



Building the Best Hometown in America®

ALLIANCE, NEBRASKA
CITY COUNCIL MEETING
School Board Meeting Room
1604 Sweetwater Avenue
November 7, 2017 - 7:00 p.m.
AGENDA

- **Call to Order**
 - **Roll Call**
 - **Open Meetings Act Announcement**
For the public's reference a copy of the Open Meetings Law has been posted on the north wall of this room in the audience area. This posting complies with the requirements of the Nebraska Legislature.
 - **Invocation and Pledge of Allegiance**
- A. Announcement of New Employees**
Bailey Johnson – Library Page
Ben Nollette – Library Page
- B. Consent Calendar**
Approval of Minutes, Payroll and Claims
Unclaimed Property Listing
Board of Public Roads Classifications and Standards Annual Filing
Certificate of Completion for Airport Project
Issuance of Contractor Licenses
- C. Conflict Claim**
Councilman Korber-Gonzalez attended the Nebraska Municipal League's Annual Conference in Lincoln, NE September 20-22, 2017. This claim in the amount of \$466.56 is for mileage and parking reimbursement.
- D. Request for a Street Closure – Newberry's Common Ground/JCMG Holdings, LLC**
Melanie Mann representing Newberry's Common Ground is requesting a street closure for 4th Street between Box Butte Avenue west to the alley which is south of her business. The request is for Saturday, August 11, 2018 between noon and 1:00 a.m. for a wedding party.
- E. Ordinance No. 2842 – Third Reading**
Alliance Lodging, LLC Final Plat
Ordinance No. 2842 is before Council on third reading. The ordinance will approve the Plat for Lots 1, 2 and 3, Holsten Addition, A Replat of Block 10, Syndicate Addition, to the City of Alliance, in the Southwest Quarter of Section 35, Township 25 North, Range 48 West of the 6th P.M., Box Butte County, Nebraska. Dan Dickinson as the landowner and Alliance Lodging, LLC as the developer have made this application in order to split a 5.55 acre lot into 3 lots of land for the development of a hotel, and other commercial businesses. The Planning Commission conducted a public hearing at their regular meeting on July 11, 2017 and has made the recommendation to Council for approval.
- † **Resolution No. 17-110 – Contract for Public Improvements**
Resolution No. 17-110 will authorize the Mayor to sign the Contract for Public Improvements and all accompanying documents, agreements and easements for the improvements related to the property being platted in Holsten Addition. The agreement is between the City; Alliance 385, LLC; and Syndicate Block Company LLC.

City of Alliance Goals

Build Excellence Through Warm Communication and Genuine Alliances * Create a Fun Place to Live, Work and Play * Construct Homes and Develop Neighborhoods * Celebrate and Relax In Our Positive and Friendly Hometown * Promote a Strong and Vibrant Community

F. Resolution No. 17-108 - Preliminary Plat for the Replatting of a Portion of Lakefield Addition and Adjoining Unplatted Lands

Resolution No. 17-108 will approve the Preliminary Plat showing the removal of approximately .29 acres of land from the Peltz tract and combining it with Lots 1 through 4, Block 8; and Lots 7 through 10, Block 12, Lakefield Addition. The Alliance Planning Commission conducted a Public Hearing and has recommended approval.

G. Resolution No. 17-102 – Health Insurance Renewal

Resolution No. 17-102 will approve the renewal contracts with Regional Care, Inc. our third party administrator; Sirius America Insurance Company our reinsurance carrier; and our other vendors of health services. The resolution also approves the new rates for the fiscal year 2017-18 and the premiums. The City of Alliance is offering one health plan which will have four tiers for our employees to select which best meet their needs and the needs of their family.

H. Resolution No. 17-103 – Appointment to the Police Retirement Committee

City Clerk Jines conducted an election by secret ballot of all active, paid police officers of the City. The police officers have elected Charlana Hjersman to represent them on the Police Retirement Committee. This election was conducted due to a vacancy occurring with the retirement of Sgt. Joseph Digmann. Resolution No. 17-103 has been prepared for Council's consideration to make this appointment which will expire February, 2020.

I. Resolution No. 17-104 – Janitorial Bid Award for Police Department

Resolution No. 17-104 will award the Janitorial Contract for the Police Department and Administrative Annex facilities to Betsy Krebs Cleaning of Alliance, Nebraska in the amount of \$11,500.00.

J. Resolution No. 17-105 – Police Vehicle Purchase

This resolution will authorize the purchase of a 2018 Ford Explorer AWD as a replacement vehicle for the investigator. The low bid was from Cover-Jones Motor Co., of Alliance, Nebraska in the amount of \$29,088 which will include the trade-in of our current vehicle.

K. Resolution No. 17-106 – Supplement No. 1 to Construction Engineering Services Agreement for the 10th Street, Box Butte to Flack Avenue Project

Resolution No. 17-106 will approve Supplement No. 1 to the Construction Engineering Services Agreement for the 10th Street Project. This amendment is an increase in the amount of \$22,203.72 for inspection services. The increase is required due to the overage of construction days by the contractor.

L. Resolution No. 17-107 – Amendment to the Cost Benefit Analysis for the Block 10 Hotel Redevelopment Project

Due to the increase in commercial property valuations over the last year, Alliance 385, LLC (formally Alliance Lodging) would like to amend their Cost Benefit Analysis for their Redevelopment Plan to be able to fully utilize the available tax increment. The increment will be increased an additional \$46,000 and they will continue to be required to show the eligible expenses are incurred before any principal amount is advanced on the note. Staff anticipates that their eligible expenses will far exceed the tax increment that will be available. Resolution No. 17-107 as presented will approve the amendment to the Cost Benefits Analysis.

M. 4th Quarter Financial Statement Presentation and Acceptance

Finance Director Waggener will present the Fourth Quarter Financial Statement to the Council for acceptance.

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N. Board Appointments and Announcements

The City has received a request from Serena Bremer to be re-appointed to the Economic Development Plan Application Review Committee for a three year term expiring June 30, 2021. The City has also received interest from Maxine Anderson to serve on the Library Board. The available term on the Library Board expires June 30, 2020. Copies of the applications have been provided for your review.

Currently we are seeking interest from individuals to serve on the Board of Adjustment, Economic Development Plan Citizen Advisory Board, two junior ex-officio members of the Library Board and Planning Commission. Anyone interested in serving on these Boards should contact the City Clerk's Office. Information on all of the City Boards is also available on our web site, www.cityofalliance.net.

▪ Adjournment

Respectfully submitted,



Linda S. Jines
City Clerk

† Added by addendum to agenda 24 hours prior to the meeting.

The City Council reserves the right to adjourn into closed session as per Section 84-1410 of the Nebraska Revised Statutes.

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