

PLATTSMOUTH CITY COUNCIL

August 6, 2012

7:00 p.m.

- 1 Meeting Called to Order by Mayor Michael C. Bowman
- 2 Announce Location of Open Meetings Act and Documents to be Discussed at the Meeting
- 3 Pledge of Allegiance
- 4 Roll Call
- 5 Citizens Delegation
- 6 Mayor Proclamations
- 7 **CONSENT AGENDA**
 - A Consider approval of July 16, 2012 Plattsmouth City Council Meeting Minutes
 - B Consider acceptance of a grant from the Nebraska State Records Board in the amount of \$23,742.00 for library microfilm digitization
 - C Consider recommendation of approval of a Special Designated License filed by Mayden Layne Enterprises d/b/a DC's Waterhole for a Beer Garden being held in the Entertainment Plaza on South 4th Street from Main to the alley directly behind the Stage on September 7, 2012 and September 8, 2012 from 12:00 noon to 12:00 midnight
 - D Consider recommendation of approval of Special Designated License filed by Knights of Columbus for a Reception being held at St. John's School, 520 South 18th Street, Plattsmouth on September 2, 2012 from 12:00 p.m. to 12:00 a.m.
 - E Consider recommendation of approval of Special Designated License filed by Knights of Columbus for a Reception being held at St. John's School, 520 South 18th Street, Plattsmouth on October 27, 2012 from 12:00 p.m. to 12:00 a.m.
 - F Consider recommendation of approval of Special Designated License filed by Knights of the Round Table for a Reception being held at St. John's School, 520 South 18th Street, Plattsmouth on November 17, 2012 from 12:00 p.m. to 12:00 a.m.
 - G Consider recommendation of approval of Special Designated License filed by Knights of the Round Table for a Chamber of Commerce Dinner Auction being

held at St. John's School, 520 South 18th Street, Plattsmouth on November 3, 2012 from 12:00 p.m. to 12:00 a.m.

- H Consider approval of claims

8 **UNFINISHED BUSINESS**

- A John Trecek, Ameritas Investments-discuss refunding the Promissory Notes
- B Consider ORDINANCE NO. 1848: AN ORDINANCE PROVIDING FOR THE ISSUANCE OF PROMISSORY NOTES, SERIES 2012, IN THE AMOUNT OF FIVE HUNDRED THOUSAND DOLLARS (\$500,000) FOR THE PAYMENT OF OUTSTANDING PROMISSORY NOTES, SERIES 2010 OF THE CITY OF PLATTSMOUTH, NEBRASKA; PROVIDING FOR A PAYING AGENT AND REGISTRAR OF THE NOTES; AGREEING TO PAY THE NOTES AND ACCRUED INTEREST FROM FUNDS COLLECTED OR TO BE COLLECTED UPON CURRENT OR SUBSEQUENT TAX LEVY; PROVIDING FOR THE SALE OF THE NOTES AND ORDERING THE PUBLICATION OF THE ORDINANCE IN PAMPHLET FORM.
- C Consider Change Order No. 2 submitted by Roloff Construction, Inc. for the Sewer Separation Phase 2 project with an increase of \$10,054.92 for an adjusted contract price of \$1,413,789.88 and authorize the Mayor to execute Change Order No. 2
- D Consider approval of Pay Application No. 2 submitted by Roloff Construction Inc. for Sewer Separation Phase 2 in the amount of \$296,551.03 and authorize the Mayor to execute Pay Application No. 2
- E Consider Task Order No. 3-Amendment No. 2: Plattsmouth Flood Control Study-Well No. 8 submitted by HDR Engineering, Inc. stating compensation to Engineers will be based on hourly charge rates plus reimbursable expenses with a not to exceed amount of \$121,819.00 for this amendment for a total contract amount not to exceed \$217,591.00
- F Consider approval of Change Order No. 3 with General Excavating for the Bestmann Drive Water and Sewer Extensions associated with the NDOR Highway 75 Project NH-75-2(155) Plattsmouth South of the Platte River Utility Relocation Project for a time extension and authorize the Mayor to execute Change Order No. 3
- G Consider approval of Pay Application No. 1 submitted by Kerstens Construction Inc. for the Westside Commercial Subdivision Sewage Pumping Station in the amount of \$34,945.43 and authorize the Mayor to execute Pay Application No. 1

- H Consider approval of Pay Application No. 1 submitted by Kerns Excavating Co. Inc. for the Missouri River Boat Ramp and Park Area Repairs in the amount of \$102,287.97 and authorize the Mayor to execute Pay Application No. 1
- I Consider approval of Change Order No. 1 submitted by Kerns Excavating Co. Inc. for the Missouri River Boat Ramp and Park Area Repairs for a decrease of \$5,651.35 due to an adjustment of quantities for site conditions for an adjusted total contract price of \$115,694.15 and authorize the Mayor to execute Change Order No. 1

