by law; and a special tax for such 2010-2011 revenue year cost is hereby levied at one time upon such lots, tracts and lands as follows:

Name	Description	Assessment
Westerby/Michael J & Mandy	Janisch Sub Pt Lt 1	677.77
	Brownell Sub Xc .0051 Ac To Row Lt 1 Xc	
McDermott/Niels C	E 10'	282.39
Wiltgen Corp II	Kirkpatrick Sub Lt 5	398.61
Wiltgen Corp II	Kirkpatrick Sub Lt 6	392.62
GIOMAHA LLC	Labelindo Second Sub Pt Lt 1 Xc 18.3 Ft To City	1,579.63
Zana/James Scott	R & R Sub Pt Lt 1	795.07
	Pleasant Home Sub Xc City E 1/2 Of S 1/2	
Casey's Retail Co	Blk 9	793.15
Locust Street LLC	Pleasant Home Sub Xc City Blk 16	1,579.46
Oberg/Danny K	Roepke Sub Pt Lt 2 & Pt Lt 1	872.02
Oberg/Danny K	Roepke Second Sub Pt Lt 1	257.08
Edwards Building Corp	Fonner Sub Lt 1 Xc City	847.16
Grand Island Associates LLC	Fonner Fourth Sub Lt 1	2,768.22
5500 L Street Properties Co	Fonner Second Sub Xc City Lt 5	1,129.21

ORDINANCE NO. 9271 (Cont.)

5500 L Street Properties Co	Fonner Second Sub Xc City Lt 6	2,260.85
Three Circle Irrigation Inc	Fonner Third Sub Pt Lt 1 & Pt Lt 3	1,920.04
Edwards Building Corp	Fonner Third Sub Replatted Pt Lt 3	791.00
	Miscellaneous Tracts 21-11-9 Xc To City	
Staab/Kenneth W & Rose Mary	52' X 257' Pt Se 1/4 Se 1/4	293.69
	Miscellaneous Tracts 21-11-9 Pt Se 1/4 Se	
GIPH Restaurants LLC	1/4 .20 Ac To City .817 Ac	763.26
Reilly/Michael J & Carey M	JNW Sub Lt 1	870.10
Edwards Building Corp	JNW Second Sub Lt 1	936.94
Sax Pizza Of America Inc	Sax's Second Sub Lt 2	610.71
	Miscellaneous Tracts Xc To City 21-11-9 Pt	
Braddy/Cindy	Se 1/4 Se 1/4 .78 Ac	764.28
	Miscellaneous Tracts 21-11-9 Xc City Pt Se	
Arec 7, LLC	1/4 Se 1/4 1.17 Ac	1,129.89
Sax Pizza Of America Inc	Sax's Second Sub Lt 1	704.50
Goodwill Industries Of Greater Nebr	Goodwill Sixth Sub Lt 2	1,040.96
	Miscellaneous Tracts 22-11-9 To The City	
	Of Grand Island Pt Sw 1/4 Sw 1/4 & Pt Nw	
Hall County Livestock Improvement Assn	1/4 Sw 1/4 Xc .15 A City & 1.03 Ac Fonner Rd Xc .05 Ac City Xc .98 Ac City 23.97 Ac	1,872.64
BYCO Real Estate LLC	R & R Sub Pt Lt 2	787.33
Preferred Enterprises LLC	Fonner Fourth Sub To City Row Pt Lt 2	847.56
		27,966.14

SECTION 2. The special tax shall become delinquent in fifty (50) days from date of this levy; the entire amount so assessed and levied against each lot or tract may be paid within fifty (50) days from the date of this levy without interest and the lien of special tax thereby satisfied and released. After the same shall become delinquent, interest at the rate of fourteen percent (14%) per annum shall be paid thereon.

SECTION 3. The city treasurer of the City of Grand Island, Nebraska, is hereby directed to collect the amount of said taxes herein set forth as provided by law.

SECTION 4. Such special assessments shall be paid into a fund to be designated as the "Business Improvement District No. 4".

SECTION 5. Any provision of the Grand Island Cty Code, any ordinance, or part of an ordinance in conflict herewith is hereby repealed.

ORDINANCE NO. 9271 (Cont.)

SECTION 6. This ordinance shall be in force and take effect from and after its passage and publication, in pamphlet form, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: September 14, 2010.

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Margaret Hornady, Mayor

Attest:

---

RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item F4

**#9272 - Consideration of Assessments for Business Improvement  
District #6, Second Street**

*This item relates to the aforementioned Board of Equalization Item D-2.*

Staff Contact: Mary Lou Brown

ORDINANCE NO. 9272

An ordinance to assess and levy a special tax to pay the 2010-2011 revenue year cost of Business Improvement District No. 6 of the City of Grand Island, Nebraska; to provide for the collection of such special tax; to repeal any provisions of the Grand Island City Code, ordinances, or parts of ordinances in conflict herewith; 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. There is hereby assessed upon the following described lots, tracts, and parcels of land, specially benefited, for the purpose of paying the 2010-2011 revenue year cost of Business Improvement District No. 6 of the City of Grand Island, as adjudged by the Council of the City, sitting as a Board of Equalization, to the extent of benefits accruing thereto by reason of such Business Improvement District, after due notice having been given thereof as provided by law; and a special tax for such 2010-2011 revenue year cost is hereby levied at one time upon such lots, tracts and lands as follows:

Name	Description	Assessment
Library Board Of Grand Island	Arnold & Abbott's Add To The City Of Grand Island All Lts 1-2-3-4 & Pt Lts 5-6-7-8 Blk 17 & Pt Vacated Washington St	-
Millennium Management Group	Arnold & Abbott's Add Lt 5 XC State Blk 18	300.29
J.J.A. Holdings LLC	Arnold & Abbott's Add Lts 6-7-8 Xc State Blk 18	890.82
JBWS Property Group LLC	Arnold & Abbott's Add Lt 2 XC State Row Blk 20 (Comp Railroad Add)	298.53
GIPH Restaurants LLC	Arnold & Abbott's Add E 60' Lt 3 XC State Row Blk 20 (Comp Fr Lt 4 Co Sub 16-11-9)	267.84
GIPH Restaurants LLC	Arnold & Abbott's Add W 6' Lt 3 & All Lt 4 XC State Row Blk 20 (Comp Fr Lt 4 Co Sub 16-11-9)	327.29
1203 Partnership	Arnold Place Lt 1 XC State Row & All 2 Blk 3	593.28
Grand Island Woman's Club Inc	Arnold Place Add To The City Of Grand Island Lts 1 & 2 XC State Blk 4	-

Approved as to Form	☐ _____
September 10, 2010	☐ City Attorney

ORDINANCE NO. 9272 (Cont.)

Apfel Funeral Home Inc	Arnold Place Lts 3-4 XC State & All Lt 5 & W 1/3 Lt 6 Blk 4	594.45
McMahon/Brian J & Lori A	Baker's Add Pt W 1/2 Lt 7 & Pt Lt 6 Blk 10	365.18
Watkins/David H & Marilyn E	Baker's Add Pt E 1/2 Lt 7 Blk 10	113.00
Watkins/David H & Marilyn E	Baker's Add Pt Lt 8 Blk 10	236.52
Watkins/David H & Marilyn E	Baker's Add Pt Lt 9 Blk 10	231.66
Hogeland/Andy A	Baker's Add N 128.84' Lt 10 Blk 10	243.90
RSI Inc	Baker's Add Lts 1-2-3-4-5-8-9-10 & E 1/2 Lt 7 & 8' Strip Adj S XC State Blk 11	824.90
Elm Real Estate L C	Baker's Add Lt 6 & W 1/2 Lt 7 XC State Blk 11	362.88
Victoria Land Partners LP	Baker's Add Lts 5-6-7-8-9 XC State Blk 12	1,188.59
Saycocie/Meme	Baker's Add N 90.5' Lt 1 XC State Blk 14	243.18
Royle/Tina M	Baker's Add Lt 2 XC State Blk 14	233.87
Samson Trustee/Kelly	Baker's Add Lt 3 XC State Blk 14	233.60
J & B Rentals LLC	Baker's Add Lt 4 XC State Blk 14	231.66
Shuman/Rebecca R	Baker's Add N 1/2 Lt 5 XC State Blk 14	243.90
Sinclair Marketing Inc A Del Corp	Baker's Add Lts 1-2-3 Blk 15 Ex State	709.43
Clark/Robert V & Bonnie	Baker's Add Lt 4 XC State Blk 15	231.66
Daffodil LLC	Baker's Add Lt 5 XC State Blk 15	243.90
Daffodil LLC	Baker's Add Lts 1-2-3-4-5 XC City Blk 16	1,185.39
Wagner/Robert M	Baker's Add Lts 1 & 2 Blk 17	475.97
Wagner/Robert M	Baker's Add Lt 3 Blk 17	233.87
Leaman/Michael & Ralisa	Baker's Add Lts 4 & 5 Blk 17	476.24
Hardware Land Co Of G I Ltd	Kernohan & Decker's Add All Blk 5 & E 40' Vac Harrison St & Vac Alley	-
Hehnson LLC	Kernohan & Decker's Add Lt 4 & Pt Vac Alley Blk 6	-
Hehnson LLC	Kernohan & Decker's Add Lt 5 & Pt Vac Alley Blk 6	-
Albright/Cleo E	Kernohan & Decker's Add W 20' Of Lt 6 & All Lt 5 XC State Row Blk 10	387.00
Casey's Retail Co	Kernohan & Decker's Add All Lts 7 & 8 & E 46' Of Lt 6 XC State Row Blk 10 (Comp Pt Lts 7 & 8 Blk 4 Spaulding & Gregg's)~	801.27
Grand Island Properties	Kernohan & Decker's Add N 1/2 of Lt 1 & All Lts 2, 3, 4, 5, 6, & 7 & Pt Vac Alley & Pt Vac St XC S 10' To City Blk 11	1,067.04
Folsom/John D & Sallie S	Kernohan & Decker's Add Lt 8 XC Row Blk 11	296.28
Grand Island Properties	Kernohan & Decker's Add XC City All Blk 12 & W 40' Of Vac Mo XC State	1,370.16
Nasan LLC	Kernohan & Decker's Add All Lts 1-2-3-4 & Pt Lts 5-6 & 7 & Pt Vac Alley Blk 13	888.62
Five Points Bank	Kernohan & Decker's Add Pt Lt 8 Pt Vac Alley Blk 13	297.68
Johnson/Merleen	Kernohan & Decker's Add W 26' Lt 7 & E 33' Lt 6 Ex State Blk 14	265.50
Real Estate Group Of Grand Island	Kernohan & Decker's Add W 33' Lt 6 Blk 14 XC State (Comp Blk 51 Packer & Barr's Second Add)	150.48

ORDINANCE NO. 9272 (Cont.)

Johnson/Merleen	Kernohan & Decker's Add Lt 8 & E 40' Lt 7 XC State Row Blk 14	473.13
First Federal Savings & Loan Assoc	Kernohan & Decker's Add Fr Lts 1-2-3-4 XC State Row Blk 15 & Vac Alley (Comp Charles Wasmer's Add Fr Lts 2 Thru 4 & Lts 6 Thru 10 Blk 2 & Vac Alley)	1,183.82
Autozone Development Corp	Autozone Sub Lt 1 XC Row	718.52
Video Kingdom Of Grand Island Inc	Autozone Sub Lt 2 XC State Row	469.49
Walgreen Co An Illinois Corp	Kernohan & Decker's Add Lts 1 & 2 & E 10' Of Lt 3 & Pt Vac St XC State Blk 17	819.00
Walgreen Co An Illinois Corp	Kernohan & Decker's Add Lt 4 XC City & W 56' Lt 3 Xc State Blk 17	551.97
Beckman/Dale F & Karleen K	Kernohan & Decker's Add Lt 5 Blk 17	-
Nebr Dist Council Of Assemblies Of God	Kernohan & Decker's Add Pt E 2/3 Lt 1 Blk 18	195.71
Nebr Dist Council Of Assemblies Of God	Kernohan & Decker's Add Pt Of Pt W 1/3 Of Lt 1 & Pt E 1/3 Of Lt 2 Blk 18	198.00
Walgreen Co An Illinois Corp	Kernohan & Decker's Add W 2/3 Lt 2 & All Lts 3 & 4 & Pt Vac St XC State Blk 18	972.00
Evans/Randy L	Kernohan & Decker's Add Fr Lts 3 & 4 XC State Row Blk 19 (Comp Blk 7 Spaulding & Gregg's Add & Comp Blk 19 Palmer's Sub)	594.95
Mues/Joan A	Koenig & Wiebe's Add E 16' Fr Lt 7 & All Lt 8 Blk 120 (Comp Railroad Add)	-
Real Estate Group Of Grand Island	Packer & Barr's Second Add Lt 5 Blk 51 XC State (Comp Blk 14 Kernohan & Decker's Add)	295.83
State Of Ne Hdq State Patrol &	Packer & Barr's Second Add To The City Of Grand Island Lts 5 & 6 Blk 52 (Comp Baker's Add)	-
State Of Nebr	Packer & Barr's Second Add To The City Of Grand Island Lts 7 & 8 Blk 52	-
Schaffer/David L & Frances F	Railroad Add Lt 5 Blk 114	300.29
Story/Mary	Railroad Add Lt 6 Blk 114	296.01
Wanek/Bonna Barton	Railroad Add Lt 8 Blk 114	296.37
High Road LLC	Railroad Add Lt 1 Blk 115	296.37
Orozco/Rafael B & Rita	Railroad Add Lt 2 Blk 115	298.08
Orozco/Rafael & Rita C	Railroad Add Lt 3 Blk 115	296.37
Raile Properties, LLC	Railroad Add Lt 4 Blk 115	294.17
Raile Properties, LLC	Railroad Add Lts 1 & 2 Blk 117	594.45
Puncochar/Harlan R	Railroad Add E 1/2 Lt 3 Blk 117	144.41
C & A Properties LLC	Railroad Add W 1/2 Lt 3 Blk 117	151.97
Durham/Roberta K & Steven G	Railroad Add Lt 4 Blk 117	295.88
Fowle/Larry W	Railroad Add N 49.5' Lt 5 Blk 117	-
Hernandez/Mirna Y Martinez	Railroad Add S 82.5' Lt 5 Blk 117	-
Overland National Bank	Railroad Add Lt 5 XC State & All Lts 6-7-8 Blk 118	1,190.52
JBWS Property Group LLC	Railroad Add Lt 1 Blk 120	248.49

ORDINANCE NO. 9272 (Cont.)

City Of Grand Island	Spaulding & Gregg's Add To The City Of Grand Island Pt Lts 5-6-7-Fr 8 & Pt Vac Alley & W 1/2 Vac St Blk 2 (Comp Arnold Place Pt Fr Lt 8 Blk 2)	-
Degen Co A Partnership	Spaulding & Gregg's Add Lts 5-6-7 XC State Row Blk 3	890.82
GI Family Radio Enterprises LLC	Spaulding & Gregg's Add Lt 8 XC State Row Blk 3	300.29
1319 LLC	Spaulding & Gregg's Add Lts 3 & 4 XC State Row Blk 5 (Comp Arnold Place)	595.58
McDonald's Corp	Spaulding & Gregg's Add Lts 1-2-3-4 Blk 6 XC State Row	1,188.90
Evans/Randy L & Cynthia S	Spaulding & Gregg's Add Lts 1 & 2 XC State Row Blk 7	593.96
Wanek/Bonna Barton	Railroad Add S 88' Lot 7 Blk 114	298.44
		32,149.62

SECTION 2. The special tax shall become delinquent in fifty (50) days from date of this levy; the entire amount so assessed and levied against each lot or tract may be paid within fifty (50) days from the date of this levy without interest and the lien of special tax thereby satisfied and released. After the same shall become delinquent, interest at the rate of fourteen percent (14%) per annum shall be paid thereon.

SECTION 3. The city treasurer of the City of Grand Island, Nebraska, is hereby directed to collect the amount of said taxes herein set forth as provided by law.

SECTION 4. Such special assessments shall be paid into a fund to be designated as the "Business Improvement District No. 6".

SECTION 5. Any provision of the Grand Island City Code, any ordinance, or part of an ordinance in conflict herewith is hereby repealed.

SECTION 6. This ordinance shall be in force and take effect from and after its passage and publication, in pamphlet form, within fifteen days in one issue of the Grand Island Independent as provided by law.



ORDINANCE NO. 9272 (Cont.)

Enacted: September 14, 2010.

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Margaret Hornady, Mayor

Attest:

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RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item F5

**#9273 - Consideration of Assessments for Business Improvement  
District #7, South Locust from Stolley Park Road to Highway 34**

*This item relates to the aforementioned Board of Equalization Item D-3.*

Staff Contact: Mary Lou Brown

ORDINANCE NO. 9273

An ordinance to assess and levy a special tax to pay the 2010-2011 revenue year cost of Business Improvement District No. 7 of the City of Grand Island, Nebraska; to provide for the collection of such special tax; to repeal any provisions of the Grand Island City Code, ordinances, or parts of ordinances in conflict herewith; 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. There is hereby assessed upon the following described lots, tracts, and parcels of land, specially benefited, for the purpose of paying the 2010-2011 revenue year cost of Business Improvement District No. 7 of the City of Grand Island, as adjudged by the Council of the City, sitting as a Board of Equalization, to the extent of benefits accruing thereto by reason of such Business Improvement District, after due notice having been given thereof as provided by law; and a special tax for such 2010-2011 revenue year cost is hereby levied at one time upon such lots, tracts and lands as follows:

<u>Name</u>	<u>Description</u>	<u>Assessment</u>
Loney/Jerry L & Janet C	Burch Sub W 273' Lt 1 XC City	746.73
Coffey/Larry W	Burch Sub W 125' Lt 2-3-4 XC City	959.51
Williams/Michael S & Sandy S	Burch Sub Lt 5 XC City	638.11
Williams/Michael S & Sandra S	Burch Second Sub Lt 1 XC City	748.87
Eating Establishment/The	Runza Sub Lt 1 XC City	825.40
Shanahan/Bradley L	Holcomb's Highway Homes E 100' Lt 12 XC City & E 100' Lt 13 XC City	1,066.00
Hancock/Robert D	Holcomb's Highway Homes Lt 14 XC City	583.95
Hansen/Ryan & Darcy	Holcomb's Highway Homes Lt 15 XC City	577.99
Dueling/Dianna D	Bartz Sub Lt 1	580.97
Mehring/Donald D	Shovlain Second Sub Lt 3	828.12
Wratten/Calvin J & Donna	Holcomb's Highway Homes S 52' Lt 19 & N 1' Lt 20	278.92
Video Kingdom Of Grand Island Inc	Holcomb's Highway Homes S 108' Lt 20 XC City	581.08
Kershner Properties, LLC	Holcomb's Highway Homes N 60' Lt 22 XC City	315.75
Douthit/Charles A	Holcomb's Highway Homes Lt 21 XC City	581.08

Approved as to Form     \_\_\_\_\_  
September 10, 2010     City Attorney

ORDINANCE NO. 9273 (Cont.)

Da-Ly Properties LLC	Holcomb's Highway Homes N 12' Lt 24 XC City & S 98' Lt 23 XC City	586.30
Kershner Properties, LLC	Holcomb's Highway Homes S 49' Lt 22 & N 11' Lt 23 XC City	319.80
Hernandez/Alina	Holcomb's Highway Homes S 97' Lt 24 XC City & N 38' Lt 26 XC City & All 25 XC City	1,300.20
Larsen/Marion D	Holcomb's Highway Homes N 79' Lt 27 XC City & S 71' Lt 26 XC City	799.82
McCloud Super 8 Motel Inc	Matthews Sub Pt Lt 25 XC City	1,319.07
Lawrey/William E & Sandra L	Garrison Sub Lt 1 XC City	1,205.27
City Of Grand Island	Mil-Nic Second Sub To The City Of Grand Island Lt 1	-
Nebraska Mil-Nic	Mil-Nic Second Sub Lt 2	1,458.29
Paulsen And Sons Inc	Roush's Pleasantville Terrace Sub Lts 1 & 28 XC City & All Lts 2-3-26-27	1,066.32
Mehring/Donald D	Shovlain Second Sub Lt 2	639.71
Carpenter/Rex E & Jonadyne A	Woodland First Sub Lt 1 200' X 400' XC City	1,062.91
Carpenter/Rex E & Jonadyne A	Woodland First Sub Lt 2 200' X 400' XC City	1,066.21
Equitable Federal Savings	Woodland First Sub Lt 3 XC City	1,066.32
Oberg/Danny K	Woodland First Sub Lt 4 XC City	1,060.88
Wilhelmi/Darryl	Woodland First Sub Lt 5 XC City	1,066.32
Rasmussen Jr/Richard S	Woodland First Sub N 50' Of E 260' Lt 6 XC City	265.70
Ehlers/Pamela	Woodland First Sub S 126' Of E 260' Lt 6 XC City	674.94
Alpha Corp	Woodland First Sub E 260' Lt 8 XC City	1,116.37
Stratford Plaza LLC	Woodland Second Sub Lt 11 XC City	2,894.83
Bosselman Inc	Woodland Second Sub Lt 8	795.98
Carpenter Real Estate Inc	Woodland Second Sub Lt 9	799.66
Laub-Otto, LLC	Woodland Second Sub Lt 10	846.88
Rasmussen Jr/Richard S	Woodland Third Sub Lt 1 XC N 25' Of E 260' XC City	399.32
Arp/Dale & Kathleen	Woodland Third Sub N 25' Of E 260' Lt 1 XC City & Lt 2 XC City	665.88
McDermott & Miller, P C	Woodridge South Sub Lt 1 XC City	1,345.93
Larsen/Marion D	Woodridge South Sub Lt 2 XC City	579.26
South Pointe Development LLC	South Pointe Sub Lt 1	1,307.82
Milton Motels LLC	Miscellaneous Tracts 27-11-9 Pt N 1/2 SW 1/4 SW 1/4 3.03 A	2,686.32
Platte Valley State Bank & Trust	Equestrian Meadows Sub Lt 1	949.91
Community Redevelopment Authority	Desert Rose Sub Pt Lt 1 XC City	-
Robb/Theodore J	Miscellaneous Tracts 27-11-9 Pt NW 1/4 SW 1/4 XC City 5.08 Ac	1,790.93
Mik LLC	Miscellaneous Tracts 27-11-9 Pt NW 1/4 SW 1/4 Pt Lt 4 Island XC City 4.85 Ac	1,691.05
French/John L & Beth A	Knox Sub Lot 1 XC City	745.29
All Faiths Funeral Home LLC	Miscellaneous Tracts 27-11-9 Pt NW 1/4 NW 1/4 SW 1/4 2.34 Ac	1,279.20
Pharmacy Properties LLC	Equestrian Meadows Sub Lt 2	772.80
Willis/Ronald J & Lori D	Miscellaneous Tracts 28-11-9 Pt NE 1/4 NE 1/4 XC City .445 Ac	533.00
Robb/Mason D	Knox Third Sub Lt 2 XC City	703.77
Robb/Ted	Knox Third Sub Lt 3 XC City	410.73

ORDINANCE NO. 9273 (Cont.)

O'Reilly Automotive Inc	Runza Sub Lt 2 XC City	829.56
Robb/Mason D	Knox Third Sub Lt 1 XC City	821.62
Faulkner/Mark A & Suzanne G	Equestrian Meadows Sub Lt 3	981.68
Milton Hotels LLC	Vanosdall Sub Lt 1	430.45
Wayne Vanosdall Sanitation	Vanosdall Sub Lt 2	378.06
		<b>50,026.84</b>

SECTION 2. The special tax shall become delinquent in fifty (50) days from date of this levy; the entire amount so assessed and levied against each lot or tract may be paid within fifty (50) days from the date of this levy without interest and the lien of special tax thereby satisfied and released. After the same shall become delinquent, interest at the rate of fourteen percent (14%) per annum shall be paid thereon.

SECTION 3. The city treasurer of the City of Grand Island, Nebraska, is hereby directed to collect the amount of said taxes herein set forth as provided by law.

SECTION 4. Such special assessments shall be paid into a fund to be designated as the "Business Improvement District No. 7".

SECTION 5. Any provision of the Grand Island City Code, any ordinance, or part of an ordinance in conflict herewith is hereby repealed.

SECTION 6. This ordinance shall be in force and take effect from and after its passage and publication, in pamphlet form, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: September 14, 2010.

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Margaret Hornady, Mayor

Attest:

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RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item F6

**#9274 - Consideration of Assessments for Business Improvement  
District #8, Downtown**

*This item relates to the aforementioned Board of Equalization Item D-4.*

Staff Contact: Mary Lou Brown

\* This Space Reserved for Register of Deeds \*

ORDINANCE NO. 9274 (A)

An ordinance to assess and levy a special tax to pay the 2010-2011 revenue year cost of Business Improvement District No. 8 of the City of Grand Island, Nebraska; to provide for the collection of such special tax; to repeal any provisions of the Grand Island City Code, ordinances, or parts of ordinances in conflict herewith; 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. There is hereby assessed upon the following described lots, tracts, and parcels of land, specially benefited, for the purpose of paying the 2009-2010 revenue year cost of Business Improvement District No. 8 of the City of Grand Island, as adjudged by the Council of the City, sitting as a Board of Equalization, to the extent of benefits accruing thereto by reason of such Business Improvement District, after due notice having been given thereof as provided by law; and a special tax for such 2010-2011 revenue year cost is hereby levied at one time upon such lots, tracts and lands as follows:

Approved as to Form    ☐ \_\_\_\_\_  
September 10, 2010    ☐ City Attorney

ORDINANCE NO. 9274 (A) (Cont.)

KINDER MORGAN INTERSTATE GAS TRANSMISSION	CENTRALLY ASSESSED	33.32
SOURCEGAS DISTRIBUTION LLC	CENTRALLY ASSESSED	0.00
NORTHWESTERN CORPORATION	CENTRALLY ASSESSED	918.93
WINDSTREAM NEBRASKA, INC	CENTRALLY ASSESSED	0.00
QWEST COORPORATION	CENTRALLY ASSESSED	2,757.72
AT&T COMMUNICATIONS	CENTRALLY ASSESSED	35.75
IPCS WIRELESS, INC	CENTRALLY ASSESSED	0.00
NE COLORADO CELLULAR INC	CENTRALLY ASSESSED	21.70
APRINT NEXTEL WIRELESS	CENTRALLY ASSESSED	136.85
USCOC OF NEBRASKA/KANSAS DBA US CELLULAR	CENTRALLY ASSESSED	4,244.33
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLKS 52 & 53 & PT VAC KIMBALL AVE	0.00
BECKBY/GEORGE JAY JORGENSEN	ORIGINAL TOWN N 100.5' E 2/3 LT 1 BLK 54	276.77
BECKBY/GEORGE JAY JORGENSEN	ORIGINAL TOWN S 31.9' E 2/3 OF LT 1 BLK 54	66.47
WING PROPERTIES INC	ORIGINAL TOWN W 1/3 LT 1 BLK 54	22.03
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN LT 2 BLK 54	536.09
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 3 BLK 54	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 4 BLK 54	0.00
WAYNE/JOHN W & TERESA A	ORIGINAL TOWN N 1/2 W 2/3 LT 6 & N 1/2 LT 5 BLK 54	441.20
KATROUZOS/GUS G	ORIGINAL TOWN S 60' W 1/3 LT 5 BLK 54	80.96
KATROUZOS/GUS G	ORIGINAL TOWN S 60' W 16' E 2/3 LT 5 BLK 54	66.05
KALLOS/NICKIE J JR	ORIGINAL TOWN E 28' S 1/2 LT 5 & N 6' W 38' S 1/2 LT 5 BLK 54	149.68
KALLOS/NICKIE J JR	ORIGINAL TOWN W 22' S 1/2 LT 6 BLK 54	161.65
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN E 22' W 44' S 1/2 & E 22' LT 6 BLK 54	367.21
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN W 1/3 LT 7 BLK 54	294.94
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN C 1/3 LT 7 BLK 54	287.13
WING PROPERTIES INC	ORIGINAL TOWN LT 8 & E 1/3 OF LT 7 XC 15' X 15' X 15' SOLD TO CITY BLK 54	671.88
NATHAN DETROIT INC	ORIGINAL TOWN N 1/2 LT 1 BLK 55	458.10
NATHAN DETROIT'S	ORIGINAL TOWN N 44' OF S 1/2 LT 1 BLK 55	305.92
IRVINE/VIRGINIA	ORIGINAL TOWN S 22' LT 1 BLK 55	94.22
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/2 LT 3 & ALL LT 2 BLK 55	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 1/2 W 1/2 LT 3 & N 1/2 LT 4 BLK 55	0.00
HOETFELKER/RUSSELL L	ORIGINAL TOWN S 1/2 W 1/2 LT 3 & S 1/2 LT 4 BLK 55	353.38
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 67.5' LT 5 BLK 55	47.88
ARMSTRONG/MATTHEW E & JANELLE A	ORIGINAL TOWN N 20' S 64.5' LT 5 BLK 55	110.89
ERIVES ENTERPRISES LLC	ORIGINAL TOWN S 44.5' LT 5 BLK 55	230.68
FAMOS CONSTRUCTION INC	ORIGINAL TOWN W 2/3 LT 6 BLK 55	179.56
CAMPOS/ARTHUR V & JEANENE	ORIGINAL TOWN E 1/3 LT 6 BLK 55	136.19
PRAIRIE WINDS ART CENTER INC	ORIGINAL TOWN W 1/3 LT 7 BLK 55	212.89
MERCHEN/TERRENCE R	ORIGINAL TOWN E 2/3 LT 7 BLK 55	780.44
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN W 1/3 LT 8 BLK 55	149.46
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN C 1/3 LT 8 BLK 55	149.76



ORDINANCE NO. 9274 (A) (Cont.)

T W ZILLER PROPERTIES LLC	ORIGINAL TOWN E 1/3 LT 8 BLK 55	422.54
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 68' LT 1 & ALL LT 2 & E 1/2 LT 3 BLK 56	160.87
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 22' S 42' & W 6' S 20' LT 1 BLK 56	14.43
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 22' S 64' LT 1 BLK 56	13.33
DOWNTOWN CENTER LLC	ORIGINAL TOWN S 20' E 60' LT 1 BLK 56	11.01
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL LT 4 & W 1/2 LT 3 BLK 56	0.00
MAYHEW/CARL & SUSAN A	ORIGINAL TOWN W 1/3 LT 5 BLK 56	260.79
PHENGMARATH/NALINH	ORIGINAL TOWN E 2/3 LT 5 BLK 56	424.28
POHL/HELEN E & JAMES A	ORIGINAL TOWN LT 6 BLK 56	306.91
JOHNSON/DUANE A & DEE ANN	ORIGINAL TOWN LT 7 BLK 56	349.52
DOWNTOWN CENTER LLC	ORIGINAL TOWN LT 8 BLK 56	2,185.33
CITY OF G I PARK LOT	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 1/2 LT 1 & ALL LTS 2-3 & 4 BLK 57	0.00
J & B RENTALS LLC	ZILLER SUB LT 1	559.55
THE GRAND FOUNDATION, INC	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 2/3 LT 6 BLK 57	0.00
JEO BUILDING COMPANY	ORIGINAL TOWN LT 7 BLK 57	879.65
OVERLAND BUILDING CORP	ORIGINAL TOWN LT 8 BLK 57	1,084.56
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN LTS 1 & 2 BLK 58	310.78
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN N 1/2 LT 4 & N 1/2 LT 3 BLK 58	109.06
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN LT 5 & W 22' LT 6 BLK 58	1,490.87
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN S 1/2 LT 3 & S 1/2 LT 4 BLK 58	115.79
STELK/MARK D	JENSEN SUB LT 1	144.74
M SQ DESIGNS INC	ORIGINAL TOWN W 1/3 LT 7 BLK 58	223.82
LINDNER-BOMBECK TRUSTEE/MARILYN A	ORIGINAL TOWN C 1/3 LT 7 BLK 58	135.33
GALVAN/JESUS G & VICTORIA	PRENSA LATINA SUB LT 1	96.27
CALDERON/ELISEO & JESSICA	PRENSA LATINA SUB LT 2	97.18
STELK/MARK D	PRENSA LATINA SUB LT 4	301.29
PANAMENO/BRENDA EUGENIA	PRENSA LATINA SUB LT 3	165.86
MEAD BUILDING CENTERS	ORIGINAL TOWN N 102.5' LT 1 & ALL LT 2 BLK 59	352.09
H & H LAND CO	ORIGINAL TOWN S 29.5' LT 1 BLK 59	17.87
MEAD BUILDING CENTERS	ORIGINAL TOWN S 99' LT 4 & ALL LT 3 BLK 59	157.59
MEAD BUILDING CENTERS	ORIGINAL TOWN N 33' LT 4 BLK 59	161.37
MASONIC TEMPLECRAFT ASSO OF GI	ORIGINAL TOWN LT 5 BLK 59	241.09
WAGONER/MICHAEL R & LORNA D	ORIGINAL TOWN E 23' W 46' LT 6 BLK 59	172.17
GERDES/LARRY C & MARY ANN	ORIGINAL TOWN W 23' LT 6 BLK 59	171.27
DOAX INVESTMENT CO	ORIGINAL TOWN E 20' LT 6 & W 1/2 LT 7 BLK 59	16.99
H & H LAND CO	ORIGINAL TOWN W 22' E 1/2 LT 7 BLK 59	169.17
H & H LAND CO	ORIGINAL TOWN E 11' LT 7 & ALL LT 8 BLK 59	487.11
CKP LLC	ORIGINAL TOWN LTS 1 & 2 BLK 60	470.68
CKP LLC	ORIGINAL TOWN LT 3 BLK 60	111.49
BUSINESS PROPERTIES	ORIGINAL TOWN LT 4 BLK 60	206.32
618 W 3RD ST LLC	ORIGINAL TOWN LTS 5 & 6 BLK 60	689.26
DOAX INVESTMENT CO	ORIGINAL TOWN LTS 7 & 8 BLK 60	530.38
EAKES/DANIEL H & RONALD L	ORIGINAL TOWN LTS 1 & 2 BLK 61	740.85
EAKES/DANIEL H & RONALD L	ORIGINAL TOWN LTS 3 & 4 BLK 61	678.12

ORDINANCE NO. 9274 (A) (Cont.)

JONES/MICHAEL E & JOAN M	ORIGINAL TOWN LT 5 BLK 61	659.65
HANSEN PROPERTIES LLC	ORIGINAL TOWN LTS 6-7 & 8 BLK 61	757.96
BAASCH/RICHARD H & ARLENE M	ORIGINAL TOWN S 44' LT 1 BLK 62	182.46
CEDAR STREET PROPERTIES LLC	ORIGINAL TOWN N 88' LT 1 BLK 62	481.35
CEDAR STREET PROPERTIES LLC	ORIGINAL TOWN LT 2 BLK 62	273.16
NORTHWESTERN PUBLIC SERVICE COMPANY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND S 66' LT 4 & N 66' E 57' LT 3 & S 66' LT 3 BLK 62	0.00
DMBG INVESTMENTS LLC	ORIGINAL TOWN N 66' W 9' LT 3 & N 66' LT 4 BLK 62	145.58
MORENO/VINCENT A	ORIGINAL TOWN S 1/2 W 50' LT 5 BLK 62	56.49
D & D INVESTMENTS	ORIGINAL TOWN N 1/2 W 50' LT 5 BLK 62	225.26
VOGEL ENTERPRISES LTD AN IA CORP	ORIGINAL TOWN E 16' LT 5 & W 1/2 LT 6 BLK 62	59.20
VOGEL ENTERPRISES LTD AN IA CORP	ORIGINAL TOWN E 1/2 LT 6 & W 1/2 LT 7 BLK 62	354.38
WARDENS & VESTRYMEN OF ST STEPHEN'S	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/2 LT 7 & ALL LT 8 BLK 62	0.00
OLD SEARS DEVELOPMENT INC	ORIGINAL TOWN LTS 1 & 2 BLK 63	1,070.92
OLD SEARS DEVELOPMENT INC	ORIGINAL TOWN E 2/3 LT 3 BLK 63	343.42
MILLER/MARLYN J	ORIGINAL TOWN W 1/3 LT 3 & E 1/3 LT 4 BLK 63	248.76
CENTRO CRISTIANO INTERNACIONAL	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND W 2/3 LT 4 BLK 63	0.00
WARDENS & VESTRYMEN OF ST	ST. STEPHENS SUB TO THE CITY OF GRAND ISLAND LT 1	0.00
WARDENS & VESTRY ST STEPHENS	ST. STEPHENS SUB TO THE CITY OF GRAND ISLAND LT 2	0.00
HACK/MONTE C & SHERI S	ORIGINAL TOWN S 88' LT 8 BLK 63	375.89
G I FED OF LABOR/BLDG ASSN INC	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 44' LT 8 BLK 63	0.00
NELSEN/THOMAS L & LOIS E	ORIGINAL TOWN E 1/3 LT 1 BLK 64	258.84
HAND/CRAIG C	ORIGINAL TOWN C 1/3 LT 1 BLK 64	142.38
COSREC ENTRPRISES A NEBRASKA PTNR	ORIGINAL TOWN W 1/3 LT 1 BLK 64	182.70
GLADE INC	ORIGINAL TOWN E 44' LT 2 BLK 64	255.50
WALSH/IVAN P & SHARON L	ORIGINAL TOWN W 1/3 LT 2 BLK 64	194.34
DOUBLE S PROPERTIES LLC	ORIGINAL TOWN E 1/3 LT 3 BLK 64	177.58
MUNOZ/JUAN A & DELMI A RODRIGUEZ	ORIGINAL TOWN W 2/3 LT 3 BLK 64	158.25
GERDES/GALEN E & TAMERA M	ORIGINAL TOWN LT 4 BLK 64	839.34
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 5 BLK 64	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 6 & 7 BLK 64	0.00
KISSLER/VICKI L	ORIGINAL TOWN N 22' LT 8 BLK 64	170.46
TAYLOR/TERRY N & SUSAN M	ORIGINAL TOWN S 1/2 N 1/3 LT 8 BLK 64	166.72
SHEHEIN/E LAVERN & DONNA R	ORIGINAL TOWN N 44' S 88' LT 8 BLK 64	173.60
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND S 44' LT 8 BLK 64	0.00
MAY/WAYNE E & ARDITH C	ORIGINAL TOWN LT 1 BLK 65	204.73
NIELSEN/THOMAS L & LOIS E	ORIGINAL TOWN E 1/3 LT 2 BLK 65	156.85
SWANSON/CONSTANCE K	ORIGINAL TOWN C 1/3 LT 2 BLK 65	147.85
ARCHWAY PARTNERSHIP	ORIGINAL TOWN W 1/3 LT 2 BLK 65	232.21
BARTENBACH REAL ESTATE, LLC	ORIGINAL TOWN E 1/3 LT 3 BLK 65	153.20
IGLESIA EVANGELICA PENTECOSTES	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND C 1/3 LT 3 BLK 65	0.00

ORDINANCE NO. 9274 (A) (Cont.)

BROWN/JANELLE L A	ORIGINAL TOWN W 1/3 LT 3 BLK 65	134.28
HOFFER/ALLEN & LINDA	ORIGINAL TOWN E 1/3 LT 4 BLK 65	270.85
LAMBRECHT/HARRIET K	ORIGINAL TOWN W 2/3 LT 4 BLK 65	169.09
J & B RENTALS LLC	ORIGINAL TOWN S 44' N 1/2 LT 5 BLK 65	219.68
TAYLOR/TERRY N & SUSAN M	ORIGINAL TOWN N 22' LT 5 BLK 65	128.49
J O ENTERPRISES INC	ORIGINAL TOWN S 1/2 LT 5 BLK 65	273.35
J & B RENTALS LLC	ORIGINAL TOWN W 1/3 LT 6 BLK 65	83.76
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN E 2/3 LT 6 BLK 65	160.36
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN W 1/2 LT 7 BLK 65	155.44
C & S GROUP LLC	ORIGINAL TOWN N 55' E 1/2 LT 7 & N 55' LT 8 BLK 65	47.58
C & S GROUP LLC	ORIGINAL TOWN PT W 18.9' E 1/2 LT 7 & N 29.9' E 14.1' LT 7 & W 29' OF C 22' OF E 1/2 LT 7 & N 29.9' OF S 55' LT 8 XC N 6' S 31.1' E 40' LT 8 BLK 65	164.29
PARMLEY/DAVID J	ORIGINAL TOWN C 22' E 4' LT 7 & C 22' LT 8 BLK 65	269.85
C & S GROUP LLC	ORIGINAL TOWN S 25.1' E 14.1' LT 7 & S 25.1' LT 8 & N 6' S 31.1' E 40' LT 8 BLK 65	212.08
BERGLUND/JAMES J	ORIGINAL TOWN LTS 1 & 2 BLK 66	1,151.27
KOEPKE/BONNIE G	ORIGINAL TOWN W 1/3 LT 3 XC 17.5' S 44' BLK 66	240.55
VIPPERMAN JOHN F	ORIGINAL TOWN E 1/3 LT 3 BLK 66	218.94
DUDA/JAMES G	ORIGINAL TOWN N 88' E 1/3 LT 4 BLK 66	225.11
VEJVODA/J GARY	ORIGINAL TOWN N 88' C 1/3 LT 4 BLK 66	279.42
BENS' DRUG STORE INC	ORIGINAL TOWN N 80' W 1/3 LT 4 BLK 66	112.57
THE RETZLER DEVELOPMENT GROUP, LLC	ORIGINAL TOWN W 17 1/2' S 44' LT 3 & N 8' S 52' W 22' & S 44' LT 4 BLK 66	282.12
BARTENBACH REAL ESTATE, LLC	ORIGINAL TOWN W 1/3 LT 6 & ALL LT 5 BLK 66	496.86
BARTENBACH REAL ESTATE, LLC	ORIGINAL TOWN E 2/3 LT 6 & W 1/3 LT 7 BLK 66	258.49
KEESHAN/JAMES E & MARY ANN	ORIGINAL TOWN E 2/3 LT 7 BLK 66	262.98
PROCON MANAGEMENT INC	ORIGINAL TOWN LT 8 BLK 66	2,976.87
CITY OF GI	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 1/2 BLK 67	0.00
PLAZA SQUARE DEVELOPMENT LLC	ORIGINAL TOWN S 1/2 BLK 67	1,457.62
CITY OF GRAND ISLAND	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/3 LT 2 & ALL LT 1 BLK 68	0.00
S & V INVESTMENTS LLC	SV SUB LT 1	1,725.95
PLAZA SQUARE A PARTNERSHIP	ORIGINAL TOWN W 22' LT 6 & ALL LT 5 BLK 68	121.15
SMITH/JONATHAN M	ORIGINAL TOWN W 6' LT 7 & E 2/3 LT 6 BLK 68	246.88
SMITH/JONATHAN M	ORIGINAL TOWN E 60' LT 7 BLK 68	250.24
PLATE/TIM C	ORIGINAL TOWN LT 8 BLK 68	256.99
GULZOW/WILHELM R	ORIGINAL TOWN LT 1 BLK 77	79.53
DOUTHIT/DONNA M	ORIGINAL TOWN LT 2 BLK 77	66.08
DOUTHIT/DONNA M	ORIGINAL TOWN LTS 3 & 4 BLK 77	1,469.66
CITY OF GRAND ISLAND NE	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 5-6-7-8 BLK 77	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLK 78 & VACATED ALLEY	0.00
EQUITABLE BLDG & LOAN ASSN/THE	ORIGINAL TOWN LT 1 BLK 79	336.74
EQUITABLE BLDG & LOAN ASSN OF GI	ORIGINAL TOWN LT 2 BLK 79	100.53
EQUITABLE BLDG & LOAN ASSN/THE	ORIGINAL TOWN S 44' LT 3 & S 44' LT 4 BLK 79	1,310.69
EQUITABLE BLDG & LOAN ASSN OF GI	ORIGINAL TOWN N 26' 10.5 LT 8 BLK 79	25.80

ORDINANCE NO. 9274 (A) (Cont.)

EQUITABLE BLDG & LOAN ASSN OF G I	ORIGINAL TOWN S 17' 1.5 N 44' LT 8 BLK 79	14.79
EQUITABLE BLDG & LOAN ASSN OF G I	ORIGINAL TOWN S 88' LT 8 BLK 79	89.55
O'NEILL/JOSEPH P	ORIGINAL TOWN E 22' LT 4 & W 22' LT 3 BLK 80	175.79
O'NEILL/JOSEPH P	ORIGINAL TOWN W 44' LT 4 BLK 80	127.05
NORTHWESTERN BELL TELE CO	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 5-6-7 BLK 80	0.00
NORTHWESTERN BELL TELE CO	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 44' LT 8 BLK 80	0.00
HUSTON/DAVID C	ORIGINAL TOWN C 1/3 LT 8 BLK 80	252.06
FEDERAL BLDG	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 1-2 & E 44' LT 3 BLK 80	0.00
MITCHELL/DEREK L & RUTH E	ORIGINAL TOWN S 44' LT 8 BLK 80	236.91
VICTORY BIBLE FELLOWSHIP OF THE	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 1 BLK 81	0.00
CHAMBER OF COMMERCE OF GI INC	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 2/3 LT 2 BLK 81	0.00
TRAMPE/RONALD E & SHARON R	ORIGINAL TOWN W 1/3 LT 2 BLK 81	151.01
KANSAS NE ASSOC OF SEVENTH DAY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/3 LT 3 BLK 81	0.00
REED/JAMES S & PRECIOUS A	ORIGINAL TOWN C 1/3 LT 3 BLK 81	237.38
KRAUSS/RONALD C & VADA M	ORIGINAL TOWN W 1/3 LT 3 & ALL 4 BLK 81	450.89
WALNUT STREET PARTNERSHIP	ORIGINAL TOWN LT 5 BLK 81	423.68
WALNUT STREET PARTNERSHIP	ORIGINAL TOWN LT 6 BLK 81	172.14
WHEELER STREET PARTNERSHIP	ORIGINAL TOWN LT 7 & S 2/3 LT 8 BLK 81	832.27
WHEELER ST PARTNERSHIP	ORIGINAL TOWN N 1/3 LT 8 BLK 81	240.57
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 1 & PT VAC ALLEY BLK 82	81.18
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 2 & PT VAC ALLEY BLK 82	261.72
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 3 & PT VAC ALLEY BLK 82	81.18
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 4 & PT VAC ALLEY BLK 82	267.93
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LTS 5-6-7-8 & PT VAC ALLEY BLK 82	2,655.64
GRAND ISLAND HOSPITALITY LLC	ORIGINAL TOWN LTS 1 & 2 BLK 83	376.92
JOMIDA INC A NE CORP	ORIGINAL TOWN LTS 3 & 4 BLK 83	964.69
CALDERON/ELISEO & JESSICA	ORIGINAL TOWN N 60.35' LT 5 BLK 83	161.73
J & B RENTALS LLC	ORIGINAL TOWN S 71.65' LT 5 BLK 83	175.02
MATEO P/TOMAS	ORIGINAL TOWN W 2/3 LT 6 BLK 83	241.26
PEREZ/SYLVIA	ORIGINAL TOWN E 1/3 LT 6 & ALL LT 7 BLK 83	276.66
WOODEN/MICHAEL OWEN & SONYA KAY	ORIGINAL TOWN E 41' N 28' LT 8 BLK 83	129.27
WOODEN/MICHAEL OWEN & SONYA KAY	ORIGINAL TOWN PT N 1/3 & S 2/3 LT 8 BLK 83	187.81
PARK	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLK 84	0.00
GATZEMEYER/FRANCES MAE	ORIGINAL TOWN LT 1 BLK 85	481.29
GATZEMEYER/FRANCES MAE	ORIGINAL TOWN LT 2 BLK 85	181.05
CONTRYMAN & ASSO PROP	ORIGINAL TOWN LTS 3 & 4 BLK 85	459.54
GRAND ISLAND LIEDERKRANZ	ORIGINAL TOWN PT LTS 1-2-3 & 4 BLK 87	283.61
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLK 88	0.00
DODGE & ELK PARK LOTS	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND PT BLK 89	0.00

ORDINANCE NO. 9274 (A) (Cont.)

ENVIRO-CLEAN CONTRACTORS INC	ORIGINAL TOWN N 60' FR LTS 1 & 2 & N 60' OF E 24' OF LT 3 BLK 89	309.45
HALL CO	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND STRIP 8' X 66' & PT LT 8 BLK 91	0.00
DOMINICK/AUDREY	ORIGINAL TOWN E 6' N 103' E 37' S 29' LT 2 & ALL LT 1 BLK 92	0.00
COMMUNITY REDEVELOPMENT AUTHORITY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 2 XC E 6' N 103' & E 37' S 29' LT 2 BLK 92	0.00
COMMUNITY REDEVELOPMENT AUTHORITY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 50' LT 3 BLK 92	0.00
COMMUNITY REDEVELOPMENT AUTHORITY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND W 16' LT 3 & ALL LT 4 BLK 92	0.00
EMERY/GREGORY D & CHARLENE A	CAMPBELL'S SUB E 51' 8 LTS 1-2-3	86.25
SCHROEDER/DAVID T & PATRICIA A	CAMPBELL'S SUB W 75' 4 LTS 1-2-3	267.86
HASTINGS GRAIN INSPECTION INC	CAMPBELL'S SUB LTS 4-5-6 & N 10' LT 7	160.44
HASTINGS GRAIN INSPECTION INC	CAMPBELL'S SUB S 12' LT 7 & ALL LT 8	229.92
TWO BROTHERS INC	CAMPBELL'S SUB 32' X 127' LT 9	210.43
HILL/DAVID C	CAMPBELL'S SUB LTS 12 & 13	197.53
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 1	0.00
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 2	0.00
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 3	0.00
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 4	0.00
COUNTY OF HALL NEBRASKA	HANN'S ADD TO THE CITY OF GRAND ISLAND N 31' LT 2 & S 13.75' LT 1 BLK 1	0.00
COUNTY OF HALL	HANN'S FOURTH ADD TO THE CITY OF GRAND ISLAND LT 2	0.00
LOEFFLER/EDWARD A & JANE A	HANN'S ADD N 14' LT 3 & S 26' LT 2 BLK 1	284.43
SCHULLER/STEPHEN R & GLADIS M	HANN'S ADD N 7' PT LT 4 & S 43' LT 3 BLK 1	255.57
MORFIN/MIGUEL I DELAMORA	HANN'S ADD E 60' OF S 50' OF LT 4 BLK 1	220.51
CAMPBELL/KATHLEEN A	HANN'S ADD W 67' OF S 50' OF LT 4 BLK 1	122.66
COUNTY OF HALL	HANN'S FOURTH ADD TO THE CITY OF GRAND ISLAND LT 1	0.00
MARSH PROPERTIES LLC	HANN'S SECOND ADD S 5' OF LT 2 & ALL LT 3 BLK 4	483.43
UMMEL JR/TOMMY L	HANN'S FIFTH SUB LT 2	179.48
MUELLER/ROBERT J	HANN'S FIFTH SUB LT 1	116.27
TWO BROTHERS INC	HANN'S 3RD ADD W 111' X 118' BLK 5	435.97
ROSALES-MONZON/CARLOS A	HANN'S 3RD ADD N 52.5' OF E 91.9' OF BLK 5	235.31
ROYLE/LARRY E	HANN'S 3RD ADD E 56' OF W 174' OF BLK 5	157.22
VALENZUELA/LINDA L	HANN'S 3RD ADD S 58.5' OF E 91.9' OF BLK 5	227.01
HOOS INSURANCE AGENCY INC	RAILROAD ADD LT 4 & PT VAC ST BLK 97	264.93
SANCHEZ/FILEMON	RAILROAD ADD N 1/2 LT 1 BLK 98	21.55
SANCHEZ/FILEMON	RAILROAD ADD S 1/2 LT 1 BLK 98	278.83
CARLSON/ARVID C	RAILROAD ADD LT 2 BLK 98	111.30
KUEHNER/CAROLYN E	RAILROAD ADD W 1/2 LT 3 BLK 98	153.32
SCHAFFER/LEE ANN G & MICHAEL W	RAILROAD ADD E 1/2 LT 3 BLK 98	167.75
PLATE/TIM C	RAILROAD ADD N 86' LT 4 BLK 98	89.55
PLATE/TIM C	RAILROAD ADD S 46' LT 4 BLK 98	163.47

ORDINANCE NO. 9274 (A) (Cont.)

PLATE/TIM C	RAILROAD ADD LT 5 BLK 98	499.94
PLATE/TIM C	RAILROAD ADD LT 6 BLK 98	222.55
BENITEZ/FLORIBERTO SANCHEZ	RAILROAD ADD W 52' LT 7 BLK 98	203.01
SANCHEZ/FILEMON	RAILROAD ADD E 14' LT 7 & ALL LT 8 BLK 98	319.90
VACLAVEK/LEE ANN	RAILROAD ADD FR LT 1 & FR LT 2 BLK 105	114.72
FOX FAMILY LLC	RAILROAD ADD LT 3 BLK 105	203.02
LAZENDORF HOLDINGS LIMITED PARTNERSHIP	RAILROAD ADD LT 4 BLK 105	364.46
FOX FAMILY LLC	RAILROAD ADD LT 5 & FR LTS 6 & 7 XC CITY BLK 105	965.91
CONTRYMAN & ASSO A CO-PARTNERSHIP	RAILROAD ADD LTS 1 & 2 BLK 106	358.52
C & S GROUP LLC	RAILROAD ADD LT 3 BLK 106	187.61
FERNANDEZ/GUADALUPE & PEDRO	RAILROAD ADD LT 4 BLK 106	223.90
MUFFLER SHOP INC/THE	RAILROAD ADD LTS 1 & 2 BLK 107	352.43
MUFFLER SHOP INC/THE	RAILROAD ADD LTS 3 & 4 BLK 107	175.25
BROWN/JOSEPH M & LORI JEAN	RAILROAD ADD S 2/3 LT 5 BLK 107	326.08
BROWN/JOSEPH M & LORI JEAN	RAILROAD ADD N 1/3 LT 5 BLK 107	143.85
FOX/CHARLES E & MARY A	RAILROAD ADD LT 6 BLK 107	257.74
FOX/CHARLES E & MARY A	RAILROAD ADD LT 7 XC N 60' OF E 22' & XC E 29.54' OF S 71.50' BLK 107	188.00
JANDA DDS PC/DAVID E	RAILROAD ADD S 72' LT 8 & E 29.54' OF S 71.50' LT 7 BLK 107	302.94
CLINCH/BARBARA J	RAILROAD ADD N 60' OF E 22' LT 7 & N 60' LT 8 BLK 107	254.94
FOX/RICHARD & MARILYN	RAILROAD ADD LTS 1 & 2 BLK 108	456.11
WILLIAMS/CASEY & MISTI	RAILROAD ADD E 37' LT 3 BLK 108	192.92
DOUGLAS BOOKKEEPING SERVICE INC	RAILROAD ADD W 29' LT 3 & ALL LT 4 BLK 108	554.92
PLACKE/DONALD J & JANET L	RAILROAD ADD S 88' LT 5 BLK 108	127.92
PLACKE/DONALD J & JANET L	RAILROAD ADD N 44' LT 5 BLK 108	74.46
LBE FAMILY LIMITED PARTNERSHIP	RAILROAD ADD LT 6 BLK 108	177.62
BOSELMAN INC	RAILROAD ADD LTS 7 & 8 BLK 108	554.08
GILROY/DAVID A & CAROLYN J	RAILROAD ADD S 61' LT 1 & S 61' LT 2 BLK 109	195.00
HANEY/THOMAS W & DIANE K	RAILROAD ADD N 71' 1 & N 71' LT 2 BLK 109	122.85
J & B RENTALS, LLC	RAILROAD ADD E 59.5' LT 3 BLK 109	134.63
J & B RENTALS, LLC	RAILROAD ADD E 52' 11" LT 4 & W 6.5' LT 3 BLK 109	67.09
MCSHANNON/ROGER L & SHARON K	RAILROAD ADD E 52' 11" OF LT 5 & ALL LT 6 BLK 109	207.58
LPB, LLC	RAILROAD ADD LTS 7 & 8 BLK 109	645.12
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND LT 2	0.00
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND LT 3	0.00
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND N 52 1/3' OF W 150' LT 4	0.00
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND LT 5	0.00
COUNTY OF HALL	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND W 86' OF E 165' OF 4 & W 86' OF E 165' OF N 48.5' LT 5	0.00
COUNTY OF HALL	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND W PT OF N 48.5' X 150' LT 5 & 26.17' X 150' OF W PT LT 4	0.00
SCHAGER/MARGO	GILBERT'S SUB NORTH, PART OF BLK 79, ORIGINAL TOWN 22' X 99' LT A	150.90

ORDINANCE NO. 9274 (A) (Cont.)

EQUITABLE BUILDING & LOAN ASSOC	GILBERT'S SUB NORTH, PART OF BLK 79, ORIGINAL TOWN LT B	157.59
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 102	141.69
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 103	204.89
EQUITABLE BUILDING & LOAN ASSN/THE	THE YANCY, A CONDOMINIUM UNIT 104	509.87
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201A	457.11
DEVCO INVESTMENT CORPORATION	THE YANCY, A CONDOMINIUM UNIT 301	97.19
GEORGE/MOLLIE JO	THE YANCY, A CONDOMINIUM UNIT 302	70.58
FARR/THOMAS M & NITA J	THE YANCY, A CONDOMINIUM UNIT 303	100.38
ZINS/WILLIAM L	THE YANCY, A CONDOMINIUM UNIT 304	92.50
TENG/IRENE	THE YANCY, A CONDOMINIUM UNIT 305	0.00
BAXTER/DUDLEY D & DIANA K	THE YANCY, A CONDOMINIUM UNIT 401	71.73
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 402	81.83
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 403	78.57
JONES/MICHAEL D	THE YANCY, A CONDOMINIUM UNIT 404	129.93
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 405	78.96
JOHNSON/TROY D & CELESTE K	THE YANCY, A CONDOMINIUM UNIT 406	111.37
FORDHAM/WYNDELL F & BARBARA B	THE YANCY, A CONDOMINIUM UNIT 407	122.28
LUCE/ERIC D	THE YANCY, A CONDOMINIUM UNIT 501	103.62
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 502	84.11
BAXTER/DUDLEY D & DIANA K	THE YANCY, A CONDOMINIUM UNIT 503	78.63
BAXTER/DUDLEY D & DIANA K	THE YANCY, A CONDOMINIUM UNIT 504	0.00
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 505	79.01
CIELOHA/ROBERT A	THE YANCY, A CONDOMINIUM UNIT 506	111.46
DAVIS/KELVIN PAUL & BONNIE DIANE	THE YANCY, A CONDOMINIUM UNIT 507	126.02
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 601	72.44
ARTVEST III	THE YANCY, A CONDOMINIUM UNIT 602	84.25
O'NEILL/COLLEEN A	THE YANCY, A CONDOMINIUM UNIT 603	112.88
CLYNE/THOMAS B	THE YANCY, A CONDOMINIUM UNIT 604	90.95
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 605	79.10
LIND/SHARON GRAVES	THE YANCY, A CONDOMINIUM UNIT 606	78.24
ARP/CHARMAINE L	THE YANCY, A CONDOMINIUM UNIT 607	118.21
LIND/SHARON GRAVES	THE YANCY, A CONDOMINIUM UNIT 701	79.20
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 702	84.36
JOHNSON/RICHARD A & MARGARET A	THE YANCY, A CONDOMINIUM UNIT 703	78.85
BURTSCHER/ART N & JAN L	THE YANCY, A CONDOMINIUM UNIT 704	130.22
RATHJEN/MICHELLE R	THE YANCY, A CONDOMINIUM UNIT 705	87.00
LONG/CLIFTON J	THE YANCY, A CONDOMINIUM UNIT 706	78.01
MCQUOWN/DONALD D & LINDA K	THE YANCY, A CONDOMINIUM UNIT 707	116.88
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 801	72.58
MAPES & CO GENERAL PARTNERSHIP	THE YANCY, A CONDOMINIUM UNIT 802	84.45
MAPES & CO GENERAL PARTNERSHIP	THE YANCY, A CONDOMINIUM UNIT 803	92.33
CHASE/CHARLES D	THE YANCY, A CONDOMINIUM UNIT 804	149.20
ALEXANDER/WENDY L	THE YANCY, A CONDOMINIUM UNIT 805	68.28
NELSON/JACK L	THE YANCY, A CONDOMINIUM UNIT 806	59.42
NISSAN/JAMES F	THE YANCY, A CONDOMINIUM UNIT 901	72.61
EVNEN/EVERETT A & ELAINE S	THE YANCY, A CONDOMINIUM UNIT 902	84.50
EVNEN/EVERETT A & ELAINE S	THE YANCY, A CONDOMINIUM UNIT 903	92.38

ORDINANCE NO. 9274 (A) (Cont.)

ATKINS/ANN C	THE YANCY, A CONDOMINIUM UNIT 904	136.19
DIZMANG/TAMMY L	THE YANCY, A CONDOMINIUM UNIT 905	97.59
LIND/SHARON GRAVES	THE YANCY, A CONDOMINIUM UNIT 906	138.63
TODD/LINDA M	THE YANCY, A CONDOMINIUM UNIT 1001	79.37
FOGLAND/DAN & CHRIS	THE YANCY, A CONDOMINIUM UNIT 1002	84.53
GILLAM/JEREMY S & JACK L	THE YANCY, A CONDOMINIUM UNIT 1003	92.44
WHITEHEAD/DIANA L	THE YANCY, A CONDOMINIUM UNIT 1004	0.00
MEGARD/RUTH E	THE YANCY, A CONDOMINIUM UNIT 1005	98.80
ADEN/STEVEN G	THE YANCY, A CONDOMINIUM UNIT 1006	0.00
TOOLEY/JOHN PATRICK	THE YANCY, A CONDOMINIUM UNIT 1101	79.49
CLARE/LINDA L	THE YANCY, A CONDOMINIUM UNIT 1102	84.62
BUCKLEY/LYNN A	THE YANCY, A CONDOMINIUM UNIT 1103	70.78
DOLTON/GEORGE R	THE YANCY, A CONDOMINIUM UNIT 1104	141.93
BOLEY/LOREN E	THE YANCY, A CONDOMINIUM UNIT 1105	98.94
PHILLIPS/BONITA R	THE YANCY, A CONDOMINIUM UNIT 1106	169.52
HOME FEDERAL SAVINGS & LOAN ASSN	HANN'S FOURTH ADD LT 3	1,741.08
ARTVEST III	THE YANCY, A CONDOMINIUM UNIT 002	10.86
ARTVEST III	THE YANCY, A CONDOMINIUM UNIT 001	39.26
ELLISON/ROXANN T	ORIGINAL TOWN W 18.9' OF E 33' OF S 25.1' LT 7 BLK 65	51.77
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 101	34.10
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201B	55.24
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201C	139.06
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201D	104.68
HOME FEDERAL SAVINGS & LOAN	ORIGINAL TOWN PT LTS 1-2-3-4-7 & ALL 5 & 6 & PT VACATED ALLEY BLK 89	354.67
CALDERON/ELISEO & JESSICA	JENSEN SUB LT 2	88.62
IGLESIA EVANGELICA PENTECOSTES	ZILLER SUB LT 2	0.00
GRAND ISLAND/CITY OF	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND VACATED ST SOUTH OF LT 1	0.00
CITY OF GRAND ISLAND	ORIGINAL TOWN S 1/2 LT 1 BLK 57	0.00
CITY OF GRAND ISLAND	PARKING RAMP SUB TO THE CITY OF GRAND ISLAND LTS 1-2-& 3	0.00
CITY OF G I	CAMPBELL'S SUB TO THE CITY OF GRAND ISLAND LTS 10 & 11	0.00
TOTAL		89,683.61

SECTION 2. The special tax shall become delinquent in fifty (50) days from date of this levy; the entire amount so assessed and levied against each lot or tract may be paid within fifty (50) days from the date of this levy without interest and the lien of special tax thereby satisfied and released. After the same shall become delinquent, interest at the rate of fourteen percent (14%) per annum shall be paid thereon.



ORDINANCE NO. 9274 (A) (Cont.)

SECTION 3. The city treasurer of the City of Grand Island, Nebraska, is hereby directed to collect the amount of said taxes herein set forth as provided by law.

SECTION 4. Such special assessments shall be paid into a fund to be designated as the "Downtown Business Improvement District No. 8".

SECTION 5. Any provision of the Grand Island City Code, any ordinance, or part of an ordinance in conflict herewith is hereby repealed.

SECTION 6. This ordinance shall be in force and take effect from and after its passage and publication, in pamphlet form, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: September 14, 2010.

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Margaret Hornady, Mayor

Attest:

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RaNae Edwards, City Clerk

\* This Space Reserved for Register of Deeds \*

ORDINANCE NO. 9274 (B)

An ordinance to assess and levy a special tax to pay the 2010-2011 revenue year cost of Business Improvement District No. 8 of the City of Grand Island, Nebraska; to provide for the collection of such special tax; to repeal any provisions of the Grand Island City Code, ordinances, or parts of ordinances in conflict herewith; 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. There is hereby assessed upon the following described lots, tracts, and parcels of land, specially benefited, for the purpose of paying the 2009-2010 revenue year cost of Business Improvement District No. 8 of the City of Grand Island, as adjudged by the Council of the City, sitting as a Board of Equalization, to the extent of benefits accruing thereto by reason of such Business Improvement District, after due notice having been given thereof as provided by law; and a special tax for such 2010-2011 revenue year cost is hereby levied at one time upon such lots, tracts and lands as follows:

Approved as to Form    ☐ \_\_\_\_\_  
September 10, 2010    ☐ City Attorney

ORDINANCE NO. 9274 (B) (Cont.)

KINDER MORGAN INTERSTATE GAS TRANSMISSION	CENTRALLY ASSESSED	33.32
SOURCEGAS DISTRIBUTION LLC	CENTRALLY ASSESSED	0.00
NORTHWESTERN CORPORATION	CENTRALLY ASSESSED	918.93
WINDSTREAM NEBRASKA, INC	CENTRALLY ASSESSED	0.00
QWEST COORPORATION	CENTRALLY ASSESSED	2,757.72
AT&T COMMUNICATIONS	CENTRALLY ASSESSED	35.75
IPCS WIRELESS, INC	CENTRALLY ASSESSED	0.00
NE COLORADO CELLULAR INC	CENTRALLY ASSESSED	21.70
APRINT NEXTEL WIRELESS	CENTRALLY ASSESSED	136.85
USCOC OF NEBRASKA/KANSAS DBA US CELLULAR	CENTRALLY ASSESSED	4,244.33
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLKS 52 & 53 & PT VAC KIMBALL AVE	0.00
BECKBY/GEORGE JAY JORGENSEN	ORIGINAL TOWN N 100.5' E 2/3 LT 1 BLK 54	276.77
BECKBY/GEORGE JAY JORGENSEN	ORIGINAL TOWN S 31.9' E 2/3 OF LT 1 BLK 54	66.47
WING PROPERTIES INC	ORIGINAL TOWN W 1/3 LT 1 BLK 54	22.03
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN LT 2 BLK 54	536.09
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 3 BLK 54	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 4 BLK 54	0.00
WAYNE/JOHN W & TERESA A	ORIGINAL TOWN N 1/2 W 2/3 LT 6 & N 1/2 LT 5 BLK 54	441.20
KATROUZOS/GUS G	ORIGINAL TOWN S 60' W 1/3 LT 5 BLK 54	80.96
KATROUZOS/GUS G	ORIGINAL TOWN S 60' W 16' E 2/3 LT 5 BLK 54	66.05
KALLOS/NICKIE J JR	ORIGINAL TOWN E 28' S 1/2 LT 5 & N 6' W 38' S 1/2 LT 5 BLK 54	149.68
KALLOS/NICKIE J JR	ORIGINAL TOWN W 22' S 1/2 LT 6 BLK 54	161.65
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN E 22' W 44' S 1/2 & E 22' LT 6 BLK 54	367.21
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN W 1/3 LT 7 BLK 54	294.94
NORRIS/R DENNIS & PATRICIA A	ORIGINAL TOWN C 1/3 LT 7 BLK 54	287.13
WING PROPERTIES INC	ORIGINAL TOWN LT 8 & E 1/3 OF LT 7 XC 15' X 15' X 15' SOLD TO CITY BLK 54	671.88
NATHAN DETROIT INC	ORIGINAL TOWN N 1/2 LT 1 BLK 55	458.10
NATHAN DETROIT'S	ORIGINAL TOWN N 44' OF S 1/2 LT 1 BLK 55	305.92
IRVINE/VIRGINIA	ORIGINAL TOWN S 22' LT 1 BLK 55	94.22
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/2 LT 3 & ALL LT 2 BLK 55	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 1/2 W 1/2 LT 3 & N 1/2 LT 4 BLK 55	0.00
HOETFELKER/RUSSELL L	ORIGINAL TOWN S 1/2 W 1/2 LT 3 & S 1/2 LT 4 BLK 55	353.38
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 67.5' LT 5 BLK 55	47.88
ARMSTRONG/MATTHEW E & JANELLE A	ORIGINAL TOWN N 20' S 64.5' LT 5 BLK 55	110.89
ERIVES ENTERPRISES LLC	ORIGINAL TOWN S 44.5' LT 5 BLK 55	230.68
FAMOS CONSTRUCTION INC	ORIGINAL TOWN W 2/3 LT 6 BLK 55	179.56
CAMPOS/ARTHUR V & JEANENE	ORIGINAL TOWN E 1/3 LT 6 BLK 55	136.19
PRAIRIE WINDS ART CENTER INC	ORIGINAL TOWN W 1/3 LT 7 BLK 55	212.89
MERCHEN/TERRENCE R	ORIGINAL TOWN E 2/3 LT 7 BLK 55	780.44
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN W 1/3 LT 8 BLK 55	149.46
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN C 1/3 LT 8 BLK 55	149.76

ORDINANCE NO. 9274 (B) (Cont.)

T W ZILLER PROPERTIES LLC	ORIGINAL TOWN E 1/3 LT 8 BLK 55	422.54
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 68' LT 1 & ALL LT 2 & E 1/2 LT 3 BLK 56	160.87
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 22' S 42' & W 6' S 20' LT 1 BLK 56	14.43
DOWNTOWN CENTER LLC	ORIGINAL TOWN N 22' S 64' LT 1 BLK 56	13.33
DOWNTOWN CENTER LLC	ORIGINAL TOWN S 20' E 60' LT 1 BLK 56	11.01
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL LT 4 & W 1/2 LT 3 BLK 56	0.00
MAYHEW/CARL & SUSAN A	ORIGINAL TOWN W 1/3 LT 5 BLK 56	260.79
PHENGMARATH/NALINH	ORIGINAL TOWN E 2/3 LT 5 BLK 56	424.28
POHL/HELEN E & JAMES A	ORIGINAL TOWN LT 6 BLK 56	306.91
JOHNSON/DUANE A & DEE ANN	ORIGINAL TOWN LT 7 BLK 56	349.52
DOWNTOWN CENTER LLC	ORIGINAL TOWN LT 8 BLK 56	2,185.33
CITY OF G I PARK LOT	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 1/2 LT 1 & ALL LTS 2-3 & 4 BLK 57	0.00
J & B RENTALS LLC	ZILLER SUB LT 1	559.55
THE GRAND FOUNDATION, INC	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 2/3 LT 6 BLK 57	0.00
JEO BUILDING COMPANY	ORIGINAL TOWN LT 7 BLK 57	879.65
OVERLAND BUILDING CORP	ORIGINAL TOWN LT 8 BLK 57	1,084.56
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN LTS 1 & 2 BLK 58	310.78
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN N 1/2 LT 4 & N 1/2 LT 3 BLK 58	109.06
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN LT 5 & W 22' LT 6 BLK 58	1,490.87
FIRSTIER BANK NATIONAL ASSOC	ORIGINAL TOWN S 1/2 LT 3 & S 1/2 LT 4 BLK 58	115.79
STELK/MARK D	JENSEN SUB LT 1	144.74
M SQ DESIGNS INC	ORIGINAL TOWN W 1/3 LT 7 BLK 58	223.82
LINDNER-BOMBECK TRUSTEE/MARILYN A	ORIGINAL TOWN C 1/3 LT 7 BLK 58	135.33
GALVAN/JESUS G & VICTORIA	PRENSA LATINA SUB LT 1	96.27
CALDERON/ELISEO & JESSICA	PRENSA LATINA SUB LT 2	97.18
STELK/MARK D	PRENSA LATINA SUB LT 4	301.29
PANAMENO/BRENDA EUGENIA	PRENSA LATINA SUB LT 3	165.86
MEAD BUILDING CENTERS	ORIGINAL TOWN N 102.5' LT 1 & ALL LT 2 BLK 59	352.09
H & H LAND CO	ORIGINAL TOWN S 29.5' LT 1 BLK 59	17.87
MEAD BUILDING CENTERS	ORIGINAL TOWN S 99' LT 4 & ALL LT 3 BLK 59	157.59
MEAD BUILDING CENTERS	ORIGINAL TOWN N 33' LT 4 BLK 59	161.37
MASONIC TEMPLECRAFT ASSO OF GI	ORIGINAL TOWN LT 5 BLK 59	241.09
WAGONER/MICHAEL R & LORNA D	ORIGINAL TOWN E 23' W 46' LT 6 BLK 59	172.17
GERDES/LARRY C & MARY ANN	ORIGINAL TOWN W 23' LT 6 BLK 59	171.27
DOAX INVESTMENT CO	ORIGINAL TOWN E 20' LT 6 & W 1/2 LT 7 BLK 59	16.99
H & H LAND CO	ORIGINAL TOWN W 22' E 1/2 LT 7 BLK 59	169.17
H & H LAND CO	ORIGINAL TOWN E 11' LT 7 & ALL LT 8 BLK 59	487.11
CKP LLC	ORIGINAL TOWN LTS 1 & 2 BLK 60	470.68
CKP LLC	ORIGINAL TOWN LT 3 BLK 60	111.49
BUSINESS PROPERTIES	ORIGINAL TOWN LT 4 BLK 60	206.32
618 W 3RD ST LLC	ORIGINAL TOWN LTS 5 & 6 BLK 60	689.26
DOAX INVESTMENT CO	ORIGINAL TOWN LTS 7 & 8 BLK 60	530.38
EAKES/DANIEL H & RONALD L	ORIGINAL TOWN LTS 1 & 2 BLK 61	740.85
EAKES/DANIEL H & RONALD L	ORIGINAL TOWN LTS 3 & 4 BLK 61	678.12

ORDINANCE NO. 9274 (B) (Cont.)

JONES/MICHAEL E & JOAN M	ORIGINAL TOWN LT 5 BLK 61	659.65
HANSEN PROPERTIES LLC	ORIGINAL TOWN LTS 6-7 & 8 BLK 61	757.96
BAASCH/RICHARD H & ARLENE M	ORIGINAL TOWN S 44' LT 1 BLK 62	182.46
CEDAR STREET PROPERTIES LLC	ORIGINAL TOWN N 88' LT 1 BLK 62	481.35
CEDAR STREET PROPERTIES LLC	ORIGINAL TOWN LT 2 BLK 62	273.16
NORTHWESTERN PUBLIC SERVICE COMPANY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND S 66' LT 4 & N 66' E 57' LT 3 & S 66' LT 3 BLK 62	0.00
DMBG INVESTMENTS LLC	ORIGINAL TOWN N 66' W 9' LT 3 & N 66' LT 4 BLK 62	145.58
MORENO/VINCENT A	ORIGINAL TOWN S 1/2 W 50' LT 5 BLK 62	80.70
D & D INVESTMENTS	ORIGINAL TOWN N 1/2 W 50' LT 5 BLK 62	225.26
VOGEL ENTERPRISES LTD AN IA CORP	ORIGINAL TOWN E 16' LT 5 & W 1/2 LT 6 BLK 62	59.20
VOGEL ENTERPRISES LTD AN IA CORP	ORIGINAL TOWN E 1/2 LT 6 & W 1/2 LT 7 BLK 62	354.38
WARDENS & VESTRYMEN OF ST STEPHEN'S	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/2 LT 7 & ALL LT 8 BLK 62	0.00
OLD SEARS DEVELOPMENT INC	ORIGINAL TOWN LTS 1 & 2 BLK 63	1,070.92
OLD SEARS DEVELOPMENT INC	ORIGINAL TOWN E 2/3 LT 3 BLK 63	343.42
MILLER/MARLYN J	ORIGINAL TOWN W 1/3 LT 3 & E 1/3 LT 4 BLK 63	248.76
CENTRO CRISTIANO INTERNACIONAL	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND W 2/3 LT 4 BLK 63	0.00
WARDENS & VESTRYMEN OF ST	ST. STEPHENS SUB TO THE CITY OF GRAND ISLAND LT 1	0.00
WARDENS & VESTRY ST STEPHENS	ST. STEPHENS SUB TO THE CITY OF GRAND ISLAND LT 2	0.00
HACK/MONTE C & SHERI S	ORIGINAL TOWN S 88' LT 8 BLK 63	375.89
G I FED OF LABOR/BLDG ASSN INC	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 44' LT 8 BLK 63	0.00
NELSEN/THOMAS L & LOIS E	ORIGINAL TOWN E 1/3 LT 1 BLK 64	369.78
HAND/CRAIG C	ORIGINAL TOWN C 1/3 LT 1 BLK 64	142.38
COSREC ENTRPRISES A NEBRASKA PTNR	ORIGINAL TOWN W 1/3 LT 1 BLK 64	182.70
GLADE INC	ORIGINAL TOWN E 44' LT 2 BLK 64	255.50
WALSH/IVAN P & SHARON L	ORIGINAL TOWN W 1/3 LT 2 BLK 64	194.34
DOUBLE S PROPERTIES LLC	ORIGINAL TOWN E 1/3 LT 3 BLK 64	177.58
MUNOZ/JUAN A & DELMI A RODRIGUEZ	ORIGINAL TOWN W 2/3 LT 3 BLK 64	158.25
GERDES/GALEN E & TAMERA M	ORIGINAL TOWN LT 4 BLK 64	839.34
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 5 BLK 64	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 6 & 7 BLK 64	0.00
KISSLER/VICKI L	ORIGINAL TOWN N 22' LT 8 BLK 64	170.46
TAYLOR/TERRY N & SUSAN M	ORIGINAL TOWN S 1/2 N 1/3 LT 8 BLK 64	166.72
SHEHEIN/E LAVERN & DONNA R	ORIGINAL TOWN N 44' S 88' LT 8 BLK 64	173.60
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND S 44' LT 8 BLK 64	0.00
MAY/WAYNE E & ARDITH C	ORIGINAL TOWN LT 1 BLK 65	204.73
NIELSEN/THOMAS L & LOIS E	ORIGINAL TOWN E 1/3 LT 2 BLK 65	156.85
SWANSON/CONSTANCE K	ORIGINAL TOWN C 1/3 LT 2 BLK 65	147.85
ARCHWAY PARTNERSHIP	ORIGINAL TOWN W 1/3 LT 2 BLK 65	232.21
BARTENBACH REAL ESTATE, LLC	ORIGINAL TOWN E 1/3 LT 3 BLK 65	153.20
IGLESIA EVANGELICA PENTECOSTES	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND C 1/3 LT 3 BLK 65	0.00

ORDINANCE NO. 9274 (B) (Cont.)

BROWN/JANELLE L A	ORIGINAL TOWN W 1/3 LT 3 BLK 65	134.28
HOFFER/ALLEN & LINDA	ORIGINAL TOWN E 1/3 LT 4 BLK 65	270.85
LAMBRECHT/HARRIET K	ORIGINAL TOWN W 2/3 LT 4 BLK 65	169.09
J & B RENTALS LLC	ORIGINAL TOWN S 44' N 1/2 LT 5 BLK 65	219.68
TAYLOR/TERRY N & SUSAN M	ORIGINAL TOWN N 22' LT 5 BLK 65	128.49
J O ENTERPRISES INC	ORIGINAL TOWN S 1/2 LT 5 BLK 65	273.35
J & B RENTALS LLC	ORIGINAL TOWN W 1/3 LT 6 BLK 65	83.76
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN E 2/3 LT 6 BLK 65	160.36
T W ZILLER PROPERTIES LLC	ORIGINAL TOWN W 1/2 LT 7 BLK 65	155.44
C & S GROUP LLC	ORIGINAL TOWN N 55' E 1/2 LT 7 & N 55' LT 8 BLK 65	47.58
C & S GROUP LLC	ORIGINAL TOWN PT W 18.9' E 1/2 LT 7 & N 29.9' E 14.1' LT 7 & W 29' OF C 22' OF E 1/2 LT 7 & N 29.9' OF S 55' LT 8 XC N 6' S 31.1' E 40' LT 8 BLK 65	164.29
PARMLEY/DAVID J	ORIGINAL TOWN C 22' E 4' LT 7 & C 22' LT 8 BLK 65	269.85
C & S GROUP LLC	ORIGINAL TOWN S 25.1' E 14.1' LT 7 & S 25.1' LT 8 & N 6' S 31.1' E 40' LT 8 BLK 65	212.08
BERGLUND/JAMES J	ORIGINAL TOWN LTS 1 & 2 BLK 66	1,151.27
KOEPKE/BONNIE G	ORIGINAL TOWN W 1/3 LT 3 XC 17.5' S 44' BLK 66	240.55
VIPPERMAN JOHN F	ORIGINAL TOWN E 1/3 LT 3 BLK 66	218.94
DUDA/JAMES G	ORIGINAL TOWN N 88' E 1/3 LT 4 BLK 66	225.11
VEJVODA/J GARY	ORIGINAL TOWN N 88' C 1/3 LT 4 BLK 66	279.42
BENS' DRUG STORE INC	ORIGINAL TOWN N 80' W 1/3 LT 4 BLK 66	112.57
THE RETZLER DEVELOPMENT GROUP, LLC	ORIGINAL TOWN W 17 1/2' S 44' LT 3 & N 8' S 52' W 22' & S 44' LT 4 BLK 66	282.12
BARTENBACH REAL ESTATE, LLC	ORIGINAL TOWN W 1/3 LT 6 & ALL LT 5 BLK 66	496.86
BARTENBACH REAL ESTATE, LLC	ORIGINAL TOWN E 2/3 LT 6 & W 1/3 LT 7 BLK 66	258.49
KEESHAN/JAMES E & MARY ANN	ORIGINAL TOWN E 2/3 LT 7 BLK 66	262.98
PROCON MANAGEMENT INC	ORIGINAL TOWN LT 8 BLK 66	2,976.87
CITY OF GI	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 1/2 BLK 67	0.00
PLAZA SQUARE DEVELOPMENT LLC	ORIGINAL TOWN S 1/2 BLK 67	1,457.62
CITY OF GRAND ISLAND	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/3 LT 2 & ALL LT 1 BLK 68	0.00
S & V INVESTMENTS LLC	SV SUB LT 1	1,725.95
PLAZA SQUARE A PARTNERSHIP	ORIGINAL TOWN W 22' LT 6 & ALL LT 5 BLK 68	121.15
SMITH/JONATHAN M	ORIGINAL TOWN W 6' LT 7 & E 2/3 LT 6 BLK 68	246.88
SMITH/JONATHAN M	ORIGINAL TOWN E 60' LT 7 BLK 68	250.24
PLATE/TIM C	ORIGINAL TOWN LT 8 BLK 68	256.99
GULZOW/WILHELM R	ORIGINAL TOWN LT 1 BLK 77	79.53
DOUTHIT/DONNA M	ORIGINAL TOWN LT 2 BLK 77	66.08
DOUTHIT/DONNA M	ORIGINAL TOWN LTS 3 & 4 BLK 77	1,469.66
CITY OF GRAND ISLAND NE	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 5-6-7-8 BLK 77	0.00
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLK 78 & VACATED ALLEY	0.00
EQUITABLE BLDG & LOAN ASSN/THE	ORIGINAL TOWN LT 1 BLK 79	336.74
EQUITABLE BLDG & LOAN ASSN OF GI	ORIGINAL TOWN LT 2 BLK 79	100.53
EQUITABLE BLDG & LOAN ASSN/THE	ORIGINAL TOWN S 44' LT 3 & S 44' LT 4 BLK 79	1,310.69
EQUITABLE BLDG & LOAN ASSN OF GI	ORIGINAL TOWN N 26' 10.5 LT 8 BLK 79	25.80

ORDINANCE NO. 9274 (B) (Cont.)

EQUITABLE BLDG & LOAN ASSN OF G I	ORIGINAL TOWN S 17' 1.5 N 44' LT 8 BLK 79	14.79
EQUITABLE BLDG & LOAN ASSN OF G I	ORIGINAL TOWN S 88' LT 8 BLK 79	89.55
O'NEILL/JOSEPH P	ORIGINAL TOWN E 22' LT 4 & W 22' LT 3 BLK 80	175.79
O'NEILL/JOSEPH P	ORIGINAL TOWN W 44' LT 4 BLK 80	127.05
NORTHWESTERN BELL TELE CO	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 5-6-7 BLK 80	0.00
NORTHWESTERN BELL TELE CO	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND N 44' LT 8 BLK 80	0.00
HUSTON/DAVID C	ORIGINAL TOWN C 1/3 LT 8 BLK 80	252.06
FEDERAL BLDG	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LTS 1-2 & E 44' LT 3 BLK 80	0.00
MITCHELL/DEREK L & RUTH E	ORIGINAL TOWN S 44' LT 8 BLK 80	236.91
VICTORY BIBLE FELLOWSHIP OF THE	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 1 BLK 81	0.00
CHAMBER OF COMMERCE OF GI INC	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 2/3 LT 2 BLK 81	0.00
TRAMPE/RONALD E & SHARON R	ORIGINAL TOWN W 1/3 LT 2 BLK 81	151.01
KANSAS NE ASSOC OF SEVENTH DAY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 1/3 LT 3 BLK 81	0.00
REED/JAMES S & PRECIOUS A	ORIGINAL TOWN C 1/3 LT 3 BLK 81	237.38
KRAUSS/RONALD C & VADA M	ORIGINAL TOWN W 1/3 LT 3 & ALL 4 BLK 81	450.89
WALNUT STREET PARTNERSHIP	ORIGINAL TOWN LT 5 BLK 81	423.68
WALNUT STREET PARTNERSHIP	ORIGINAL TOWN LT 6 BLK 81	172.14
WHEELER STREET PARTNERSHIP	ORIGINAL TOWN LT 7 & S 2/3 LT 8 BLK 81	832.27
WHEELER ST PARTNERSHIP	ORIGINAL TOWN N 1/3 LT 8 BLK 81	240.57
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 1 & PT VAC ALLEY BLK 82	81.18
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 2 & PT VAC ALLEY BLK 82	261.72
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 3 & PT VAC ALLEY BLK 82	81.18
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LT 4 & PT VAC ALLEY BLK 82	267.93
GRAND ISLAND INDEPENDENT	ORIGINAL TOWN LTS 5-6-7-8 & PT VAC ALLEY BLK 82	2,655.64
GRAND ISLAND HOSPITALITY LLC	ORIGINAL TOWN LTS 1 & 2 BLK 83	376.92
JOMIDA INC A NE CORP	ORIGINAL TOWN LTS 3 & 4 BLK 83	964.69
CALDERON/ELISEO & JESSICA	ORIGINAL TOWN N 60.35' LT 5 BLK 83	161.73
J & B RENTALS LLC	ORIGINAL TOWN S 71.65' LT 5 BLK 83	175.02
MATEO P/TOMAS	ORIGINAL TOWN W 2/3 LT 6 BLK 83	241.26
PEREZ/SYLVIA	ORIGINAL TOWN E 1/3 LT 6 & ALL LT 7 BLK 83	276.66
WOODEN/MICHAEL OWEN & SONYA KAY	ORIGINAL TOWN E 41' N 28' LT 8 BLK 83	129.27
WOODEN/MICHAEL OWEN & SONYA KAY	ORIGINAL TOWN PT N 1/3 & S 2/3 LT 8 BLK 83	187.81
PARK	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLK 84	0.00
GATZEMEYER/FRANCES MAE	ORIGINAL TOWN LT 1 BLK 85	481.29
GATZEMEYER/FRANCES MAE	ORIGINAL TOWN LT 2 BLK 85	181.05
CONTRYMAN & ASSO PROP	ORIGINAL TOWN LTS 3 & 4 BLK 85	459.54
GRAND ISLAND LIEDERKRANZ	ORIGINAL TOWN PT LTS 1-2-3 & 4 BLK 87	283.61
CITY OF G I	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND ALL BLK 88	0.00
DODGE & ELK PARK LOTS	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND PT BLK 89	0.00

ORDINANCE NO. 9274 (B) (Cont.)

ENVIRO-CLEAN CONTRACTORS INC	ORIGINAL TOWN N 60' FR LTS 1 & 2 & N 60' OF E 24' OF LT 3 BLK 89	309.45
HALL CO	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND STRIP 8' X 66' & PT LT 8 BLK 91	0.00
DOMINICK/AUDREY	ORIGINAL TOWN E 6' N 103' E 37' S 29' LT 2 & ALL LT 1 BLK 92	0.00
COMMUNITY REDEVELOPMENT AUTHORITY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND LT 2 XC E 6' N 103' & E 37' S 29' LT 2 BLK 92	0.00
COMMUNITY REDEVELOPMENT AUTHORITY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND E 50' LT 3 BLK 92	0.00
COMMUNITY REDEVELOPMENT AUTHORITY	ORIGINAL TOWN TO THE CITY OF GRAND ISLAND W 16' LT 3 & ALL LT 4 BLK 92	0.00
EMERY/GREGORY D & CHARLENE A	CAMPBELL'S SUB E 51' 8 LTS 1-2-3	86.25
SCHROEDER/DAVID T & PATRICIA A	CAMPBELL'S SUB W 75' 4 LTS 1-2-3	267.86
HASTINGS GRAIN INSPECTION INC	CAMPBELL'S SUB LTS 4-5-6 & N 10' LT 7	160.44
HASTINGS GRAIN INSPECTION INC	CAMPBELL'S SUB S 12' LT 7 & ALL LT 8	229.92
TWO BROTHERS INC	CAMPBELL'S SUB 32' X 127' LT 9	210.43
HILL/DAVID C	CAMPBELL'S SUB LTS 12 & 13	197.53
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 1	0.00
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 2	0.00
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 3	0.00
HALL CO	COURT HOUSE ADD TO THE CITY OF GRAND ISLAND LT 4	0.00
COUNTY OF HALL NEBRASKA	HANN'S ADD TO THE CITY OF GRAND ISLAND N 31' LT 2 & S 13.75' LT 1 BLK 1	0.00
COUNTY OF HALL	HANN'S FOURTH ADD TO THE CITY OF GRAND ISLAND LT 2	0.00
LOEFFLER/EDWARD A & JANE A	HANN'S ADD N 14' LT 3 & S 26' LT 2 BLK 1	284.43
SCHULLER/STEPHEN R & GLADIS M	HANN'S ADD N 7' PT LT 4 & S 43' LT 3 BLK 1	255.57
MORFIN/MIGUEL I DELAMORA	HANN'S ADD E 60' OF S 50' OF LT 4 BLK 1	220.51
CAMPBELL/KATHLEEN A	HANN'S ADD W 67' OF S 50' OF LT 4 BLK 1	122.66
COUNTY OF HALL	HANN'S FOURTH ADD TO THE CITY OF GRAND ISLAND LT 1	0.00
MARSH PROPERTIES LLC	HANN'S SECOND ADD S 5' OF LT 2 & ALL LT 3 BLK 4	483.43
UMMEL JR/TOMMY L	HANN'S FIFTH SUB LT 2	179.48
MUELLER/ROBERT J	HANN'S FIFTH SUB LT 1	116.27
TWO BROTHERS INC	HANN'S 3RD ADD W 111' X 118' BLK 5	435.97
ROSALES-MONZON/CARLOS A	HANN'S 3RD ADD N 52.5' OF E 91.9' OF BLK 5	235.31
ROYLE/LARRY E	HANN'S 3RD ADD E 56' OF W 174' OF BLK 5	157.22
VALENZUELA/LINDA L	HANN'S 3RD ADD S 58.5' OF E 91.9' OF BLK 5	227.01
HOOS INSURANCE AGENCY INC	RAILROAD ADD LT 4 & PT VAC ST BLK 97	264.93
SANCHEZ/FILEMON	RAILROAD ADD N 1/2 LT 1 BLK 98	21.55
SANCHEZ/FILEMON	RAILROAD ADD S 1/2 LT 1 BLK 98	278.83
CARLSON/ARVID C	RAILROAD ADD LT 2 BLK 98	111.30
KUEHNER/CAROLYN E	RAILROAD ADD W 1/2 LT 3 BLK 98	153.32
SCHAFFER/LEE ANN G & MICHAEL W	RAILROAD ADD E 1/2 LT 3 BLK 98	167.75
PLATE/TIM C	RAILROAD ADD N 86' LT 4 BLK 98	89.55
PLATE/TIM C	RAILROAD ADD S 46' LT 4 BLK 98	163.47



ORDINANCE NO. 9274 (B) (Cont.)