9 **NEW BUSINESS**

- A Consider request of The Nebraska Masonic Home for street closings for The Nebraska Masonic Home Donor Recognition Picnic on Sunday, September 16, 2012 from 10:00 a.m. to 6:00 p.m.: Avenue D from North 12th Street to North 15th Street and North 14th Street from Avenue C to Avenue D
- B Consider the request of the Kass Kounty King Korn Klub for street closings for The Plattsmouth Harvest Festival to be held September 6, 2012 through September 8, 2012 (Itemized request is attached and considered part of the agenda)
- C Consider RESOLUTION NO. 12-022: **A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF PLATTSMOUTH, NEBRASKA AUTHORIZING THE TEMPORARY USE OF THE STATE HIGHWAY SYSTEM FOR A SPECIAL EVENT SUBJECT TO THE REQUIREMENTS OF THE NEBRASKA REV. STATUTE § 39-1359.**
- D Public Hearing: Hear and consider any comments on the Nebraska Liquor Control Commission Application for Liquor License from U Save Foods Inc. DBA No Frills Supermarkets 794, 2400 W. 8th Avenue, Plattsmouth
- E Public Hearing: Hear and consider any comments on the Nebraska Liquor Control Commission Application for Liquor License from 401 Main Street Inc. dba Albo's Bar, 401 Main Street, Plattsmouth
- F Public Hearing: Hear and consider any comments of a designation of Substandard and Blighted for property located southeast of the intersection of Highway 75 and 1st Avenue in Plattsmouth, Nebraska legally described as: PLATTSMOUTH CITY OUTLOTS LOT 74 WEST OF RAILROAD IN THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 12, RANGE 13, CITY OF PLATTSMOUTH, CASS COUNTY, NEBRASKA; AND TAX LOT 80 OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECION 12, OTWNSHIP 12, RANGE 13, EAST OF THE SIXTH PRIME MERIDIAN, EXCEPT SUB LOT 1 OF TAX LOT 80 AND EXCEPT THE NORTH 248.91 FEET OF THE EAST 175 FEET

THEREOF IN CASS COUNTY, NEBRASKA; THE NORTH 248.91 FEET OF THE EAST 175 FEET OF TAX LOT 83, IN THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER IN SECTION 13, TOWNSHIP 12, RANGE 12, EAST OF THE SIXTH PRIME MERIDIAN, EXCEPT SUBLOT 1 OF TAX LOT 83, IN CASS COUNTY, NEBRASKA

- G Public Hearing: Hear and consider any comments on an application by Doug Keeler for rezoning from GC (General Commercial) to PUD 1-R3 (Planned Unit Development 1/Urban Residential High Density) on property located southeast of the intersection of Highway 75 and First Avenue, Plattsmouth, legally described as Tax Lot 83, except Sub Lot 1 of Tax Lot 83, and Plattsmouth City Out Lots 74 West of Railroad
- H Public Hearing: Hear and consider any comments on an application by Doug Keeler for rezoning from GC (General Commercial) to PUD 2-R3 (Planned Unit Development 2/Urban Residential High Density) on property located southeast of the intersection of Highway 75 and First Avenue, Plattsmouth, legally described as Tax Lot 83, except Sub Lot 1 of Tax Lot 83, and Plattsmouth City Out Lots 74 West of Railroad
- I Public Hearing: Hear and consider any comments on an application by Doug Keeler for a Special Use Permit for Corporate Offices in a R3 Zoning District on property located southeast of the intersection of Highway 75 and First Avenue, legally described as Tax Lot 83, except Sub Lot 1 of Tax Lot 83, and Plattsmouth City Out Lots 74 West of Railroad.
- J Consider RESOLUTION NO. 12-023: A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF PLATTSMOUTH, NEBRASKA RELATED TO THE DESIGNATION OF AN AREA OF THE CITY AS BLIGHTED AND SUBSTANDARD.
- K Consider ORDINANCE NO. 1849: AN ORDINANCE TO AMEND THE CITY OF PLATTSMOUTH LAND DEVELOPMENT ORDINANCE BY CHANGING CERTAIN BOUNDARIES FROM GENERAL COMMERCIAL DISTRICT (GC) TO URBAN RESIDENTIAL HIGH DENSITY DISTRICT (R-3) SUBJECT TO PLANNED UNIT DEVELOPMENT 1 OVERLAY (PUD-1); TO AMEND THE CITY'S OFFICIAL ZONING MAP; TO REPEAL ALL ORDINANCES OF THE CITY IN CONFLICT; TO PROVIDE FOR PUBLICATION IN PAMPHLET FORM; AND TO PROVIDE AN EFFECTIVE DATE.
- L Consider ORDINANCE NO. 1850: AN ORDINANCE TO AMEND THE CITY OF PLATTSMOUTH LAND DEVELOPMENT ORDINANCE BY CHANGING CERTAIN BOUNDARIES FROM GENERAL COMMERCIAL DISTRICT (GC) TO URBAN RESIDENTIAL HIGH DENSITY DISTRICT (R-3) SUBJECT TO PLANNED UNIT DEVELOPMENT 2 OVERLAY (PUD-2); TO