PLATE/TIM C	RAILROAD ADD LT 5 BLK 98	499.94
PLATE/TIM C	RAILROAD ADD LT 6 BLK 98	222.55
BENITEZ/FLORIBERTO SANCHEZ	RAILROAD ADD W 52' LT 7 BLK 98	203.01
SANCHEZ/FILEMON	RAILROAD ADD E 14' LT 7 & ALL LT 8 BLK 98	319.90
VACLAVEK/LEE ANN	RAILROAD ADD FR LT 1 & FR LT 2 BLK 105	114.72
FOX FAMILY LLC	RAILROAD ADD LT 3 BLK 105	203.02
LAZENDORF HOLDINGS LIMITED PARTNERSHIP	RAILROAD ADD LT 4 BLK 105	364.46
FOX FAMILY LLC	RAILROAD ADD LT 5 & FR LTS 6 & 7 XC CITY BLK 105	965.91
CONTRYMAN & ASSO A CO-PARTNERSHIP	RAILROAD ADD LTS 1 & 2 BLK 106	358.52
C & S GROUP LLC	RAILROAD ADD LT 3 BLK 106	187.61
FERNANDEZ/GUADALUPE & PEDRO	RAILROAD ADD LT 4 BLK 106	319.86
MUFFLER SHOP INC/THE	RAILROAD ADD LTS 1 & 2 BLK 107	352.43
MUFFLER SHOP INC/THE	RAILROAD ADD LTS 3 & 4 BLK 107	175.25
BROWN/JOSEPH M & LORI JEAN	RAILROAD ADD S 2/3 LT 5 BLK 107	326.08
BROWN/JOSEPH M & LORI JEAN	RAILROAD ADD N 1/3 LT 5 BLK 107	143.85
FOX/CHARLES E & MARY A	RAILROAD ADD LT 6 BLK 107	257.74
FOX/CHARLES E & MARY A	RAILROAD ADD LT 7 XC N 60' OF E 22' & XC E 29.54' OF S 71.50' BLK 107	188.00
JANDA DDS PC/DAVID E	RAILROAD ADD S 72' LT 8 & E 29.54' OF S 71.50' LT 7 BLK 107	302.94
CLINCH/BARBARA J	RAILROAD ADD N 60' OF E 22' LT 7 & N 60' LT 8 BLK 107	254.94
FOX/RICHARD & MARILYN	RAILROAD ADD LTS 1 & 2 BLK 108	456.11
WILLIAMS/CASEY & MISTI	RAILROAD ADD E 37' LT 3 BLK 108	192.92
DOUGLAS BOOKKEEPING SERVICE INC	RAILROAD ADD W 29' LT 3 & ALL LT 4 BLK 108	554.92
PLACKE/DONALD J & JANET L	RAILROAD ADD S 88' LT 5 BLK 108	127.92
PLACKE/DONALD J & JANET L	RAILROAD ADD N 44' LT 5 BLK 108	74.46
LBE FAMILY LIMITED PARTNERSHIP	RAILROAD ADD LT 6 BLK 108	177.62
BOSELMAN INC	RAILROAD ADD LTS 7 & 8 BLK 108	554.08
GILROY/DAVID A & CAROLYN J	RAILROAD ADD S 61' LT 1 & S 61' LT 2 BLK 109	195.00
HANEY/THOMAS W & DIANE K	RAILROAD ADD N 71' 1 & N 71' LT 2 BLK 109	122.85
J & B RENTALS, LLC	RAILROAD ADD E 59.5' LT 3 BLK 109	134.63
J & B RENTALS, LLC	RAILROAD ADD E 52' 11" LT 4 & W 6.5' LT 3 BLK 109	67.09
MCSHANNON/ROGER L & SHARON K	RAILROAD ADD E 52' 11" OF LT 5 & ALL LT 6 BLK 109	207.58
LPB, LLC	RAILROAD ADD LTS 7 & 8 BLK 109	645.12
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND LT 2	0.00
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND LT 3	0.00
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND N 52 1/3' OF W 150' LT 4	0.00
HALL CO	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND LT 5	0.00
COUNTY OF HALL	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND W 86' OF E 165' OF 4 & W 86' OF E 165' OF N 48.5' LT 5	0.00
COUNTY OF HALL	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND W PT OF N 48.5' X 150' LT 5 & 26.17' X 150' OF W PT LT 4	0.00
SCHAGER/MARGO	GILBERT'S SUB NORTH, PART OF BLK 79, ORIGINAL TOWN 22' X 99' LT A	150.90

ORDINANCE NO. 9274 (B) (Cont.)

EQUITABLE BUILDING & LOAN ASSOC	GILBERT'S SUB NORTH, PART OF BLK 79, ORIGINAL TOWN LT B	157.59
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 102	141.69
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 103	204.89
EQUITABLE BUILDING & LOAN ASSN/THE	THE YANCY, A CONDOMINIUM UNIT 104	509.87
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201A	457.11
DEVCO INVESTMENT CORPORATION	THE YANCY, A CONDOMINIUM UNIT 301	97.19
GEORGE/MOLLIE JO	THE YANCY, A CONDOMINIUM UNIT 302	70.58
FARR/THOMAS M & NITA J	THE YANCY, A CONDOMINIUM UNIT 303	100.38
ZINS/WILLIAM L	THE YANCY, A CONDOMINIUM UNIT 304	92.50
TENG/IRENE	THE YANCY, A CONDOMINIUM UNIT 305	0.00
BAXTER/DUDLEY D & DIANA K	THE YANCY, A CONDOMINIUM UNIT 401	71.73
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 402	81.83
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 403	78.57
JONES/MICHAEL D	THE YANCY, A CONDOMINIUM UNIT 404	129.93
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 405	78.96
JOHNSON/TROY D & CELESTE K	THE YANCY, A CONDOMINIUM UNIT 406	111.37
FORDHAM/WYNDELL F & BARBARA B	THE YANCY, A CONDOMINIUM UNIT 407	122.28
LUCE/ERIC D	THE YANCY, A CONDOMINIUM UNIT 501	103.62
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 502	84.11
BAXTER/DUDLEY D & DIANA K	THE YANCY, A CONDOMINIUM UNIT 503	78.63
BAXTER/DUDLEY D & DIANA K	THE YANCY, A CONDOMINIUM UNIT 504	0.00
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 505	79.01
CIELOHA/ROBERT A	THE YANCY, A CONDOMINIUM UNIT 506	111.46
DAVIS/KELVIN PAUL & BONNIE DIANE	THE YANCY, A CONDOMINIUM UNIT 507	126.02
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 601	72.44
ARTVEST III	THE YANCY, A CONDOMINIUM UNIT 602	84.25
O'NEILL/COLLEEN A	THE YANCY, A CONDOMINIUM UNIT 603	112.88
CLYNE/THOMAS B	THE YANCY, A CONDOMINIUM UNIT 604	90.95
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 605	79.10
LIND/SHARON GRAVES	THE YANCY, A CONDOMINIUM UNIT 606	78.24
ARP/CHARMAINE L	THE YANCY, A CONDOMINIUM UNIT 607	118.21
LIND/SHARON GRAVES	THE YANCY, A CONDOMINIUM UNIT 701	79.20
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 702	84.36
JOHNSON/RICHARD A & MARGARET A	THE YANCY, A CONDOMINIUM UNIT 703	78.85
BURTSCHER/ART N & JAN L	THE YANCY, A CONDOMINIUM UNIT 704	130.22
RATHJEN/MICHELLE R	THE YANCY, A CONDOMINIUM UNIT 705	87.00
LONG/CLIFTON J	THE YANCY, A CONDOMINIUM UNIT 706	78.01
MCQUOWN/DONALD D & LINDA K	THE YANCY, A CONDOMINIUM UNIT 707	116.88
ARTVEST III, A NE GENERAL PARTNER	THE YANCY, A CONDOMINIUM UNIT 801	72.58
MAPES & CO GENERAL PARTNERSHIP	THE YANCY, A CONDOMINIUM UNIT 802	84.45
MAPES & CO GENERAL PARTNERSHIP	THE YANCY, A CONDOMINIUM UNIT 803	92.33
CHASE/CHARLES D	THE YANCY, A CONDOMINIUM UNIT 804	149.20
ALEXANDER/WENDY L	THE YANCY, A CONDOMINIUM UNIT 805	97.54
NELSON/JACK L	THE YANCY, A CONDOMINIUM UNIT 806	84.89
NISSSEN/JAMES F	THE YANCY, A CONDOMINIUM UNIT 901	72.61
EVNEN/EVERETT A & ELAINE S	THE YANCY, A CONDOMINIUM UNIT 902	84.50
EVNEN/EVERETT A & ELAINE S	THE YANCY, A CONDOMINIUM UNIT 903	92.38

ORDINANCE NO. 9274 (B) (Cont.)

ATKINS/ANN C	THE YANCY, A CONDOMINIUM UNIT 904	136.19
DIZMANG/TAMMY L	THE YANCY, A CONDOMINIUM UNIT 905	97.59
LIND/SHARON GRAVES	THE YANCY, A CONDOMINIUM UNIT 906	138.63
TODD/LINDA M	THE YANCY, A CONDOMINIUM UNIT 1001	79.37
FOGLAND/DAN & CHRIS	THE YANCY, A CONDOMINIUM UNIT 1002	84.53
GILLAM/JEREMY S & JACK L	THE YANCY, A CONDOMINIUM UNIT 1003	92.44
WHITEHEAD/DIANA L	THE YANCY, A CONDOMINIUM UNIT 1004	0.00
MEGARD/RUTH E	THE YANCY, A CONDOMINIUM UNIT 1005	98.80
ADEN/STEVEN G	THE YANCY, A CONDOMINIUM UNIT 1006	0.00
TOOLEY/JOHN PATRICK	THE YANCY, A CONDOMINIUM UNIT 1101	79.49
CLARE/LINDA L	THE YANCY, A CONDOMINIUM UNIT 1102	84.62
BUCKLEY/LYNN A	THE YANCY, A CONDOMINIUM UNIT 1103	101.12
DOLTON/GEORGE R	THE YANCY, A CONDOMINIUM UNIT 1104	141.93
BOLEY/LOREN E	THE YANCY, A CONDOMINIUM UNIT 1105	98.94
PHILLIPS/BONITA R	THE YANCY, A CONDOMINIUM UNIT 1106	169.52
HOME FEDERAL SAVINGS & LOAN ASSN	HANN'S FOURTH ADD LT 3	1,741.08
ARTVEST III	THE YANCY, A CONDOMINIUM UNIT 002	10.86
ARTVEST III	THE YANCY, A CONDOMINIUM UNIT 001	39.26
ELLISON/ROXANN T	ORIGINAL TOWN W 18.9' OF E 33' OF S 25.1' LT 7 BLK 65	51.77
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 101	34.10
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201B	55.24
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201C	139.06
EQUITABLE BUILDING & LOAN ASSOC	THE YANCY, A CONDOMINIUM UNIT 201D	104.68
HOME FEDERAL SAVINGS & LOAN	ORIGINAL TOWN PT LTS 1-2-3-4-7 & ALL 5 & 6 & PT VACATED ALLEY BLK 89	354.67
CALDERON/ELISEO & JESSICA	JENSEN SUB LT 2	88.62
IGLESIA EVANGELICA PENTECOSTES	ZILLER SUB LT 2	0.00
GRAND ISLAND/CITY OF	WESTERVELT'S SUB TO THE CITY OF GRAND ISLAND VACATED ST SOUTH OF LT 1	0.00
CITY OF GRAND ISLAND	ORIGINAL TOWN S 1/2 LT 1 BLK 57	0.00
CITY OF GRAND ISLAND	PARKING RAMP SUB TO THE CITY OF GRAND ISLAND LTS 1-2-& 3	0.00
CITY OF G I	CAMPBELL'S SUB TO THE CITY OF GRAND ISLAND LTS 10 & 11	0.00
TOTAL		89,999.79

SECTION 2. The special tax shall become delinquent in fifty (50) days from date of this levy; the entire amount so assessed and levied against each lot or tract may be paid within fifty (50) days from the date of this levy without interest and the lien of special tax thereby satisfied and released. After the same shall become delinquent, interest at the rate of fourteen percent (14%) per annum shall be paid thereon.

ORDINANCE NO. 9274 (B) (Cont.)

SECTION 3. The city treasurer of the City of Grand Island, Nebraska, is hereby directed to collect the amount of said taxes herein set forth as provided by law.

SECTION 4. Such special assessments shall be paid into a fund to be designated as the "Downtown Business Improvement District No. 8".

SECTION 5. Any provision of the Grand Island City Code, any ordinance, or part of an ordinance in conflict herewith is hereby repealed.

SECTION 6. This ordinance shall be in force and take effect from and after its passage and publication, in pamphlet form, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: September 14, 2010.

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Margaret Hornady, Mayor

Attest:

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RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item F7

**#9275 - Consideration of Amending Chapter 15 of the Grand Island City Code Relative to Commercial Electric Deposit Interest Rate**

Staff Contact: Mary Lou Brown

# **Council Agenda Memo**

**From:** Mary Lou Brown, Finance Director  
**Meeting:** September 14, 2010  
**Subject:** Revision to Commercial Electric Deposit Interest Rate  
**Item #s:** F-7  
**Presenter(s):** Mary Lou Brown, Finance Director

## **Background**

This proposed change in the commercial electric deposit interest rate was presented to Council at the July 27, 2010 meeting and approved as a Resolution at that time. Since the interest rate is referenced in the City Code, the change needs to be made as an Ordinance. The remainder of this memo remains unchanged from what was used in connection with the July 27, 2010 meeting.

City Code Chapter 15, paragraph 50 discusses the deposit requirements for all commercial electric service accounts. Effective September 1, 1983, the interest rate of six percent (6%) per annum was implemented for all commercial electric service deposit amounts. This amount is payable to the customer at the time the deposit is refundable. Interest rates have changed dramatically since September 1983 and it is time to modify the existing City Code in this regards.

## **Discussion**

There are two goals that should be achieved with the recommended change. The first is to create a set date upon which the interest rate is periodically changed and the second is to tie the interest rate to a defined financial rate that is easily obtained.

At the time that the interest rate was implemented in 1983, interest rates overall were quite high. The interest accrual was necessary to compensate customers for the City's use of their money.

Deposits are required for all electric service accounts established under the commercial rate structure. For deposits created on or after September 1, 1983, the deposit is equal to two times the estimated billing for the highest usage month of the calendar year.

Deposits are held and refunded to the customers as follows:

(1) When the electric service has been disconnected, whether at the request of the customer or for nonpayment of the customer's electric bill, or a new account has been created for said service with a different customer, and a final reading has been taken, any deposit on hand plus the accrued interest thereon, and minus the amount of any unpaid billing statement and other charges, shall be refunded to the customer; or

(2) After at least two years of continuous service to the customer, if the monthly payments for the account have been made promptly, with no more than two delinquent payments during the twenty-four (24) month period immediately preceding the request, the customer may request the utilities department in writing to refund the deposit. Upon receipt of the request, and if the above conditions of prompt payment have been met, the utilities department shall refund any deposit on hand, plus the accrued interest to the customer. For the purposes of this subsection, a payment shall be deemed delinquent if made more than fifteen (15) days after the date set forth on the monthly billing statement.

The recommendation is to set the rate each year on October 1 or the following business day. Setting the rate on an annual basis keeps the rate paid by the City more closely tied to current economic conditions.

The second portion of the recommendation is to tie the rate to the 3 month LIBOR (London Interbank Offered Rate) rate. The LIBOR rate is a daily reference rate based on the interest rates at which banks borrow unsecured funds from other banks. LIBOR is used to guide banks in setting rates for adjustable rate loans, including interest only mortgages and credit card debt. It is the most widely used benchmark or reference rate for short-term interest rates world wide. The rate is published daily in the Wall Street Journal and is also available on the internet.

This rate is recommended due to it being a reference rate for short-term interest rates. Theoretically, a commercial customer should have their money on deposit with the City for no more than 24 months so a long term rate would not be applicable. LIBOR as of the date the memo is written was 0.52%.

There are currently 43 accounts with dates older than 1/1/2007 and 236 accounts in total. The total value of the accounts is \$172,001.45 with an average value of \$728.82.

## **Alternatives**

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

1. Approve the Resolution as presented.
2. Postpone the issue to a future meeting.

3. Take no action.

### **Recommendation**

City Administration recommends that the Council approve the changes to the interest rate applied to commercial electric service accounts.

### **Sample Motion**

Move to approve the change to an annually adjusted interest rate based on the 3 month LIBOR as of October 1, or the next business day, each year.



ORDINANCE NO. 9275

An ordinance to amend Chapter 15 of the Grand Island City Code; to amend Section 50 pertaining to the interest rate to be used in the accrual of interest on electric service account deposits established under the commercial rate structure.

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

SECTION 1. Section 15-50 of the Grand Island City Code is hereby amended to read as follows:

**§15-50. Deposit Requirements**

(A) Except as provided below, all electric service accounts established under the commercial rate structure shall be required to maintain a deposit in an amount to be determined by the utilities department as set forth in this section.

(B) Deposits for accounts in existence before September 1, 1983, shall be maintained in the amount established under the ordinances in effect at the time of the initial deposit, unless said deposit has been distributed under the provisions of this section.

(C) Deposits for any account created on or after September 1, 1983, and deposits for all accounts for which service has been reinstated after being disconnected for nonpayment shall be maintained in an amount of not less than Two Hundred Dollars (\$200), nor more than Two Thousand Dollars (\$2,000), as determined by the utilities department. The exact amount of the deposit required should be equal to approximately two times the estimated billing for the highest usage month of the calendar year.

(D) From and after October 1, 2010, all deposits required herein shall accrue interest at the annually adjusted interest rate based on the 3 month LIBOR as of October 1, or the next business day. Interest shall be payable to the customer only at the time the deposit is refundable as provided in subsection E below.

(E) The deposit required herein shall be refunded to the customer as follows:

(1) When the electric service has been disconnected, whether at the request of the customer or for nonpayment of the customer's electric bill, or a new account has been created for said service with a different customer, and a final reading has been taken, any deposit on hand plus the accrued interest thereon, and minus the amount of any unpaid billing statement and other charges, shall be refunded to the customer; or

(2) After at least two years of continuous service to the customer, if the monthly payments for the account have been made promptly, with no more than two delinquent payments during the twenty-four (24) month period immediately preceding the request, the customer may request the utilities department in writing to refund the deposit. Upon receipt of the request, and if the above conditions of prompt payment have been met, the utilities department shall refund any deposit on hand, plus the accrued interest to the customer. For the purposes of this subsection, a payment shall be deemed delinquent if made more than fifteen (15) days after the date set forth on the monthly billing statement.

SECTION 2. Section 15-50 as now existing, and any ordinances or parts of ordinances in conflict herewith are repealed.

ORDINANCE NO. 9275 (Cont.)

SECTION 3. The validity of any section, subsection, sentence, clause, or phrase of this ordinance shall not affect the validity or enforceability of any other section, subsection, sentence, clause, or phrase thereof.

SECTION 4. That this ordinance shall be in force and take effect from and after its passage and publication, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: September 14, 2010.

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Margaret Hornady, Mayor

Attest:

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RaNae Edwards, City Clerk

## §15-50. Deposit Requirements

(A) Except as provided below, all electric service accounts established under the commercial rate structure shall be required to maintain a deposit in an amount to be determined by the utilities department as set forth in this section.

(B) Deposits for accounts in existence before September 1, 1983, shall be maintained in the amount established under the ordinances in effect at the time of the initial deposit, unless said deposit has been distributed under the provisions of this section.

(C) Deposits for any account created on or after September 1, 1983, and deposits for all accounts for which service has been reinstated after being disconnected for nonpayment shall be maintained in an amount of not less than Two Hundred Dollars (\$200), nor more than Two Thousand Dollars (\$2,000), as determined by the utilities department. The exact amount of the deposit required should be equal to approximately two times the estimated billing for the highest usage month of the calendar year.

(D) From and after ~~September 1, 1983~~ October 1, 2010, all deposits required herein shall accrue interest at the ~~rate of six percent (6%) per annum, annually adjusted interest rate based on the 3 month LIBOR as of October 1, or the next business day.~~ which Interest shall be payable to the customer only at the time the deposit is refundable as provided in subsection E below.

(E) The deposit required herein shall be refunded to the customer as follows:

(1) When the electric service has been disconnected, whether at the request of the customer or for nonpayment of the customer's electric bill, or a new account has been created for said service with a different customer, and a final reading has been taken, any deposit on hand plus the accrued interest thereon, and minus the amount of any unpaid billing statement and other charges, shall be refunded to the customer; or

(2) After at least two years of continuous service to the customer, if the monthly payments for the account have been made promptly, with no more than two delinquent payments during the twenty-four (24) month period immediately preceding the request, the customer may request the utilities department in writing to refund the deposit. Upon receipt of the request, and if the above conditions of prompt payment have been met, the utilities department shall refund any deposit on hand, plus the accrued interest to the customer. For the purposes of this subsection, a payment shall be deemed delinquent if made more than fifteen (15) days after the date set forth on the monthly billing statement.



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item F8

**#9276 - Consideration of Zoning Change for the Village Third Subdivision from RD - Residential Development to Amended RD - Residential Development**

*This item relates to the aforementioned Public Hearing Item E-9.*

Staff Contact: Chad Nabity

ORDINANCE NO. 9276

An ordinance rezoning a certain tract of land within the zoning jurisdiction of the City of Grand Island; amending the Residential Development district and Final Development Plan for The Village Fourth Subdivision (Lots 4, 5, 7 through 29 and Outlots A, B, and C of the Village Third Subdivision); directing the such zoning change and classification be shown on the Official Zoning Map of the City of Grand Island; amending the provisions of Section 36-7; and providing for publication and an effective date of this ordinance.

WHEREAS, the Regional Planning Commission on September 1, 2010, held a public hearing and made a recommendation on the proposed zoning of such area; and

WHEREAS, notice as required by Section 19-923, R.R.S. 1943, has been given to the Board of Education of School District No. 2 in Hall County, Nebraska; and

WHEREAS, after public hearing on September 14, 2010, the City Council found and determined the change in zoning be approved and made.

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

SECTION 1. That the final development plan for The Village Fourth Subdivision is amended as shown on the development plan included as part of the subdivision agreement as approved and signed by the Subdivider and City.

SECTION 2. That the Official Zoning Map of the City of Grand Island, Nebraska, as established by Section 36-7 of the Grand Island City Code be, and the same is, hereby ordered to be changed, amended, and completed in accordance with this ordinance.

Approved as to Form ? _____
September 10, 2010 ? City Attorney

ORDINANCE NO. 9276 (Cont.)

SECTION 3. That this ordinance shall be in force and take effect from and after its passage and publication, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: September 14, 2010.

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Margaret Hornady, Mayor

Attest:

---

RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G1

**Approving Minutes of August 24, 2010 City Council Regular Meeting**

Staff Contact: RaNae Edwards

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL REGULAR MEETING

August 24, 2010

Pursuant to due call and notice thereof, a Regular Meeting of the City Council of the City of Grand Island, Nebraska was conducted in the Council Chambers of City Hall, 100 East First Street, on August 24, 2010. Notice of the meeting was given in *The Grand Island Independent* on August 18, 2010.

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

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

MAYOR COMMUNICATION: Mayor Hornady introduced CYC members Andres Gamboa and Katrina Molholm and board member Elizabeth Kuta. Mentioned was the State Fair opening this Friday, August 27<sup>th</sup>. Mayor Hornady thanked the citizens of Grand Island and all the people that helped to make this happen.

PRESENTATIONS AND PROCLAMATIONS:

Recognition of Larry Cornelius, Senior Engineering Technician with the Public Works Department for 40 Years of Service with the City of Grand Island. Mayor Hornady and the City Council recognized Larry Cornelius, Senior Engineering Technician with the Public Works Department for 40 years of service with the City of Grand Island. Public Works Director Steve Riehle commented on the work done by Mr. Cornelius over the past 40 years. Mr. Cornelius was present to receive the recognition.

Proclamation "Life Insurance Awareness Month" September 2010. Mayor Hornady proclaimed the month of September as "Life Insurance Awareness Month". Anita Speece representing the Insurance Companies was present to receive the proclamation.

PUBLIC HEARINGS:

Public Hearing on Request from Q-Mex GI, LLC dba Qdoba, 1010 Diers Avenue, Suite 1 for a Class "T" Liquor License. RaNae Edwards, City Clerk reported that an application for a Class "T" Liquor License had been received from Q-Mex GI, LLC dba Qdoba, 1010 Diers Avenue, Suite 1. Ms. Edwards presented the following exhibits for the record: application submitted to the Liquor Control Commission and received by the City on July 28, 2010; notice to the general public of date, time, and place of hearing published on August 14, 2010; notice to the applicant of date, time, and place of hearing mailed on July 28, 2010; along with Chapter 4 of the City Code. Staff recommended approval. No public testimony was heard.

Public Hearing on Request from Nickie J. Kallos, Jr. dba Nickie's Lounge, 106-108 East 3<sup>rd</sup> Street for a Class "C" Liquor License. RaNae Edwards, City Clerk reported that an application



for a Class “C” Liquor License had been received from Nickie J. Kallos, Jr. dba Nickie’s Lounge, 106-108 East 3<sup>rd</sup> Street. Ms. Edwards presented the following exhibits for the record: application submitted to the Liquor Control Commission and received by the City on July 15, 2010; notice to the general public of date, time, and place of hearing published on August 14, 2010; notice to the applicant of date, time, and place of hearing mailed on July 15, 2010; along with Chapter 4 of the City Code. Staff recommended denial based on the following:

1. Not of good character and reputation in the community – Nebraska Liquor Control Rules and Regulations Section 53-125 (2) for the following reasons:

- The owner, Mr. Kallos has not demonstrated in the past that he is fit, willing and able to properly provide the service proposed within the City.
- The owner, Mr. Kallos in the past has not demonstrated the type of management and control in owning the licensed premise to be sufficient to insure that the licensed business conforms to the provisions and requirements of the license.
- There are multiple on sale liquor establishments in this area of Grand Island.
- The Grand Island Police Department frequently lacks adequate resources to police Nickie’s Lounge and respond to the calls for service.
- A Liquor License for Nickie’s Lounge is not consistent with the public interest.

Nick Kallos, 1704 East 7<sup>th</sup> Street spoke in support. No further public testimony was heard.

Public Hearing on Acquisition of Utility Easement Located at the Veterans Athletic Complex, 2820 Broadwell Avenue (State of Nebraska, Department of Administrative Services). Gary Mader, Utilities Department Director reported that acquisition of a utility easement located at the Veterans Athletic Complex, 2820 Broadwell Avenue was needed in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers and water mains for the purpose of placing primary underground conduit, cable, and transformers and water main to the new Veterans Athletic complex. Staff recommended approval. No Public testimony was heard.

#### ORDINANCES:

#9266 – Consideration of Annexation Request of a Tract of Land Being Platted as Lake Heritage Second Subdivision Located at the Southeast Corner of U.S. Highway 34 and Blaine Street (Final Reading)

This item related to the Public Hearing held on July 27, 2010. This was the final of three readings.

Motion by Meyer, second by Niemann to approve Ordinance #9266 on final reading. Upon roll call vote, all voted aye. Motion adopted.

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

#9267 – Consideration of Approving Salary Ordinance

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 this ordinance on second 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, Councilmember’s Meyer, Niemann, Dugan, Ramsey, Zapata, Nickerson, & Gericke voted aye. Councilmember Haase voted no. Motion failed.

Human Resources Director Brenda Sutherland reported Ordinance #9268 was the salary ordinance setting the wages for the upcoming fiscal year. Explained was the wages that had been previously agreed to by the City Council when labor agreements were entered into.

Discussion was held concerning sick leave buyout and maximum accrual of sick leave hours.

Motion by Zapata, second by Ramsey to approve Ordinance #9268 on first reading. Upon roll call vote, Councilmember’s Meyer, Dugan, Ramsey, Zapata, Nickerson, and Gericke voted aye. Councilmember’s Niemann and Haase voted no. Motion adopted.

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

Approving Minutes of August 10, 2010 City Council Regular Meeting.

Approving Minutes of August 12, 2010 City Council Special (Budget) Meetings.

Approving Minutes of August 17, 2010 City Council Special (Budget) Meetings.

Approving Re-Appointment of Lisa Norton to the Animal Advisory Board.

#2010-221 – Approving Preliminary Plat, Final Plat and Subdivision Agreement for Lake Heritage Second Subdivision. It was noted that Jerome W. Niedfelt Revocable Trust, Doralene F. Niedfelt, Trustee owner had submitted the Preliminary Plat, Final Plat and Subdivision Agreement for Lake Heritage Second Subdivision for the purpose of creating 11 lots on a tract of land comprising part of the NW1/4 of the NW1/4 of Section 33-11-9 containing approximately 38 acres.

#2010-222 – Approving Final Plat and Subdivision Agreement for J Clark Subdivision. It was noted that 1321 Webb Road, L.L.C. owner had submitted the Final Plat and Subdivision Agreement for J Clark Subdivision for the purpose of creating 3 lots on a tract of land comprising a part of the SW1/4SW1/4 of Section 21-11-9 containing approximately 1.805 acres.

#2010-223 – Approving Interlocal Agreement with Central Nebraska Drug Court for Drug Court Office Space.

#2010-224 – Approving Acquisition of Utility Easement Located at the Veterans Athletic Complex, 2820 Broadwell Avenue (State of Nebraska, Department of Administrative Services).

#2010-225 Approving Amendment #2 to Parkview Superfund Remediation Access Agreement with EPA.

#2010-226 – Approving Midwest Reliability Organization Non-Disclosure Agreement.

#2010-227 – Approving Nebraska Department of Health and Human Services Agreement for a Child Well-Being Supplemental Grant.

#2010-228 – Approving Storm Water Management Plan Program Grant Application from the Nebraska Department of Environmental Quality.

#2010-229 – Approving Change Order No. 2 for Primary Clarifier Mechanism Replacement Project at the Wastewater Treatment Plant with Oakview Construction, Inc. of Red Oak, Iowa for an Increase of \$16,112.00 and a Revised Contract Amount of \$636,317.00.

#2010-130 – Approving Amendment No. 1 to the Agreement for Consulting Engineering Services on the Aeration Basin Project at the WWTP with Black & Veatch Corporation of Kansas City, Missouri for an Amended Agreement Total of \$995,000.00.

RESOLUTIONS:

#2010-231 – Consideration of Request from Q-Mex GI, LLC dba Qdoba, 1010 Diers Avenue, Suite 1 for a Class “I” Liquor License and Liquor Manager Designation for Connie Westfall, 2003 West Division Street. This item related to the aforementioned Public Hearing.

Motion by Meyer, second by Ramsey to approve Resolution #2010-231 contingent upon final inspections and Ms. Westfall completing a state approved alcohol server/seller program. Upon roll call vote, Councilmember’s Meyer, Niemann, Haase, Ramsey, Zapata, Nickerson, and Gericke voted aye. Councilmember Dugan voted no. Motion adopted.

#2010-232 – Consideration of Request from Nickie J. Kallos, Jr. dba Nickie’s Lounge, 106-108 East 3<sup>rd</sup> Street for a Class “C” Liquor License. This item related to the aforementioned Public Hearing.

Discussion was held regarding changes Mr. Kallos agreed to make if granted the Liquor License. Police Chief Steve Lamken answered questions regarding minor problems in other bars since Club 69 had closed.

Motion by Meyer, second by Niemann to deny the application from Nickie J. Kallos, Jr. dba Nickie’s Lounge, 106-108 East 3<sup>rd</sup> Street for a Class “C” Liquor License based on the following:

1. Not of good character and reputation in the community – Nebraska Liquor Control Rules and Regulations Section 53-125 (2) for the following reasons:
  - The owner, Mr. Kallos has not demonstrated in the past that he is fit, willing and able to properly provide the service proposed within the City.
  - The owner, Mr. Kallos in the past has not demonstrated the type of management and control in owning the licensed premise to be sufficient to insure that the licensed business conforms to the provisions and requirements of the license.
  - There are multiple on sale liquor establishments in this area of Grand Island.

- The Grand Island Police Department frequently lacks adequate resources to police Nickie's Lounge and respond to the calls for service.
- A Liquor License for Nickie's Lounge is not consistent with the public interest.

Upon roll call vote, Councilmember's Meyer, Niemann, Dugan, Ramsey, and Zapata voted aye. Councilmember's Haase, Nickerson, and Gericke voted no. Mayor Hornady voted aye making the sixth and deciding vote. Motion adopted.

#2010-233 – Consideration of Resolution Directing Property Owner to Repair Sidewalk at 503 E Yund Street. Public Works Director Steve Riehle reported that on October 19, 2009 and July 22, 2010 a letter was sent to the property owner concerning necessary repairs to the sidewalk at 503 E Yund Street. To date no repairs had taken place.

Motion by Meyer, second by Niemann to approve Resolution #2010-233. Upon roll call vote, all voted aye. Motion adopted.

#2010-234 – Consideration of Resolution Directing Property Owner to Repair Sidewalk at 2025 N Lafayette Avenue. Public Works Director Steve Riehle reported that on October 28, 2009 and July 22, 2010 a letter was sent to the property owner concerning necessary repair to the sidewalk at 2025 N Lafayette Avenue. To date no repairs had taken place.

Motion by Meyer, second by Niemann to approve Resolution #2010-234. Upon roll call vote, all voted aye. Motion adopted.

#2010-235 – Consideration of Approving 2010/2011 Fee Schedule. Finance Director Mary Lou Brown reported that revenue reflected in the budget incorporated the proposed Fee Schedule rates. Correction to the fee schedule was mentioned by deleting the Wireless Communication Tower Permits and changing the single burial space to \$500.00.

Motion by Dugan, second by Zapata to approve Resolution #2010-235 with the stated changes. Upon roll call vote, all voted aye. Motion adopted.

#2010-236 – Consideration of Approving Dental Contract. Human Resources Director Brenda Sutherland reported that last year the City accepted proposals for its health and dental package. Delta Dental of Nebraska was the vendor chosen to provide services for the administration of the dental plan in an amount of \$4.10 per employee per month.

Discussion was held regarding the increased costs to employees and the insurance reserve fund amount.

Motion by Ramsey, second by Nickerson to approve Resolution #2010-236. Upon roll call vote, all voted aye. Motion adopted.

#2010-237 – Consideration of Approving Personnel Rules and Regulations. Human Resources Director Brenda Sutherland reported that proposed changes to the Personnel Rules was required by Council action approving the 2010/2011 budget.

Comments were made regarding a comprehensive review of the health and dental budget.

Motion by Ramsey, second by Nickerson to approve Resolution #2010-237. Upon roll call vote, Councilmember's Meyer, Niemann, Dugan, Ramsey, Zapata, Nickerson, and Gericke voted aye. Councilmember Haase voted no. Motion adopted.

PAYMENT OF CLAIMS:

Motion by Dugan, second by Niemann to approve the Claims for the period of August 11, 2010 through August 24, 2010, for a total amount of \$3,619,604.22. Unanimously approved.

Motion by Dugan, second by Niemann to approve the Claims for the Period of August 11, 2010 through August 24, 2010 for the Veterans Athletic Field Complex for a total amount of \$98,527.66. Unanimously approved.

Motion by Dugan, second by Niemann to approve the Claims for the Period of August 11, 2010 through August 24, 2010 for the State Fair Recreation Building for a total amount of \$399,697.05. Unanimously approved.

ADJOURNMENT: The meeting was adjourned at 8:15 p.m.

RaNae Edwards  
City Clerk



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G2

**Approving Minutes of August 31, 2010 City Council Special Meeting**

Staff Contact: RaNae Edwards

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITY COUNCIL SPECIAL MEETING

August 31, 2010

Pursuant to due call and notice thereof, a Regular Meeting of the City Council of the City of Grand Island, Nebraska was conducted in the Council Chambers of City Hall, 100 East First Street, on August 31, 2010. Notice of the meeting was given in *The Grand Island Independent* on August 26, 2010.

Mayor Hornady called the meeting to order at 5:30 p.m. The following City Councilmember's were present: Meyer, Gilbert, Carney, Dugan, Ramsey, Zapata, Nickerson, and Gericke. Councilmember's Haase and Niemann were absent. The following City Officials were present: City Administrator Jeff Pederson, City Clerk RaNae Edwards, City Attorney Dale Shotkoski, Finance Director Mary Lou Brown, and Public Works Director Steve Riehle.

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

Councilmember Niemann was present at 5:35 p.m.

MAYOR COMMUNICATION: Mayor Hornady commented on the success of the Nebraska State Fair and thanked everyone.

ORDINANCES:

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

#9268 – Consideration of Approving Salary Ordinance

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

Human Resources Director Brenda Sutherland reported Ordinance #9268 was the salary ordinance setting the wages for the upcoming fiscal year. Explained was the wages that had been previously agreed to by the City Council when labor agreements were entered into.

Motion by Meyer, second by Dugan to approve Ordinance #9268 on second and final reading.

Motion by Gilbert to amend the main motion to leave non-union sick leave hours at 960. Motion died due to a lack of a second.

Discussion was held regarding sick leave buyout, sick leave hours accrued and comparability for non-union employees.

City Clerk: Ordinance #9268 on second reading. All those in favor of the passage of this ordinance on second reading, answer roll call vote. Upon roll call vote, Councilmember's Meyer,

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

City Clerk: Ordinance #9268 on final passage. All those in favor of the passage of this ordinance on final passage, answer roll call vote. Upon roll call vote, Councilmember's Meyer, Niemann, Carney, Dugan, Ramsey, Zapata, Nickerson, and Gericke voted aye. Councilmember Gilbert voted no. Motion adopted.

Mayor Hornady: By reason of the roll call votes on first reading and then upon final passage, Ordinance #9268 is declared to be lawfully adopted upon publication as required by law.

ADJOURNMENT: The meeting was adjourned at 5:40 p.m.

RaNae Edwards  
City Clerk





# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G3

**Approving Deletion to Premise for Hall County Livestock  
Improvement Association dba Fonner Park, 700 East Stolley Park  
Road Liquor License "CK-78819"**

Staff Contact: RaNae Edwards

# Council Agenda Memo

**From:** RaNae Edwards, City Clerk

**Meeting:** September 14, 2010

**Subject:** Request from Hall County Livestock Improvement Association dba Fonner Park, 700 East Stolley Park Road for a Deletion to Class “CK-78819” Liquor License

**Item #'s:** G-3

**Presenter(s):** RaNae Edwards, City Clerk

## Background

Grand Island Hall County Livestock Improvement Association dba Fonner Park, 700 East Stolley Park Road has submitted an application for a deletion of the parking area to their Class “CK-78819” Liquor License.

## Discussion

Fonner Park currently holds a liquor license which covers the entire 300 acre area of Fonner Park located at 700 East Stolley Park Road. They are requesting a deletion of the parking area shown in the attached diagram.

City Council action is required and forwarded to the Nebraska Liquor Control Commission for issuance of all licenses. This application has been reviewed by the City Clerk.

## Alternatives

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

1. Approve the application.
2. Forward to the Nebraska Liquor Control Commission with no recommendation.
3. Forward to the Nebraska Liquor Control Commission with recommendations.
4. Deny the application.

## **Recommendation**

Based on the Nebraska Liquor Control Commission's criteria for the approval of Liquor Licenses, City Administration recommends that the Council approve the application.

## **Sample Motion**

Move to approve the request from Hall County Livestock Improvement Association dba Fonner Park for a deletion of the parking area from their Liquor License "CK-78819" located at 700 East Stolley Park Road.



**Dave Heineman**  
Governor

# STATE OF NEBRASKA

**NEBRASKA LIQUOR CONTROL COMMISSION**

**Robert B. Rupe**

Executive Director

301 Centennial Mall South, 5th Floor

P.O. Box 95046

Lincoln, Nebraska 68509-5046

Phone (402) 471-2571

Fax (402) 471-2814

TRS USER 800 833-7352 (TTY)

web address: <http://www.lcc.ne.gov/>

August 23, 2010

City Clerk of Grand Island  
100 E 1 Street  
PO Box 1968  
Grand Island, NE 68802

RE: Deletion to Premise for License Class CK 78819

Dear Clerk:

The licensee Hall County Livestock Improvement Association DBA Fonner Park located at 700 East Stolley Park Road (Hall County) has requested a deletion to premise (See Attached Diagram). The description for the new license will be determined by the State Patrol to make sure proper areas are deleted.

Please review the enclosed description diagram and present this deletion to premise request to the Council for consideration and return the results to the Nebraska Liquor Control Commission office. If you should have any questions, please feel free to give me a call at (402) 471-4881.

Sincerely,

Jackie B. Matulka  
Licensing Division

Enclosure  
pc: File



**Janice M. Wiebusch**  
Commissioner

**Bob Logsdon**  
Chairman

**Robert Batt**  
Commissioner

8-24-10

cc: Police  
Fire

Local

**APPLICATION FOR DELETION  
TO LIQUOR LICENSE**

NEBRASKA LIQUOR CONTROL COMMISSION  
301 CENTENNIAL MALL SOUTH  
PO BOX 95046  
LINCOLN, NE 68509-5046  
PHONE: (402) 471-2571  
FAX: (402) 471-2814  
Website: [www.lcc.ne.gov](http://www.lcc.ne.gov)

Office Use  
**RECEIVED**  
TO city of grand island  
AUG 12 2010  
NEBRASKA LIQUOR  
CONTROL COMMISSION  
Jackie

**Application:**

- Must include processing fee of \$45.00 made payable to Nebraska Liquor Control Commission
- Must include simple sketch showing existing licensed area and area to be deleted, include dimensions in feet (not square feet), direction north. No blue prints.
- May include a letter of explanation

LIQUOR LICENSE # 78819

LICENSEE NAME Hall County Livestock Improvement Association

TRADE NAME Fonner Park

PREMISE ADDRESS 700 East Stolley Park Road

CITY Grand Island, NE 68801 Hall County

CONTACT PERSON Hugh Miner, Jr.