AMEND THE CITY'S OFFICIAL ZONING MAP; TO REPEAL ALL ORDINANCES OF THE CITY IN CONFLICT; TO PROVIDE FOR PUBLICATION IN PAMPHLET FORM; AND TO PROVIDE AN EFFECTIVE DATE.

- M Consider RESOLUTION NO. 12-024: A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF PLATTSMOUTH, NEBRASKA TO AUTHORIZE A SPECIAL USE PERMIT FOR CORPORATE OFFICES IN URBAN RESIDENTIAL HIGH DENSITY DISTRICT (R-3), SUBJECT TO PLANNED UNIT DEVELOPMENT 2 OVERLAY (PUD-2), ZONING DISTRICT.
- N Consider a recommendation to the Nebraska Liquor Control Commission on the Nebraska Liquor Control Commission Application for Liquor License from U Save Foods Inc. DBA No Frills Supermarkets 794, 2400 W. 8th Avenue, Plattsmouth
- O Consider a recommendation to the Nebraska Liquor Control Commission on the Nebraska Liquor Control Commission Application for Liquor License from 401 Main Street Inc. dba Albo's Bar, 401 Main Street, Plattsmouth
- P Consider authorizing payment of the Southeast Nebraska Development District: Fiscal Year 2012 Housing Dues (July 1, 2012 to June 30, 2012) of \$1,951.00; and Fiscal Year 2012 Membership Dues (July 1, 2012 to June 30, 2013) of \$4,500.00
- Q Consider RESOLUTION NO. 12-025: Designating an employee of Municipality to inspect sales tax returns
- R Consider approval of the appointment of the following proposed new member to the Plattsmouth EMS Department: Ashley Durae
- S Consider approval of an Interlocal Cooperation Agreement between the County of Cass, State of Nebraska and the City of Plattsmouth, State of Nebraska for the City to utilize the resources of the County's Information Services Department and to fairly compensate the County for the expense of the said service and direct the Mayor to execute the Agreement
- T Consider approval of a Commercial Lease entered into by and between the County of Cass & Cass County Sheriff's Office and the City of Plattsmouth & Plattsmouth Police Department
- U Consider approval CDBG 09-DTR-101 (Downtown Revitalization Phase II) contract extension from October 14, 2012 to April 15, 2013 and authorize the Mayor to execute the documents
- V Consider RESOLUTION NO. 12-026: A Resolution to authorize amendments to

the Plattsmouth Main Street Façade Improvement Program for Commercial Properties within the Plattsmouth Main Street Historic District funded by Community Development Block Grant (CDBG) funds granted to the City by the Nebraska Department of Economic Development.

W Consider a Closed Session for the protection of the public interest to discuss: contract negotiations with the Plattsmouth Police Officers' Association, Fraternal Order of Police Lodge #34

10 City Administrator Communication

11 Mayor and City Council Communication

12 Adjourn

City Council
Steve Rathman, Chief of Police

The Kass Kounty King Korn Klub is asking for the closing of the following streets for September 6, 7, 8, and 9, 2012. These are the dates for The Plattsmouth Harvest Festival.

Kass Kounty King Korn Klub has requested the closure of US Highway 34, also known as Main Street, from 5th Street to 6th Street on September 5, 2012 for preliminary set up for a special event from 6:00 p.m. to 8:30 p.m.; Main Street from 5th Street to 6th Street on September 6, 2012 from 7:00 a.m. to 5:00 p.m.; Main Street from 3rd Street to 6th Street for a special event from September 6, 2012 at 5:00 p.m. through September 9, 2012 at 2:00 a.m.; South 6th Street from Main Street to 1st Avenue on September 6, 2012 at 5:00 p.m. through September 9, 2012 at 2:00 a.m.; South 3rd Street from Main Street to 2nd Avenue on September 6, 2012 from 5:00 p.m. to September 9, 2012 at 2:00 a.m.; 1st Avenue and South 6th Street to Chicago Avenue and Chicago Avenue from 1st Avenue to 8th Avenue on September 8, 2012 from 3:00 p.m. until 8:00 p.m.