PHONE NUMBER OF CONTACT PERSON 308-382-4515

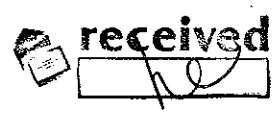
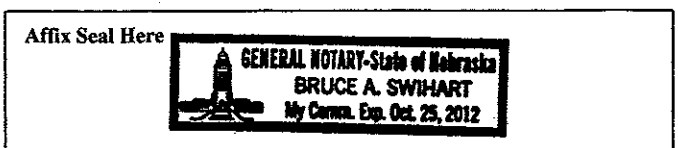
Hugh Miner, Jr.  
Print Name of Signature

Hugh Miner, Jr.  
Signature of Licensee or Officer

State of Nebraska  
County of Hall

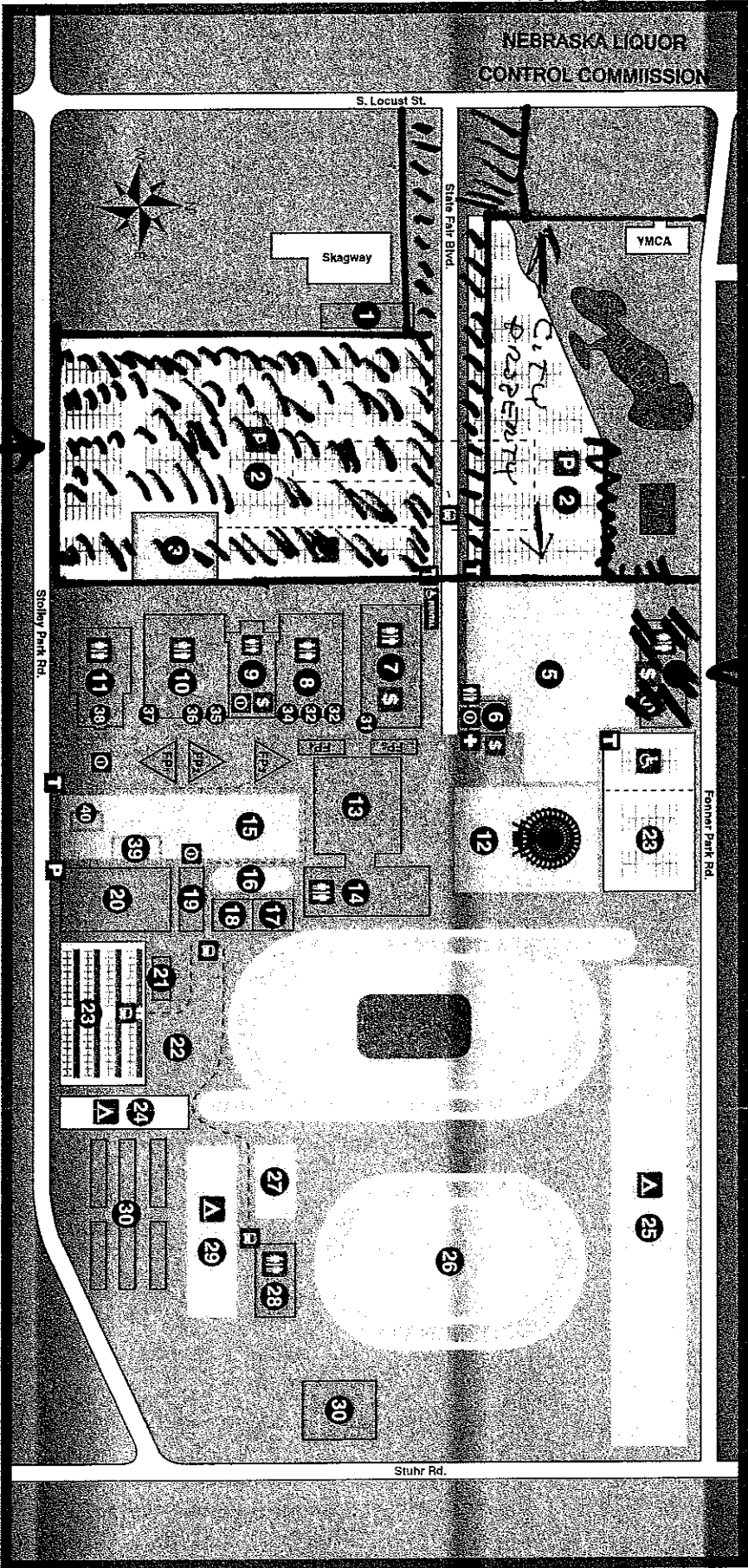
The forgoing instrument was acknowledge before  
me this 10th day of August, 2010.  
Date

Bruce A. Swihart  
Notary Public Signature



AUG 1 2 2010

NEBRASKA LIQUOR CONTROL COMMISSION



*delete*

**Grounds Key**

1. State Fair Maintenance
2. Parking
3. Cattle Tie-outs
4. 4-H & FFA Exhibition Building
5. U.S. Cellular Kidz Zone
6. Welcome Center/Information
7. Exhibition Building
8. Sheep Barn
9. Livestock Arena
10. Cattle Barn
11. Swine Barn
12. Midway
13. Heartland Events Center
14. Fonner Park Concourse

- FP, FP, Concessions/Food Pods
15. Marketplace
16. Beer Garden
17. Fonner Cate/Volunteer Headquarters
18. Administration/State Patrol
19. Antique Tractors & Machinery
20. Big Red Barn
21. Fonner Park Maintenance
22. East Exhibit Area
23. Vendor Parking
24. Vendor Supply Lot/South Campground
25. Campground
26. Motorsports Track
27. Outdoor Arena

28. Thompson Arena
29. Vendor Campground
30. Horse Barns
31. Nebraska Cattlemen Beef Pit
32. Livestock Birthing Pavilion
33. Media Center
34. 1868 Foundation
35. Ice Cream Parlor
36. Milking Parlor
37. Barn Bar
38. Arena
39. Bristol Windows Stage
40. Nebraska Lottery Pavilion

**AREA TO DELETE FROM LIQUOR LICENSE**

**Symbols**

- P** Public Parking
- ⓪** General Information
- ♿** Restrooms
- +** First Aid/Moms Nursing Lounge
- \$** ATM Machine
- Ⓜ** Shuttle Stops
- Ⓜ** Shuttle Route
- ♿** Handicap Parking
- T** Ticket Booth
- A** Campground
- P** Start of Parade Route



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G4

**#2010-238 - Approving Preliminary Plat, Final Plat and  
Subdivision Agreement for The Village Fourth Subdivision**

Staff Contact: Chad Nabity

# **Council Agenda Memo**

**From:** Regional Planning Commission

**Meeting:** September 14, 2010

**Subject:** The Village Fourth Subdivision – Preliminary and Final Plat

**Item #'s:** G-4

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

## **Background**

This property is located south of Woodland Dr., and west of Ramada Rd., this final plat proposes to create 5 lots on a tract of land consisting of Lots 4, 5, 7 through 29 and Outlots A and B, the Village Third Subdivision in the City of Grand Island, Hall County, Nebraska in the City of Grand Island, said tract containing 16.14 acres.

## **Discussion**

The revised preliminary and final plats for The Village Fourth Subdivision were considered by the Regional Planning Commission at the September 1, 2010 meeting. A motion was made by Hayes and seconded by Aguilar to approve the plats as presented. A roll call vote was taken and the motion passed with 10 members present (Aguilar, Amick, O'Neill, Ruge, Hayes, Reynolds, Haskins, Bredthauer, Eriksen, Snodgrass) voting in favor no member present abstaining.

## **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

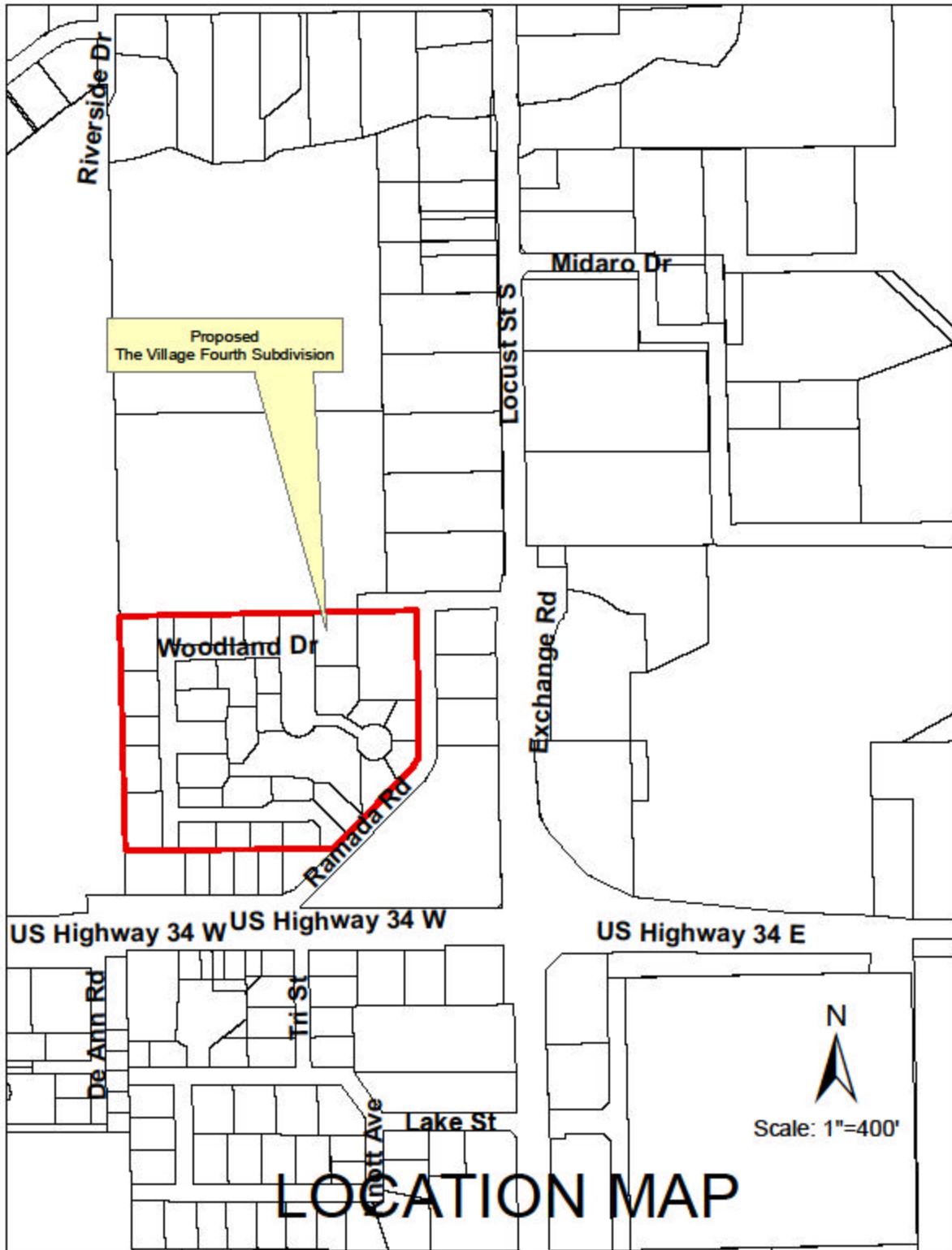
## **Recommendation**



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

### Sample Motion

Move to approve as recommended.



## **The Village Fourth Final Plat Summary**

### **Developer/Owner**

Thayer Family LLC

404 Woodland Dr

Grand Island NE 68801

To create 5 lots south of Woodland Dr., and west of Ramada Rd., in the City of Grand Island, in Hall County, Nebraska.

**Size:** 16.14 acres

**Zoning:** RD Amended Residential Development Zone

**Road Access:** City Roads

**Water Public:** City water is available

**Sewer Public:** City sewer is available



# LOCATION MAP

RESOLUTION 2010-238

WHEREAS, Thayer Family LLC, by President Jan Thayer, being the Owner of the land described hereon, have caused to be laid out into 5 lots, a tract of land comprising of Lots 4, 5, 7 through 29 and Outlots A, B and C, The Village Third Subdivision, in the City of Grand Island, Hall County Nebraska, under the name of THE VILLAGE FOURTH SUBDIVISION, and has 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 owner 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 THE VILLAGE FOURTH 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, September 14 , 2010.

\_\_\_\_\_  
Margaret Hornady, Mayor

Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk

Approved as to Form    ☐ \_\_\_\_\_  
September 10, 2010    ☐ City Attorney



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G5

**#2010-239 - Approving Final Plat and Subdivision Agreement for  
Medical Park Eighth Subdivision**

Staff Contact: Chad Nabity

# Council Agenda Memo

**From:** Regional Planning Commission  
**Meeting:** September 14, 2010  
**Subject:** Medical Park Eighth Subdivision – Final Plat  
**Item #'s:** G-5  
**Presenter(s):** Chad Nabity AICP, Regional Planning Director

## Background

This property is located east of Custer Ave., and north of Faidley Ave., in Grand Island Nebraska. A tract of land comprising a part of Lot Two (2), Medical Park Fifth Subdivision, in the City of Grand Island, Hall County, Nebraska, said tract containing 3.760 acres.

## Discussion

The revised final plat for Medical Park Eighth Subdivision was considered by the Regional Planning Commission at the September 1, 2010 meeting. A motion was made by Haskins and seconded by Ruge to approve the plat as presented. A roll call vote was taken and the motion passed with 9 members present (Aguilar, Amick, O'Neill, Ruge, Hayes, Reynolds, Bredthauer, Haskins, Snodgrass) voting in favor no member present abstaining.

## Alternatives

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

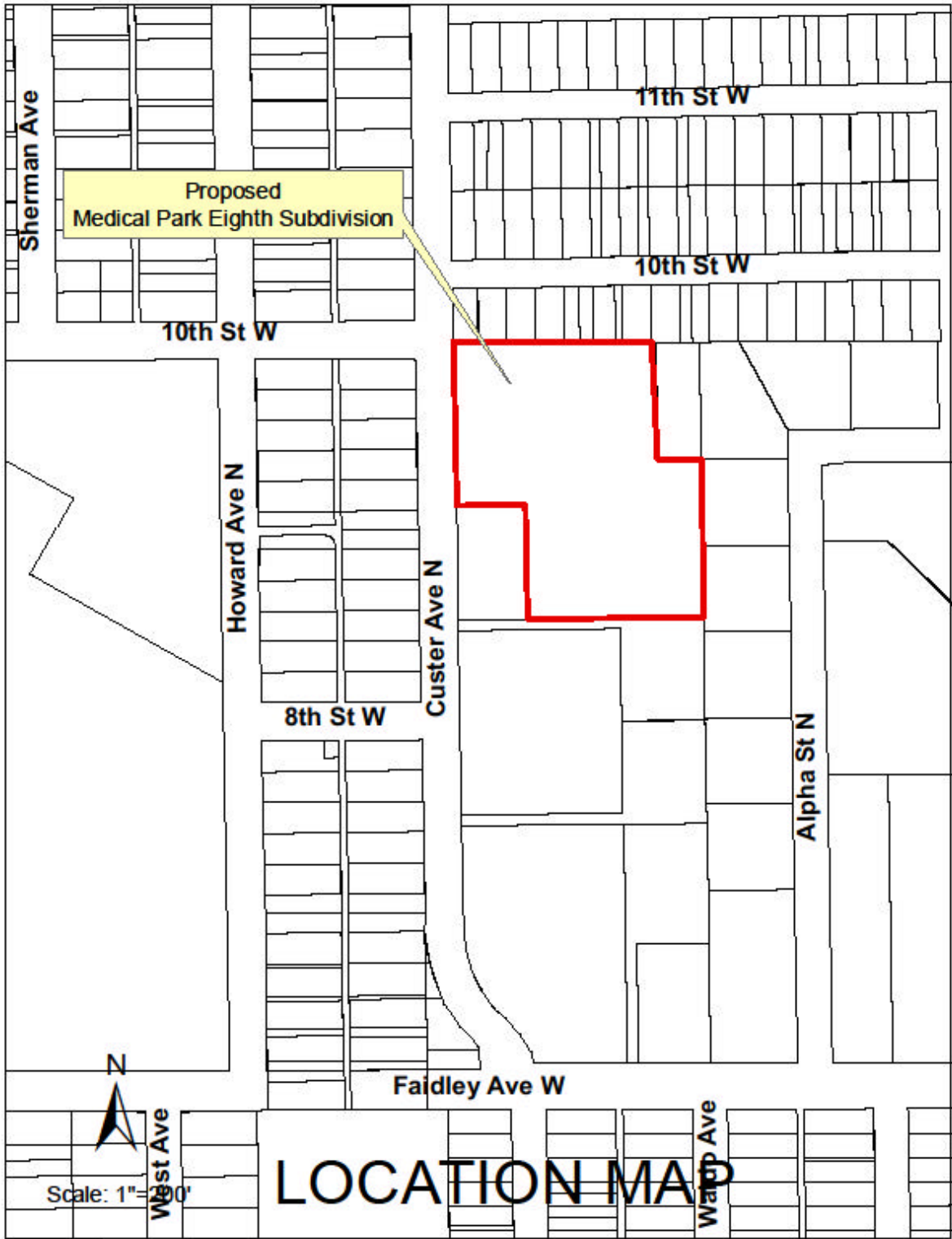
1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

## **Recommendation**

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

## **Sample Motion**

Move to approve as recommended.



Proposed  
Medical Park Eighth Subdivision

Sherman Ave

11th St W

10th St W

10th St W

Howard Ave N

Custer Ave N

8th St W

Alpha St N

Faidley Ave W

N

West Ave

Scale: 1" = 100'

LOCATION MAP

Warp Ave



## Medical Park Eighth Final Plat Summary

### Developer/Owner

Saint Francis Medical Center, Dan McElligott, C.E.O.

PO Box 9804

Grand Island NE 68802

To create 3 lots located east of Custer Ave., and north of Faidley Ave., in the City of Grand Island, in Hall County, Nebraska.

**Size:** 3.760 acres

**Zoning:** RO – Residential Office Zone

**Road Access:** City Roads

**Water Public:** City water is available

**Sewer Public:** City sewer is available



RESOLUTION 2010-239

WHEREAS, Saint Francis Medical Center, a Nebraska Non-Profit Corporation, being the Owner of the land described hereon, have caused to be laid out into 3 lots, a tract of land comprising a part of Lot Two (2), Medical Park Fifth Subdivision, in the City of Grand Island, Hall County Nebraska, under the name of MEDICAL PARK EIGHTH SUBDIVISION, and has 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 owner 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 MEDICAL PARK EIGHTH 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, September 14, 2010.

\_\_\_\_\_  
Margaret Hornady, Mayor

Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk

Approved as to Form    ☐ \_\_\_\_\_  
September 10, 2010    ☐ City Attorney



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G6

**#2010-240 - Approving Acquisition of Utility Easement - 522 North  
Beal Street - Grand Island Area Habitat for Humanity**

*This item relates to the aforementioned Public Hearing Item E-4.*

Staff Contact: Gary R. Mader

RESOLUTION 2010-240

WHEREAS, a public utility easement is required by the City of Grand Island, from the Grand Island Area Habitat for Humanity, to survey, construct, inspect, maintain, repair, replace, relocate, extend, remove, and operate thereon, public utilities and appurtenances, including lines and transformers; and;

WHEREAS, a public hearing was held on September 14, 2010, for the purpose of discussing the proposed acquisition of an easement located in the City of Grand, Hall County, Nebraska; and more particularly described as follows:

The westerly five (5.0) feet of Lot Two (2) Evans Second Subdivision.

The above-described easement and right-of-way containing a total of 0.03 acres, more or less, as shown on the plat dated 8/11/2010, marked Exhibit "A" attached hereto and incorporated herein by reference,

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island be, and hereby is, authorized to acquire a public utility easement from Grand Island Area Habitat for Humanity, on the above-described tract of land.

- - -

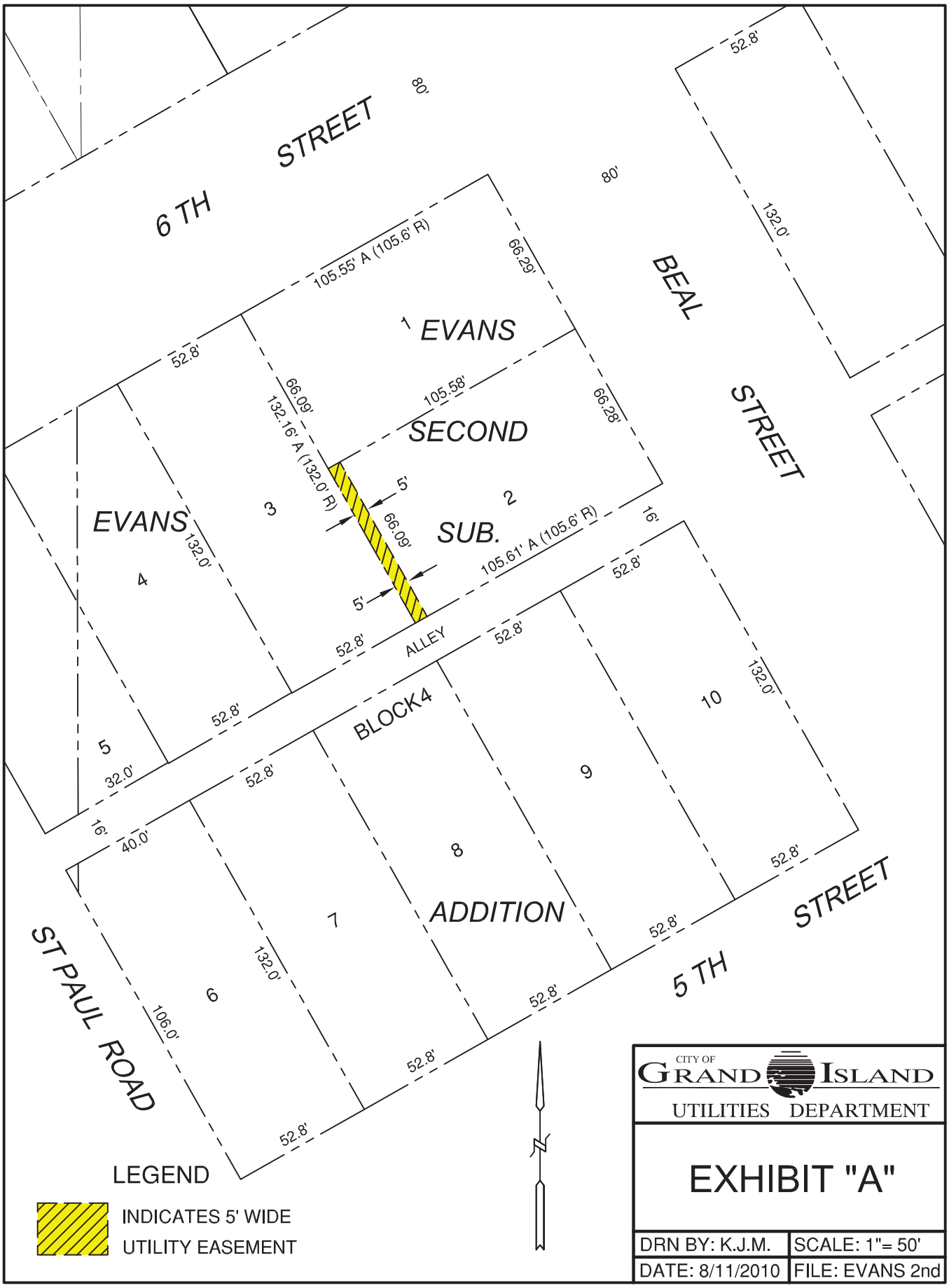
Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

\_\_\_\_\_  
Margaret Hornady, Mayor


Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk

Approved as to Form    ☐ \_\_\_\_\_  
September 10, 2010    ☐ City Attorney



**LEGEND**

 INDICATES 5' WIDE UTILITY EASEMENT

CITY OF <b>GRAND ISLAND</b> UTILITIES DEPARTMENT	
<b>EXHIBIT "A"</b>	
DRN BY: K.J.M.	SCALE: 1" = 50'
DATE: 8/11/2010	FILE: EVANS 2nd



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G7

**#2010-241 - Approving Acquisition of Utility Easement and Agreement for Temporary Construction Easement - North of Old Potash Highway, and east of Engleman Road - Robin & Barbara Irvine**

*This item relates to the aforementioned Public Hearing Item E-5.*

Staff Contact: Gary R. Mader

RESOLUTION 2010-241

WHEREAS, the City Water Department periodically retains the services of a consultant to review the City's water system for deficiencies and to assist in planning future requirements; and

WHEREAS, in 2001 CH2MHill provided a Master Plan for the water system that determined areas of deficiency; and

WHEREAS, major improvements made over the last nine years were associated with the City's primary water source, the Platte River Wellfield, or reservoirs and pumping stations; and

WHEREAS, it is the recommendation of the Utilities Department that the planning focus shift to the water distribution system; and

WHEREAS, the 2010 – 2011 Budget includes funding for a major trunk line expansion on the west side of the City, to be installed on the north side of Old Potash Highway and the east side of Engleman Road (Water Main District 456T), that would improve water flow from the Rogers Reservoir and pumping station, increase supply redundancy for the northwest area of the City, and provide availability of City water to an area in the early stages of development; and

WHEREAS, Engleman Road is a main route from the northwest area of the City for points west and south, and Old Potash Highway is designed to carry heavy truck traffic required to move a large percentage of the solid waste haul from the City; and

WHEREAS, in order to keep these main roads opened during construction, it is proposed that a temporary construction easement be acquired adjacent to the existing Right-of-Way; and

WHEREAS, shifting the pipe route to the north of the existing Potash Highway Right-of-Way to avoid the right turn lane, and to minimize the impact to traffic flow at that busy intersection requires the acquisition of a 12' wide permanent easement from the adjacent agricultural property; and

WHEREAS, a professional appraisal was completed on the property of Robin and Barbara Irvine, from which the planned easements are needed; and

WHEREAS, an agreement with the property owners concerning price for the easements could not be reached; and

WHEREAS, Utility and Legal staff concur that proceeding with condemnation is the appropriate action at this time.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that acquisition of the required utility easements on the property of Robin and Barbara Irvine be achieved by proceeding with condemnation.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

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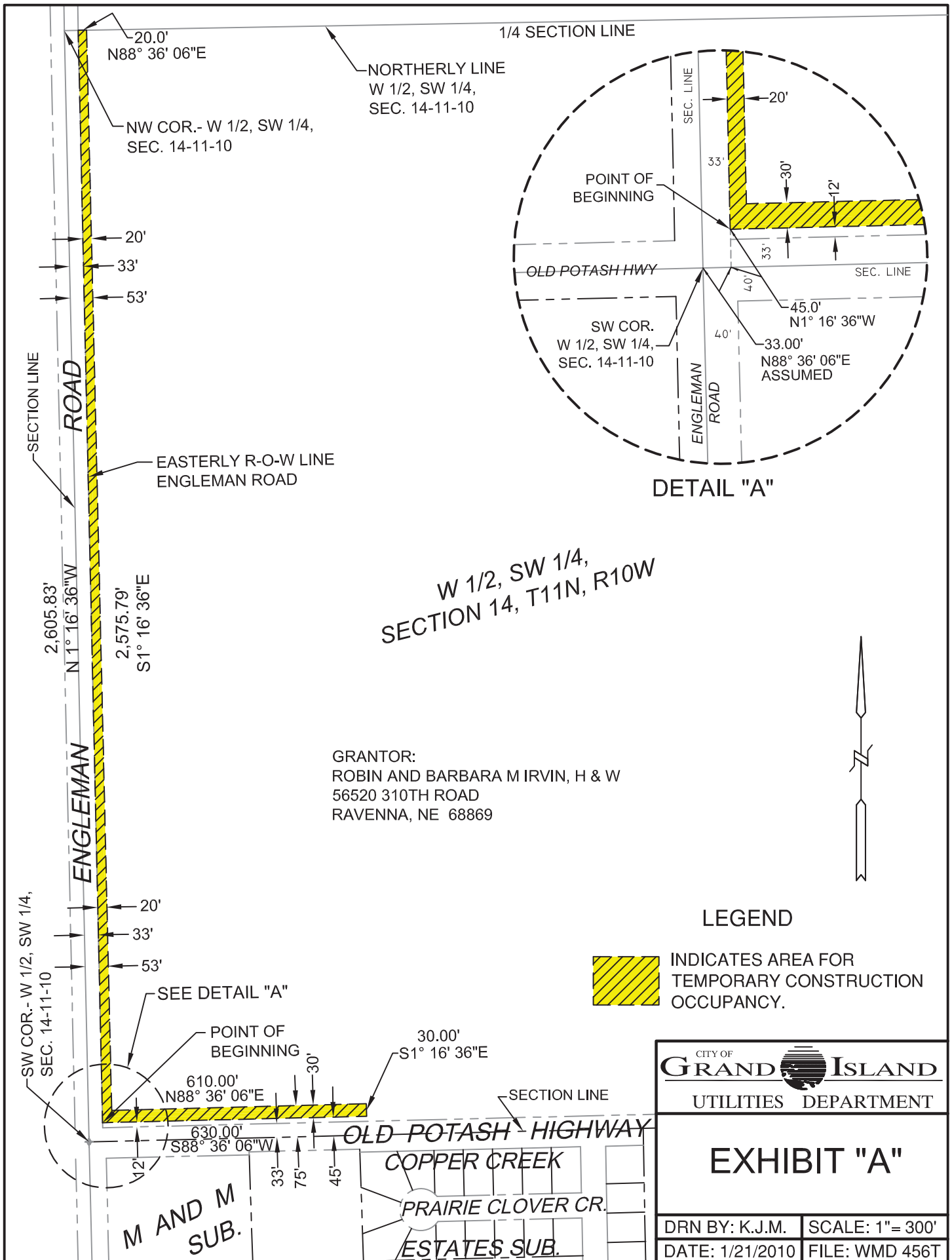
Margaret Hornady, Mayor

Attest:

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RaNae Edwards, City Clerk



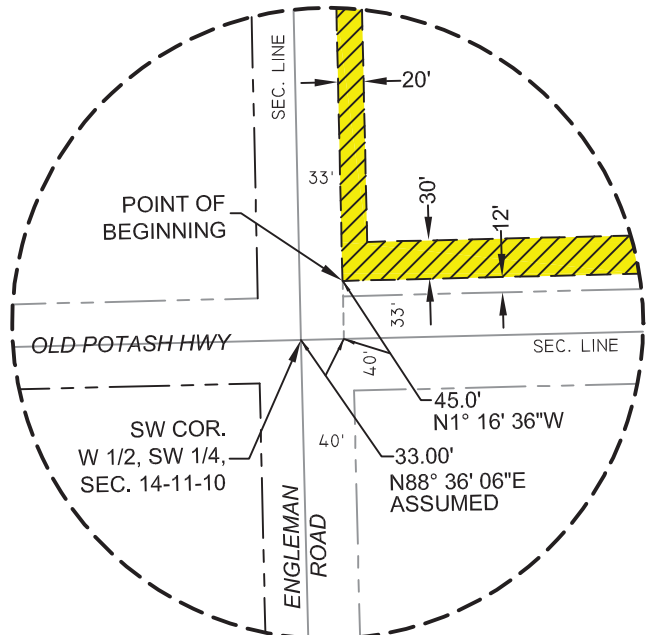


1/4 SECTION LINE

20.0'  
N88° 36' 06"E

NORTHERLY LINE  
W 1/2, SW 1/4,  
SEC. 14-11-10

NW COR.- W 1/2, SW 1/4,  
SEC. 14-11-10




DETAIL "A"

W 1/2, SW 1/4,  
SECTION 14, T11N, R10W

GRANTOR:  
ROBIN AND BARBARA M IRVIN, H & W  
56520 310TH ROAD  
RAVENNA, NE 68869



LEGEND

 INDICATES AREA FOR  
TEMPORARY CONSTRUCTION  
OCCUPANCY.

CITY OF  
**GRAND ISLAND**  
UTILITIES DEPARTMENT

**EXHIBIT "A"**

DRN BY: K.J.M.	SCALE: 1" = 300'
DATE: 1/21/2010	FILE: WMD 456T

M AND M  
SUB.

COPPER CREEK  
PRAIRIE CLOVER CR.  
ESTATES SUB.

OLD POTASH HIGHWAY

SW COR.- W 1/2, SW 1/4,  
SEC. 14-11-10

2,605.83'  
N 1° 16' 36"W  
2,575.79'  
S 1° 16' 36"E

ENGLEMAN  
ROAD

EASTERLY R-O-W LINE  
ENGLEMAN ROAD

20'  
33'  
53'

SEE DETAIL "A"

POINT OF  
BEGINNING

30.00'  
S 1° 16' 36"E

610.00'  
N 88° 36' 06"E

630.00'  
S 88° 36' 06"W

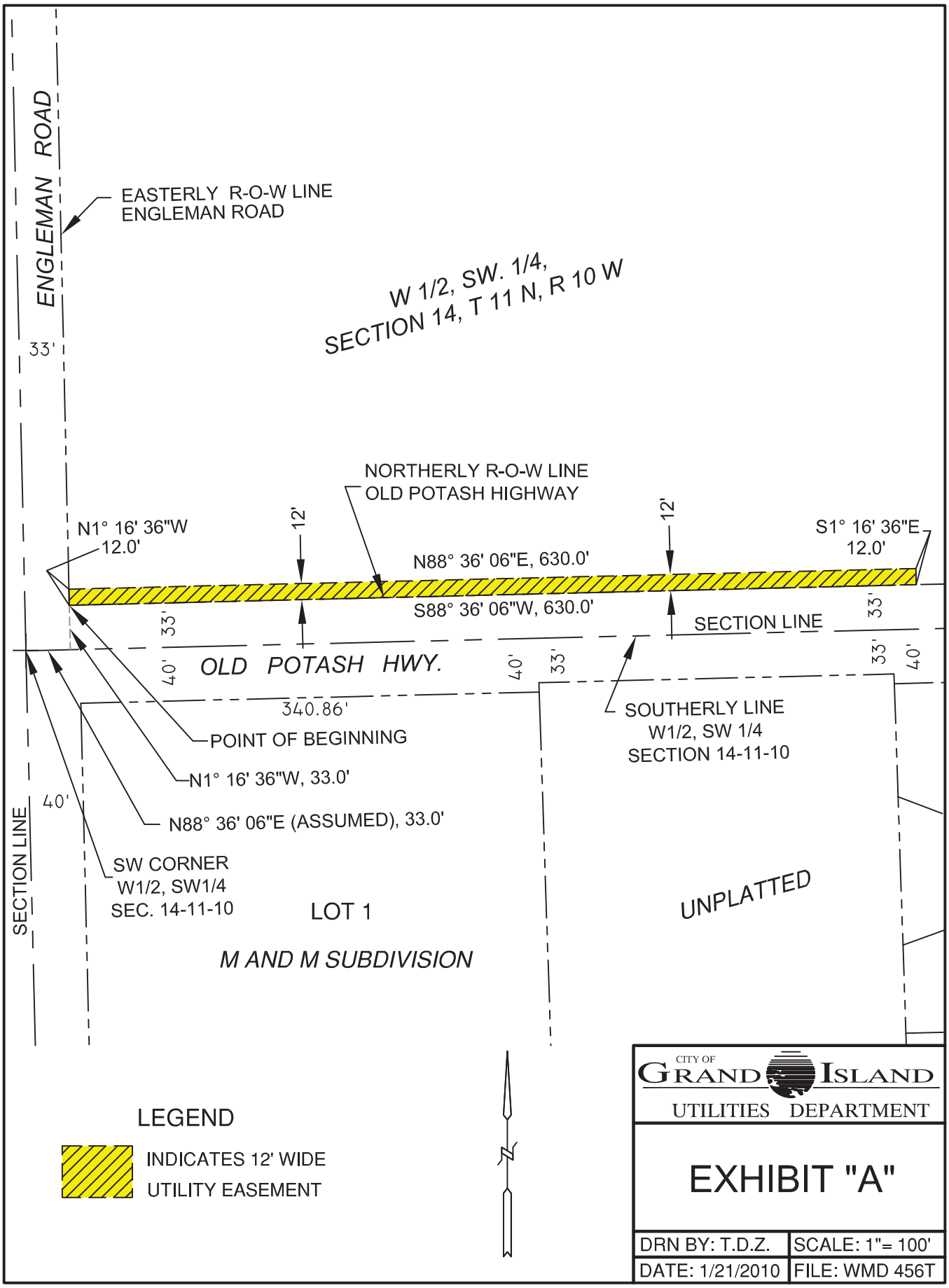
12'

33'


75'

45'

SECTION LINE

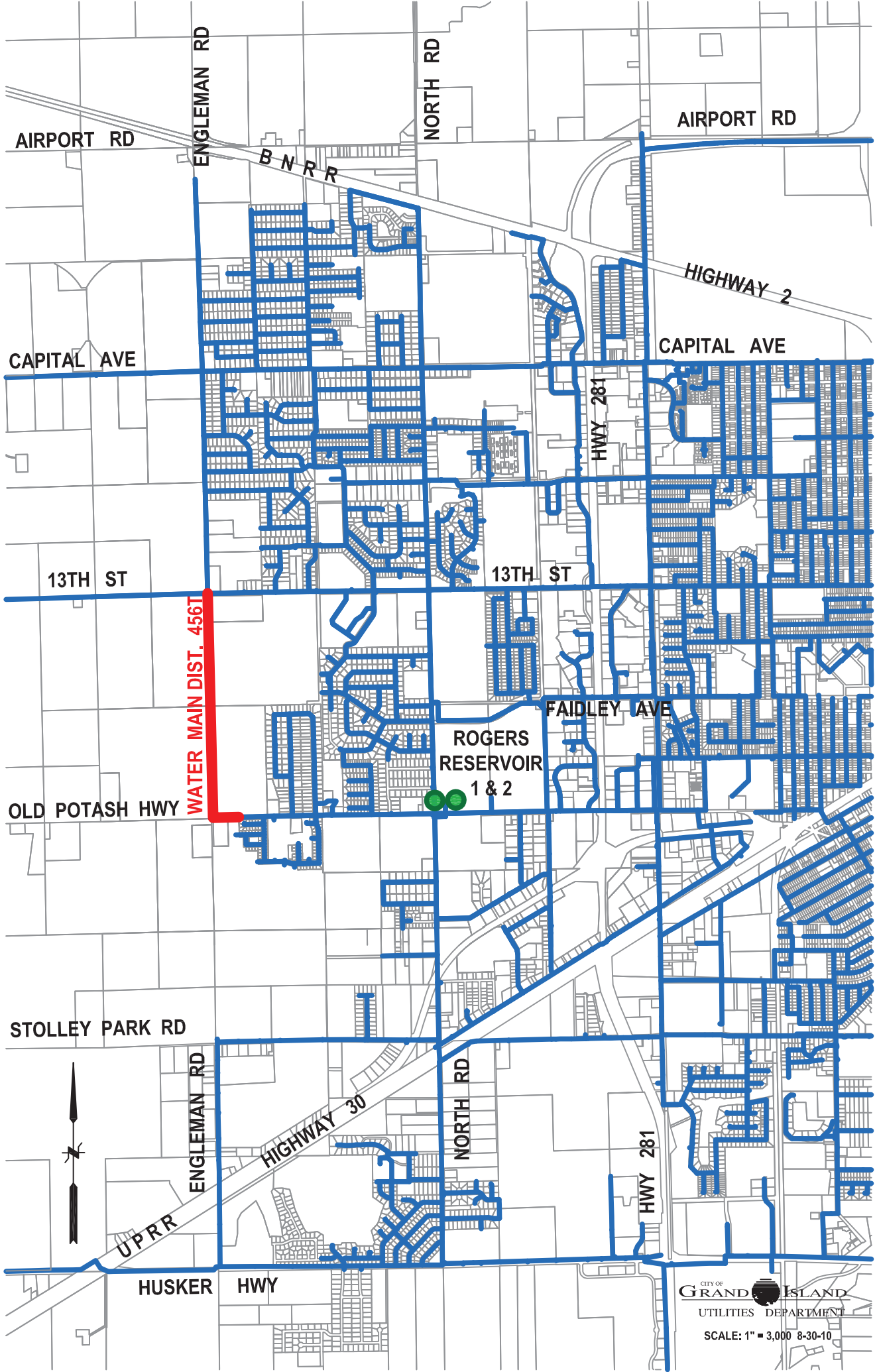


**LEGEND**

 INDICATES 12' WIDE  
UTILITY EASEMENT



CITY OF <b>GRAND ISLAND</b> UTILITIES DEPARTMENT	
<h1>EXHIBIT "A"</h1>	
DRN BY: T.D.Z.	SCALE: 1" = 100'
DATE: 1/21/2010	FILE: WMD 456T



AIRPORT RD

ENGLEMAN RD

NORTH RD

AIRPORT RD

B.N.R.R.

HIGHWAY 2

CAPITAL AVE

CAPITAL AVE

HWY 281

13TH ST

13TH ST

WATER MAIN DIST. 456T

FAIDLEY AVE

ROGERS RESERVOIR 1 & 2

OLD POTASH HWY

STOLLEY PARK RD

ENGLEMAN RD

HIGHWAY 30

NORTH RD

HWY 281



UPRR

HUSKER HWY

CITY OF GRAND ISLAND UTILITIES DEPARTMENT

SCALE: 1" = 3,000 8-30-10



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G8

**#2010-242 - Approving Acquisition of Utility Easement - Between North & Webb Roads and between Abbott & Airport Roads - Max & Lizbeth Mader and Lloyd & Patricia Mader**

*This item relates to the aforementioned Public Hearing Item E-6.*

Staff Contact: Gary R. Mader

RESOLUTION 2010-242

WHEREAS, a public utility easement is required by the City of Grand Island, from Max and Lizbeth Mader and Lloyd and Patricia Mader to install, upgrade, maintain and repair, a 115 kV electric transmission line to the northwest of the City; and

WHEREAS, a public hearing was held on September 14, 2010, for the purpose of discussing the proposed acquisition of an easement located in Hall County, Nebraska; and more particularly described as follows:

The easterly twenty-five (25) feet of the Northeast Quarter of the Northwest Quarter (NE ¼ NW ¼) and the westerly twenty-five (25) feet of the Northeast Quarter (NE ¼) of Section Thirty-six (36), Township Twelve (12) North, Range Ten (10) West of the 6<sup>th</sup> P.m. Hall County, Nebraska.

The above-described easement and right-of-way containing a total of 2.27 acres, more or less, as shown on the plat dated November 9, 2009, marked Exhibit "A", attached hereto and incorporated herein by reference.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island be, and hereby is, authorized to acquire public utility easement from Max and Lizbeth Mader and Lloyd and Patricia Mader, on the above-described tracts of land.

- - -

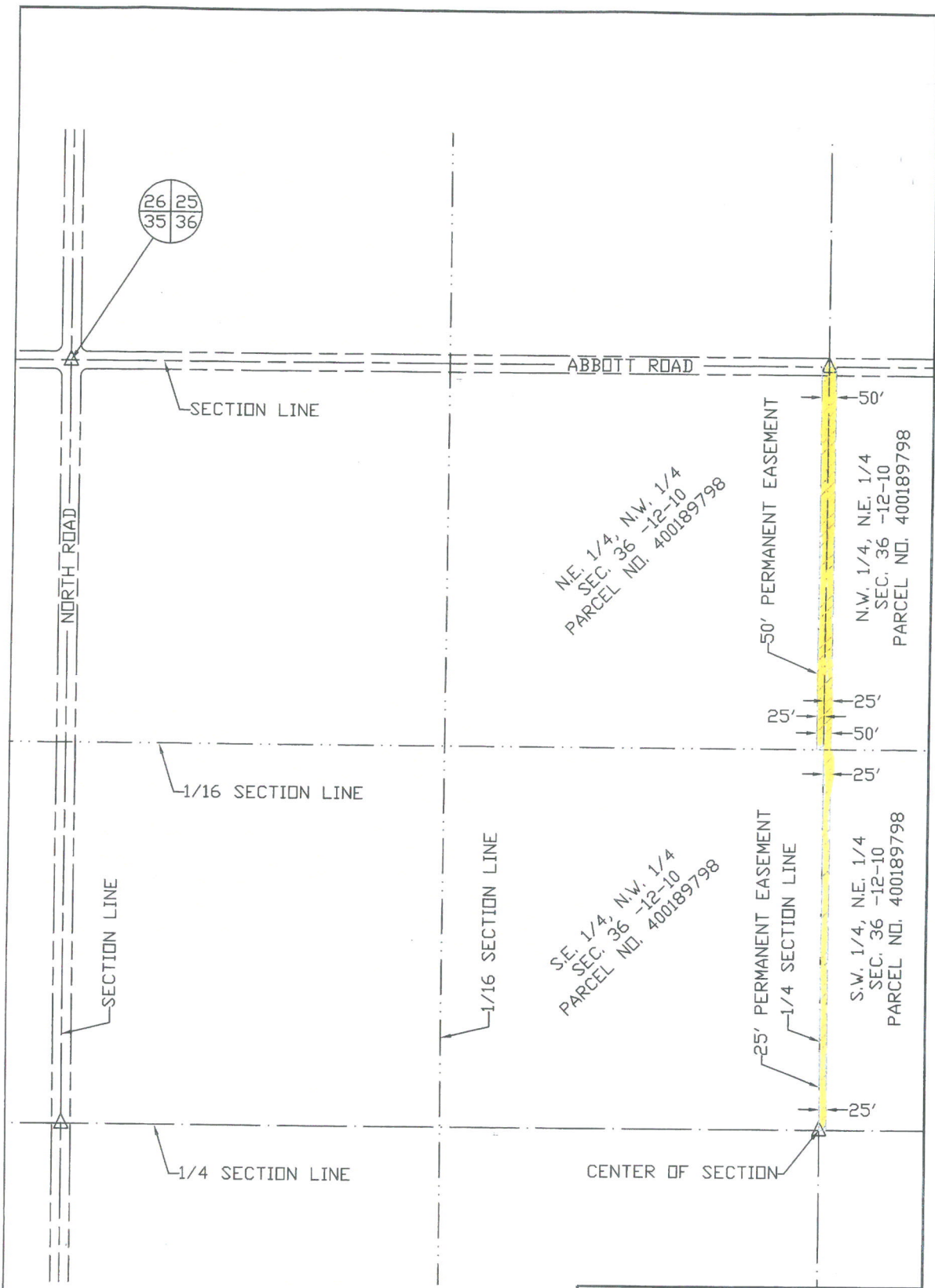
Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

\_\_\_\_\_  
Margaret Hornady, Mayor






Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk

Approved as to Form    ☐ \_\_\_\_\_  
September 10, 2010    ☐ City Attorney



**LEGEND**

-  SECTION LINE
-  1/4 SEC. LINE
-  1/16 SEC. LINE
-  ROAD
-  EASEMENT



CITY OF  
**GRAND ISLAND**  
UTILITIES DEPARTMENT

**EXHIBIT "A"**

DRN BY: A.C.H.	SCALE: 1" = 400'
DATE: 11/09/2009	# L & M MADER



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G9

**#2010-243 - Approving Acquisition of Utility Easement - Just North of Abbott Road, between North and Webb Roads - Max & Lizbeth Mader**

*This item relates to the aforementioned Public Hearing Item E-7.*

Staff Contact: Gary R. Mader

RESOLUTION 2010-243

WHEREAS, a public utility easement is required by the City of Grand Island, from Max and Lizbeth Mader to install, upgrade, maintain and repair, a 115 kV electric transmission line to the northwest of the City; and

WHEREAS, a public hearing was held on September 14, 2010, for the purpose of discussing the proposed acquisition of an easement located in Hall County, Nebraska; and more particularly described as follows:

The north twenty-seven (27) feet of the south sixty (60) feet of the Southwest Quarter (SW ¼) of Section Twenty-five (25), Township Twelve (12) North, Range Ten (10) West of the 6<sup>th</sup> P.M. Hall County, Nebraska.

The above-described easement and right-of-way containing a total of 1.64 acres, more or less, as shown on the plat dated November 9, 2009, marked Exhibit "A", attached hereto and incorporated herein by reference.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island be, and hereby is, authorized to acquire public utility easement from Max and Lizbeth Mader, on the above-described tracts of land.

- - -

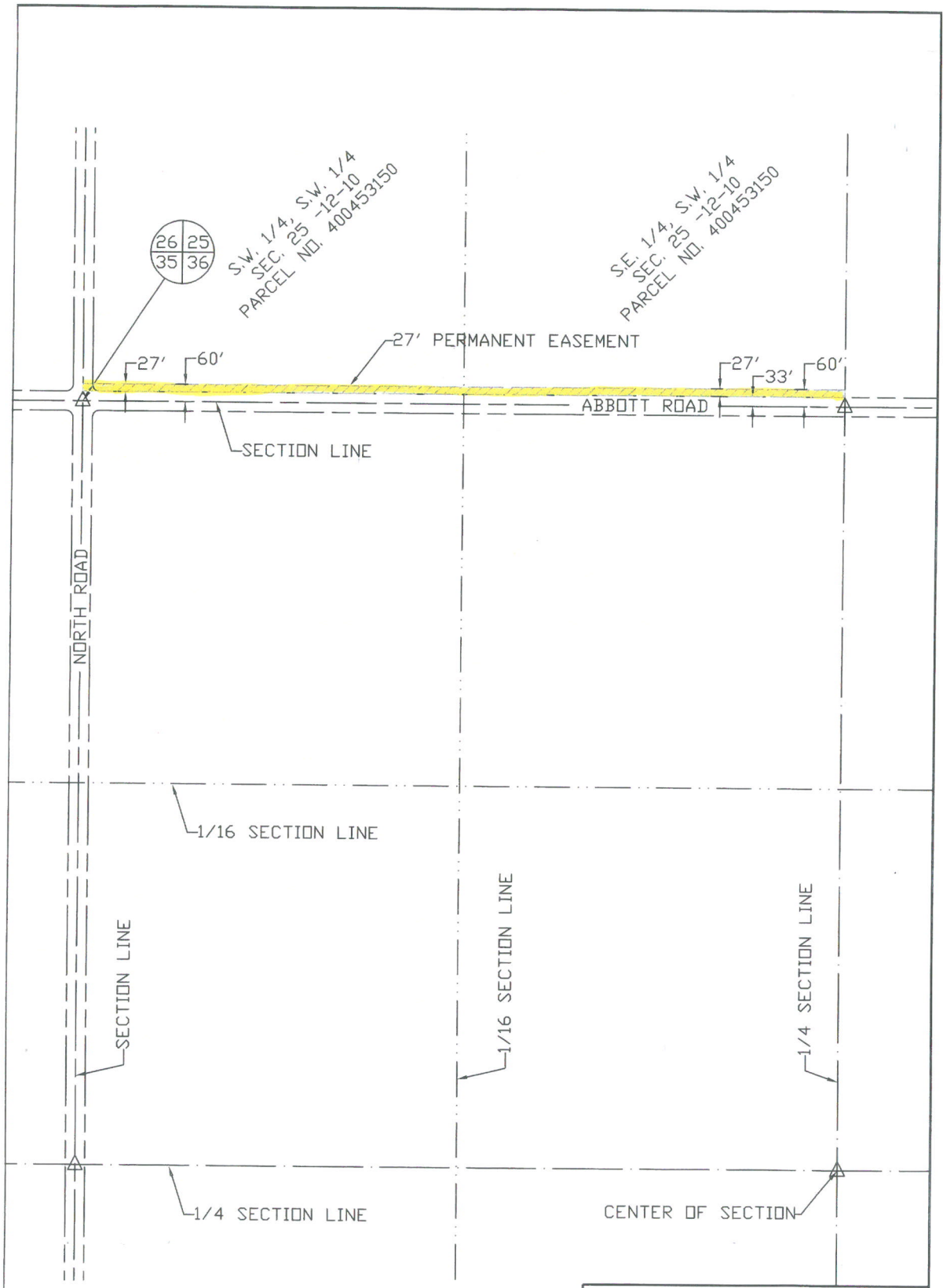
Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

\_\_\_\_\_  
Margaret Hornady, Mayor





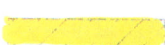
Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk





**LEGEND**

-  SECTION LINE
-  1/4 SEC. LINE
-  1/16 SEC. LINE
-  ROAD
-  EASEMENT



CITY OF  
**GRAND ISLAND**  
UTILITIES DEPARTMENT

**EXHIBIT "A"**

DRN BY: A.C.H.	SCALE: 1" = 400'
DATE: 11/09/2009	# M. MADER



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G10

**#2010-244 - Approving Boiler & Machinery Insurance - Utilities  
Department**

Staff Contact: Gary R. Mader

# **Council Agenda Memo**

**From:** Gary R. Mader, Utilities Director  
Dale Shotkoski, City Attorney  
Mary Lou Brown, Finance Director

**Meeting:** September 14, 2010

**Subject:** Boiler and Machinery Insurance – Utilities Department

**Item #'s:** G-10

**Presenter(s):** Gary R. Mader, Utilities Director

## **Background**

The Utilities Department Boiler and Machinery Property Peril and Fire coverage insurance is up for renewal as of October 1, 2010. This insurance is specifically designed for Electric Utilities and is readily adaptable to the Water Utility, which is also included in the coverage. The Utilities Department's insurance provider, FM Global, provided the attached proposal for renewal of the present coverage.

Key provisions included in the proposed renewal are an increase in the insured valuation from \$440,304,760, to \$456,743,074; a premium reduction of \$21,266, reducing the annual premium from \$375,641 for the current year, to \$354,375 for the 2010-2011 year; and a Factory Mutual Membership Credit of \$54,073 reflecting the recent good loss record of companies insured by this mutual insurer.

Additionally, in the proposal, there are provisions for terrorism coverage. The City Council firmly rejected the terrorism coverage several years ago, but it was included in the 2009-2010 renewal. Price quotes for terrorism coverages are provided in the proposal along with a Policy Holder Disclosure form for execution by the City, either accepting or rejecting terrorism coverage. The complete policy is available in the Utilities and Finance offices for review. The renewal proposal and proposed policy have been reviewed by the Legal and Finance Departments.

## **Discussion**

The premium for the renewal of the Boiler and Machinery, Property Peril, and Fire coverage is \$354,375, which is a 5.7% decrease from the current policy premium.

Utility and Finance staff have evaluated the Terrorism Coverage. The annual premium to add that coverage is \$21,721. The probability that a relatively remote location in the central part of the nation would be targeted for a terrorist attack is evaluated as very unlikely. However, given the demonstrated high magnitude of destruction resulting from a terrorist attack, the potential loss from such an attack could be very high. It is estimated that an attack similar to the Oklahoma City Federal Building, at a high value target such as the Platte Generating Station (PGS), could result in damages in excess of \$100,000,000. For perspective, the annual premium adder is roughly equivalent to one day's fuel use at PGS.

### **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 renewal of the Utilities Department's Boiler and Machinery, Property and Peril, and Fire Insurance with FM Global, and, if Council agrees, authorization of the Utilities Director to execute the Notice of Terrorism Insurance Coverage form to add that coverage.

### **Sample Motion**

Move to approve acceptance of the FM Global insurance for the Utilities Department, with authorization to accept the Terrorism Coverage.



# Proposal

## Additional changes from the current Policy include:

Policy Limit increased to USD456,000,000 from USD440,000,000

No other changes to the renewal policy.

**Contract Certainty** – FM Global strives to continue to be a leader in contract certainty. Another new resource available is the FM Global Advantage Policy Commentary, available on *MyRisk* to help you better understand the full scope of the FM Global Advantage policy. The commentary takes language directly from the policy and offers simple explanations of the clauses and definitions, plus realistic loss examples. It is structured to make it quick and easy to find a specific term, clause or definition. This is unique in the marketplace, and demonstrates our commitment to policy transparency.

We continue to pride ourselves on ensuring that documentation reflecting our agreements is provided in a timely manner. With agreement to all renewal terms, if an order to bind coverage as outlined herein is confirmed at least five business days prior to renewal, FM Global will guarantee that the Master Policy will be delivered prior to the renewal date.

## **Financial Strength and Business Model**

### **Financial Strength and Stability**

Despite the tumultuous economy, FM Global maintains a solid balance sheet with ample liquidity to meet policyholder obligations. As of 31 December 2009, Policyholders' Surplus was US \$6.2 billion and Gross Premium in force was US \$4.7 billion.

FM Global's ability to provide stable capacity and meet its obligations to policyholders has been confirmed by major industry rating agencies, principally:

In October 2009 A.M. Best affirmed FM Global's A+ (Superior) rating and Stable rating outlook, citing FM Global's "solid operating performance" and "very strong capitalization". An A+ rating is assigned to those insurers with "a very strong ability to meet their ongoing obligations to policyholders", according to A.M. Best, who also noted FM Global as a "market leader" with significant market share and policyholder retention as a result of its "stable capacity, unmatched engineering, global reach, loss prevention technology and shared commitment to property preservation . . ." for its policyholders.

In February 2010 Fitch Ratings affirmed FM Global's AA (Very Strong) rating and Stable rating outlook. Fitch views FM Global's "engineering capabilities and loss prevention services as key advantages that are difficult for competitors to replicate", and believes "this expertise will result in sustainable underwriting results that are better than peers."

# Proposal



## **Mutual Ownership**

As a mutual company, our clients are our owners. Our difference is the ability to absorb and tolerate volatility. The value to our clients is large, stable capacity and the ability to focus on understanding the risk.

Our philosophy as a mutual company is that to meet our customers' needs we must maintain open lines of communication. Through our Board of Directors, Regional Advisory Boards and Risk Management Executive Councils, FM Global senior management receives input from a representation of policyholders. Many positive changes in our operations including the development of new products have been made as a result of these interactions.

As a mutual company, FM Global is able to share our positive results with clients instead of returning money to shareholders. We have been able to deliver this benefit in a number of ways including:

**Membership Credits** - we have distributed four Membership Credits with a total of nearly US \$1.3 billion returned to our policyholders since 2001. A fifth Membership Credit is being disbursed during mid-2010 through mid-2011 in the amount of approximately US\$ 420 million.

A Membership Credit has been declared by the Board of Directors for the 2010 renewal. If the policy is renewed a 15% premium credit based upon the 2010 premium will be applied to the renewal invoice. This amount will be USD54,073.

**Expanded Capacity** - as our capital grows we have an obligation as a mutual insurer to make available corresponding additional capacity to our clients.

**Increased Program Stability** - as our capacity expands we are less reliant on facultative reinsurance and therefore certain market conditions.



# Proposal

## Schedule of Locations and Values

Loc. No.	Address	100% Values	
	See Policy for schedule of locations		
		Building	USD 68,242,555
		<u>Machinery and Equipment</u>	USD388,500,519
		Total Property	USD456,743,074

Total Insurable Value:	
2009	<b>2010</b>
USD 440,304,760	USD456,743,074

## Premium

2009	<b>2010</b>
USD 375,641 All Risk	USD 354,375 All Risk
<u>USD 21,631 Terrorism</u>	<u>USD 21,721 Terrorism</u>
USD 397,272 Total	USD 376,096 Total

## Sustainability Select Coverage

Coverage	Limit	Premium
A	USD100,000	USD 6,367
	USD500,000	USD 9,551
B	USD500,000	USD12,735
	USD5,000,000	USD25,469

Payment is due upon receipt of invoice or on the date coverage begins, whichever is later. Policies will be subject to cancellation for non-payment of premium bills.

Premium does not include various fees, taxes or surcharges.

Premium does not include the quote for Certified Terrorism. See the optional Terrorism quote detailed elsewhere.

## U. S. Terrorism

The Terrorism Risk Insurance Act of 2002 as amended and extended in 2005 and again in 2007, requires that insurers advise clients, prior to the renewal date of their current policy, of their option to elect or reject terrorism coverage under the act as part of their property renewal policy. It also requires insurers to disclose the cost of such coverage for the policy term. As a brief reminder, the act provides licensed, admitted carriers with a substantial federal reinsurance backstop for terrorism acts that are certified by the Secretary of the Treasury of the United States as covered events (known as certified losses). Generally speaking, the act responds strictly to events that take place within the United States, its protectorates, territories, and possessions. The Act has been extended to expire on 31 December 2014.

Attached is the Policyholder Disclosure Notice of Terrorism Insurance Coverage document and the applicable certified terrorism endorsement. **Please note the following important conditions that require your action:**

The Disclosure form must be completed, signed and returned to Patrick Belding prior to the renewal policy effective date of October 1, 2010 indicating your choice to accept or decline certified coverage as part of your renewal policy.

The premium for certified coverage is USD21,721 for the term of October 1, 2010 to October 1, 2011. This premium corresponds with the annual premium stated on the Policyholder Disclosure Notice of Terrorism Insurance Coverage and does not include applicable taxes or surcharges.



**POLICYHOLDER DISCLOSURE**  
**NOTICE OF TERRORISM INSURANCE COVERAGE**

**Date: August 23, 2010**

**Insured Name: City of Grand Island**  
**Account Number: 05249**

**Insurer Name: Factory Mutual Insurance Company**

The Terrorism Risk Insurance Act of 2002, as amended and extended in 2005 and again in 2007, gives you the right as part of your property renewal policy to elect or reject insurance coverage for locations within the United States or any territory or possession of the United States for losses arising out of acts of terrorism, as defined and certified in accordance with the provisions of the act.

YOU SHOULD KNOW THAT WHERE COVERAGE IS PROVIDED FOR LOSSES RESULTING FROM CERTIFIED ACTS OF TERRORISM, SUCH LOSSES MAY BE PARTIALLY REIMBURSED BY THE UNITED STATES GOVERNMENT UNDER A FORMULA ESTABLISHED BY FEDERAL LAW. UNDER THIS FORMULA, THE UNITED STATES GOVERNMENT GENERALLY PAYS 85% OF COVERED TERRORISM LOSSES EXCEEDING A STATUTORILY ESTABLISHED DEDUCTIBLE PAID BY THE INSURER REFERENCED ABOVE.

YOU SHOULD ALSO KNOW THAT THE TERRORISM RISK INSURANCE ACT, AS AMENDED, CONTAINS A \$100 BILLION CAP THAT LIMITS THE U.S. GOVERNMENT REIMBURSEMENT AS WELL AS INSURERS' LIABILITY FOR LOSSES RESULTING FROM CERTIFIED ACTS OF TERRORISM WHEN THE AMOUNT OF SUCH LOSSES IN ANY ONE PROGRAM YEAR EXCEEDS \$100 BILLION. IF THE AGGREGATE INSURED LOSSES FOR ALL INSURERS EXCEED \$100 BILLION, YOUR COVERAGE MAY BE REDUCED.

THE PREMIUM CHARGED FOR THIS COVERAGE IS PROVIDED BELOW AND DOES NOT INCLUDE ANY CHARGES FOR THE PORTION OF LOSS COVERED BY THE FEDERAL GOVERNMENT UNDER THE ACT.

**ACCEPTANCE OR REJECTION OF TERRORISM INSURANCE COVERAGE:** UNDER FEDERAL LAW, YOU HAVE THE RIGHT TO ACCEPT OR REJECT THIS OFFER OF COVERAGE FOR TERRORIST ACTS COVERED BY THE ACT AS PART OF YOUR RENEWAL POLICY. IF WE DO NOT RECEIVE THIS SIGNED DISCLOSURE FORM PRIOR TO THE RENEWAL POLICY EFFECTIVE DATE OF October 1, 2010 THEN YOUR RENEWAL POLICY WILL REFLECT YOUR DECISION NOT TO PURCHASE THE TERRORISM COVERAGE PROVIDED BY THE ACT.

\_\_\_\_\_ I hereby elect to purchase coverage for terrorist acts covered by the act for an annual premium of \$21,721. This premium does not include applicable taxes or surcharges.

\_\_\_\_\_ I hereby decline this offer of coverage for terrorist acts covered by the act.

\_\_\_\_\_  
Policyholder / Applicant Signature

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Date

**SUPPLEMENTAL UNITED STATES  
CERTIFIED ACT OF TERRORISM ENDORSEMENT**

**This Endorsement is applicable to all insured Locations in the United States, its territories and possessions and the Commonwealth of Puerto Rico.**

**Coverage for “Certified Act of Terrorism” Under The Terrorism Risk Insurance Act of 2002, as amended.**

In consideration of a premium charged of USD 21,721 this Policy, subject to the terms and conditions therein and in this Endorsement, covers direct physical loss or damage to insured property and any resulting TIME ELEMENT loss, as provided in the TIME ELEMENT section of the Policy, caused by or resulting from a Certified Act of Terrorism as defined herein.

Notwithstanding anything contained elsewhere in this Policy, any exclusion or limitation of terrorism in this Policy and any endorsement attached to and made a part of this Policy, is hereby amended to the effect that such exclusion or limitation does not apply to a “Certified Act of Terrorism” as defined herein. This amendment does not apply to any limit of liability for a Certified Act of Terrorism, if any, stated under the LIMITS OF LIABILITY clause of the DECLARATIONS section of this Policy.

With respect to any one or more Certified Act(s) of Terrorism, this Company will not pay any amounts for which the Company is not responsible under the terms of the Terrorism Risk Insurance Act of 2002 (including subsequent action of Congress pursuant to the Act) which includes a provision stating that if the aggregate insured losses exceed USD100,000,000,000 during any program year, neither the United States Government nor any insurer that has met its insurer deductible shall be liable for the payment of any portion of the amount of such losses that exceed USD100,000,000,000. If the aggregate insured losses for all insurers exceed USD100,000,000,000, your coverage may be reduced.

The coverage provided under this Endorsement for “Certified” losses caused by acts of terrorism will be partially reimbursed by the United States Government under a formula established by Federal Law. Under this formula, the United States pays 85% of covered terrorism losses exceeding a statutorily established retention by the insurer referenced in this Policy. The premium charged for this coverage is provided above.

The terms and limitations of any terrorism exclusion, or the inapplicability or omission of a terrorism exclusion, do not serve to create coverage for any loss which would otherwise be excluded under this Endorsement or the Policy.

The coverage provided by this Endorsement only applies to a Certified Act of Terrorism.

Reference and Application: The following term(s) means:

# Proposal



## Certified Act of Terrorism:

A "Certified Act of Terrorism" means any act that is certified by the Secretary of the Treasury, in concurrence with the Secretary of State, and the Attorney General of the United States, to be an act of terrorism pursuant to the federal Terrorism Risk Insurance Act of 2002 as amended and extended in 2005 and in 2007. The criteria contained in that Act for a "Certified Act of Terrorism" include the following:

- a. The act resulted in aggregate losses in excess of USD5,000,000; and
- b. The act is a violent act or an act that is dangerous to human life, property or infrastructure and is committed by an individual or individuals as part of an effort to coerce the civilian population of the United States or to influence the policy or affect the conduct of the United States Government by coercion.

RESOLUTION 2010-244

WHEREAS, the City’s Utility Department subscribes to insurance for boiler and machinery, property, peril and fire coverage; and

WHEREAS, the boiler and machinery, property, peril and fire coverage insurance term expires October 1, 2010; and

WHEREAS, the insurance of electric and water utilities facilities is a specialized market with a limited number of potential providers; and

WHEREAS, valuation adjustments resulted in an increased total insured value of property from the present amount of \$440,304,760 to \$456,743,074; and

WHEREAS, a proposal to renew insurance for the 2010 – 2011 fiscal year was received from the current provider, Factory Mutual Insurance Company of St. Louis, Missouri, for a renewal premium of \$376,096, including the terrorism coverage; and

WHEREAS, the City has opted to accept the optional Terrorism Insurance Coverage; and

WHEREAS, the insurance provider requires that the City either except or reject Terrorism Insurance Coverage by executing the form provided.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the proposal of Factory Mutual Insurance Company of St. Louis, Missouri, with premium in the amount of \$354,375 is hereby approved, and the Utilities Director is hereby directed to execute the form to accept Terrorism Insurance Coverage, with a premium in the amount of \$21,721.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

\_\_\_\_\_  
Margaret Hornady, Mayor

Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk

Approved as to Form    ☐ \_\_\_\_\_  
September 10, 2010    ☐ City Attorney



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G11

**#2010-245 - Approving Bid Award for Installation of Fiber Optics  
Cable - Contract 2010-OPGW-IV**

Staff Contact: Gary R. Mader

# Council Agenda Memo

**From:** Gary R. Mader, Utilities Director  
Dale Shotkoski, City Attorney  
Mary Lou Brown, Finance Director

**Meeting:** September 14, 2010

**Subject:** Bid Award for Installation of Fiber Optics Cable  
Contract 2010-OPGW-IV

**Item #'s:** G-11

**Presenter(s):** Gary R. Mader, Utilities Director

## Background

The City has been in the process of installing a fiber optics network connection between City Hall and off-site City Divisions for over five years. These past projects included: City Hall to the Phelps Control Center; the Waste Water Treatment Plant; the Safety Center; with connections to the Burdick Power Plant and PGS. The subject contract would continue the process to provide increased network bandwidth to remote division buildings. A map of the project route is attached.

This project provides for a 48 fiber OPGW (optical ground wire) cable and ADSS (all-dielectric self-supporting) aerial cable from City Hall to the Water Department and the Electric Line Department. Upon completion, the project would also provide fiber access to the Street Department, Shop/Garage, and Electric Underground Division buildings. OPGW is installed in the static wire position of the electric distribution system at the top of the power poles, above the 13,800 volt conductors. ADSS is installed at the communication position on power poles, below the power lines similar to cable TV cables. The specifications required that OPGW be used for this project.

## Discussion

This is a joint project between the Finance Department Information Technology Division and the Utilities Department. Contract specifications were advertised in accordance with City Procurement Codes, and six firms obtained copies of the bidding documents. Bids were received and publicly opened at 2:15 p.m. on August 12, 2010.

Schmader Electric Construction Company, Inc., submitted a bid as originally specified and proposed an alternate. No other bids were received.

Schmader's alternate bid was the lowest at \$104,061.00. The proposed alternate would construct the project using ADSS aerial cable. It was reviewed and does not comply with the construction requirements. Their proposal would require obtaining a new permit from the Union Pacific Railroad for the cable to cross the railroad tracks at Sycamore Street. This would delay the start of the project eight to ten weeks and require payment of yearly fees to the railroad for the crossing. Over the technology's life span, these crossing fees could total more than the cost of the project. The alternate bid is evaluated as not compliant with the specifications.

Schmader's base bid is compliant with the specifications but was for \$200,738.00. This amount is in excess of the budgeted amount of \$140,000. Therefore, negotiations were initiated to modify the project to lower the project's total cost, while still being able to meet the intent of providing the needed network accessibility to the remote locations.

These discussions were favorable. The project as negotiated provides for OPGW being installed along Sycamore Street to accomplish the crossing of the railroad, with ADSS cable being installed along the remainder of the route. The negotiated contract amount is \$116,583.00. This price will provide for the needed materials and installation. The modified project does not require any additional permits and will meet the requirements for network capacity to remote City locations. It is also less than the budgeted amount and can be completed within the planned time frame.

## **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 award Contract 2010-OPGW-IV, Installation of Fiber Optics Cable, to Schmader Electric Construction Company, Inc., of West Point, Nebraska, in the negotiated amount of \$116,583.00. The price is below the total project estimate and the modified construction still meets the specified operational requirements.

## **Sample Motion**

Move to approve the contract for Installation of Fiber Optics Cable to Schmader Electric Construction Company, Inc., of West Point, Nebraska in the negotiated amount of \$116,583.00.







Jason Eley, Purchasing Agent

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Better Tomorrow, Today*

**BID OPENING**

**BID OPENING DATE:** August 12, 2010 at 2:15 p.m.

**FOR:** Contract 2010-OPGW-IV Installation of 48-Fiber OPGW  
Shield Wire

**DEPARTMENT:** Utilities

**ESTIMATE:** \$140,000.00

**FUND/ACCOUNT:** 520

**PUBLICATION DATE:** August 3, 2010

**NO. POTENTIAL BIDDERS:** 5

**SUMMARY**

**Bidder:** Schmader Electric Construction Co, Inc  
West Point, NE

**Bid Security:** United Fire and Casualty Company

**Exceptions:** None

**Bid Price:** \$200,738.00

**Alternate Bid Price:** \$104,061.00

cc: Gary Mader, Utilities Director  
Dale Shotkoski, City Attorney  
Jeff Pederson, City Administrator  
Tom Barnes, Eng. Mgr.

Bob Smith, Asst. Utilities Director  
Jason Eley, Purchasing Agent  
Pat Gericke, Utilities Admin. Assist.  
Robyn Splattstoesser, IT Supervisor

RESOLUTION 2010-245

WHEREAS, the City Electric Department invited sealed bids for Installation of Fiber Optics Cable to connect City Hall and off-site City Divisions; and

WHEREAS, on August 12, 2010, bids were received, opened and reviewed; and

WHEREAS, Schmader Electric Construction Company, Inc., of West Point, Nebraska was the sole bidder, and a contract was negotiated to provide for the needed materials and installation 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 \$116,583.00; and

WHEREAS, the negotiated bid of Schmader Electric Construction Company, Inc., of West Point, Nebraska, is less than the estimate for Installation of Fiber Optics Cable.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of Schmader Electric Construction Company, in the amount of \$116,583.00 for Installation of Fiber Optics Cable to provide a network connection between City and Hall and off-side City Divisions, is hereby approved as the lowest responsible bid.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

\_\_\_\_\_  
Margaret Hornady, Mayor

Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk

Approved as to Form    ☐ \_\_\_\_\_  
September 10, 2010    ☐ City Attorney



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G12

**#2010-246 - Approving Amending Resolution 2010-213 for Acquisition of Sanitary Sewer Easement in Lot One (1) of McGovern Subdivision - 2530 N Diers Avenue (James E. & Carole M. Kimbrough)**

*This item relates to the aforementioned Public Hearing Item E-10.*

Staff Contact: Steven P. Riehle, Public Works Director

RESOLUTION 2010-246

WHEREAS, a public sanitary sewer easement is required by the City of Grand Island, from James E. & Carole M. Kimbrough, to construct and maintain a private sanitary sewer service within McGovern Subdivision; and

WHEREAS, Resolution 2010-213 was approved by the Grand Island City Council on August 10, 2010; and

WHEREAS, the north-south section of the public sanitary easement has been shifted 45' eastward to facilitate construction of the private sanitary sewer service; and

WHEREAS, public hearings were held on August 10, 2010 and September 14, 2010, for the purpose of discussing the proposed acquisition of an easement comprised of a part of Lot One (1) McGovern Subdivision, in the City of Grand Island, Nebraska, more particularly described as follows:

BEGINNING AT THE SOUTHWEST CORNER OF LOT ONE (1) McGOVERN SUBDIVISION, THENCE EASTERLY OF THE SOUTH LINE OF SAID LOT ONE (1) FOR A DISTANCE OF 210', THENCE NORTHERLY ON A LINE TO A POINT 65' EAST OF THE SOUTHWEST CORNER OF LOT 2 McGOVERN SUBDIVISION, THENCE WEST ON THE SOUTH LINE OF LOT 2 A DISTANCE OF 20', THENCE SOUTH ON A LINE PERPENDICULAR TO THE SOUTH LINE OF LOT 2 McGOVERN SUBDIVISION TO A POINT 20' NORTH OF THE SOUTH LINE OF LOT 2 McGOVERN SUBDIVISION, THENCE WEST ON A LINE 20' NORTH OF AND PARALLEL TO THE SOUTH LINE OF LOT 1 TO A POINT ON THE WEST LINE OF LOT 1, THENCE SOUTH ON THE WEST LINE OF LOT 1 McGOVERN SUBDIVISION FOR A DISTANCE OF 20' TO THE POINT OF BEGINNING.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island be, and hereby is, authorized to acquire a public sanitary sewer easement from James E. & Carole M. Kimbrough, on the above-described tract of land.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

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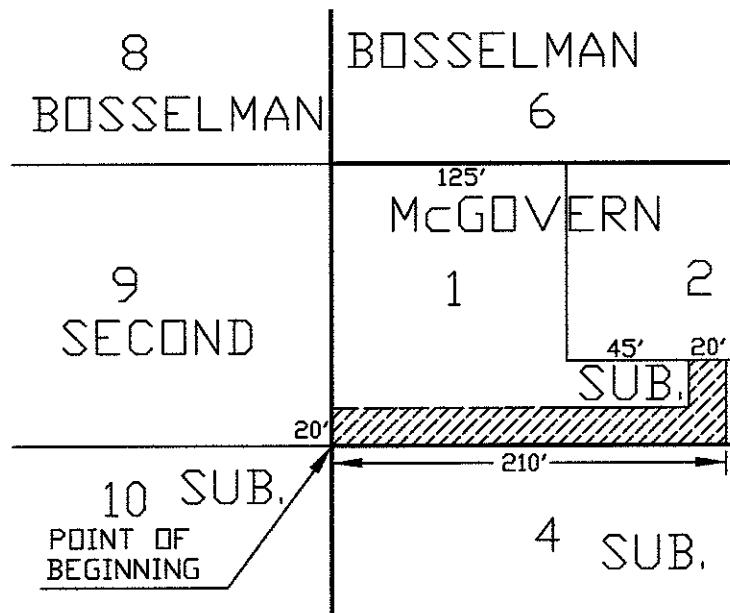
Margaret Hornady, Mayor

Attest:

---

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
September 10, 2010	☐ City Attorney



 20' SANITARY SEWER EASEMENT

ACQUIRED FROM:  
 JAMES E. & CAROLE M. KIMBROUGH



EXHIBIT "A"

CITY OF  
**GRAND ISLAND**  
 PUBLIC WORKS DEPARTMENT

DATE: 8-16-10  
 DRN BY: P.E.S.  
 SCALE: 1"=100'

PLAT TO ACCOMPANY  
 SANITARY SEWER  
 EASEMENT



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G13

**#2010-247 - Approving Bid Award for One (1) Trailer Mounted  
65kW Generator for the Wastewater Division of the Public Works  
Department**

Staff Contact: Steven P. Riehle, Public Works Director

# Council Agenda Memo

**From:** Steven P. Riehle, Public Works Director

**Meeting:** September 14, 2010

**Subject:** Approving Bid Award for One (1) Trailer Mounted 65kW Generator for the Wastewater Division of the Public Works Department

**Item #'s:** G-13

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

## Background

On July 28, 2010 the Wastewater Division of the Public Works Department advertised for bids for one (1) Trailer Mounted 65kW Generator. The Ad to Bidders was also sent to four (4) potential bidders.

The City has 16 lift stations on the sanitary sewer collection system and 9 buildings at the Wastewater Treatment Plant that the trailer mounted generator would be used to maintain power during an emergency or scheduled outage. The backup generator was listed in the FY 2010 budget on page 233.

## Discussion

Twelve (12) bids were received from nine (9) bidders and opened on August 12, 2010. The Wastewater Division of the Public Works Department and the Purchasing Division of the City's Attorney's Office have reviewed the bids that were received. A summary of the bids is shown below.

	<i>Bidder</i>	<i>Exceptions</i>	<i>Bid Price</i>
1	Lightning Power of Coral Gables, FL	None	\$23,590.00 (offer 1)
2	NCS Equipment of Grand Island, NE	Noted	\$23,677.18
3	Hurricane Solution of Miami, FL	None	\$26,663.00
4	Winco, Inc. of Le Center, MN	Noted	\$27,425.96
5	Lightning Power of Coral Gables, FL	None	\$27,608.00 (offer 2)
6	Air Power of Nebraska, Inc. of Omaha, NE	Noted	\$30,990.00 (offer 1)
7	Titan Machinery of Lincoln, NE	Noted	\$31,076.00 (offer 1)



8	Titan Machinery of Lincoln, NE	Noted	\$33,364.00 (offer 2)
9	Air Power of Nebraska, Inc. of Omaha, NE	Noted	\$33,389.00 (offer 2)
10	Green Line Equipment of Grand Island, NE	None	\$33,605.00
11	Construction Rental of Grand Island, NE	Noted	\$36,875.50
12	Nebraska Machinery Co., Inc. of Omaha, NE	None	\$41,352.00

- (1) The bid offer #1 from Lightning Power did not include a service center in the vicinity of Grand Island or in the State of Nebraska.
- (2) The bid from NCS Equipment did not meet the minimum bid specifications for standby power kW.
- (3) The bid from Hurricane Solution did not include a service center in the vicinity of Grand Island or in the State of Nebraska.
- (4) The only exception listed by Winco, Inc. was for payment within 30 days of delivery. With council approval of the bid and use of the Munis requisition and purchase order system there should be no problem meeting their request.

The bid submitted by Winco, Inc. of Le Center, Minnesota meets all of the bid specifications and is considered the lowest compliant bid at \$27,425.96.

Sufficient Funds are available in Account No. 53030054.85615.

### **Alternatives**

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

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

### **Recommendation**

Public Works Administration recommends that the Council approve the bid award to Winco, Inc. of Le Center, MN in the amount of \$27,425.96.

### **Sample Motion**

Move to approve the bid award.



Jason Eley, Purchasing Agent

*Working Together for a  
Better Tomorrow, Today*

**BID OPENING**

**BID OPENING DATE:** August 12, 2010 at 2:00 p.m.  
**FOR:** (1) Trailer Mounted 65kW Generator  
**DEPARTMENT:** Public Works  
**ESTIMATE:** \$50,000.00  
**FUND/ACCOUNT:** 53030054-85615  
**PUBLICATION DATE:** July 28, 2010  
**NO. POTENTIAL BIDDERS:** 4

**SUMMARY**

<b>Bidder:</b>	<u>Winco, Inc.</u> Le Center, MN	<u>Lightning Power</u> Coral Gables, FL
<b>Exceptions:</b>	Noted	None
<b>Bid Price:</b>	\$27,425.96	23,590.00 (Offer 1) 27,608.00 (Offer 2)

<b>Bidder:</b>	<u>Construction Rental</u> Grand Island, NE	<u>Hurricane Solution</u> Miami, FL
<b>Exceptions:</b>	Noted	None
<b>Bid Price:</b>	\$36,875.50	26,663.00

<b>Bidder:</b>	<u>Nebraska Machinery C, Inc.</u> Omaha, NE	<u>Green Line Equipment</u> Grand Island, NE
<b>Exceptions:</b>	None	None
<b>Bid Price:</b>	\$41,352.00	33,605.00

**Bidder:** Air Power of Nebraska Inc.  
Omaha, NE

**Exceptions:** Noted

**Bid Price:** \$30,990.00 (Offer 1)  
\$33,389.00 (Offer 2)

**Bidder:** Titan Machinery  
Lincoln, NE

**Exceptions:** Noted

**Bid Price:** \$31,076.00 (Offer 1)  
\$33,364.00 (Offer 2)

NCS Equipment  
Grand Island, NE

Noted

23,677.18

cc: Steve Riehle, Public Works Director  
Dale Shotkoski, City Attorney  
Jeff Pederson, City Administrator

John Rundle, Maintenance Sup.  
Jason Eley, Purchasing Agent  
Catrina DeLosh, PW Admin. Assist.

**P1426**

RESOLUTION 2010-247

WHEREAS, the City of Grand Island invited sealed bids for one (1) Trailer Mounted 65kW Generator for the Wastewater Division of the Public Works Department, according to specifications on file with the Public Works Department; and

WHEREAS, on August 12, 2010 bids were received, opened and reviewed; and

WHEREAS, Winco, Inc. of Le Center, MN submitted a bid in accordance with the terms of the advertisement of bids and specifications and all other statutory requirements contained therein, such bid being in the amount of \$27,425.96; and

WHEREAS, Winco, Inc.'s bid meets the conditions listed in the bid specifications and is the lowest compliant bid.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of Winco, Inc. of Le Center, MN in the amount of \$27,425.96 for one (1) Trailer Mounted 65kW Generator is hereby approved as the lowest responsive bid.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

\_\_\_\_\_  
Margaret Hornady, Mayor

Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G14

**#2010-248 - Approving Addendum Number 2 for Supervisory Control And Data Acquisition (SCADA) System**

Staff Contact: Steven P. Riehle, Public Works Director

# Council Agenda Memo

**From:** Steven P. Riehle, Public Works Director

**Meeting:** September 14, 2010

**Subject:** Approving Addendum Number 2 for Supervisory Control And Data Acquisition (Scada) System

**Item #'s:** G-14

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

## Background

On June 24, 2008 the Wastewater Division of the Public Works Department for the City of Grand Island presented Resolution Number 2008-168 to the Grand Island City Council. This negotiated agreement with Huffman Engineering of Lincoln, Nebraska was for the professional services associated with Evaluation/Recommendation, Design, Installation/Integration, and replacement of components in the Supervisory Control Data Acquisition (SCADA) system. Work in the original agreement is to be performed at actual costs, with a maximum of \$241,880.00.

On October 13, 2009 by Resolution Number 2009-269, the City Council of Grand Island approved Addendum Number 1. The addendum, for an additional \$7,800.00, provided services described as "General Conditions of Contract" and defined the specific roles and responsibilities of each respective party of the SCADA construction contract.

## Discussion

During the design of the project by Huffman Engineering and also during the installation of the SCADA equipment by IES Industrial, Inc. there were changes requested by the City to the design of the SCADA that required additional engineering work to be performed by Huffman Engineering. The additional engineering work is beyond the scope of services that was detailed in the original agreement and therefore an addendum is necessary. The additional engineering work is explained below and detailed on the attached Addendum Number 2 to the agreement. The addendum shows the actual hours accrued by the consultant, the estimated hours in the original agreement, and the negotiated compensation hours for Amendment Number 2. The negotiated amount of Amendment Number 2 is \$37,800.00.

Original Agreement	\$ 241,880.00
Addendum Number 1	\$ 7,800.00
Addendum Number 2	\$ 37,800.00
<b>Revised Agreement Total</b>	<b>\$ 287,480.00</b>

**Item 1 - Concrete Panel Layouts**

The panel layouts were built as part of the 1995 Wastewater Plant expansion project. Bentec of Minnesota was the subcontractor that built the RTU (Remote Termination Unit) panels. At project closeout time, Bentec's business was closed after a raid by the IRS. The City was unable to obtain as-built drawings that reflected changes that were made to the panels during construction.

The consultant had to rework the drawings and spend considerable time studying and testing inputs and outputs to prepare a full set of plans to be used by the contractor to put together a firm bid for the work. The end result for bids and after construction was a well documented set of as-built drawings. The original agreement included a total of 414 hours for the work. Since there were no as-built drawings, the consultant accrued a total of 1,109 actual hours (overrun of 695 hours) to perform the work. Wastewater staff negotiated with the consultant and agreed to pay for an additional 164 hours using the same labor rates as the original agreement.

**Item 2 - Design & Specify Components for HMI System**

The SCADA system has an HMI (Human Machine Interface) that uses software PC's and computer screens. The City had originally planned to acquire the software & computer hardware for the HMI. Since electrical contractors bidding on the SCADA project have a working relationship with software & hardware vendors, the contractor would be able to get a better price. The consultant developed alternatives for the components of the HMI system. Upon opening the bids, the City recommended awarding the alternatives resulting in substantial costs savings.

The original agreement included a total of 16 hours for the work. The consultant was asked to develop alternatives for the components of the HMI system that were outside of the scope of the original agreement. The consultant accrued a total of 152 hours to perform the work. Wastewater staff negotiated with the consultant and agreed to pay for an additional 40 hours using the same labor rates as the original agreement.

**Item 3 - Submittal Review/Responses in Specification Forms**

There were numerous requests for information from the panel contractor to Huffman Engineering regarding questions on the installation. Since the request for information work performed was within the scope of the original Request for Proposals and the approved agreement, no hours are included in this addendum under this item.

**Item 4 - Witness Equipment & Panel Factory Acceptance Testing**

The agreement was set up for the consultant to provide construction project management services with a Wastewater Division employee to perform daily on-site Resident Project Representative (RPR) services. Adverse weather conditions prevented the City from

making the trip to Omaha to perform Factory Acceptance Testing (FAT) in Omaha on December 14, 2009. Since Huffman Engineering has employees in Omaha and Interstate Industrial Instruments is located in Omaha, Huffman Engineering was able to perform the FAT services for the City. The original agreement didn't include any hours for this work as it was originally to be performed by City staff.

The original agreement had city employees providing inspection of factory acceptance testing in Omaha. The negotiated hours are actual time spent by the consultant on performing the testing in Omaha using the same labor rates as the original agreement.

#### **Item 5 - Modify Programming Timing Blocks**

The original agreement included re-writing the program code to match existing past practices & projects. During installation of the hardware & software, City staff asked for programming changes on the timing blocks and HMI operation that also changed the tagging of the pumps. Making the change allows the pumps to be coordinated and will make for more constant wasting for the Return Waste Activated Sludge (RWAS) and primary sludge (PS) pumps.

The original agreement didn't include any hours for this work. Wastewater staff negotiated with the consultant and agreed to pay for 40 hours using the same labor rates as the original agreement.

#### **Item 6 - Human Machine Interface Modifications**

The original agreement included rewriting the computer programming code for the existing HMI (Human Machine Interface). The colors, fonts, and layout, etc. for the work station screens was set up working with operators and supervisors. Upon installation in the control room, the lighting in the room, shadows, ergonomics, and layouts needed changed. The new SCADA screen outlook is much more customizable and further improvements and changes to the programming will be easier to make.

The work was in addition to the hours and scope that was included in the original agreement. Wastewater staff negotiated with the consultant and agreed to pay for 48 hours using the same labor rates as the original agreement.

#### **Item 7 - Document Programming Logic Control Bases**

The original agreement included PLC (Programming Logic Control) for the existing Wastewater Treatment Plant and known future projects such as Aerated Static Pile Composting and Aeration Basins. Changes to the PLC were needed to accommodate new or future projects such as Primary Clarifiers and Main Pump Station improvements.

The consultant added connection points in the PLC bases and added them to the final drawings. The number of cards was increased and the chassis size was also increased.

The work was in addition to the hours and scope that was in the original agreement. Wastewater staff negotiated with the consultant and agreed to pay for 32 hours of time



for drafting and documentation on the drawing sets using the same labor rates as the original agreement.

### **Item 8 - Review & Incorporate Network Internet Protocol in Standards**

The original agreement included standard Internet Protocol (IP) addressing. The IP addressing was re-allocated to government IP addressing standards for security and internal navigation of the subcomponents within the system.

The work was in addition to the hours and scope that was in the original agreement. Wastewater staff negotiated with the consultant and agreed to pay for 16 hours for the work.

### **Item 9 - Revise Subconsultants Contract on Interface**

The original agreement included hours for Dakota Hogback as a subconsultant to Huffman Engineering. The City requested additional programming work be performed by Dakota Hogback on the SCADA work related to the interface between the current projects and the future projects at the Wastewater Treatment Plant.

The work was in addition to the hours and scope that was in the agreement (see Item Number 7). Wastewater staff negotiated with the consultant and agreed to pay for 16 hours of time for the additional work using the same labor rates as the original agreement.

## **Alternatives**

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

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

## **Recommendation**

Public Works Administration recommends that the Council approve Addendum Number 2 with Huffman Engineering of Lincoln, Nebraska.

## **Sample Motion**

Move to approve Addendum number 2 with Huffman Engineering of Lincoln, Nebraska.

**ADDENDUM NUMBER 2 TO AGREEMENT FOR PROFESSIONAL SERVICES FOR THE  
EVALUATION AND RECOMMENDATION, DESIGN, INSTALLATION AND  
INTERGRATION OF A SUPERVISORY CONTROL DATA ACQUISITION (SCADA)  
SYSTEM**

**General Provisions**

**A. This Document Controlling.** To the extent that there are conflicting provisions between this document and the agreement between The City of Grand Island and Huffman Engineering Inc , this document controls.

**B. Modifications and Deletions.** The following provisions are deleted or modified from original agreement for Professional Services for the Evaluation and Recommendation, Design, Installation and Integration of a Supervisory Control Data Acquisition (SCADA) System; Dated June 24, 2008 as follows:

- (i) **Technical Qualifications ; Task 11 – Scope of Work – Variation of Hours ; Page 15 of 18; Add new paragraph and title ; as stated:**

**Task 11 Scope of Work – Variation of Hours**

The ENGINEER shall complete the services described as “Scope of Work – Variation of Hours”, which document shall provide to the CITY the incorporated work produced into final drawing set documentation, project planning integration and Human Machine Interface (HMI) protocol.

The ENGINEER shall complete the services described as “Scope of Work – Variation of Hours” in contract management of said services outlined;

- (ii) **Technical Qualifications; Table – Level of Effort by Services Provided; Page 16 of 18; Insert new table, named as; Task 11; “Scope of Work –Variation of Hours”:**

**Task 11 Scope of Work – Variation of Hours**

**Item 1** Create panel layouts. Terminal block layouts & schematics for each individual base site. Additional on-site time to drawing unavailability & imprecision.

Asset	Actual Task Hours	Hours in Original Agreement	Variation	Negotiated Compensation Hours	Rate	Total
Technician	589	270	(319)	104	\$105.00	\$ 10,920.00
Drafting	520	144	(376)	60	\$60.00	\$ 3,600.00
<b>ADDITIONAL COMPENSATION FOR ITEM 1</b>						<b>\$ 14,520.00</b>

**Item 2** Design and specify components for HMI system – computer system layout alternatives and equipment evaluations per City request. Incorporate accepted add alternate components of the bidding documents.

Asset	Actual Task Hours	Hours in Original Agreement	Variation	Negotiated Compensation Hours	Rate	Total
Engineer	136	16	(120)	24	\$135.00	\$ 3,240.00
Drafting	16	0	(16)	16	\$60.00	\$ 960.00
<b>ADDITIONAL COMPENSATION FOR ITEM 2</b>						<b>\$ 4,200.00</b>

**Item 3** Submittal Review/Responses in specification form. Submittals and questions to Owner, Contractor and Subcontractor.

Asset	Actual Task Hours	Hours in Original Agreement	Variation	Negotiated Compensation Hours	Rate	Total
Engineer	88	0	(88)	0	\$135.00	\$ 0.00
<b>ADDITIONAL COMPENSATION FOR ITEM 3</b>						<b>\$ 0.00</b>

**Item 4** Witness equipment and panel Factory Acceptance Testing (FAT) in Omaha NE. Review, changes and recommendations. (Weather and road conditions inhibited city personnel from witness)

Asset	Actual Task Hours	Hours in Original Agreement	Variation	Negotiated Compensation Hours	Rate	Total
Engineer	4	0	(4)	4	\$135.00	\$ 540.00
Technician	4	0	(4)	4	\$105.00	\$ 420.00
<b>ADDITIONAL COMPENSATION FOR ITEM 4</b>						<b>\$ 960.00</b>

**Item 5** Modify programming timing blocks and Human Machine Interface (HMI) operation and tagging of Return Activated Sludge (RAS) pumps.