Other Street Closures:

The Thomas D. Thomas Amusements will be setting up their rides on Sept. 6th on 4th Street to 1st Avenue and booths on 5th Street between Main Street and the Alley. They will tear down after midnight Sept. 8th. They will be using the City Parking Lot also during this time. The Midway will open Thursday afternoon.

Wednesday, September 5th – The stage will be positioned at 6th Street and Main in the AM. We will have Coronation practice after 6:00 pm. on Main Street from 5th Street to Stage at 6th Street. We will need Main Street closed from 5th to 6th Street from 6:00 P.M. until 8:30 P.M.

Thursday, September 6th, we ask for the closing of Main Street at 7rd Street all day for access to the stage for members to complete work. Main Street from 3rd Street to 6th Street and 6th Street from 1st Street to Avenue A from 8 AM until Sunday, September 9th at 8:00 AM for various activities. Coronation participants will gather between 4th Street and 5th Street on Main Street after 6:30pm. and the procession will begin at 5th Street and Main Street about 7:30pm and proceed to the stage at 6th Street and Main Street. The ceremony will last approximately 2 hours. This is the only activity taking place that will need street closings on Thursday.

Friday, September 7th, we ask for the closing of the following streets:

1. 6rd Street to 7th Street at Main Street – all day for unloading equipment, etc. We will not need to eliminate business or apartment parking.
2. 6th Street between Avenue "A" and 1st Avenue from 11:30 am until midnight because of groups loading and unloading equipment and for the parade route. The tractors will use this for their show after the parade.
3. Alley on north 5th street at Avenue "A" to alley at 5th Street and 1st Avenue from 7:30 am until midnight for Food Court/Flea Market and fund raising activities.
4. Main Street from 3th Street to 6th Street for scheduled events.
6. 6th Street from alley by Cass County Bank to 1st Avenue from 11:30 am until 9:00 pm for Kiddie Parade and activities following: Talent Show, Pep Rally, Lil Tuggers, Korn Eating Contest and the Kar Show which lines up at 5:00 pm. The Antique Tractor show and race will be starting at 4:00 pm in front of the stage. We will be having various activities during the afternoon on all of the closed streets.

7. We have a Kar Show and Shine until 9:00 pm on Main Street from 3rd Street thru 6th Street and 1st Avenue thru Avenue "A".

PLEASE NOTE: SATURDAY'S PARADE WILL BEGIN AT 6:00 P.M.

Saturday, September 8th, we are asking for the closing of the following streets:

1. 6rd Street and Main Street to 7th Street and Main Street – 7:00 am to midnight for access to stage for various events.
2. 5th Street from Avenue "A" to 2nd Avenue for Fire and Rescue Department's displays and Food Court/Flea Market and fund raising activities from 7:00 am to midnight.
3. 5th Street from Avenue "A" north to Avenue "B" for parking of visiting fire and rescue equipment from 8:30 am. until after the parade.
4. 4th Street from Avenue "A" to Main Street from 8:00 am until after midnight, this is because of activities taking place on Saturday. Main Street from 3rd Street to 7th Street from 8:00am until midnight. We have street activities starting at 10:00 am and continuing all day and evening.
5. Close Chicago Avenue at 8th Avenue and 1st Avenue from 3rd Street to 7th Street and 3rd Street from Main Street to 2nd Avenue and 7th Street from Avenue A to 1st Avenue at 3:00pm for parade line-up and stay closed until after parade. Judging of floats will be from 4:00 pm. to 5:30 pm. on Chicago Avenue " by Dollar General Store and the Vineyard.
7. 6th Street from Avenue A to 1st Avenue from 8:30 am. for various activities.
8. We have planned activities on Main Street after the parade until midnight.

For your information, Thursday, Sept. 8th, the Past Royalty Dinner will be at Plattsmouth State Bank Community Room.

As noted, there is no parade Friday evening, but the Kar Show will have lots of traffic.

Sunday, Sept. 9th, the Garden Tractor and Tractor Pull will be the Plattsmouth Community Schools PACE Center across from the High School and will not require any street closings.

The Fire Dept. has notified us that they will be hosting visiting departments for water fights and the parade on Saturday.

There will be a Beer Garden on the new entertainment plaza on Friday and Saturday – September 7th and 8th.

Thank you so much for your consideration and help in making this event a success.

Nancy Johnson
President of Korn Klub