Asset	Actual Task Hours	Hours in Original Agreement	Variation	Negotiated Compensation Hours	Rate	Total
Engineer	16	0	(16)	16	\$135.00	\$ 2,160.00
Engineer	24	0	(24)	24	\$135.00	\$ 3,240.00
<b>ADDITIONAL COMPENSATION FOR ITEM 5</b>						<b>\$ 5,400.00</b>

**Item 6** Human Machine Interface (HMI) screen block and text modifications.

Asset	Actual Task Hours	Hours in Original Agreement	Variation	Negotiated Compensation Hours	Rate	Total
Engineer	48	0	(48)	48	\$135.00	\$ 6,480.00
<b>ADDITIONAL COMPENSATION FOR ITEM 6</b>						\$ 6,480.00

**Item 7** Document current/near future component connection points in Programmable Logic Controller (PLC) bases in final drawings.

Asset	Actual Task Hours	Hours in Original Agreement	Variation	Negotiated Compensation Hours	Rate	Total
Drafting	32	0	(32)	32	\$60.00	\$ 1,920.00
<b>ADDITIONAL COMPENSATION FOR ITEM 7</b>						\$ 1,920.00

**Item 8** Review and incorporate Network Internet Protocol (IP) addressing throughout the Ethernet infrastructure in city network standards.

Asset	Actual Task Hours	Hours in Original Agreement	Variation	Negotiated Compensation Hours	Rate	Total
Engineer	16	0	(16)	16	\$135.00	\$ 2,160.00
<b>ADDITIONAL COMPENSATION FOR ITEM 8</b>						\$ 2,160.00

**Item 9** Revise Sub consultant contracts per variations in scope of work.

Asset	Actual Task Hours	Hours in Original Agreement	Variation	Negotiated Compensation Hours	Rate	Total
Management	16	0	(16)	16	\$135.00	\$ 2,160.00
<b>ADDITIONAL COMPENSATION FOR ITEM 9</b>						\$ 2,160.00

**ADDENDUM NUMBER 2 GRAND TOTAL**

**\$37,800.00**

(iii) **Agreement Form; Contract Agreement; Page CA-2; ARTICLE II; as stated:**

ARTICLE II. That the City shall pay to the consultant for the performance of the work embraced in this agreement and the consultant will accept as full compensation therefore the sum (subject to; not to exceed line items limits as provided by the agreement) of ~~Two hundred forty one thousand eight hundred eighty dollars & zero cents Dollars \$ 241,880.00~~ ~~Two hundred forty nine thousand six hundred eighty dollars & zero cents Dollars \$ 249,680.00~~ **Two hundred eighty seven thousand four hundred eighty dollars & zero cents Dollars \$ 287,480.00** for all services, materials, and work covered by and included in the agreement award and designated in the foregoing Article I; payments thereof to be made in cash or its equivalent in the manner provided in the agreement.

**IN WITNESS WHEREOF**, owner and engineer have executed this Addendum Number 2.

City of Grand Island, Nebraska  
OWNER

Huffman Engineering  
ENGINEER

By: \_\_\_\_\_

By: \_\_\_\_\_

Name: Margaret Hornady

Name: Howard Huffman

Title: Mayor

Title: President

Date: \_\_\_\_\_

Date: \_\_\_\_\_

Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk

Approved as to Form _____ September 14, 2010      City Attorney
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RESOLUTION 2010-248

WHEREAS, on June 24, 2008, by Resolution Number 2008-168, the City Council of the City of Grand Island approved an agreement with the consulting engineering firm, Huffman Engineering of Lincoln, Nebraska for the professional services associated to the Evaluation/Recommendation, Design, and Installation/integration of the replacement of components in the Supervisory Control Data Acquisition (SCADA) System; and

WHEREAS, on October 13, 2009, by Resolution Number 2009-269, the City Council of the City of Grand Island approved Addendum Number 1 for \$7,800.00 with the consulting engineering firm, Huffman Engineering; and

WHEREAS, Addendum Number 2 for \$37,800.00 was negotiated with the consulting engineering firm Huffman Engineering of Lincoln, Nebraska; and

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that Addendum Number 2 for \$37,800.00 with the consulting engineering firm, Huffman Engineering of Lincoln, Nebraska, is hereby approved; and

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

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

\_\_\_\_\_  
Margaret Hornady, Mayor

Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk

Approved as to Form	☐ _____
April 13, 2010	☐ City Attorney



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G15

**#2010-249 - Approving for 2010-2011 Community Revitalization  
CDBG Supplemental Application**

*This item relates to the aforementioned Public Hearing Item E-8.*

Staff Contact: Joni Kuzma

RESOLUTION 2010-249

WHEREAS, the City of Grand Island, Nebraska, is an eligible unit of a general local government authorized to file an application through the Nebraska Department of Economic Development for a Community Development Block Grant; and

WHEREAS, the Nebraska Department of Economic Development is presently accepting grant applications for community revitalization; and

WHEREAS, a grant application has been prepared to request funding for infrastructure improvements in a combined project area of Block Groups 11 and 12; and

WHEREAS, the City is requesting a grant which includes grant funds of about \$229,401 for water main and fire hydrant replacement and an amount not to exceed 7% of the grant total for General Administration; and

WHEREAS, the required 2:1 cash match will be met by the City through the completion of other eligible projects.

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

1. The City of Grand Island, Nebraska is hereby authorized to apply for financial assistance from the Nebraska Department of Economic Development for the purpose of completion of a water main replacement in the designated project area; and
2. The Mayor is hereby authorized and directed to execute such grant application and other documentation on behalf of the City of Grand Island for such grant process.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

\_\_\_\_\_  
Margaret Hornady, Mayor

Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk

Approved as to Form    ✕ _____ September 10, 2010    ✕ City Attorney
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# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G16

**#2010-250 - Approving Victims Of Crimes Act (VOCA) Grant**

Staff Contact: Steve Lamken

# Council Agenda Memo

**From:** Captain Pete Kortum, Police Department  
**Meeting:** September 14, 2010  
**Subject:** 2010 VOCA Grant Award  
**Item #'s:** G-16  
**Presenter(s):** Pete Kortum, Police Captain

## Background

This grant award represents the eighth year that the Grand Island Police Department has operated a Victim's Unit.

The Grand Island Police Department has been awarded a 2010 Victims of Crime Act (VOCA) Grant in the amount of \$46,110.00 from the Nebraska Commission on Law Enforcement and Criminal Justice. The city and county share the match (cash and in-kind) for this grant in the amount of \$15,477.00 which the city share of the cash amount was an expense approved in the 2010-2011 FY Budget. The program period for this grant is from 10-1-10 through 9-30-11.

## Discussion

Council approved the grant application on April 27, 2010. A requirement for acceptance of the grant is that the grant award and special conditions document is signed by the Mayor. The Grand Island Police Department is requesting that the listed grant award be signed for acceptance of the award.

## Alternatives

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

1. Approve the award and accept the VOCA grant funds.
2. Direct the police department to reject the grant award.

## **Recommendation**

City Administration recommends that the Council approve the award and accept the 2010 VOCA grant funding in the amount of \$46,110.00.

## **Sample Motion**

Move to approve the award and accept the 2010 Victims of Crime Act grant funding for fiscal year 2011.

**Nebraska Commission  
on Law Enforcement  
and Criminal Justice**

**Grant Award**

Subgrantee City of Grand Island	Grant Number 10VA0229	Date of Award July 23, 2010	CFDA # 16.575
Project Title Grand Island/Hall Co Victim Asst. Program	Grant Amount Federal      \$46,110 <hr/> Match         \$15,477 <hr/> Total            \$61,587 <hr/>		

Approved Budget For Project

CATEGORY	FEDERAL SHARE	MATCH SHARE	TOTAL PROJECT COST
Personnel	\$46,110.00	\$8,334.00	\$54,444.00
Consultants/Contracts			
Travel			
Supplies/Operating/Expenses		7,143.00	7,143.00
Construction/Equipment Rental			
Equipment			
Other			
Total Amount	\$46,110.00	\$15,477.00	\$61,587.00
% Contribution	75%	25%	100%

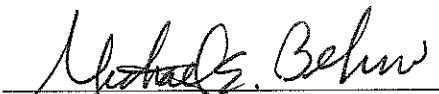
This award is subject to the General and Fiscal Conditions established by the Nebraska Commission on Law Enforcement and Criminal Justice and to the and Criminal Justice and to the special conditions enclosed with this award is indicated below.

The grant period will be from October 1, 2010 to September 30, 2011 except as authorized by the Commission. To be a valid grant, this Grant Award must be signed and returned to the Commission within 30 days of receipt. Subgrantees will retain the Pink copy.

The subgrantee hereby attests and affirms that the required cash match will be designated, appropriated, and expanded for the project within the duration of the Grant period.



This award is subject to special conditions (enclosed).

  
\_\_\_\_\_  
Signature of Executive Director or Representative

Michael E. Behm, Executive Director

Typed Name and Title

8/30/10  
Date

  
\_\_\_\_\_  
Signature of Project Director

Peter Kortum, Police Captain

Typed Name and Title

9/9/10

Date

\_\_\_\_\_  
Signature of Authorized Official  
(Mayor, County Board Chairman, Chair of non-profit Board etc.)

Margaret Hornady, Mayor

Typed Name and Title

Date

\_\_\_\_\_  
Signature of Financial Officer  
(County Treasurer, City Clerk, etc.)

RaNaë Edwards, City Clerk

Typed Name and Title

Date

# Subgrant Special Conditions

**Distribution:**

Original to Commission  
One copy to Subgrantee

<b>Subgrantee:</b> City of Grand Island	<b>Subgrant Number:</b> 10VA0229
<b>Subgrant Title:</b> Grand Island/Hall Co Victim Asst. Program	

This contract is subject to the standard conditions agreed to in the original application and the signed Certified Assurances. In addition, the subgrantee must comply with the Office of Justice Programs "Financial and Administrative Guide for Grants" (OJP M 7100.1C), Federal Program Guidelines, and the Nebraska Commission on Law Enforcement and Criminal Justice (Crime Commission) Guidelines and the following special conditions:

1. **Records Retention**
  - a) The Commission shall have access to all project related materials for the purposes of audit and examinations. All records shall be retained for five (5) years from the date of the final fiscal report, unless an audit is in progress or the findings of a completed audit have not been resolved satisfactorily;
2. **Audits**
  - a) All audits will comply with the Single Audit Act of 1984, as amended. Audits for private non-profit agencies shall comply with Circular A-133;
  - b) Agencies and organizations receiving federal funds from various sources totaling \$500,000 or more during the Subgrantees Fiscal Year are required to have an annual audit. Total cost of the audit must be prorated among funding sources. Agencies and organizations receiving federal funds from various sources totaling less than \$500,000 during their Fiscal Year are not required to have an annual audit. However, a complete agency audit complying with the Single Audit Act of 1984, as amended, is highly recommended once every three years for private non-profit agencies receiving funding from the Crime Commission;
  - c) **One (1) copy** of the audit that includes a **Letter of Findings** are **required** to be submitted to the Crime Commission, if they are not part of the audit;
3. **Accounting Procedures**
  - a) Awarded applicants shall implement and maintain an accounting system which accurately reflects income received, expenditures, and documentation of expenditures. Each source of income must be accounted for separately and a clear audit trail for each source of funding must be maintained. Matching funds need not be applied at the exact time or in the required proportion to the obligation of Federal funds. However, the full match share must be obligated by the end of the project period. Accounting records are to be available for monitors and audits;
  - b) If at any time an impropriety is found in the accounting or use of any funds received by the subgrantee, the Crime Commission must be notified immediately and informed about how the agency will address the problem;
  - c) All subgrantee's receiving payments from the Crime Commission are required to receive payments via the Automated Clearing House (ACH) payment. New subgrantee's must complete paperwork to sign up for ACH payment and can find the form at <http://www.hhs.state.ne.us/forms/EFT.pdf> This must be completed before funds can be received;
4. **Acceptance of Grant Award and Special Conditions**
  - a) **Grant Award** must be accepted; signed by the subgrantee's authorized official, the director of the project, and the fiscal officer; and, returned to the Crime Commission within thirty (30) days from the date of the letter;

**SUBGRANT SPECIAL CONDITIONS – Page 2**

- b) **Special Conditions** must be accepted; signed by the subgrantee's authorized official, director of the project, and the fiscal officer, and returned to the Crime Commission within thirty (30) days from the date of the letter;
- c) **Contingencies** must be met within thirty (30) days of the date of the letter as required for the award as stated on the Summary Comment Sheet. Grant funds will not be released until all contingencies are addressed;

**5. Reporting Requirements**

- a) **Grant Activity Summary Reports** are required **quarterly**. Reports are due by the 15<sup>th</sup> of the month following the end of each quarter during the grant period;
- b) **Cash Report/Cash Requests** are required **quarterly** even if no grant funds received or expenses are incurred. Reports are due by the 15<sup>th</sup> of the month following the end of each quarter during the grant period as well as the final "Cash Report" reflecting the total grant expenditures at the end of the grant period. Final cash report must be submitted within forty-five (45) days from the end date of the grant;
- c) **Regardless of the start date of the grant project**, quarterly reports are due for normal quarters as listed below

Jan. – March – <b>Due April 15th</b>	July - Sept. – <b>Due October 15th</b>
April – June – <b>Due July 15th</b>	Oct. - Dec. – <b>Due January 15<sup>th</sup></b>

- d) **Subgrant Adjustment:** Subgrantees must submit a subgrant adjustment request to the Crime Commission when any of the following has or will occur: the focus of the funded project changes, there is a change in the start or end date of the funded project, a new project director or fiscal officer is named for the awarded project, or a transfer of dollars between categories is needed which affects awarded dollars and any matching dollars. No budget revisions (awarded or matching dollars) are to be made by the subgrantee receiving funds without prior approval from the administrator unless otherwise provided by law;
- e) **Federal and matching funds** are to be used for the purpose stated in the approved grant application. Any changes must be approved by the Crime Commission grant administrator prior to the change taking place through submission of a Subgrant Adjustment Request;

**6. Use of Federal Grant Funds**

- a) Federal grant funds shall not be used to supplant State, local or any other funds that would otherwise be available. The agency's budget cannot decrease as a result of grant dollars. If an existing employee is assigned to this project and their salary is paid with grant funds, his or her position must be backfilled. The agency's personnel cannot decrease as a result of this grant project;
- b) No State/Federal grant funds shall be used for costs existing prior to or after the grant period;
- c) No indirect costs shall be allowed. Indirect cost is defined as payment for grant management services, accounting services, grant securing services, or any other costs of an organization that are not readily assignable to a particular project;
- d) Federal funds cannot be used for lobbying. If matching funds are used for lobbying, a disclosure report shall be submitted to the Crime Commission;
- e) No other Federal funds shall be used to meet the match requirement;
- f) Crime Commission funding cannot be placed in interest bearing accounts;
- g) Sub-grantee understands and agrees that it cannot use any federal funds, either directly or indirectly in support of any contract or sub-award to either the Association of Community Organizations for Reform Now (ACORN) or its subsidiaries, without the express prior written approval of OJP;

**7. Match**

- a) The Subgrantee must insure any required match is met and that match is documented before the end of the project period. Match, both cash or in-kind, must be documented in the agency's accounting system;

8. **Time Records**

- a) The subgrantee will maintain time records that comply with the Office of Management and Budget (OMB) A-87 Circular to clearly document the hourly activity of each grant funded or match funded position to show the actual percentage of time charged to the funding source. Records will be maintained by the subgrantee to document any differences between budgeted and actual federal and match personnel grant costs. Timesheets for grant funded positions should include the signature of the employee and their supervisor. Volunteer positions used as match are to be documented and, to the extent feasible, supported by the same method used for employees. Refer to the following website for further details on OMB circulars, <http://www.whitehouse.gov/omb/circulars/>

9. **Mandatory Training**

- a) The subgrantee project director and/or fiscal officer or a designated representative must attend the Grant Management Training sponsored by the Crime Commission. At least one Board member of a Private Non-profit agency receiving grant funds from the Crime Commission must also attend Grant Management Training;

10. **Publicity**

- a) Any publicity of this project will include an acknowledgement of funding by the Nebraska Commission on Law Enforcement and Criminal Justice (Crime Commission). A copy of such publicity shall be sent to the Crime Commission. When issuing statements, press releases, requests for proposals, bid solicitations, and other documents describing projects or programs funded in whole or in part with Federal or State money, all grantees receiving funds shall clearly state (1) the percentage of the total cost of the program or project which will be financed with Federal or State money, and (2) the dollar amount of Federal or State funds for the project or program;

11. **Publications**

- a) The subgrantee agrees that any publication (written, visual or audio, excluding press releases, newsletters and issue analysis) issued by the subgrantee describing programs or projects funded in whole or in part with Federal or State funds, shall contain the following statement: "This project was supported by Grant #}«Grant Number»awarded by the Nebraska Crime Commission. Points of view or opinions contained within this document are those of the author and do not necessarily represent the official position or policies of the Commission." Two copies of any such publication are to be submitted to the Crime Commission;

12. **Non-Discrimination**

- a) The Subgrantee assures it and all its contractors will comply with all applicable nondiscrimination requirements as set forth by federal and state laws. No person shall be excluded from participation in, denied the benefits of, subjected to discrimination under, or be denied employment in connection with any activities receiving funds under the Act on the basis of race, color, religion, age, sex, national origin, or handicap;
- a) In the event a federal or state court or administrative agency makes a finding of discrimination after a due process hearing, the recipient of funds will forward a copy of the finding to the Office of Civil Rights Compliance of the Office of Justice Programs in Washington, D.C. Additionally, a copy of the findings are to also be sent to the Crime Commission. If required, the subgrantee will formulate an Equal Employment Opportunity Program (EEO) in accordance with 28 CFR 42.301 et. seq.;
- b) Grantees whose projects, personnel, or subgrantees become involved in any litigation, whether civil or criminal, shall immediately notify the Crime Commission and forward a copy of any demand notices, lawsuits, or indictments to the Commission;

13. **Limited English Proficiency Plan**

- a) The subgrantee must comply with the Department of Justice Guidance pertaining to Title VI of the Civil Rights Act of 1964, 42 U.S.C. § 2000d. Subgrantees receiving Federal financial assistance must take reasonable steps to provide meaningful access to their programs and activities for persons with limited English proficiency (LEP). For information on the civil right responsibilities, see <http://www.lep.gov/>;

14. **Federal Government De-bar**

- a) If at any time during the grant period the subgrantee is barred from doing business with the Federal Government, the Crime Commission shall be notified by the subgrantee in writing within 30 days;

## SUBGRANT SPECIAL CONDITIONS – Page 4

### 15. Drug-Free Workplace

- a) All agencies who are participants in the awarded project shall establish and maintain a drug-free work place policy; and,

### 16. Private Non-profit Agency Board Responsibilities

- a) Two (2) board members of private non-profit agencies awarded funds shall review, on a quarterly basis, all expenditures for the agency. This review shall include, but is not limited to, checks written for the period, deposits, assurance of a balanced checkbook, review of the entries in the agency's ledgers, and review of the income received from funding agencies and donations.

### 17. Fraudulent Use of Funds

- a) The subrecipient must promptly refer to the DOJ OIG any credible evidence that a principal, employee, agent, contractor, subgrantee, subcontractor or other person has either 1) submitted a false claim for grant funds under the False Claims Act; or 2) committed a criminal or civil violation of laws pertaining to fraud, conflict of interest, bribery, gratuity, or similar misconduct involving grant funds. Potential fraud, waste, abuse or misconduct should be reported. In addition, the subgrantee must notify the Nebraska Crime Commission. For more information on how to submit a claim go to [www.usdoj.gov/org](http://www.usdoj.gov/org);

### 18. Required Compliance

- a) The subrecipient agrees to comply with any modifications or additional requirements that may be imposed by law and future OJP (including government-wide and Nebraska Crime Commission) guidance and clarifications;

### 19. Mandatory Federal Registration

- a) The subrecipient agrees that they have a DUNS number and are registered with the Central Contractor Registration (CCR) database; and,
- b) The recipient agrees to obtain active registration with the Central Contractor Registration (CCR) database, and to notify the program office in writing of its registration.

## Funding/Program Specific Conditions

### VOCA Private Non Profit/VOCA Victim Witness

1. The subrecipient must promptly refer to the DOJ OIG any credible evidence that a principal, employee, agent, Contractor, subgrantee, subcontractor or other person has either 1) submitted a false claim for grant funds under the False Claims Act; or 2) committed a criminal or civil violation of laws pertaining to fraud, conflict of interest, bribery, gratuity, or similar misconduct involving grant funds. Potential fraud, waste, abuse or misconduct should be reported. In addition, the subgrantee must notify the Nebraska Crime Commission. For more information on how to submit a claim go to [www.usdoj.gov/oig](http://www.usdoj.gov/oig).
2. Subrecipients must comply with the applicable provisions of VOCA, the Program Guidelines, and the requirements of the OJP Financial Guide, effective edition, which includes maintaining appropriate programmatic and financial records that fully disclose the amount and disposition of VOCA funds received.

### VOCA Private Non Profit Specific

- **Statistical Reports** are required **quarterly**. Reports are due the 15<sup>th</sup> of the month following the end of each quarter. Statistics are to be provided electronically unless the Crime Commission has approved another method to submit statistics.

### Use of VOCA Grant Funds

- VOCA grant funds **are to be used** to provide direct services to individual crime victims and at no cost to the victim.



## SUBGRANT SPECIAL CONDITIONS – Page 5

- VOCA guidelines define a victim as a person who has suffered physical, sexual, financial, or emotional harm as a result of the commission of a crime. The primary purpose of VOCA grant funds is to support the provision of services to victims. Services are those efforts that respond to the emotional and physical needs of crime victims; assist primary and secondary victims of crime to stabilize their lives after a victimization; assist victims to understand and participate in the criminal justice system; and, provide victims of crime with a measure of safety and security.
  
- VOCA grant funds **cannot be used** for any of the following:
  - √ Capital expenditures;
  - √ Community education;
  - √ Crime prevention activities;
  - √ Development of protocols, interagency agreements and other working agreements;
  - √ Fund-raising activities;
  - √ Indirect organizational costs;
  - √ Individual membership dues;
  - √ Land acquisition;
  - √ Legislative and administrative duties of staff;
  - √ Lobbying and administrative advocacy;
  - √ Needs assessments, surveys, evaluations or studies;
  - √ Perpetrator rehabilitation and counseling or any other activities involving or relating to perpetrators;
  - √ Professional services of doctors and lawyers;
  - √ Purchasing or leasing vehicles;
  - √ Reimbursement to crime victims for expenses incurred as a result of a crime, including property loss;
  - √ Relocation expenses for the victim.

Volunteers are to be utilized by the subgrantee throughout the duration of the project. Volunteer services must be documented, and to the extent feasible, by the same methods used by the subgrantee for its paid employees;

At no time shall a victim's name, address, phone number or other identifying information be divulged to another individual or agency unless they are part of the criminal justice or health and human services system unless the victim has given prior voluntary written consent for such release of information.

Office of Justice Program Financial Guidelines and VOCA Guidelines must be followed for the purchase and property management of computers and/or equipment, including the disposal of computers and/or equipment purchased with VOCA funds. Computers purchased with federal VOCA grant funds must be compatible with the case management program and be able to electronically submit statistics to the Crime Commission. Minimum specifications, as determined by the Crime Commission, are required for any computer purchased with VOCA funds.

The subgrantee shall cooperate, coordinate and have the active participation and support of law enforcement and criminal justice agencies within the jurisdiction of the assisting agency and will cooperate and coordinate with any coordinated response efforts;

Subgrantee must provide services to victims of federal crimes on the same basis as victims of state/local crimes;

Subgrantee is required to help victims apply for Crime Victims' Reparations (CVR) benefits, i.e., identifying and notifying crime victims of the availability of compensation, assisting victim with application forms and procedures, obtaining necessary documentation, and/or checking on claim status. Victim is responsible for mailing CVR claims to the Crime Commission but subgrantee may provide the envelope and stamp;

Subgrantee is required to provide information to victims about Victim Information and Notification Everyday (VINE), assist victims in registering with the VINE system and promote public awareness about VINE.

## SUBGRANT SPECIAL CONDITIONS – Page 6

Subgrantee is required to participate in the victims' assistance case management system when it is operational and provide electronic submission of statistics to the Crime Commission via the software or link determined by the Crime Commission;

### VOCA Victim/Witness Specific

**Statistical Reports** are required **quarterly**. Reports are due by the 15th of the month following the end of each quarter. Statistics are to be provided electronically unless the Crime Commission has approved another method to submit statistics.

### Victim Witness Programs - Use of Federal VOCA Funds

- VOCA grant funds **are to be used** to provide direct services to individual crime victims and at no cost to the victim.
- VOCA guidelines define a victim as a person who has suffered physical, sexual, financial, or emotional harm as a result of the commission of a crime. The primary purpose of VOCA grant funds is to support the provision of services to victims. Services are those efforts that respond to the emotional and physical needs of crime victims; assist primary and secondary victims of crime to stabilize their lives after a victimization; assist victims to understand and participate in the criminal justice system; and, provide victims of crime with a measure of safety and security.
- The purpose of a victim witness program is to advocate for victims and provide timely assistance to individual victims of crime. Advocacy should begin within 72 hours or the next business day after the incident for all serious crimes (homicide, sexual assault, assaults) and most crimes against the elderly. Victim Witness Units located in County Attorney offices are to have a process in place to receive law enforcement incident reports for victims of serious crimes and crimes against the elderly so that advocacy can begin within 72 hours or sooner.
- VOCA funds are **not** for the purpose of providing services to businesses **unless** an individual or individuals within the business is a victim of a crime.
- Policies and procedures are required that include when and how victim contact will be made and when and how follow up contact will be made.
- VOCA funds **cannot be used** for any of the following:
  - √ Any activity or expense that is the responsibility of the prosecutor or the law enforcement agency and including any activities directed at prosecuting an offender and/or improving the criminal justice system=s effectiveness and efficiency; gathering evidence; witness management and notification (VOCA funds may **only** be used to notify witnesses who are also a victim of the crime); expert testimony at trials; victim witness protection costs and subsequent lodging and meal expenses;
  - √ Capital expenditures;
  - √ Community education;
  - √ Crime prevention activities;
  - √ Development of protocols, interagency agreements and other working agreements;
  - √ Fund-raising activities;
  - √ Indirect organizational costs;
  - √ Individual membership dues;
  - √ Land acquisition;
  - √ Legislative and administrative duties of staff;
  - √ Lobbying and administrative advocacy;
  - √ Needs assessments, surveys, evaluations or studies;
  - √ Perpetrator rehabilitation and counseling or any other activities involving or relating to perpetrators;
  - √ Professional services of doctors and lawyers;
  - √ Purchasing or leasing vehicles;
  - √ Reimbursement to crime victims for expenses incurred as a result of a crime, including property loss;
  - √ Relocation expenses for the victim.
- VOCA funding will be in jeopardy if all victims of serious crimes and most crimes against the elderly are not provided advocacy services in a timely manner and if funds are used for any activities or expenses that are the responsibility of the prosecutor or law enforcement agency.

**SUBGRANT SPECIAL CONDITIONS - Page 7**

Volunteers are to be utilized by the subgrantee throughout the duration of the project. Volunteer services must be documented, and to the extent feasible, by the same methods used by the subgrantee for its paid employees;

At no time shall a victim's name, address, phone number or other identifying information be divulged to another individual or agency unless they are part of the criminal justice or health and human services system unless the victim has given prior voluntary written consent for such release of information.

Office of Justice Program Financial Guidelines and VOCA Guidelines must be followed for the purchase and property management of computers and/or equipment, including the disposal of computers and/or equipment purchased with VOCA funds. Computers purchased with federal VOCA grant funds must be compatible with the case management program and be able to electronically submit statistics to the Crime Commission. Minimum specifications, as determined by the Crime Commission, are required for any computer purchased with VOCA funds.

The subgrantee shall cooperate, coordinate and have the active participation and support of law enforcement and criminal justice agencies within the jurisdiction of the assisting agency and will cooperate and coordinate with any coordinated response efforts;

Subgrantee must provide services to victims of federal crimes on the same basis as victims of state/local crimes;

Subgrantee is required to help victims apply for Crime Victims' Reparations (CVR) benefits, i.e., identifying and notifying crime victims of the availability of compensation, assisting victim with application forms and procedures, obtaining necessary documentation, and/or checking on claim status. Victim is responsible for mailing CVR claims to the Crime Commission but subgrantee may provide the envelope and stamp;

Subgrantee is required to provide information to victims about Victim Information and Notification Everyday (VINE), assist victims in registering with the VINE system and promote public awareness about VINE.

Subgrantee is required to participate in the victims' assistance case management system when it is operational and provide electronic submission of statistics to the Crime Commission via the software or link determined by the Crime Commission.

I have read the above Special Conditions and understand they are part of the binding Grant Award. I acknowledge failure to satisfactorily meet all conditions of the grant and/or submit required documents may result in suspension or termination of the grant award.

Signature of Authorized Official \_\_\_\_\_ Date \_\_\_\_\_

(Mayor, Chair of County Board or City Council, Board Chair of Private Non-profit Agency).

NOTE: The Director of the Agency is NOT considered the Authorized Official for the signing of these Special Conditions.

Title \_\_\_\_\_

Signature of Agency Director Steve Sanchez \_\_\_\_\_ Date 9/9/10

Title Police Chief \_\_\_\_\_

Signature of Project Director John Kerton \_\_\_\_\_ Date 9/9/10

Title Police Captain \_\_\_\_\_

Signature of Fiscal Officer \_\_\_\_\_ Date \_\_\_\_\_

Title \_\_\_\_\_

RESOLUTION 2010-250

WHEREAS, on April 27, 2010 council approved the City's application for a 2010 Victims of Crimes Act (VOCA) grant; and

WHEREAS, the Police Department of the City of Grand Island received notification that it will receive a 2010 Victims of Crime Act (VOCA) grant in the amount of \$46,110.00 from the Nebraska Commission on Law Enforcement and Criminal Justice; and

WHEREAS, in acceptance of the grant, the City of Grand Island and Hall County share the match for this grant in the amount of \$15,477.00; and

WHEREAS, the amount awarded is to be used by the Grand Island Police Department in accordance with criteria established by the grant program; and

WHEREAS, the Mayor of the City of Grand Island is required to sign the grant in acceptance of the same.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the grant funds awarded to the Police Department of the City of Grand Island in the amount of \$46,110.00 through the Nebraska Commission on Law Enforcement and Criminal Justice is hereby approved.

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

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

\_\_\_\_\_  
Margaret Hornady, Mayor

Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk

Approved as to Form    ☐ \_\_\_\_\_  
September 10, 2010    ☐ City Attorney



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G17

**#2010-251 - Approving Bid Award for Fluid Dynamics Polymer System Parts for the Wastewater Division of the Public Works Department**

Staff Contact: Steven P. Riehle, Public Works Director

# Council Agenda Memo

**From:** Steven P. Riehle, Public Works Director

**Meeting:** September 14, 2010

**Subject:** Approving Bid Award for Fluid Dynamics Polymer System Parts for the Wastewater Division of the Public Works Department

**Item #'s:** G-17

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

## Background

On August 13, 2010 the Wastewater Division of the Public Works Department advertised for bids for Fluid Dynamics Polymer System Parts. The Ad to Bidders was also sent to three (3) potential bidders. The system meters polymer into the sludge handling system to assist with dewatering of sludge. The bid specifications included furnishing, installation & warranty on the parts.

## Discussion

One (1) bid was received and opened on August 26, 2010. The Wastewater Division of the Public Works Department and the Purchasing Division of the City's Attorney's Office have reviewed the bids that were received. A summary of the bid is shown below.

Bidder	Part	Total Price
Fluid Dynamics of Lansdale, PA	7 each Graphic Operator Panels	\$39,970.00
	7 each Linear Actuators	\$--
	5 each Stainless Steel Mixing Chamber Assemblies	\$8,050.00
	7 each Installation & Startup of Equipment	\$9,000.00
<b>GRAND TOTAL BID</b>		<b>\$57,020.00</b>

\*The price for linear actuators is included in the graphic operator panels.

The bid submitted by Fluid Dynamics of Lansdale, Pennsylvania meets all of the bid specifications and is considered a compliant bid.

Sufficient Funds are available in Account No. 53030051.85325 for the work.

### **Alternatives**

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

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

### **Recommendation**

Public Works Administration recommends that the Council approve the bid award to Fluid Dynamics of Lansdale, PA in the amount of \$57,020.00.

### **Sample Motion**

Move to approve the bid award.



Jason Eley, Purchasing Agent

*Working Together for a  
Better Tomorrow, Today*

**BID OPENING**

**BID OPENING DATE:** August 26, 2010 at 2:00 p.m.  
**FOR:** Fluid Dynamics Polymer System Parts  
**DEPARTMENT:** Public Works  
**ESTIMATE:** \$50,000.00  
**FUND/ACCOUNT:** 53030051-85325  
**PUBLICATION DATE:** August 13, 2010  
**NO. POTENTIAL BIDDERS:** 3

**SUMMARY**

**Bidder:** Fluid Dynamics  
Lansdale, PA  
**Exceptions:** Noted

**Bid Price:**

(7) Graphic Operator Panels:	\$39,970.00
(7) Linear Actuators:	---
(5) Stainless Steel Mixing Chamber Assemblies:	\$ 8,050.00
(7) Installation & Startup of Equipment:	<u>\$ 9,000.00</u>
<b>Total Cost:</b>	<b>\$57,020.00</b>

cc: Steve Riehle, Public Works Director  
Dale Shotkoski, City Attorney  
Jeff Pederson, City Administrator

Catrina DeLosh, PW Admin. Assist.  
Jason Eley, Purchasing Agent  
John Rundle, Maintenance Supervisor



RESOLUTION 2010-251

WHEREAS, the City of Grand Island invited sealed bids for Fluid Dynamics Polymer System Parts for the Wastewater Division of the Public Works Department, according to specifications on file with the Public Works Department; and

WHEREAS, on August 26, 2010 bids were received, opened and reviewed; and

WHEREAS, Fluid Dynamics of Lansdale, PA submitted a bid in accordance with the terms of the advertisement of bids and specifications and all other statutory requirements contained therein, such bid being in the amount of \$50,020.00; and

WHEREAS, Fluid Dynamics' bid meets the conditions listed in the bid specifications.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of Fluid Dynamics of Lansdale, PA in the amount of \$50,020.00 for Fluid Dynamics Polymer System Parts is hereby approved a responsive bid.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

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Margaret Hornady, Mayor

Attest:

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RaNae Edwards, City Clerk

Approved as to Form	☐ _____
September 10, 2010	☐ City Attorney



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G18

**#2010-252 - Approving Bid Award for Installation and Purchase of Equipment, Divider Curtains and Netting at City Fieldhouse**

Staff Contact: Steve Paustian

# Council Agenda Memo

**From:** Steve Paustian, Park and Recreation Director

**Meeting:** September 14, 2010

**Subject:** Approving Bid Award for Installation and Purchase of Equipment, Divider Curtains and Netting at City Fieldhouse

**Item #'s:** G-18

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

## Background

On August 23, 2010 the Park and Recreation Department, Recreation Division advertised for bids for Installation and Purchase of various equipment for the Fieldhouse. Two firms provided qualified bids for this work. The low responsible bid was provided by Sport Construction Midwest, of Coralville, Iowa in the amount of \$67,985.00.

## Discussion

With the construction of the City Building (Fieldhouse) as part of the package for the Nebraska State Fair it has been determined by Council that the Park and Recreation Department will be responsible for the maintenance and operation of the building for the ten months that the State Fair will not be responsible for the building. Part of the operational plan is to provide for recreational activities in the Fieldhouse. In order to provided for these activities it is necessary to purchase the support equipment needed to offer them.

## 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 award of a contract to Sport Construction Midwest in the amount of \$67,985.00.

## **Sample Motion**

Move to award a contract to Sport Construction Midwest to provide the equipment and installation of said equipment in the Fieldhouse.

Purchasing Division of Legal Department  
**INTEROFFICE MEMORANDUM**



Jason Eley, Purchasing Agent

*Working Together for a  
Better Tomorrow, Today*

**BID OPENING**

**BID OPENING DATE:** September 7, 2010 at 2:00 p.m.

**FOR:** Installation & Purchase of Equipment, Divider Curtains & Netting  
at City Fieldhouse

**DEPARTMENT:** Parks & Recreation

**ESTIMATE:** \$120,000.00

**FUND/ACCOUNT:** 40044450-90027

**PUBLICATION DATE:** August 22, 2010

**NO. POTENTIAL BIDDERS:** 5

**SUMMARY**

<b>Bidder:</b>	<b><u>Sport Construction Midwest</u></b>	<b><u>West Coast Netting, Inc.</u></b>
	Coralville, IA	Kingman, AZ
<b>Bid Security:</b>	Merchants Bonding Co.	Cashier's Check
<b>Exceptions:</b>	None	None
<b>Bid Price:</b>		
<b>Basketball System:</b>	\$22,100.00	-0-
<b>Custom Pads:</b>	\$ 2,795.00	\$ 5,145.00
<b>Curtain Systems:</b>	\$27,800.00	-0-
<b>Netting – North:</b>	\$ 2,950.00	\$16,368.00
<b>Netting – South:</b>	\$ 2,950.00	\$16,924.00
<b>Netting – East:</b>	\$ 2,950.00	\$ 5,171.50
<b>Netting – West:</b>	\$ 2,950.00	\$ 5,171.50
<b>Optional:</b>		
<b>Gym Controller Pkg.</b>	\$ 3,490.00	-0-
<b>Deduction:</b>	-0-	-0-

**Bidder:** Midwest Floor Covering, Inc.  
**Lincoln, NE**  
**Bid Security:** **RLI Insurance Co.**  
**Exceptions:** **Noted**

**Bid Price:**  
**Basketball System:** \$25,670.00  
**Custom Pads:** \$ 8,940.00  
**Curtain Systems:** \$32,926.00  
**Netting – North:** \$10,261.00  
**Netting – South:** \$10,261.00  
**Netting – East:** \$ 6,657.00  
**Netting – West:** \$ 6,657.00

**Gym Controller Pkg.** \$ 3,780.00  
**Deduction:** \$ 550.00

cc: Steve Paustian, Parks & Recreation Director  
Dale Shotkoski, City Attorney  
Jeff Pederson, City Administrator

Patti Buettner, Parks & Rec. Secretary  
Jason Eley, Purchasing Agent

**P1431**

RESOLUTION 2010-252

WHEREAS, the City of Grand Island invited sealed bids for Installation and Purchase of Equipment, Divider Curtains and Netting for the new City Fieldhouse, according to plans and specifications on file with the Parks and Recreation Department; and

WHEREAS, on September 7, 2010, bids were received, opened and reviewed; and

WHEREAS, Sport Construction Midwest of Coralville, Iowa, submitted a bid in accordance with the terms of the advertisement of bids, plans and specifications and all other statutory requirements contained therein, such bid being in the amount of \$67,985.00.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the bid of Sport Construction Midwest of Coralville, Iowa, in the amount of \$67,985.00 for Installation and Purchase of Equipment, Divider Curtains and Netting for the new City Fieldhouse is hereby approved as the lowest responsible bid.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

\_\_\_\_\_  
Margaret Hornady, Mayor

Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk

Approved as to Form    ☐ \_\_\_\_\_  
September 10, 2010    ☐ City Attorney



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item G19

**#2010-253 - Approving Renewal of Health Insurance Contracts**

Staff Contact: Brenda Sutherland



# Council Agenda Memo

**From:** Brenda Sutherland, Human Resources Director

**Meeting:** September 14, 2010

**Subject:** Health Insurance Contracts Annual Renewal

**Item #'s:** G-19

**Presenter(s):** Brenda Sutherland, Human Resources Director

## Background

The City manages a general insurance fund within which the Worker's Comp., General Insurance, and Health Insurance are contained. As part of our continuous effort to manage the fund in the combined best interest of the City and its employees, we continually look for ways to provide a meaningful benefit at the best possible price. The changes being proposed in this annual renewal are a direct reflection of our commitment to sustainability and also compliance with health care reform.

The majority of City benefits have an October 1 renewal to coincide with the fiscal year. This is the case for the City's health plan. The City Council recently approved a new administrator for the dental plan which will also take place with the new fiscal year. Last year, the City moved its health and dental plan to Regional Care, Incorporated. As the lack of a dental network drove claims, a recommendation was recently brought to Council to move the dental benefit to Delta Dental of Nebraska. That recommendation was approved. The renewal being brought forward will continue with RCI as the third party administrator for the health plan.

## Discussion

The budget that was recently adopted by Council did not include an increase in the amount budgeted for health and dental insurance. In order to maintain this level of appropriation and also to be compliant with health care reform, a few changes are being made to the health plan. A discussion about plan changes was held with the City Council at the August 24<sup>th</sup> Council meeting. These changes include the following:

- Allowing young adult children under the age of 26 to be eligible as a dependent under the employee on the plan
- Removing pre-existing condition limitations on children under the age of 19

- Removing the co-payment and calendar year maximum on in-network preventative services
- Removing the \$1,000,000 overall lifetime maximum on essential services
- Removing the \$5,000 outpatient lifetime limit or 30 day inpatient lifetime maximum on Hospital Care
- Removing the lifetime and donor limit on organ transplants
- Increasing the doctor office co-pays to \$35 for general practice physicians and \$50 for specialists
- Eliminating coverage for infertility treatments

As of January 1, 2011 the following changes will occur:

- The calendar year deductible will increase to \$500 per person and \$1,000 per family (in network) and \$1,000 per person, \$2,000 per family (out of network).
- The maximum out of pocket per year will increase to \$1,800 per person, \$3,600 per family (in network), and \$2,950 per person and \$5,900 per family (out of network).

The cost of reinsurance is showing an increase due to our current claims and impending health care reform changes. We are experiencing approximately a 32% increase in the cost of reinsurance. While this sounds high, and it is, the important thing to remember is that the cost of reinsurance is a small fraction of our overall cost to provide health insurance benefits. Fixed costs (reinsurance and administration) account for about 8% of the overall cost. Actual claims is where the majority of cost comes in with a partially self insured plan. RCI and Strong Financial shopped the reinsurance market and the numbers we were seeing initially were quite a bit higher. The current vendor came in with the most competitive price. The renewal also includes an additional \$250.00 charge for a plan document restatement which is necessitated by all of the plan changes.

All other contracts that support the health plan have remained at the same or lower cost as was approved by Council last year when the City moved to RCI. The issue before Council tonight is a routine annual renewal of contracts to provide health insurance benefits for employees at the City of Grand Island. Recommendation is made to renew contracts with the following vendors: Regional Care, Incorporated, Strong Financial, American National Life Insurance Company of Texas and National Union Fire Insurance Company of Pittsburgh, PA.

Should Council not approve the annual renewal employees would cease to have health coverage as of October 1, 2010

### **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 annual renewal of insurance contracts to provide health insurance benefits to City employees.

### **Sample Motion**

Move to approve annual renewal of health insurance contracts.

**AMERICAN NATIONAL LIFE INSURANCE COMPANY OF TEXAS**

**One Moody Plaza • Galveston, Texas • 77550**

(Herein called "The Reinsurer")

WE, AMERICAN NATIONAL LIFE INSURANCE COMPANY OF TEXAS  
BY THIS TREATY OF EXCESS LOSS REINSURANCE

TREATY NUMBER: ANIX-44055

ISSUED TO: City of Grand Island

agree to pay the Excess Loss Reinsurance benefits provided herein upon receipt of satisfactory written proof of loss with respect to the reinsured Employer named above, insofar as such loss relates to the self-insured Plan established by the Employer.

The consideration for coverage under this Excess Loss Reinsurance Treaty is the Employer's application and payment of the required premiums as they become due

This Treaty takes effect on 10/01/2010 ("Inception Date"), which will be the effective date and the date of issue. This Treaty shall end on 09/30/2011 ("Expiration Date"). All periods indicated in this Treaty begin and end at 12:01 A.M. standard time at the office of the Employer.

The provisions and conditions of the pages that follow will form a part of this Treaty as fully as if recorded in detail above the signature(s) appearing below.

Signed at the Administrative Office of the Reinsurer,



SECRETARY



PRESIDENT

**TREATY CANCELLABLE BY THE REINSURER; NON-RENEWABLE**

AMERICAN NATIONAL LIFE INSURANCE COMPANY OF TEXAS  
SCHEDULE OF EXCESS LOSS REINSURANCE

Employer Identification Number: 47-6006205

Employer ("You"): City of Grand Island

Address: 100 E First Street, Grand Island, NE 68801

	<u>Inception Date</u>	<u>Expiration Date</u>
Treaty Period:	<u>10/01/2010</u>	<u>09/30/2011</u>
Expense Incurral Period:	Aggregate: <u>10/01/2009</u>	<u>09/30/2011</u>
	Specific: <u>10/01/2009</u>	<u>09/30/2011</u>
Expense Payment Period:	Aggregate: <u>10/01/2010</u>	<u>09/30/2011</u>
	Specific: <u>10/01/2010</u>	<u>09/30/2011</u>

Maximum Amount for Run-In Claims: Aggregate: N/A

Actively at Work Provision (waived or applied): Waived

**A. AGGREGATE EXCESS LOSS REINSURANCE**

**Reinsurer's Limit of Liability (Aggregate Maximum Limit):**

(1) 100% of paid aggregate losses which are in excess of the Aggregate Retention Amount, subject to a maximum limit of \$1,000,000

(2) Maximum Amount Per Covered Person applicable to Aggregate Excess Loss Reinsurance \$150,000.

**Aggregate Retention Amount**

(3) Retention Factor: Employee only: \$476.25 Ee + Dep: \$887.72  
Family: \$1,348.26

(4) Minimum Aggregate Retention Amount: \$5,667,753

(5) Lines of Coverage:  Medical  Dental  Rx card  Vision  
 Short Term Disability  Other \_\_\_\_\_

**B. AGGREGATE EXCESS LOSS PREMIUM**

- (1) Aggregate premium rate per employee \$5.00
- (2) Deposit Premium N/A
- (3) Minimum Premium (per coverage period) N/A

**C. SPECIFIC EXCESS LOSS REINSURANCE**

**Reinsurer's Limit of Liability** (Specific Maximum Limit):

(1) 100% of paid specific losses which are in excess of the Specific Retention Amount, Subject to a maximum limit per Covered Person of N/A

(2) Specific Retention Amount: \$150,000 Per Covered Person;  
Aggregating Specific: \$ 50,000\*

**\*Amounts paid as part of the Aggregating Specific will not be covered under the Aggregate.**

(3) Lines of Coverage:  Medical  Dental  Rx card  Vision  
 Short Term Disability  Other \_\_\_\_\_

**D. SPECIFIC EXCESS LOSS PREMIUM**

Specific Premium:

Employee only: \$ 27.67  
Employee + Dep: \$ 48.60  
Family: \$ 72.03

**E. CLAIMS ADMINISTRATOR**

Name: Regional Care, Inc.

Address: 905 West 27th Street, Scottsbluff, NE 69361

Accepted by Employer: \_\_\_\_\_  
(signature)

By: \_\_\_\_\_  
(please print name)

Title: \_\_\_\_\_

Date: \_\_\_\_\_

**AMERICAN NATIONAL LIFE INSURANCE COMPANY OF TEXAS**

One Moody Plaza • Galveston, Texas 77550  
(herein called the "Reinsurer")

**APPLICATION FOR EXCESS LOSS REINSURANCE**

Company: City of Grand Island Proposal Date: 08/25-2010  
Address: 100 E First Street Treaty Inception Date: 10/01/2010  
Treaty Expiration Date: 09/30/2011  
Treaty Number: ANTIX-44055  
City: Grand Island State: NE Zip Code: 68801

Application is hereby made for a reinsurance Treaty as specified below, subject to approval by the Reinsurer. Coverage is only applicable to the category for which a retention amount is shown, and such retention amount is applicable only to the Treaty Period. If the Treaty is renewed, the retention amounts for subsequent Treaty Periods will be determined annually by the Reinsurer, and a new Application will be signed. If no retention amount is shown, coverage is not provided for that category.

(A) SPECIFIC EXCESS COVERAGE—MEDICAL & Rx

- 1) Specific Retention Amount per Covered Person for the Treaty Period \$ 150,000  
Aggregating Specific Retention Amount \$ 50,000  
**Amounts paid as part of the Aggregating Specific are not covered under the Aggregate**
- 2) Reimbursement Factor: Percent of payments in excess of the Specific Retention Amount 100 %
- 3) Specific Maximum Limit per Covered Person \$ Unlimited
- 4) Treaty Payment Basis
  - Incurred on or after the Inception Date of the Treaty Period and Paid within the Treaty Period
  - Incurred within the Treaty Period and Paid within the Treaty Period plus XX months following the Expiration Date of the Treaty Period
  - Paid within the Treaty Period
  - Paid within the Treaty Period, with Claims limited to those incurred 12 months prior to the Treaty Inception Date And to N/A per Covered Person

5) Specific Excess Loss Premium Rates Payable for the Treaty Period  
Payment Mode:

Monthly       Annually

Covered Unit		Number of Units
<input type="checkbox"/> Single	\$ 27.67	105
<input type="checkbox"/> Ee + Dep	\$ 48.60	175
<input type="checkbox"/> Family	\$ 72.03	198

6) Minimum Reinsurance Treaty Period  
Specific Stop Loss Premium \$ N/A

(B) AGGREGATE EXCESS COVERAGE

1) Coverages of the Benefit Plan to be included:

Medical       Dental       Short Term Disability       Vision  
 Prescription (pre-paid) Card Service (included in medical if shown on proposal)  
 Through Med Trak  
 (Name of Service Company)

2) Monthly Aggregate Retention Amount Factor:

	Medical/Rx	Dental	STD	Other
Single	\$ 476.25	\$	\$	\$
Ee + Dep	\$ 887.72	\$	\$	\$
Family	\$1,348.26	\$	\$	\$

3) Number of Initial Covered Units:

	Medical/Rx	Dental	STD	Other
Single	105			
Ee + Dep	175			
Family	198			

4) Estimated Initial Annual Aggregate Retention Amount \$ 5,667,753

5) Minimum Annual Aggregate Retention Amount \$ 5,667,753

6) Percentage Applicable to Minimum Annual Aggregate Retention Amount 100 %

7) Reimbursement Factor: Percent of payments in excess of the Annual Aggregate Retention Amount 100 %

8) Maximum Limit of Reimbursement Liability \$ 1,000,000

9) Benefit Payment Basis

- Incurred on or after the Inception Date of the Treaty Period and Paid within the Treaty Period  
 Incurred within the Treaty Period and Paid within the Treaty Period plus XX months following the Expiration Date of the Treaty Period  
 Paid within the Treaty Period  
 Paid within the Treaty Period, with claims limited to those incurred 12 months prior to the Treaty Inception Date and to N/A



- 10) Composite Monthly Aggregate Premium Rate  
Per Employee Per Month \$ 5.00 PEPM
- 11) Aggregate Accommodation Option  Yes  No \$ 0.00 PEPM
- 12) Aggregate Terminal Liability Option  Yes  No \$ 0.00 PEPM
- 13) Total Aggregate Premium \$ 5.00 PEPM

Aggregate Premium Payment Mode:  Monthly  Annually

- (C) PERSONS TO BE COVERED—Unless otherwise indicated and approved by the Reinsurer, this Treaty covers employees who are Actively at Work and dependents who are not hospital confined. This Treaty is not intended to cover persons who cannot meet a “normal life activity” requirement whether a covered employee/dependent, retired employee or COBRA beneficiary. Disabled persons are excluded unless disclosed and endorsed on the Qualification of the Offer.

Application is made to cover:

	Yes	No
Retired Employees	<input checked="" type="checkbox"/>	<input type="checkbox"/>
COBRA Beneficiaries	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Disabled Persons	<input checked="" type="checkbox"/>	<input type="checkbox"/>

- (D) THIRD PARTY ADMINISTRATOR OF THE PLAN

Name: Regional Care, Inc.  
 Address: 905 West 27th Street  
 City/State/Zip: Scottsbluff, NE 69361  
 Telephone: (308)635-2260

- (E) MANAGING GENERAL UNDERWRITER (MGU)

Name: USBenefits Insurance Services, LLC.  
 Address: 43 Corporate Park, Suite 101  
 City/State/Zip: Irvine, CA 92606  
 Telephone: (877)877-4872

- (F) DEPOSIT

A Deposit of \$ \_\_\_\_\_ is enclosed to apply toward Applicant’s obligations under this Treaty.

This Application and attached Qualification of the Offer (if any) are an integral part of this Treaty.

Signed at \_\_\_\_\_

\_\_\_\_\_ Date

City of Grand Island  
 Applicant (correct legal name)

\_\_\_\_\_  
 By (Officer’s name and title)

\_\_\_\_\_  
 Applicant’s Agent of Record

# Administrative Service Agreement

Addendum to EXHIBIT A

October 1, 2010

## Monthly Service Fee

A monthly Service Fee per Employee Participant will be charged as follows:

Medical Administration	\$ 12.00
COBRA/HIPAA	\$ 1.00
Utilization Review/Pre-certification	\$ 2.00
Network Access Fee (Midland's Choice)	\$ 4.65
National Network Access Fee (MultiPlan)	16% of Savings effective 10/1/2010
Broker Fee – Payable to Strong Financial	\$1500.00 per Month
<b>Dental Run-Out Fee</b>	<b>WAIVED</b>
<b>Plan Document Restatement</b>	<b>\$250.00</b>

**\*\*Regional Care, Inc. has agreed to three (3) year Administrative Rate Guarantee (exp. 10/1/2012)\*\***

When covered services are performed out of network, discounts for these services may be negotiated through other existing networks (including the RCI network). In the event no other network(s) can be accessed such claims may also be directly negotiated by RCI. In either circumstance the fee for accessing other networks or directly negotiating discounts will be based on each respective network's access fee or 25% of savings, whichever is less.

## These fees cover the cost of the following services:

Invoicing and fund accounting of plan claims  
Record keeping and invoicing of fixed costs  
Benefit administration  
Correspondence, record keeping, documentation  
Reporting on claims and financial reports relative to the Plan  
Routine assistance to Plan sponsor  
COBRA and HIPAA administration as identified in Agreement.  
Issuing 1099's to providers  
Inpatient Utilization Review conducted by Regional Care, Inc.  
Pre-admission, Concurrent, Retrospective Review  
Large Case Management Referral

## Costs Not Covered Under Monthly Fee

Cost of insurance/stop-loss coverage.  
Actuarial review of Plan/Plan audit/legal expense  
Large Case Management Fees  
Dispensing fees charged by prescription drug card plans.  
Costs associated with restating Plan and related documents after the initial Plan set-up.

## Reinsurance Rates Effective 10/01/2010

Specific Single	\$27.67*	Single Transplant Premium:	\$ 5.62*
Specific Single + Spouse or + Child (ren)	\$48.60*	Family Transplant Premium:	\$12.91*
Specific Family	\$72.30*	Composite Aggregate Premium:	\$ 5.00*

**\*Rates are NET of Commissions**

\_\_\_\_\_ For City of Grand Island - Mayor  
\_\_\_\_\_ Date

\_\_\_\_\_ For City of Grand Island - Attorney  
\_\_\_\_\_ Date

\_\_\_\_\_ For Regional Care, Inc.  
\_\_\_\_\_ Date

\_\_\_\_\_ For City of Grand Island - Clerk  
\_\_\_\_\_ Date

RESOLUTION 2010-253

Whereas, the City subscribes to health insurance for its employees and other eligible participants, as authorized by the City of Grand Island Personnel Rules and federal regulation; and

WHEREAS, an Insurance Committee consisting of union and non-union, management, and non-management employees, along with the Human Resources Director, the Finance Director, and the Attorney/Purchasing Agent meet and review plan changes and vendor selection; and

WHEREAS, Regional Care, Inc. of Scottsbluff, Nebraska is the Third Party Administrator; and

WHEREAS, The reinsurance coverage is provided under a contract with American National Life Insurance Company of Texas and the transplant coverage is provided under a contract with National Union Fire Insurance Company of Pittsburgh, PA, and the broker is Strong Financial Services, however all contracts would be administered by Regional Care, Inc; and

WHEREAS, contracts are necessary for the provision of such services and associated stop loss and transplant coverage; and

WHEREAS, a Business Associate Agreement and an Administrative Service Agreement will be entered into with Regional Care, Inc. and all costs associated with providing insurance services are listed on the Administrative Services Agreement, for the aforementioned contracts for other insurance services;

NOW, THEREFORE BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the renewal contracts with Regional Care, Inc. for the administration of health insurance as set out by the contracts is hereby approved.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

---

Margaret Hornady, Mayor

Attest:

---

RaNae Edwards, City Clerk

Approved as to Form <input type="checkbox"/> _____ September 10, 2010 <input type="checkbox"/> City Attorney
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# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item H1

**Consideration of Request from Edwin Bolanos for a Conditional Use Permit for a Go-Cart Track Located at 613 East 4th Street**

*This item relates to the aforementioned Public Hearing Item E-2.*

Staff Contact: Craig Lewis



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item H2

**Consideration of Request from Island Landhandlers, Inc. for a  
Conditional Use Permit for a Sand & Gravel Operation Located at  
3812 South Blaine Street**

*This item relates to the aforementioned Public Hearing Item E-3.*

Staff Contact: Craig Lewis



# City of Grand Island

Tuesday, September 14, 2010

Council Session

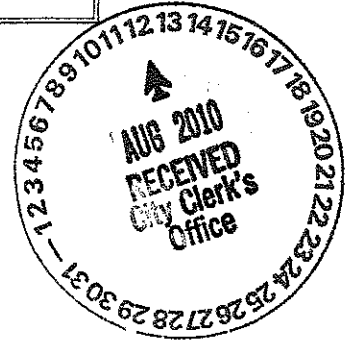
## Item H3

**Consideration of Request from Brent Lindner Regarding  
Extending Hours of Alcohol Consumption**

Staff Contact: RaNae Edwards



## REQUEST FOR FUTURE AGENDA ITEM



If you have a specific topic that you would like the City Council to discuss at a future meeting, please list your name, address, telephone number, and the specific topic. The item will be reviewed and possibly scheduled for a future meeting, or forwarded to City staff for appropriate action.

Name: BRENT C. LINDNER

Address: 1322 W. JOHN ST  
GRAND ISLAND NE 68801

Telephone #: 308-390-7607

Date of Request: 8-9-2010

Description of Requested Topic: AS MUNICIPALITIES SEEK  
MORE REVENUE I WOULD LIKE OUR  
CITY TO LOOK AT LETTING LICENSED  
FOOD AND BEVERAGE OPERATIONS STAY  
OPEN UNTIL 2AM AT OPERATORS  
DISCRETION, TO HELP GENERATE MORE  
INCOME FOR BOTH OPERATOR AND  
MUNICIPALITY.

## Grand Island Police Department

### Memorandum

**To:** Jeff Pederson, City Administrator  
**From:** Steve Lamken, Police Chief  
**Re:** Request for Council Agenda Item  
**Date:** 9-3-10

A request to have the City Council consider passing an ordinance to extend the sale of alcoholic beverages to 2:00 AM has been submitted. The following document provides a summary of the potential impact of extending the sale of alcohol to 2:00 AM on police services. I recognize that in submitting this memo that it is not the Police Department's role to restrict or control commerce in Grand Island. It is our role to adapt to the decisions of the Council.

#### **Background:**

The Police Department has attempted to research the topic of extending the time allowed for alcohol sales. There is a plethora of research on the impact of alcohol consumption on crime and social disorder; however, that is not the issue at hand. The City has numerous licensed locations where alcohol can be obtained.

Our research was focused on the issue at hand; extending the time allowed for the sale of alcohol. Unfortunately, we have found limited research on the impact of extending the hours of alcohol sales that we could access without costs. The research we have reviewed does not provide conclusions that provide strong guidance. The following is a summary of research we have looked at and any findings that were presented as significant.

1. A study in Minnesota showed an increase in DUI arrests after hours were extended one hour to 2:00 AM in 2003. The research does caution that an increased emphasis by law enforcement on DUI enforcement that could have influenced the data.

2. Three studies from Ontario, Canada on extending the hours of alcohol sales one hour to 2:00 AM in 1996 found:

No significant increase in motor vehicle crashes involving alcohol impairment between 2 and 3 AM.

No significant increases in motor vehicle crash related trauma cases reported by Ontario trauma centers between 2 and 3 AM.

A significant increase in non motor vehicle related trauma cases reported by Ontario trauma centers between 2 and 3 AM.

3. Two studies from Perth, Australia from 1990 to 1997, where 23% of liquor establishments were allowed to extend alcohol sales one hour to 1:00 AM found:



A significant increase in the number of motor vehicle crashes involving alcohol impairment related to the establishments that were allowed to stay open the extended hour in comparison of establishments without the extended hours.

Male drivers between the ages of 18 to 25 apprehended between 12:00 midnight and 2:00 AM who had been drinking at the extended hour establishments had significantly higher blood alcohol levels than from establishments without the extended hours.

### **Impact on Police Services:**

It is our belief that the extension of hours to 2:00 AM will extend the high call for service demands for police services on weekend nights. Analysis of our current call for service demands on Friday and Saturday nights shows a significant drop in call demand around 2:00 AM. We can expect the extension of the on sale hours from 1:00 AM to 2:00 AM to extend our high call for service demands until approximately 3:00 AM. The Department will be required to adjust resources accordingly.

We could experience an increase in the number of people driving while under the influence. Consuming alcohol an additional hour could result in additional impaired drivers as noted in the Minnesota and Australian studies.

We could experience an increase in non vehicular related trauma such as injuries from fights and assaults as noted in the Ontario study.

We will experience an increase in calls for service at on sale licensed liquor establishments. Those licensed establishments that are well managed and well run will continue to not be a problem or create any significant impact. The licensed establishments that require more police services and/or have disturbances, violations and criminal offenses at on a more frequent basis will generate more calls for service with the extended hours.

### **References:**

"Investigating the impact of extended bar closing times on police stops for DUI" Bouffard, Bergeron, Bouffard, Journal of Criminal Justice, Sept/Oct 2007

"Road safety impact of extended drinking hours in Ontario" Vigilis, MeLeod, Seeley, Mann, Beriness, Compton, Accident Analysis & Prevention, May 2005

"Impact of Extended Drinking Hours in Ontario on Motor-Vehicle Collision and Non-Motor-Vehicle collision Injuries" MeLeod, Stoduto, Seeley, Mann, Journal of Studies on Alcohol and Drugs, November 2007

"The impact of Ontario's extended drinking hours on cross-border cities of Windsor and Detroit" Vingilis, McLeod, Seeley, Mann, Voas, Compton, Accident Analysis & Prevention, Jan. 2006

"The impact of later trading hours for hotels on levels of impaired driver road crashes and driver breath alcohol levels" Chkritzhs, Stockwell, Addiction, Sept. 2006

"The impact of later trading hours for hotels (public house) on breath alcohol levels of apprehended impaired drivers" Chkritzhs, Stockwell, Addiction, Oct. 2007



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item I1

**#2010-254 - Consideration of Request from Tokyo Station, Inc. dba Tokyo Station, 2425 N. Diers Avenue for a Class "I" Liquor License and Liquor Manager Designation for Charlie Canfield, 3221 Ponca Circle**

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

Staff Contact: RaNae Edwards

RESOLUTION 2010-254

WHEREAS, an application was filed by Tokyo Station, Inc. doing business as Tokyo Station, 2425 N. Diers Avenue for a Class "T" Liquor License; and

WHEREAS, a public hearing notice was published in the *Grand Island Independent* as required by state law on September 4, 2010; such publication cost being \$12.73; and

WHEREAS, a public hearing was held on September 14, 2010 for the purpose of discussing such liquor license application.

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

\_\_\_\_\_ The City of Grand Island hereby recommends approval of the above-identified liquor license application contingent upon final inspections.

\_\_\_\_\_ The City of Grand Island hereby makes no recommendation as to the above-identified liquor license application.

\_\_\_\_\_ The City of Grand Island hereby makes no recommendation as to the above-identified liquor license application with the following stipulations: \_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_ The City of Grand Island hereby recommends denial of the above-identified liquor license application for the following reasons: \_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_ The City of Grand Island hereby recommends approval of Charlie Canfield, 3221 Ponca Circle as liquor manager of such business upon the completion of a state approved alcohol server/seller training program.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, September 14, 2010.

\_\_\_\_\_  
Margaret Hornady, Mayor

Attest:

\_\_\_\_\_  
RaNae Edwards, City Clerk

Approved as to Form    ☐ \_\_\_\_\_  
September 10, 2010    ☐ City Attorney



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item I2

**#2010-255 - Consideration of Approving General Property,  
Parking District #2 (Ramp) and Community Redevelopment  
Authority Tax Request**

*This item relates to the aforementioned Public Hearing Item E-11.*

Staff Contact: Mary Lou Brown

RESOLUTION 2010-255

WHEREAS, Nebraska Revised Statute Section 77-1601.02 provides that the property tax request for the prior year shall be the property tax request for the current year for purposes of the levy set by the County Board of Equalization unless the Governing Body of the City passes by a majority vote a resolution or ordinance setting the tax request at a different amount; and

WHEREAS, a special public hearing was held as required by law to hear and consider comments concerning the property tax request; and

WHEREAS, it is in the best interests of the City that the property tax request for the current year be a different amount than the property tax request for the prior year; and

WHEREAS, the final levy of the Municipality for the fiscal year 2010-2011 for all general municipal purposes is set at .272500 per one hundred dollars of actual valuation; and

WHEREAS, the final levy of the Municipality for the fiscal year 2010-2011 for Parking District No. 2 is set at .023629 per one hundred dollars of actual valuation; and

WHEREAS, the final levy of the Municipality for the fiscal year 2010-2011 for the Community Redevelopment Authority is set at .017742 per one hundred dollars of actual valuation.

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

1. The amount to be raised by taxation for all general municipal purposes for the fiscal year commencing on October 1, 2010 in the amount of \$6,527,730 shall be levied upon all the taxable property in the City of Grand Island and based on a current assessed valuation of \$2,395,497,486; and
2. The amount to be raised by taxation for Parking District No. 2 for the fiscal year commencing October 1, 2010 in the amount of \$8,000 shall be levied upon all the taxable property within Parking District No. 2 and based on a current assessed valuation of \$33,856,751; and
3. The amount to be raised by taxation for the Community Redevelopment Authority for the fiscal year commencing October 1, 2010 in the amount of \$425,000 shall be levied upon the taxable property in the City of Grand Island and based on a current assessed valuation of \$2,395,497,486.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska on September 14, 2010.

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Margaret Hornady, Mayor

Attest:

---

RaNae Edwards, City Clerk



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item I3

**#2010-256 - Consideration of Approving 1% Increase to the Lid  
Limit**

Staff Contact: Mary Lou Brown



# **Council Agenda Memo**

**From:** Mary Lou Brown, Finance Director  
**Meeting:** September 14, 2010  
**Subject:** Consideration of Approving 1% Increase to the Lid Limit  
**Item #'s:** I-3  
**Presenter(s):** Mary Lou Brown, Finance Director

## **Background**

In 1998, the Nebraska State Legislature passed LB989, which put a cap on the amount of restricted revenues a political subdivision can budget. The restricted revenues that the City of Grand Island includes in the budget are Property Taxes, Local Option Sales Tax, Motor Vehicle Tax, Highway Allocation and State Aid. Of these restricted revenues, property tax is the only revenue which the City can control.

## **Discussion**

Each year, political subdivisions are allowed by State Statute to raise the restricted revenue base from the prior year by 2.5%. The base may also be increased if the growth in taxable valuation is higher than the allowed 2.5%. A third way to increase the base is to have the Political Subdivision governing board (City Council) vote to increase the base by an additional 1%. The base amount is then the maximum amount of restricted revenues the City can receive. If the City is not at the base amount, the remaining amount is carried forward as unused authority. The increase in restricted funds authority using the 1% additional amount and the population growth factor is not an increase in budgeted revenues. It only provides the ability to increase restricted revenues, particularly property tax, in a future year as necessary, if Council so decides. Approval of the 1% increase does not increase authorized expenditures and is prudent fiscal management.

## **Alternatives**

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

1. Approve the 1% increase to the Lid Limit.

2. Disapprove or deny the 1% increase.

### **Recommendation**

City Administration recommends that the Council approve the increase to the Lid Limit.

### **Sample Motion**

Move to approve the 1% increase to the Lid Limit for the 2010-2011 Budget.

RESOLUTION 2010-256

WHEREAS, pursuant to Neb. Rev. Stat. §13-519, the City of Grand Island is limited to increasing its total of budgeted restricted funds to no more than the prior year's total of budgeted restricted funds plus population growth plus two and one-half percent (2 1/2%) expressed in dollars; and

WHEREAS, §13-519 authorizes the City of Grand Island to exceed the foregoing budget limit for a fiscal year by up to an additional one percent (1%) increase in budgeted restricted funds upon the affirmative vote of at least 75% of the governing body; and

WHEREAS, the Annual Budget for Fiscal Year 2010-2011 and Program for Municipal Services in the Lid Computation for FY2010-2011 and Program for Municipal Services in the Lid Computation for FY2010-2011 supported by the detail relating to restricted revenue accounts, proposes an additional increase in budgeted restricted funds of one percent (1%) as provided by the statute; and

WHEREAS, approval of the additional one percent (1%) increase in budgeted restricted funds is prudent fiscal management, does not increase authorized expenditures and is in the best interests of the City of Grand Island and its citizens; and

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that by affirmative vote by more than 75% of the City Council, budgeted restricted revenue funds for Fiscal Year 2010-2011 shall be increased by an additional one percent (1%) as provided by Neb. Rev. Stat. §13-519.

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Adopted by the City Council of the City of Grand Island, Nebraska on September 14, 2010.

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Margaret Hornady, Mayor

Attest:

---

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
September 10, 2010	☐ City Attorney



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item J1

### **Approving Payment of Claims for the Period of August 25, 2010 through September 14, 2010**

*The Claims for the period of August 25, 2010 through September 14, 2010 for a total amount of \$4,809,414.91. A MOTION is in order.*

Staff Contact: Mary Lou Brown



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item J2

**Approving Payment of Claims for the Period of August 25, 2010 through September 14, 2010 for the Veterans Athletic Field Complex**

*The Claims for the Veterans Athletic Field Complex for the period of August 25, 2010 through September 14, 2010 for the following requisitions.*

#25 \$97,711.26

*A MOTION is in order.*

Staff Contact: Mary Lou Brown

## FORM OF REQUISITION

REQUISITION NO. 25

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

<i>Payee</i>	<i>Address</i>	<i>Amount To Be Paid</i>	<i>Cost of Issuance or Project Description</i>
Diamond Engineering	PO Box 1327 Grand Island, NE 68802	\$83,990.60	Paving improvements
Diamond Engineering	PO Box 1327 Grand Island, NE 68802	\$13,591.36	Paving improvements
Hall County Weed Control	2807 W. 2 <sup>nd</sup> St Grand Island, NE 68803	\$129.30	Weed spraying

The undersigned hereby certifies that:

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

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

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

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

Executed this 30 day of August,  
2010.

**CITY OF GRAND ISLAND,**  
**NEBRASKA, as Owner**

By Mary Lou Brown  
Owner Representative

**Schedule of Bills**

**Vendor**

**Org Object Name/Number**  
40044450 PARKS & RECREATION  
90122 ATHLETIC COMPLEX  
1 154 DIAMOND ENGINEERING CO  
1 154 DIAMOND ENGINEERING CO  
1 235 HALL CO WEED CONTROL

<u>Description</u>	<u>Invoice</u>	<u>PO #</u>	<u>WO#</u>	<u>Check #</u>	<u>Amount</u>
PAVING IMPROVEMENT VETS FIELD A B	PMT 2 08/17/10	22117		158361	83,990.60
PAVING IMPROVEMENTS SEC. "C"	08/17/10 PMT 2	22118		158361	13,591.36
WEED SPRAYING	5621			158407	129.30

40044450 Org Total 97,711.26

**COPY**



# CITY OF GRAND ISLAND

CONTRACTOR:  
DIAMOND ENGINEERING CO.  
P.O. BOX 1327  
GRAND ISLAND, NE 68802

CITY OF GRAND ISLAND, NEBRASKA

PAYMENT NO. 2  
DATE: 8/17/2010

## PAVING IMPROVEMENTS VETERANS ATHLETIC FIELD

Item No.	Description	Price Bid	Plan Quantities	Total Cost	Quantities Placed	Total Amount Completed	Amt. Paid Prev. Est.	Total Due This Est.
1	<b>BID SECTION A</b>	\$ -		\$ -		\$ -		\$ -
2	6" Concrete Pavement w/Integral Curb	\$ 23.20	12660.00 s.y.	\$ 293,712.00	6330.00 s.y.	\$ 146,856.00	\$ 73,428.00	\$ 73,428.00
3	6" Concrete Sidewalk	\$ 24.30	414.00 s.y.	\$ 10,060.20		\$ -		\$ -
4	Detectable Warning Plate	\$ 120.00	8.00 e.a.	\$ 960.00		\$ -		\$ -
5	Earthwork	\$ 1,335.00	1.00 l.s.	\$ 1,335.00	0.50 l.s.	\$ 667.50	\$ 333.75	\$ 333.75
6		\$ -		\$ -		\$ -		\$ -
7	<b>BID SECTION B</b>	\$ -		\$ -		\$ -		\$ -
8	6" Concrete Pavement w/Integral Curb	\$ 23.15	2504.00 s.y.	\$ 57,967.60	1252.00 s.y.	\$ 28,983.80	\$ 14,491.90	\$ 14,491.90
9	Earthwork	\$ 630.00	1.00 l.s.	\$ 630.00	0.50 l.s.	\$ 315.00	\$ 157.50	\$ 157.50
10		\$ -	l.f.	\$ -	l.f.	\$ -		\$ -
11		\$ -	l.f.	\$ -	l.f.	\$ -		\$ -
12		\$ -	s.f.	\$ -	s.f.	\$ -		\$ -
13		\$ -	s.f.	\$ -	s.f.	\$ -		\$ -
14		\$ -	s.y.	\$ -	s.y.	\$ -		\$ -
15		\$ -	s.y.	\$ -	s.y.	\$ -		\$ -
16		\$ -	s.y.	\$ -	s.y.	\$ -		\$ -
17		\$ -	l.f.	\$ -	l.f.	\$ -		\$ -
18		\$ -	l.f.	\$ -	l.f.	\$ -		\$ -
19		\$ -	l.f.	\$ -	l.f.	\$ -		\$ -
20		\$ -	ea.	\$ -	ea.	\$ -		\$ -
21		\$ -	ea.	\$ -	ea.	\$ -		\$ -
22		\$ -	l.s.	\$ -	l.s.	\$ -		\$ -
23		\$ -	ea.	\$ -	ea.	\$ -		\$ -
<b>TOTAL PROJECT COST:</b>				\$ 364,664.80		\$ 176,822.30	\$ 88,411.15	\$ 88,411.15
							Munis 5% retainage	\$ (4,420.55)
							<b>Total Due</b>	\$ 83,990.60

DIAMOND ENGINEERING CO.

CITY OF GRAND ISLAND

Signed *Todd M. [Signature]* Date 8/17/10

Signed *Todd M. [Signature]* for *Steve [Signature]* Date 8/18/10

Partial payment # 2

PO#	22117
Vendor #	154
Invoice #	2-8/17/10 Section A B
Description	Paving Improvements AB
Approved by	<i>Tm</i> 8-17-10
Org-obj#	40044450-90122
Amount	83,990.60

P:\Vets Athletic Field\paving Pav Estimate.xls



CONTRACTOR:  
 DIAMOND ENGINEERING CO.  
 P.O. BOX 1327  
 GRAND ISLAND, NE 68802

CITY OF GRAND ISLAND, NEBRASKA  
 PAVING IMPROVEMENTS VETERANS ATHLETIC FIELD

PAYMENT NO. 2  
 DATE: 8/17/2010

Item No.	Description	Price Bid	Plan Quantities	Total Cost	Quantities Placed	Total Amount Completed	Amt. Paid Prev. Est.	Total Due This Est.
1	BID SECTION C	\$ -		\$ -		\$ -		\$ -
2	6" Concrete Pavement w/Integral Curb	\$ 23.15	2445.00 s.y.	\$ 56,601.75	1222.50 s.y.	\$ 28,300.88	\$ 14,150.44	\$ 14,150.44
3	Earthwork	\$ 625.00	1.00 s.y.	\$ 625.00	0.50 s.y.	\$ 312.50	\$ 156.25	\$ 156.25
4		\$ -	0.00 e.a.	\$ -	e.a.	\$ -		\$ -
5		\$ -	0.00 l.s.	\$ -	l.s.	\$ -		\$ -
6		\$ -		\$ -		\$ -		\$ -
7		\$ -		\$ -		\$ -		\$ -
TOTAL PROJECT COST:				\$ 57,226.75		\$ 28,613.38	\$ 14,306.69	\$ 14,306.69
							Munis 5% retainage	\$ (715.33)
							Total Due	\$ 13,591.36

DIAMOND ENGINEERING CO.

CITY OF GRAND ISLAND

Signed Fred C. Loaring Date 8/17/10

Signed Todd M. Lyter Date 8/18/10  
Steve Paustken

partial payment #2

Voucher #

PO #	22118
Voucher #	154
Invoice #	2-8/17/10 Section C
Description	Paving Improvements C
Approved by	<u>TM</u> Date 8-17-10
Org. obj#	Account

40044450-90122

13,591.36

# Hall County Weed Control

2807 W. 2nd St.

Grand Island, NE 68803

(308) 385-5097

# Invoice

Date	Invoice #
8/12/2010	5621

Bill To
City of Grand Island - Parks Dept. PO Box 1968 Grand Island, NE 68802

P.O. No.	Terms	Job Site
		Vet's Ballfields

Quantity	Description	Rate	Amount
320	Glystar Plus 30 gal. drum/oz.	0.13	41.60T
100	Gardian (2.5 Gal)/oz.	0.14	14.00T
1.34	4-wheeler labor - 1st hour	55.00	73.70
	Sales Tax	0.00	0.00

Voucher #

PO #	N/A
Vendor #	235
Invoice #	5621
Description	WEED SPRAYING
Approved by	MAB
Org-obj#	40044450-90122
Date	8-16-10
Amount	129.30

A Service Charge will be assessed on accounts over 60 days.

**Total** \$129.30



# City of Grand Island

Tuesday, September 14, 2010

Council Session

## Item J3

### **Approving Payment of Claims for the Period of August 25, 2010 through September 14, 2010 for the State Fair Recreation Building**

*The Claims for the Period of August 25, 2010 through September 14, 2010 for the State Fair Recreational Building for the following requisition:*

#27	\$2,394.71
#28	\$2,042.47
#29	\$390,523.00

**TOTAL:** \$394,960.18

*A MOTION is in order.*

Staff Contact: Mary Lou Brown

**Exhibit A to Escrow Agreement**  
**(FORM OF PAYMENT REQUEST)**

Payment Request No.   027  

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

<i>Payee</i>	<i>Address</i>	<i>Amount To Be Paid</i>	<i>Cost of Issuance or Project Description</i>
Davis Design	211 North 14 <sup>th</sup> Street Lincoln, NE 68508	\$2,394.71	Construction management

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

1. All of the provisions of the Lease and the Escrow Agreement are incorporated herein by reference and capitalized terms used herein and not defined shall have the meanings assigned to them in the Loan Agreement and the Escrow Agreement.
2. The payments to be made to the payees set forth above are for costs of construction and/or acquisition of the Project (as defined in the Escrow Agreement) described above, or reimbursement to Lessee therefor, and the payments have not been the basis for a prior request which has been paid. Any amounts to be reimbursed to the Lessee are for advances made by the Lessee from its own funds not earlier than May 1, 2009.
3. All of Lessee's representations, covenants and warranties contained in the Lease and the Certificate with Respect to Tax Matters (the "Tax Certificate") were true and accurate in all material respects as of the date made, and remain true and accurate in all material respects as of the date of this Payment Request, and the Lessee has fully and satisfactorily performed all of its covenants, representations and obligations to date required under the Lease, the Escrow Agreement and the Tax Certificate. No Default Event has occurred under the Lease.
4. The Lessee understands that the Lessor is relying on the certifications herein with regard to and in connection with approving the disbursement requested hereby.

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

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

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

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

7. Lessee attaches hereto the following items:

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

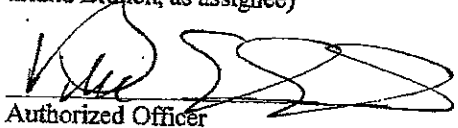
(b) an *insurance certificate* showing coverages as required by the Lease if such insurance certificate has not been previously provided by Lessee to the Lessor.

LESSEE:

THE CITY OF GRAND  
ISLAND, NEBRASKA

By: Mary Lou Beyer  
Title: Finance Director  
Date: 8/30/10

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

  
Authorized Officer

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

REC'D AUG 07 2010



Invoice number 14405  
July 30, 2010

ARCHITECTURE  
ENGINEERING  
INTERIOR DESIGN

STATE FAIR PARK  
GRAND ISLAND, NEBRASKA  
70,000 S.F. EXHIBITION BUILDING  
PROJECT NO.: 08-0192

4,607,153.00  
4,590,581.00  
16,592.00

Principals:

JON P. DALTON, PE  
MATTHEW C. METCALF, AIA  
WADE W. STANGE, AIA  
MICHAEL A. WACHAL, PE

MR. JOSEPH MCDERMOTT  
STATE FAIR PARK BOARD OFFICE  
P.O. BOX 1387  
GRAND ISLAND, NE 68802-1387

Associate Principal:

Michael D. Marsh, AIA

Estimated Construction Cost: \$ 4,607,153.00  
Percent of Construction Cost: 4.00

Senior Associates:

Fee: \$ 184,286.12

J. Edward Bukacek, AIA  
RONALD G. HACKETT, AIA  
DAN L. HEMSATH  
BRYCE G. JOHNSON, MS PE  
JAMES K. LUEDKE, PE  
RENEE M. SHEIL  
GREGORY I. SMITH, AIA  
LEROY P. SVATORA, AIA

Phase	Contract Amount	Percent Complete	Total Billed
Schematic Design	18,428.61	100.00 %	18,428.61
Design Development	46,071.53	100.00 %	46,071.53
Contract Documents	82,928.75	100.00 %	82,928.75
Bidding/Construction Admin.	36,857.23	90.89 %	33,499.54
Total Billed			180,928.43
Fee previously billed			178,606.65
Current fee billing			<u>2,321.78</u>

Reimbursable	Cost	Mult	Amount
Travel	66.30	1.10	72.93
Reimbursable subtotal			<u>72.93</u>

PLEASE PAY THIS AMOUNT

2,394.71

Lincoln:

211 NORTH 14TH STREET  
LINCOLN, NEBRASKA 68508  
PHONE: (402) 476-9700  
FAX: (402) 476-9722

FOR THE FIRM

  
MATTHEW C. METCALF  
DAVIS DESIGN

Other Locations:

OMAHA, NEBRASKA  
VERMILLION, SOUTH DAKOTA

www.davisdesign.com



211 North 14th Street  
Lincoln, Nebraska 68508  
(402) 476-9700

## REIMBURSABLE EXPENSES WORKSHEET

### Project Information

<b>Owner</b>	State Fair Park Board Office
<b>Project Name</b>	State Fair Park, Grand Island, NE - 70,000 S.F. Exhibition Building
<b>Project No</b>	08-0192

### SUMMARY OF EXPENSES

Travel Expenses	\$ 66.30
Print Log Expenses	\$ -
Film Processing Expenses	\$ -
In-House Copy Expenses	\$ -
US Postal Service Expenses	\$ -
Express Shipping Expenses	\$ -
<b>Total Expenses</b>	<b>\$ 66.30</b>

### Travel Expenses

Date	Person(s) Traveling	# of Trips	Cost per trip	Total Cost
06/29/10	Matt Metcalf/Chad Vogel/Leroy Svatora	0.17	\$ 97.50	\$ 16.58
07/08/10	Chad Vogel	0.17	\$ 97.50	\$ 16.58
07/13/10	Chad Vogel	0.17	\$ 97.50	\$ 16.58
07/27/10	Chad Vogel	0.17	\$ 97.50	\$ 16.58
			<b>Total</b>	<b>\$ 66.30</b>

### Print Log Expenses

Date	Purpose	By	Size	Quantity	Cost per sheet	Total Cost
					\$ -	\$ -
					\$ -	\$ -
					<b>Total</b>	<b>\$ -</b>

### Film Processing Expenses

Date	Place of Processing	By	Quantity	Cost per picture	Total Cost	
				\$ -	\$ -	
				\$ -	\$ -	
				\$ -	\$ -	
					<b>Total</b>	<b>\$ -</b>

### In-House Copy Expenses

Date	# of pages	Purpose	Type	Size	Quantity	Cost per page	Total Cost	
						\$ -	\$ -	
						\$ -	\$ -	
						\$ -	\$ -	
							<b>Total</b>	<b>\$ -</b>

### US Postal Service Expenses

Date	Description	# of pieces	Cost per piece	Total Cost	
			\$ -	\$ -	
			\$ -	\$ -	
			\$ -	\$ -	
				<b>Total</b>	<b>\$ -</b>

### Express Shipping Expenses

Date	Carrier	Destination	Charge	Total Cost	
			\$ -	\$ -	
			\$ -	\$ -	
			\$ -	\$ -	
				<b>Total</b>	<b>\$ -</b>





# Memo

**To:** Mr. Craig Gies  
Sampson Construction Co., Inc  
3730 South 14<sup>th</sup> Street  
Lincoln, Nebraska 68502

**From:** Chad Vogel

**CC:** **Matt Metcalf - Principal in Charge, Davis Design, Inc.**  
**Leroy Svatora - Project Architect, Davis Design, Inc.**  
**Chad Vogel - Construction Administrator, Davis Design Inc.**  
**Joseph McDermott - Executive Director, State Fair Park**  
**Jon Thomas - Village Development LLC**  
**Nate Kastens - Project Manager, Sampson Construction Co., Inc.**  
**Wayne Galloway - Project Manager, Sampson Construction Co., Inc.**

**Date:** 7/2/2010

**Re:** State Fair Park – Fonner Park – Grand Island, Nebraska  
Davis Design Project No. 08-0192

---

## Comments:

Craig,

This memo is to acknowledge the receipt and review of your Change Order Request 0018 dated June 16, 2010.

The amount of \$7,099.00 has been authorized by the Owner.

We are hereby giving you a notice to proceed on the scope of work required. A Comprehensive Change Order will be issue in the near future.

Please contact me if you have any questions and or concerns regarding this proposal request.

Sincerely:

Davis Design

A handwritten signature in black ink that reads "Chad Vogel, By DK". The signature is written in a cursive, flowing style.

**Chad Vogel**  
**Construction Administrator**

# Sampson Construction Co., Inc.

3730 South 14th Street

Lincoln, NE 68502

Phone: (402) 434-5450

Fax: (402) 434-5466

# CHANGE ORDER REQUEST

No. 00018

**TITLE:** EB #3 - Damaged Overhead Door

**DATE:** 6/16/2010

**PROJECT:** State Fair Park-Fonner Park

**JOB:** 09028

**TO:** Davis Design  
211 North 14th Street  
Lincoln, NE 68508

**CONTRACT NO:** 3

Response is required within 30 days to avoid schedule/cost implications.

**ATTN:** Chad Vogel

### DESCRIPTION OF PROPOSAL

The cost to repair the damaged overhead door, metal wall panels, gutter, downspouts, door jams, trim, and two (2) girls that was damaged by others.

Item	Description	Net Amount
00001	Overhead Door	\$399.00
00002	B & C Steel	\$859.00
00003	Central NE Steel	\$4,700.00
00004	General Conditions	\$417.00
00005	Overhead @ 5%	\$319.00
00006	Profit @ 5%	\$335.00
00007	Bond @ 1%	\$70.00
Total:		\$7,099.00

**APPROVAL:** By approval of authorized parties below, Sampson Construction is authorized to proceed with this work and the cost listed above will be incorporated into a Change Order.

By: [Signature]  
Craig Gies

Date: 6/16/2010

By: [Signature]  
Joseph McDermott

Date: 6-27-10

By: [Signature]  
Chad Vogel

Date: 6-23-10

By: [Signature]  
Tam Allan

Date: \_\_\_\_\_

## CHANGE ORDER REQUEST WORKSHEET

Project Name: State Fair Park - EB #3 RFI # \_\_\_\_\_  
 Job # 9028 RFP # \_\_\_\_\_  
 Title EB #3 - Damaged Overhead Door Other \_\_\_\_\_  
 Description of Change The cost to repair the damaged overhead door, metal wall panels, gutter, downspouts, door jams, trim, and two (2) girts that was damaged by others.

Sampson Labor/Material/Equipment			
Description	Value		
Labor			
Equipment			
Small Tools			
Supervision			
General Conditions			\$417
Subtotal Sampson			\$417
Subcontractors/Suppliers			
Name	Scope/Description	Value	Sales Tax?
Overhead Door			\$399
B & C Steel			\$859
Central NE Steel			\$4,700
			\$0
			\$0
Subtotal Subcontractors/Suppliers			\$5,958
	Subtotal	\$	6,375
	Overhead	5%	\$ 319
	Profit	5%	\$ 335
	Subtotal	\$	7,028
	Bond	1.00%	\$ 70
	Total Change Order Request	\$	7,099

Requested additional days to contract \_\_\_\_\_ days      Contingency Fund Adjustment Y / N

Reviewed by: \_\_\_\_\_ Date: \_\_\_\_\_

**OVERHEAD DOOR OF HASTINGS**

OVERHEAD DOOR OF HASTINGS  
 743 E. South St.  
 Hastings Ne. 68901  
 402-461-3667 or Fax 402-461-4650

The Genuine. The Original.



Proposal #: 67-4501

PROPOSAL SUBMITTED TO: SAMPSON CONSTRUCTION CO., INC.		Date 5/9/2010	Attention
STREET 119 CENTRAL AVE.		Job Name EB 3	
City KEARNEY	State NE	Zip Code 68847	Job Location
Phone Number 308-865-9104	Fax Number 308-865-1381	Job Phone	

**ON THE 16 X 16 DOOR REPLACE VERTICAL TRACK DAMAGED BY OTHERS**

We hereby propose to complete in accordance with above specification, for the sum of:

**Three Hundred Ninety Nine Dollars and No Cents**

**399.00**

Signature

Direct Dial:

**TERMS AND CONDITIONS:**

Payment to be made as follows: UPON INVOICE  
 Prices subject to change if not accepted in 30 days.  
 BY OTHERS: JAMES SPRINGS PAD, ALL WIRING to motors and control station, unless otherwise stated above, are not included. Purchaser agrees that doors shall remain in sellers possession until paid for. In the event purchaser breaches or defaults under the terms and provisions of this agreement, the purchaser shall be responsible for the cost of collection, including reasonable attorneys fees. The seller shall be entitled to full and final payment on the purchase order. There shall be a 1 1/2% service charge per month for all payments due and owing after 30 days. (Agreements are contingent upon strikes, accidents, or delays beyond our control.)

ACCEPTANCE: Terms, Price, and specifications on all pages of this proposal are hereby accepted and the work authorized.

Purchaser:

Signature

Title

Date of Acceptance



P.O.BOX 1090  
 SCOTTSBLUFF, NE 69361-1099  
 PHONE: (308) 632-6188

**BUILDER:** Sampson Construction Co., Inc.  
119 Central Avenue  
Kearney, NE 68847

**DATE:** 5-13-10  
**JOB NAME:** EB3 - Overhead door FO damage  
**LOCATION:** Grand Island, NE

QTY	DESCRIPTION	UNIT	UNIT PRICE	AMOUNT
1	DJ-1 door jamb			\$83.75
2	CW-1 door jamb wrap 20'-6" R. Red			91.00
1	HS-1 header trim 20'-6" R. Red			24.00
3	WJF-1 jamb trim 20'-6" White			67.50
2	R. Red wall panels each 19'-7"			125.73
3	White liner wall panels each 19'-1"			183.77
	Cover sheets & crate charges.			75.00
	Freight cost riding with partial flat bed load.			150.00
	Sub total.			\$802.73
	7% sales tax - Grand Island, NE			56.19
	<b>Total Cost F.O.B. Grand Island, NE</b>			<b>\$858.92</b>
	Quote valid for 15 days.			

SEE ATTACHED TERMS AND CONDITIONS.

SUBMITTED BY: *Kelly Strey*

**Nate Kastens**

---

**From:** carson and jesse cobb [CCOBB.CNS@CITLINK.NET]

**Sent:** Thursday, May 06, 2010 11:10 AM

**To:** Nate Kastens

**Subject:** Damaged OH door on #3

Labor only to repair damaged OH door.

Tear off 6 sheets, gutter, downspout, east door jam.

Replace sheeting, gutter, downspout, door jam, wrap trim, J trim, base trim, header trim.

Repair, cut, bend or replace 2 girts, junior channel. Anchor new door jam.

Total labor cost plus equipment: \$4,700

**Vogel, Chad**

---

**From:** Wayne Gallaway [wayne.gallaway@sampson-construction.com]  
**Sent:** Wednesday, June 23, 2010 8:42 AM  
**To:** Vogel, Chad  
**Subject:** FW: EB #3 damaged OH door

Chad,

Email below for EB #3 COR – 18 for the damaged overhead door.

Please let me know if you need anything else on this one.

Thank you,

**Wayne Gallaway**

Project Management

**Sampson Construction Co., Inc.**

119 Central Avenue | Kearney, Nebraska 68847

Direct Phone (308) 865-1374 | (Cellular Phone, (308) 440-3211 | (Fax Line, (308)-865-1381)

Visit us at: [www.sampson-construction.com](http://www.sampson-construction.com)

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---

**From:** carson and jesse cobb [mailto:CCOBB.CNS@CITLINK.NET]

**Sent:** Wednesday, June 23, 2010 8:41 AM

**To:** Wayne Gallaway

**Subject:** EB #3 damaged OH door

Equipment used: electric scizzor lift, gas powered scizzor lift, forklift, demo saw, welder.

2 mobilizations:

3 laborers @ 20 hours each

1 supervisor @ 10 hours

Total hours worked: 70 @ \$45/hour= \$3,150

Equipment costs: \$900

Clerical: \$250

Bend trim with Brake: \$250

Expendable supplies: welding rod, caulking, demo blades (14" and 4 ½") \$150

Total: \$4,700

The overhead door was damaged on both sides of the building. CNS removed the ruined door track, surrounding trim pieces and affected bent sheeting. The door jam was replaced by making a new one and welding new clips. (by CNS). The girts were mildly bent and straightened back to form. The insulation and fabric was not damaged just connected back to original placement. The trim pieces: header trim, j-trim, wrap trim, base trim, gutter and downspout were removed, inspected and replaced (by CNS). The outside sheeting was replaced (3 sheets). The interior sheeting was replaced. All damaged materials was removed and replaced by CNS. The walk door beside the damaged overhead door had to be straightened and aligned with the outside wall. All materials damaged were disposed of and replaced with new field fabricated product. The welding work was performed by a certified welder. The overhead door and walkdoor damages were corrected back to the finished product it was before. CNS warranties the work performed.

Thank you

Carson Cobb



# Memo

**To:** Mr. Craig Gies  
Sampson Construction Co., Inc  
3730 South 14<sup>th</sup> Street  
Lincoln, Nebraska 68502

**From:** Chad Vogel

**CC:** **Matt Metcalf - Principal in Charge, Davis Design, Inc.**  
**Leroy Svatora - Project Architect, Davis Design, Inc.**  
**Chad Vogel - Construction Administrator, Davis Design Inc.**  
**Joseph McDermott - Executive Director, State Fair Park**  
**Jon Thomas - Village Development LLC**  
**Nate Kastens - Project Manager, Sampson Construction Co., Inc.**  
**Wayne Gallaway - Project Manager, Sampson Construction Co., Inc.**

**Date:** 7/14/2010

**Re:** State Fair Park - Fonner Park - Grand Island, Nebraska  
Davis Design Project No. 08-0192

---

## Comments:

Craig,

This memo is to acknowledge the receipt and review of your Change Order Request 0019 dated June 29, 2010.

The amount of \$1,964.00 has been authorized by the Owner.

We are hereby giving you a notice to proceed on the scope of work required. A Comprehensive Change Order will be issue in the near future.

Please contact me if you have any questions and or concerns regarding this proposal request.

Sincerely:

Davis Design

A handwritten signature in black ink, appearing to read "Chad Vogel".

Chad Vogel  
Construction Administrator



# Sampson Construction Co., Inc.

3730 South 14th Street

Lincoln, NE 68502

Phone: (402) 434-5450

Fax: (402) 434-5466

## CHANGE ORDER REQUEST

No. 00019

**TITLE:** EB #3 - Sprinkler Alarm Panel Power

**DATE:** 6/28/2010

**PROJECT:** State Fair Park-Fonner Park

**JOB:** 09028

**TO:** Davis Design  
211 North 14th Street  
Lincoln, NE 68508

**CONTRACT NO:** 3

Response is required within 30 days to avoid schedule/cost implications.

**ATTN:** Chad Vogel

### DESCRIPTION OF PROPOSAL

The cost to provide a 120V dedicated circuit and all related items required to power the Sprinkler Alarm Panel.

Item	Description	Net Amount
00001	Willmar	\$1,649.00
00002	General Conditions	\$115.00
00003	Overhead @ 5%	\$88.00
00004	Profit @ 5%	\$93.00
00005	Bond @ 1%	\$19.00
Total:		\$1,964.00

**APPROVAL:** By approval of authorized parties below, Sampson Construction is authorized to proceed with this work and the cost listed above will be incorporated into a Change Order.

By: [Signature]  
Craig Gigg

Date: 6/29/2010

By: [Signature]  
Joseph McDermott

Date: 7-9-11

By: [Signature]  
Chad Vogel

Date: 7-6-10

By: [Signature]  
Tam Allan

Date: 7-7-10

## CHANGE ORDER REQUEST WORKSHEET

Project Name: State Fair Park - EB #3 RFI # \_\_\_\_\_  
 Job # 9028 RFP # \_\_\_\_\_  
 Title EB #3 - Sprinkler Alarm Panel Power ASI # \_\_\_\_\_  
 Description of Change The cost to provide a 120V dedicated circuit and all related items  
required to power the Sprinkler Alarm panel.

Sampson Labor/Material/Equipment			
Description	Value		
Labor			
Equipment			
Small Tools			
Supervision			
General Conditions			\$115
Subtotal Sampson			\$115
Subcontractors/Suppliers			
Name	Scope/Description	Value	Sales Tax?
Willmar Electric			\$1,649
			\$0
			\$0
Subtotal Subcontractors/Suppliers			\$1,649
	Subtotal	\$	1,764
	Overhead	5% \$	88
	Profit	5% \$	93
	Subtotal	\$	1,945
	Bond	1.00% \$	19
Total Change Order Request			\$ 1,964

Requested additional days to contract \_\_\_\_\_ days Contingency Fund Adjustment Y / N

Reviewed by: \_\_\_\_\_ Date: \_\_\_\_\_

**Nate Kastens**

---

**From:** Paul Latimer [platimer@willmar-electric.com]  
**Sent:** Thursday, June 24, 2010 5:15 PM  
**To:** Nate Kastens  
**Subject:** FW: Sprinkler Alarm Systems  
**Attachments:** RE: Alarm System for Compressors; RE: Alarm System for Compressors; CSA SPRINKLER.pdf; EB#3 SPRINKLER.pdf; SWINE SPRINKLER.pdf

Nate,

One thing I forgot to include, the way I priced this was to bring power from:

Swine – Panel LSP1

Cattle – Panel LPA

Arena – Panel LB1

Sheep – Panel LPC

EB 3 – Panel LC1

Paul

---

**From:** Paul Latimer  
**Sent:** Thursday, June 24, 2010 4:09 PM  
**To:** 'Nate Kastens'  
**Subject:** Sprinkler Alarm Systems

Nate,

After the information I got from James Lepert from Continental (attached) here is what I have come up with for pricing for all 3 buildings. There is a write-up included on the Change Orders. Give me a call if you have any questions on any of this.

Thanks,

**Paul Latimer**  
[platimer@willmar-electric.com](mailto:platimer@willmar-electric.com)



**WILLMAR ELECTRIC SERVICE**  
**Design. Build. Beyond.**

(402) 610-1410 Cellular  
(402) 464-1877 X 410 Office  
(402) 464-1887 Fax

6/25/2010

# PROPOSED CHANGE ORDER

**Willmar Electric Service**  
 1441 Adams  
 Lincoln, NE 68521

CCN# EB#3SPRINKLER  
 Date: 6/24/2010  
 Project Name: State Fair Park Exhibition Building #3  
 Project Number: 60-3  
 Page Number: 1

Client Address:

**Sampson**

## Work Description

We reserve the right to correct this quote for errors and omissions.

This quote covers direct costs only and we reserve the right to claim for impact and consequential costs.

This price is good for acceptance within 10 days from the date of receipt.

We request a time extension of 3 days.

We will supply and install all materials, labor, and equipment as per your instructions on **CCN# EB#3 SPRINKLER**.

Price for installing Sprinkler Alarm Panel, per riser diagram from Continental Sprinkler. This requires one control panel (supplied by Continental), and a 120V dedicated circuit to power it. Out of the panel, there will be one accelerator switch, and one solenoid valve per riser connected to control panel. The addressable data loop from the Fire Alarm with a monitoring relay will also have to be connected to control panel.

## Itemized Breakdown

Description	Qty	Total Mat(\$)	Total Hours
3/4" CONDUIT - EMT	65	27.85	3.25
3/4" CONN COMP STL - EMT	2	2.20	0.31
3/4" COUPLING COMP STL - EMT	8	6.72	0.00
1/2" TYPE C STD CONDUIT BODY W/ CVR & GSKT	1	11.96	0.53
3/4" 2-PC CONDUIT STRUT CLAMP	8	8.67	0.51
1/2" FLEX - STEEL	15	11.39	0.56
1/2" CONN FLEX DC SQUEEZE STRAIGHT	8	12.55	1.00
#14 THHN BLACK	140	16.41	0.75
#12 THHN BLACK	790	103.08	5.09
#18- 1P F/A CABLE 105 DEG	15	3.18	0.10
4x2 1/8" SQ BOX COMB KO	5	6.57	1.44
4" SQ BLANK COVER	4	3.92	0.13
CONTROL PANELS	1	0.00	2.25
MONITOR MODULE MULTIPLEX	1	210.00	0.88
#12 WIRE POWER TERM	6	0.00	0.66
#18 WIRE CONTROL TERM	6	0.00	0.54
#14 WIRE CONTROL TERM	8	0.00	0.80
<b>Totals</b>		<b>424.49</b>	<b>18.80</b>

**ORIGINAL**

**PROPOSED CHANGE ORDER**

**Willmar Electric Service**  
1441 Adams  
Lincoln, NE 68521

Client Address:  
**Sampson**

**CCN#** EB#3 SPRINKLER  
**Date:** 6/24/2010  
**Project Name:** State Fair Park Exhibition Building #3  
**Project Number:** 60-3  
**Page Number:** 2

**Summary**

General Materials		424.49
<b>Material Total</b>		<b>424.49</b>
JOURNEYMAN	(18.80 Hrs @ \$52.00)	977.60
<b>Subtotal</b>		<b>1,402.09</b>
Overhead	(@ 12.000 %)	168.25
Markup	(@ 5.000 %)	78.52
<b>Subtotal</b>		<b>1,648.86</b>
<b>Final Amount</b>		<b>\$1,648.86</b>

**CONTRACTOR CERTIFICATION**

**Name:** \_\_\_\_\_  
**Date:** \_\_\_\_\_  
**Signature:** \_\_\_\_\_  
I hereby certify that this quotation is complete and accurate based on the information provided.

**CLIENT ACCEPTANCE**

**CCN #: EB#3 SPRINKLER** \_\_\_\_\_  
**Final Amount: \$1,648.86** \_\_\_\_\_  
**Name:** \_\_\_\_\_  
**Date:** \_\_\_\_\_  
**Signature:** \_\_\_\_\_  
**Change Order #:** \_\_\_\_\_  
I hereby accept this quotation and authorize the contractor to complete the above described work.

**ORIGINAL**



# Memo

**To:** Mr. Craig Gies  
Sampson Construction Co., Inc  
3730 South 14<sup>th</sup> Street  
Lincoln, Nebraska 68502

**From:** Chad Vogel

**CC:** **Matt Metcalf - Principal in Charge, Davis Design, Inc.**  
**Leroy Svatora - Project Architect, Davis Design, Inc.**  
**Chad Vogel - Construction Administrator, Davis Design Inc.**  
**Joseph McDermott - Executive Director, State Fair Park**  
**Jon Thomas - Village Development LLC**  
**Nate Kastens - Project Manager, Sampson Construction Co., Inc.**  
**Wayne Gallaway - Project Manager, Sampson Construction Co., Inc.**

**Date:** 7/14/2010

**Re:** State Fair Park – Fonner Park – Grand Island, Nebraska  
Davis Design Project No. 08-0192

---

## Comments:

Craig,

This memo is to acknowledge the receipt and review of your Change Order Request 0021 dated July 1, 2010.

The amount of \$2,334.00 has been authorized by the Owner.

We are hereby giving you a notice to proceed on the scope of work required. A Comprehensive Change Order will be issue in the near future.

Please contact me if you have any questions and or concerns regarding this proposal request.

Sincerely:

Davis Design

A handwritten signature in black ink that reads "Chad Vogel".

Chad Vogel  
Construction Administrator

# Sampson Construction Co., Inc.

3730 South 14th Street

Lincoln, NE 68502

Phone: (402) 434-5450

Fax: (402) 434-5466

# CHANGE ORDER REQUEST

No. 00021

**TITLE:** EB#3 - CPR #10 - Elec. Changes

**DATE:** 7/1/2010

**PROJECT:** State Fair Park-Fonner Park

**JOB:** 09028

**TO:** Davis Design  
211 North 14th Street  
Lincoln, NE 68508

**CONTRACT NO:** 3

See below for response time to  
avoid schedule/cost implications.

**ATTN:** Chad Vogel

### DESCRIPTION OF PROPOSAL

Per Davis Design EB #3 CPR #10 dated 6/28/10. The cost to delete one (1) cord drop and duplex receptacle to be replaced with a twist-lock receptacle as indicated and to add one (1) 50A, 2P breaker in 'LB1.'

Clarification Note: Please note that response is required within five (5) days to avoid schedule and cost implications.

Item	Description	Net Amount
00001	Willmar	\$1,959.00
00002	General Conditions	\$137.00
00003	Overhead @ 5%	\$105.00
00004	Profit @ 5%	\$110.00
00005	Bond @ 1%	\$23.00
Total:		\$2,334.00

**APPROVAL:** By approval of authorized parties below, Sampson Construction is authorized to proceed with this work and the cost listed above will be incorporated into a Change Order.

By: Craig Gies  
Date: 7/1/2010  
By: Joseph McDermott  
Date: 7-9-10

By: Chad Vogel  
Date: 7-6-10  
By: Tam R. Allan  
Date: 7-7-10

## CHANGE ORDER REQUEST WORKSHEET

Project Name: State Fair Park - EB #3 RFI # \_\_\_\_\_  
 Job # 9028 RFP # 10  
 ASI # \_\_\_\_\_  
 Title EB #3 - CPR #10 Other \_\_\_\_\_

Description of Change Per Davis Design EB #3 CPR #10 dated 6/28/10. The cost to delete one cord drop and receptacle to be replaced with a twist-lock receptacle as indicated and to add one (1) 50A, 2P breaker in 'LB1.'

<b>Sampson Labor/Material/Equipment</b>			
Description	Value		
Labor			
Equipment			
Small Tools			
Supervision			
General Conditions	\$137		
Subtotal Sampson	\$137		
<b>Subcontractors/Suppliers</b>			
Name	Scope/Description	Value	Sales Tax?
Willmar		\$1,959	
Subtotal Subcontractors/Suppliers		\$1,959	
		Subtotal	\$ 2,096
		Overhead 5%	\$ 105
		Profit 5%	\$ 110
		Subtotal	\$ 2,311
		Bond 1.00%	\$ 23
		Total Change Order Request	\$ 2,334

Requested additional days to contract \_\_\_\_\_ days      Contingency Fund Adjustment Y / N

Reviewed by: \_\_\_\_\_ Date: \_\_\_\_\_





File  
Willar

ARCHITECTURE  
ENGINEERING  
INTERIOR DESIGN

June 28, 2010

Principals:

JON P. DALTON, PE  
WYNN E. MEHLHAFF, AIA  
MATTHEW C. METCALF, AIA  
WADE W. STANGE, AIA  
MICHAEL A. WACHAL, PE

Mr. Nate Kastens  
Sampson Construction Co., Inc  
119 Central Avenue  
Kearney, Nebraska 68847

RE: *Fonner Park – State Fair Park  
Exhibition Building #3  
Grand Island, Nebraska  
Davis Design Project No. 08-0192*

SENIOR ASSOCIATES:

J. EDWARD BUKACEK, AIA  
RON HACKETT, AIA  
DAN L. HEMSATH  
BRYCE G. JOHNSON, MS PE  
MICHAEL D. MARSH, AIA  
RENEE M. SHEIL  
GREGORY T. SMITH, AIA

Nate,

Enclosed please find a copy of Change Proposal Request "CPR" No. 10 dated June 28, 2010.

Please submit an itemized proposal for changes in the contract sum and contract time for the proposed modifications to the Contract Documents described herein.

This is not a Change Order, Construction Change Directive or a direction to proceed with the work described in the proposed modifications.

Please give me a call if you have any questions in regards to this proposal request.

Sincerely,

DAVIS DESIGN

**Chad Vogel**  
**Construction Administrator**

Lincoln:

211 NORTH 14<sup>TH</sup> STREET  
LINCOLN, NEBRASKA 68508  
PHONE: (402) 476-9700  
FAX: (402) 476-9722

Enclosure

Omaha:

4245 SOUTH 143<sup>RD</sup> ST., SUITE 5  
OMAHA, NEBRASKA 68137  
PHONE: (402) 341-6600  
FAX: (402) 341-6611

cc: Matt Metcalf – Principal in Charge, Davis Design, Inc.  
Leroy Svatora – Project Architect, Davis Design Inc.  
Chad Vogel – Construction Administrator Davis Design, Inc.  
Jon Thomas – Village Development LLC  
Wayne Gallaway – Project Manager, Sampson Construction Co., Inc.  
Craig Gies – Executive Team, Sampson Construction Co., Inc.



## CHANGE PROPOSAL REQUEST (CPR)

Project: **Fonner Park – State Fair Park  
Exhibition Building #3  
Grand Island, Nebraska**

CPR No. **10**  
Date: **June 28, 2010**

Architect Project No. **08-0192**

General Contractor: **Sampson Construction Co., Inc.  
119 Central Avenue  
Kearney, Nebraska 68847**

Description of proposed change(s):

Please provide itemized pricing for the attached write-up provided by Olssons.

All work shall be in accordance with the terms, stipulations and conditions of the original contract.

BY: \_\_\_\_\_

*Handwritten signature*  
Chad Vogel  
Construction Administrator

Date: **June 28, 2010**

Davis Design  
211 North 14<sup>th</sup> Street  
Lincoln, Nebraska 68508

## EB-3 BUILDING

A08-1564

THE FOLLOWING ITEMS ARE APPLICABLE TO THE DRAWINGS:

### Electrical

#### CPR #10, ITEM #1:

In reference to Sheet E-200 – Power Plan, Exhibit Area 101, column lines D & 4.5, delete one cord drop with two duplex receptacles, circuit LB1-37,39. Add one (1) 125/250V, 3 Pole, 4 Wire, Grounding, 50A, twist-lock receptacle and hook at structure fed from 50A,2P breaker, LB1-40,42. Provide 6/4 SJO cord with Kellems grips each end, 125/250V, 3 Pole, 4 Wire, Grounding 50A, Twistlock connector & flexible eye on one end, NEMA 14-50R receptacle on opposite end, similar to detail 4, E-500. Length shall be distance from receptacle at structure to floor plus 72".

#### CPR #10, ITEM #2:

In reference to Sheet E-701 – Electrical Panel Schedules, Schedule for Panel 'LB1', add one (1) 50A,2P breaker, circuit #40,42, load 8000 va. 20A,2P breaker, circuit #37,39, becomes spare.

**CPR #10 END**

# PROPOSED CHANGE ORDER

**Willmar Electric Service**

1441 Adams  
Lincoln, NE 68521

CCN#                   CPR #10  
Date:                   7/1/2010  
Project Name:        State Fair Park Exhibition Building #3  
Project Number:     60-3  
Page Number:        1

Client Address:

**Sampson**

**Work Description**

We reserve the right to correct this quote for errors and omissions.

This quote covers direct costs only and we reserve the right to claim for impact and consequential costs.

This price is good for acceptance within 10 days from the date of receipt.

We request a time extension of 3 days.

We will supply and install all materials, labor, and equipment as per your instructions on **CCN # CPR #10**.

Price for CPR #10, adding a 50A cord drop.

**Itemized Breakdown**

Description	Qty	Total Mat.	Total Hrs.
3/4" CONDUIT - EMT	120	51.41	5.28
3/4" CONN COMP STL - EMT	2	2.20	0.31
3/4" COUPLING COMP STL - EMT	14	11.76	0.00
3/4" 2-PC CONDUIT STRUT CLAMP	14	15.17	0.89
# 6 THHN BLACK	370	161.43	4.12
#10 THHN GREEN	125	21.91	0.88
3/4" CONN W/ STRAIN RELIEF GRIP FOR 0.52-0.73	1	14.40	0.56
SINGLE EYE CLOSED MESH SUPPORT GRIP FOR	1	21.80	0.75
4x2 1/8" SQ BOX COMB KO	2	2.63	0.57
4" SQ 2.625" DIAM REC COVER	2	9.60	0.06
50A 250V 3W 1PH REC - BLK (SG)	1	25.40	0.47
50A 250V 3WIRE 1PH TW-LOCK REC	1	69.25	0.48
50A 250V 3WIRE 1PH TW-LOCK PLUG	1	73.20	0.48
50A 2P BREAKER BOLT-ON	1	54.61	0.31
#10 WIRE POWER TERM	1	0.00	0.14
# 6 WIRE POWER TERM	3	0.00	0.63
REMOVE MCCABLE	1	0.00	1.00
<b>Totals</b>		<b>534.76</b>	<b>16.95</b>

**Summary**

**ORIGINAL**

**PROPOSED CHANGE ORDER**

**Willmar Electric Service**

1441 Adams  
Lincoln, NE 68521

Client Address:

**Sampson**

CCN#

Date:

Project Name:

Project Number:

Page Number:

CPR #10

7/1/2010

State Fair Park Exhibition Building #3

60-3

2

**Summary (Cont'd)**

General Materials		534.76
<b>Material Total</b>		<b>534.76</b>
JOURNEYMAN	(16.95 Hrs @ \$52.00)	881.40
SCISSOR LIFT (per Day)	(1.00 @ 2.00 @ \$125.00 + 0.000 % + 0.000 % + 0.000 %)	250.00
<b>Subtotal</b>		<b>1,666.16</b>
Overhead	(@ 12.000 %)	199.94
Markup	(@ 5.000 %)	93.31
<b>Subtotal</b>		<b>1,959.41</b>
<b>Final Amount</b>		<b>\$1,959.41</b>

**CONTRACTOR CERTIFICATION**

Name: \_\_\_\_\_  
Date: \_\_\_\_\_  
Signature: \_\_\_\_\_  
I hereby certify that this quotation is complete and accurate based on the information provided.

**CLIENT ACCEPTANCE**

CCN #: CPR #10 \_\_\_\_\_  
Final Amount: \$1,959.41 \_\_\_\_\_  
Name: \_\_\_\_\_  
Date: \_\_\_\_\_  
Signature: \_\_\_\_\_  
Change Order #: \_\_\_\_\_  
I hereby accept this quotation and authorize the contractor to complete the above described work.

**ORIGINAL**



# Memo

**To:** Mr. Craig Gies  
Sampson Construction Co., Inc  
3730 South 14<sup>th</sup> Street  
Lincoln, Nebraska 68502

**From:** Chad Vogel

**CC:** **Matt Metcalf - Principal in Charge, Davis Design, Inc.**  
**Leroy Svatora - Project Architect, Davis Design, Inc.**  
**Chad Vogel - Construction Administrator, Davis Design Inc.**  
**Joseph McDermott - Executive Director, State Fair Park**  
**Jon Thomas - Village Development LLC**  
**Nate Kastens - Project Manager, Sampson Construction Co., Inc.**  
**Wayne Gallaway - Project Manager, Sampson Construction Co., Inc.**

**Date:** 7/28/2010

**Re:** State Fair Park - Fonner Park - Grand Island, Nebraska  
Davis Design Project No. 08-0192

---

## Comments:

Craig,

This memo is to acknowledge the receipt and review of your Change Order Request 0022R dated July 13, 2010.

The amount of \$5,175.00 has been authorized by the Owner.

We are hereby giving you a notice to proceed on the scope of work required. A Comprehensive Change Order will be issue in the near future.

Please contact me if you have any questions and or concerns regarding this proposal request.

Sincerely:

Davis Design

A handwritten signature in black ink that appears to read "Chad Vogel".

Chad Vogel  
Construction Administrator

# Sampson Construction Co., Inc.

3730 South 14th Street

Lincoln, NE 68502

Phone: (402) 434-5450

Fax: (402) 434-5466

## CHANGE ORDER REQUEST

No. 00022R

**TITLE:** EB #3 RFI #3 Wall Extensions (R1)

**DATE:** 7/13/2010

**PROJECT:** State Fair Park-Fonner Park

**JOB:** 09028

**TO:** Davis Design  
211 North 14th Street  
Lincoln, NE 68508

**CONTRACT NO:** 3

See below for response time to avoid schedule/cost implications.

**ATTN:** Chad Vogel

### DESCRIPTION OF PROPOSAL

- Revision #01 - Per EB #3 RFI #3, ceilings were added in vestibules 103, 108, 121, and both ends of vestibule 123. This required the walls be extended on top of the masonry to terminate the ceilings above the arched windows at 15'-6". The extensions occurred in 103, 108, 121, and the east end of 123. Attached are costs for the framing and drywall work as well as additional painting.

Item	Description	Net Amount
00001	Midwest Partitions	\$3,564.00
00002	Kucera	\$780.00
00003	General Conditions	\$304.00
00004	Overhead @ 5%	\$232.00
00005	Profit @ 5%	\$244.00
00006	Bond @ 1%	\$51.00
<b>Total:</b>		<b>\$5,175.00</b>

**APPROVAL:** By approval of authorized parties below, Sampson Construction is authorized to proceed with this work and the cost listed above will be incorporated into a Change Order.

By: [Signature]  
Craig Gies

Date: 7/13/2010

By: [Signature]  
Joseph McDermott

Date: 7-19-10

By: [Signature]  
Chad Vogel

Date: 7-16-10

By: [Signature]  
Tam Allan

Date: \_\_\_\_\_

## CHANGE ORDER REQUEST WORKSHEET

Project Name:	State Fair Park - EB #3	RFI #	8
Job #	9028	RFP #	
		ASI #	
Title	EB #3 - RFI #8 Wall Extensions	Other	
Description of Change			

Sampson Labor/Material/Equipment			
Description	Value		
Labor			
Equipment			
Small Tools			
Supervision			
General Conditions	\$304		
Subtotal Sampson	\$304		
Subcontractors/Suppliers			
Name	Scope/Description	Value	Sales Tax?
Midwest Partitions		\$3,564	
Kucera		\$780	
			\$0
			\$0
Subtotal Subcontractors/Suppliers			\$4,344
Subtotal		\$	4,648
Overhead		5% \$	232
Profit		5% \$	244
Subtotal		\$	5,124
Bond		1.00% \$	51
Total Change Order Request		\$	5,176

Requested additional days to contract \_\_\_\_\_ days      Contingency Fund Adjustment Y / N

Reviewed by: \_\_\_\_\_ Date: \_\_\_\_\_



# PROPOSAL

**MIDWEST PARTITIONS, INC.**  
 Commercial Drywall Contractor  
 P.O. Box 327  
 THEDFORD, NEBRASKA 69166  
 (308) 645-2653  
 FAX (308) 645-2651

PROPOSAL SUBMITTED TO <b>SAMPSON CONSTRUCTION CO.</b>		PHONE <b>308-865-1374</b>	DATE <b>JULY 13, 2010</b>
STREET <b>119 CENTRAL AVE.</b>		JOB NAME <b>STATE FAIR PARK</b>	
CITY, STATE and ZIP CODE <b>KEARNEY, NE</b>		JOB LOCATION <b>GRAND ISLAND, NE</b>	
ARCHITECT	DATE OF PLANS		JOB PHONE

We hereby submit specifications and estimates for:

**EB3 REI 3**

**COR 22**

**WALL ABOVE BLOCK 150'**

ITEM	MATERIAL	LABOR	TOTAL
Framing	+ 450.00	+ 550.00	+ 1,000.00
Drywall	+ 540.00	+ 820.00	+ 1,360.00
Tape & Finish	+ 30.00	+ 850.00	+ 880.00
			+ 3,240.00
		10% O.H. & P	+ 324.00
			+ 3,564.00

**We Propose** hereby to furnish material and labor — complete in accordance with above specifications, for the sum of:

dollars (\$ \_\_\_\_\_).

Payment to be made as follows:

*Herbert S. Hall*

Authorized Signature

Note: This proposal may be withdrawn by us if not accepted within \_\_\_\_\_ days.

**Acceptance of Proposal** — The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Date of Acceptance: \_\_\_\_\_

Signature \_\_\_\_\_

**Exhibit A to Escrow Agreement**

**(FORM OF PAYMENT REQUEST)**

Payment Request No.   028  

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

<i>Payee</i>	<i>Address</i>	<i>Amount To Be Paid</i>	<i>Cost of Issuance or Project Description</i>
City of Grand Island	100 E 1 <sup>st</sup> St, PO Box 1968  Grand Island, NE 68802-1968	\$2,042.47	Electrical and water usage for 7/19/2010 through 8/17/2010

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

1. All of the provisions of the Lease and the Escrow Agreement are incorporated herein by reference and capitalized terms used herein and not defined shall have the meanings assigned to them in the Loan Agreement and the Escrow Agreement.
2. The payments to be made to the payees set forth above are for costs of construction and/or acquisition of the Project (as defined in the Escrow Agreement) described above, or reimbursement to Lessee therefor, and the payments have not been the basis for a prior request which has been paid. Any amounts to be reimbursed to the Lessee are for advances made by the Lessee from its own funds not earlier than May 1, 2009.
3. All of Lessee's representations, covenants and warranties contained in the Lease and the Certificate with Respect to Tax Matters (the "Tax Certificate") were true and accurate in all material respects as of the date made, and remain true and accurate in all material respects as of the date of this Payment Request, and the Lessee has fully and satisfactorily performed all of its covenants, representations and obligations to date required under the Lease, the Escrow Agreement and the Tax Certificate. No Default Event has occurred under the Lease.
4. The Lessee understands that the Lessor is relying on the certifications herein with regard to and in connection with approving the disbursement requested hereby.

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

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

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

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

7. Lessee attaches hereto the following items:

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

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

LESSEE:

THE CITY OF GRAND  
ISLAND, NEBRASKA

By: Mary Jo Brown  
Title: Finance Director  
Date: 8/20/10

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

  
Authorized Officer

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

# CITY OF GRAND ISLAND

Utilities Department 100 E 1st St, PO Box 1968  
 Grand Island NE 68802-1968 (308) 385-5480  
[www.grand-island.com](http://www.grand-island.com)

ACCOUNT NUMBER: 086-45000-4

BILLING DATE: 8/26/2010

AMOUNT DUE
2,042.47

SERVICE ADDRESS:  
 525 E FONNER PARK RD

PAYMENT DUE BY 9/17/2010

STATE FAIR PARK EXHIBITION BLDG # 3  
 CITY OF GRAND ISLAND / PARKS  
 PO BOX 1968  
 GRAND ISLAND NE 68802

P O BOX 1968  
 GRAND ISLAND NE 68802-1968

AMOUNT PAID \_\_\_\_\_

PLEASE DETACH AND RETURN TOP PORTION WITH YOUR PAYMENT

CITY OF GRAND ISLAND UTILITIES DEPARTMENT 100 E 1st ST, PO BOX 1968  
 GRAND ISLAND NE 68802-1968 (308) 385-5480 [www.grand-island.com](http://www.grand-island.com)

ELECTRIC BILLING:

PRESENT	PREVIOUS	CONSUMPTION
34,080	10,400	23,680

ENERGY CHARGE 1,609.84  
 POWER ADJ. .01212 /KWH 287.00

ACCOUNT NUMBER: 086-45000-4  
 STATE FAIR PARK EXHIBITION BLDG # 3  
 CITY OF GRAND ISLAND / PARKS  
 525 E FONNER PARK RD  
 PO BOX 1968  
 GRAND ISLAND NE 68802

BILLING DATE: 8/26/2010  
 LAST READ DATE: 8/17/2010  
 PRIOR READ DATE: 7/19/2010  
 # DAYS IN BILLING CYCLE: 29  
 ENERGY COST PER DAY: 65.41  
 TOTAL UTILITY COST PER DAY: 70.43  
 LAST PAYMENT DATE: 8/20/2010  
 LAST PAYMENT AMOUNT: 852.78

WATER/SEWER BILLING:

PRESENT	PREVIOUS	CONSUMPTION
91	30	61

WATER CHARGE 48.59  
 FEDERAL CLEAN WATER ACT .35

SEWER CHARGE 96.69

CURRENT CHARGES 2,042.47

If you pay by check, we may process as an electronic fund transfer. You will not get your check back from your bank. Funds may be debited from your bank account the same day you pay your bill.

TOTAL AMOUNT DUE 2,042.47

**Exhibit A to Escrow Agreement**

(FORM OF PAYMENT REQUEST)

Payment Request No.  029

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

<i>Payee</i>	<i>Address</i>	<i>Amount To Be Paid</i>	<i>Cost of Issuance or Project Description</i>
Sampson Construction Co., Inc.	3730 South 14 <sup>th</sup> Street Lincoln, NE 68502	\$390,523	Inside finish work

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

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

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

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

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

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

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

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

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

7. Lessee attaches hereto the following items:

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

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

LESSEE:

THE CITY OF GRAND  
ISLAND, NEBRASKA

By: Maury John Brown  
Title: Finance Director  
Date: 9/7/10

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

\_\_\_\_\_  
Authorized Officer

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



REC'D AUG 07 2010

ARCHITECTURE  
ENGINEERING  
INTERIOR DESIGN

Principals:

JON P. DALTON, PE  
MATTHEW C. METCALF, AIA  
WADE W. STANGE, AIA  
MICHAEL A. WACHAL, PE

ASSOCIATE PRINCIPAL:

MICHAEL D. MARSH, AIA

SENIOR ASSOCIATES:

J. EDWARD BUKACEK, AIA  
RONALD G. HACKETT, AIA  
DAN L. HEMSATH  
BRYCE G. JOHNSON, MS PE  
JAMES K. LUEDKE, PE  
RENEE M. SHEIL  
GREGORY T. SMITH, AIA  
LEROY P. SVATORA, AIA

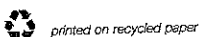
LINCOLN:

211 NORTH 14TH STREET  
LINCOLN, NEBRASKA 68508  
PHONE: (402) 476-9700  
FAX: (402) 476-9722

OTHER LOCATIONS:

OMAHA, NEBRASKA  
VERMILLION, SOUTH DAKOTA

www.davisdesign.com



August 5, 2010

Nebraska State Fair Park  
Attn: Joseph McDermott  
P.O. Box 81223  
Lincoln, NE 68501

**RE: State Fair Park – Fonner Park  
Exhibition Building 3  
Grand Island, Nebraska  
Davis Design Project 08-0192**

Joseph,

Enclosed is Sampson Construction Co., Inc's. Application and Certification for Payment No.12 dated July 28, 2010.

Based upon our on-site observations, the work has progressed to the point indicated and to the best of our knowledge; the quality of the work is in accordance with the contract documents. Therefore, we recommend that payment be made to Sampson Construction Co., Inc. in the amount of \$390,523.00.

Please retain the "Owner" copy for your files and forward the "Contractor" copy together with your payment to Sampson Construction Co., Inc.

Please call me at our Lincoln office if you have any questions or concerns regarding this application for payment.

Sincerely,

DAVIS DESIGN

**Chad Vogel  
Construction Administrator**

Enclosure

cc: Chad Vogel, Construction Administrator Files - Davis Design, Inc.  
Leroy Savarta, Project Architect - Davis Design, Inc  
Nate Kastens, Project Manager – Sampson Construction Co., Inc.  
Craig Gies, Executive Team – Sampson Construction Co., Inc.  
Jon Thomas – Village Development

# APPLICATION AND CERTIFICATION FOR PAYMENT

AIA DOCUMENT G702

PAGE ONE OF \_\_\_\_\_ PAGES

TO OWNER: Nebraska State Fair Board  
 P.O. Box 1387  
 Grand Island, NE 68802

FROM CONTRACTOR:  
 Sampson Construction Co., Inc.  
 3730 So. 14th St.  
 Lincoln, NE 68502

CONTRACT FOR: General

PROJECT: Nebraska State Fair Park  
 Former Park - Grand Island, Nebraska  
 Exhibition Building 3  
 VIA: Chad Vogel  
 Davis Design, Inc.  
 211 North 14th Street  
 Lincoln, NE 68508

APPLICATION NO 12  
 PERIOD TO: 7/31/2010  
 PROJECT NOS: 09028  
 CONTRACT DATE: 7/10/09

Distribution to:  
 OWNER  
 ARCHITECT  
 CONTRACTOR

## CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below, in connection with the Contract. Continuation Sheet, AIA Document G703, is attached.

1. ORIGINAL CONTRACT SUM \$ 3,972,000.00
2. Net change by Change Orders \$ 629,978.00
3. CONTRACT SUM TO DATE (Line 1 + 2) \$ 4,601,978.00
4. TOTAL COMPLETED & STORED TO DATE (Column G on G703) \$ ~~4,990,915.00~~ 4,361,915.00
5. RETAINAGE:
  - a. 10% of Completed Work (Column D + E on G703) \$ 436,191.50
  - b. % of Stored Material (Column F on G703) \$ ~~454,993.50~~
6. TOTAL EARNED LESS RETAINAGE (Line 4 Less Line 5 Total) \$ 3,925,723.50
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate) \$ 3,560,400.00
8. CURRENT PAYMENT DUE \$ 390,523.50
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6) \$ 651,055.00

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Sampson Construction Co., Inc.

By: *[Signature]* Date: 7-28-10

State of: Nebraska County of: Lancaster  
 Subscribed and sworn to before me this 28th day of July 2010  
 Notary Public: *[Signature]* JULIE A. SCHEELE  
 My Commission expires: 5-14-2012

## ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED ..... \$ 390,523.50

(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)

ARCHITECT: Davis Design, Inc.

By: *[Signature]* Date: 8-5-10

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	\$614,915.00	
Total approved this Month #5 & #6	\$15,063.00	
TOTALS	\$629,978.00	\$0.00
NET CHANGES by Change Order	\$629,978.00	



# CONTINUATION SHEET

AIA DOCUMENT G703

PAGE OF PAGES

AIA Document G702, APPLICATION AND CERTIFICATION FOR PAYMENT, containing

Contractor's signed certification is attached.

In tabulations below, amounts are stated to the nearest dollar.

Use Column I on Contracts where variable retainage for line items may apply.

APPLICATION NO: 12

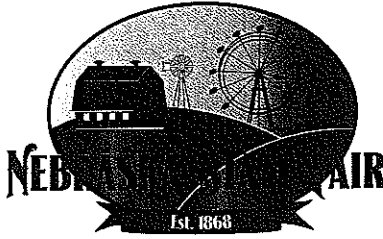
APPLICATION DATE: 7/28/2010

PERIOD TO: 7/31/2010

09028

NEBRASKA STATE FAIR PARK, FONNER PARK, GRAND ISLAND, NEBRASKA  
ARCHITECT'S PROJECT NO:

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE		D WORK COMPLETED FROM PREVIOUS APPLICATION (D + E)		E THIS PERIOD	F MATERIALS PRESENTLY STORED (NOT IN D O R E)	G TOTAL COMPLETED AND STORED TO DATE (D+E+F)	% (G + C)	H BALANCE TO FINISH (C - G)	I RETAINAGE (IF VARIABLE RATE)
	<b>EXHIBITION BUILDING #3</b>										
1	FOUNDATIONS	220,000	220,000					220,000	100%		22,000
2	SLABS	245,000	225,000			20,000		245,000	100%		24,500
3	PRECAST	60,000	60,000					60,000	100%		6,000
4	MASONRY	380,000	380,000					380,000	100%		38,000
5	STEEL	75,000	75,000					75,000	100%		7,500
6	CARPENTRY	45,000	10,000			10,000		20,000	44%	25,000	2,000
7	SEALANTS	15,000	5,000			5,000		10,000	67%	5,000	1,000
8	HM/DOORS/HARDWARE	125,000	50,000			60,000		110,000	88%	15,000	11,000
9	ALUMINUM & GLASS	140,000	60,000			60,000		120,000	86%	20,000	12,000
10	OVERHEAD DOORS	15,000	5,000			10,000		15,000	100%		1,500
11	METAL STUDS/DRYWALL	65,000	50,000			15,000		65,000	100%		6,500
12	ACT	18,000	18,000			5,000		5,000	28%	13,000	500
13	PAINTING	52,000	20,000			20,000		40,000	77%	12,000	4,000
14	FLOOR SEALER	24,000	16,000			9,000		15,000	100%		2,400
15	SPECIALTIES	34,000	15,000			10,000		25,000	74%	9,000	2,500
16	METAL BUILDING-MATERIAL	610,000	610,000					610,000	100%		61,000
17	METAL BUILDING-INSULATION	85,000	85,000					85,000	100%		8,500
18	METAL BUILDING-ERECTION	340,000	340,000					340,000	100%		34,000
19	FIRE SPRINKLER	130,000	105,000			15,000		120,000	92%	10,000	12,000
20	HVAC	290,000	260,000			10,000		270,000	93%	20,000	27,000
21	PIPING	300,000	290,000			10,000		300,000	100%		30,000
22	ELECTRICAL	399,000	330,000			40,000		370,000	93%	29,000	37,000
23	PAYMENT & PERFORMANCE BOND	25,000	25,000					25,000	100%		2,500
24	GENERAL CONDITIONS	280,000	220,000			30,000		250,000	89%	30,000	25,000
25	CHANGE ORDER #1	342,893	310,000			32,893		342,893	100%		34,289
26	CHANGE ORDER #2	239,337	190,000			49,337		239,337	100%		23,934
27	CHANGE ORDER #3	4,313	4,313			4,313		4,313	100%		431
28	CHANGE ORDER #4	28,372	10,000			18,372		28,372	100%		2,837
29	CHANGE ORDER #5	3,666	3,666					3,666		3,666	0
30	CHANGE ORDER #6	11,397	11,397					11,397		11,397	0
	<b>GRAND TOTALS</b>	<b>4,601,978</b>	<b>3,965,000</b>			<b>433,915</b>	<b>0</b>	<b>4,398,915</b>	<b>96%</b>	<b>212,063</b>	<b>438,942</b>



August 20, 2010

Mary Lou Brown  
100 East First Street  
PO Box 1968  
Grand Island, NE 68802

Dear Ms. Brown,

Enclosed you will find invoices that have been approved by Davis Design and myself. I am forwarding these on to you for your approval and payment.

Please do not hesitate to contact myself with any questions you might have regarding these invoices.

Thank you,

A handwritten signature in black ink that reads "Joseph K. McDermott". The signature is written in a cursive, flowing style.

Joseph McDermott  
Executive Director

**Reconciliation of Change Orders  
State Fair Building**

Number	Davis Design	Sampson Construction	
<b>Original Contract Sum</b>	<b>3,972,000.00</b>	<b>3,972,000.00</b>	
	340,667.00	340,667.00	
	298.00	298.00	
	1,928.00	1,928.00	
Change Order 01	<u>342,893.00</u>	<u>342,893.00</u>	
<b>Contract Sum as of Davis Design Invoice #13512</b>	<b>4,314,893.00</b>	<b>4,314,893.00</b>	<b>Architect's Certificate of Payment Dated 1/13/10</b>
Change Order 02	239,337.00	239,337.00	
Change Order 0008	2,264.00		
<b>Contract Sum as of Davis Design Invoice #13760</b>	<b>4,556,494.00</b>	<b>4,554,230.00</b>	<b>Architect's Certificate of Payment Dated 3/5/10</b>
Change Order 0008		2,264.00	
Change Order 14	2,049.00	2,049.00	
Change Order 15	1,311.00		
Change Order 16	27,061.00		
<b>Contract Sum as of Davis Design Invoice #14075</b>	<b>4,586,915.00</b>	<b>4,558,543.00</b>	<b>Architect's Certificate of Payment Dated 4/5/10</b>
Change Order 17	3,666.00		
Change Order 15		1,311.00	
Change Order 16		27,061.00	
<b>Contract Sum as of Davis Design Invoice #14283</b>	<b>4,590,581.00</b>	<b>4,586,915.00</b>	<b>Architect's Certificate of Payment Dated 7/16/10</b>
Change Order 18	7,099.00	7,099.00	
Change Order 19	1,964.00	1,964.00	
Change Order 21	2,334.00	2,334.00	
Change Order 22R	5,175.00		
Change Order 17		3,666.00	
<b>Contract Sum as of Davis Design Invoice #14283</b>	<b>4,607,153.00</b>	<b>4,601,978.00</b>	<b>Architect's Certificate of Payment Dated 8/5/10</b>