

CITY OF HASTINGS, NEBRASKA
MINUTES OF CITY COUNCIL REGULAR MEETING
Monday, August 10, 2020

Pursuant to due call and notice thereof, a Regular Meeting of the City Council of the City of Hastings, Nebraska was conducted in the Council Chambers of City Hall, 220 N. Hastings Avenue, on August 10, 2020.

The meeting was called to order at 5:30 p.m. in Regular Session by Mayor Stutte with the following members present: Ginny Skutnik, Jeniffer Beahm, Butch Eley, Scott Snell, Paul Hamelink, Matt Fong. Absent: Chuck Rosenberg, Ted Schroeder.

The following City Officials were present: City Administrator, David Ptak; City Attorney, Clint Schukei; City Clerk, Kimberly Jacobitz; Police Chief, Adam Story; Parks & Recreation Director, Jeff Hassenstab; Finance Director, Roger Nash; Utility Manager, Kevin Johnson; Information Technology, Erik Nielsen and Nathan Fritzler; Development Services Director, Lisa Parnell-Rowe; Interim City Engineer, Lee Vrooman.

The Mayor led the group in recital of the Pledge of Allegiance to the United States of America.

Moved by Butch Eley seconded by Paul Hamelink to adopt current agenda for August 10, 2020 Regular Meeting. Roll Call: Ayes: Matt Fong, Paul Hamelink, Scott Snell, Butch Eley, Ginny Skutnik, Jeniffer Beahm. Nays: None. Absent: Chuck Rosenberg, Ted Schroeder. The motion carried.

PUBLIC NOTICE - Official Notice of the Regular Meeting was published in the Hastings Tribune on Friday, August 7, 2020. Pursuant to Nebraska Revised Statute Section 84-1412, the public is advised that a copy of today's agenda and all reproducible written material which will be discussed at today's meeting is located at the back of the Council Chambers. Also, a current copy of the Nebraska Open Meetings Act is posted on the south wall of the Council Chambers which is accessible to members of the public.

COUNCIL COMMUNICATION:

Councilmember Fong reported on this summer's virtual library events. Governor Ricketts was in Hastings last week for Hastings Economic Development projects.

Councilmember Hamelink attended an EAA (Experimental Aircraft Association) meeting and the airport fly-in on August 2nd.

Councilmember Snell attended the Transportation Study meeting a few days ago and commented on helpful public input.

CITIZEN COMMUNICATIONS:

None.

MAYOR'S COMMUNICATIONS:

Mayor Stutte recognized employee service anniversaries for Ronald Lewis, Warehouse, 20 years; Adam Story, Police, 25 years; Derek Schmidt, Fuel, 10 years; Ryan Parr, Maintenance, 10 years; Brent Underwood, Fuel, 10 years; John Schudel, Operations, 10 years; Joshua Onken, Police, 5 years; Kyle Patten, Warehouse, 5 years; Megan Jensen, Library, 10 years; Jacob Eikmeier, Fuel, 5 years; Robert Johnson, Maintenance, 5 years; Steven Fox, Operations, 10 years; Jenna Thayer Police, 5 years.

CONSENT AGENDA:

1. All Consent Items.

Paul Hamelink recused himself, stating a conflict of interest on Consent Agenda item '1.e.'.

Moved by Ginny Skutnik seconded by Scott Snell to approve the Consent Agenda items as presented. Roll Call: Ayes: Matt Fong, Scott Snell, Butch Eley, Ginny Skutnik, Jeniffer Beahm.

Nays: None. Absent: Chuck Rosenberg, Ted Schroeder. The motion carried.

(a) Approval of the minutes of the Council Meeting of July 27, 2020

(b) Approval of the minutes of the Worksession of July 20, 2020

(c) Approval of claims and payroll

(d) Approve receiving and placing on file department monthly reports

(e) Approval of the renewal of Liquor License Applications for the following **Class "C" Liquor Licenses** for the period of November 1, 2020 through October 31, 2021: 201 N. Lincoln Enterprises, LLC, 2nd Street Slammer, Inc., Adams County Ag. Society, Art Bar, LLC, B & R Stores, Inc., Barrel Bar, Inc., Budson, Inc., Bullseye's, Inc., Caribbean Bar & Grill, LLC, Disabled American Veterans, Eagles FO Hastings Aerie 592, Fucor, Inc., Gabriel Sanchez (2), George J. Beckby, Halftime Lounge, LLC, Hallett, Inc., Hamur, LLC, Highland Operating Company, Kitty's Roadhouse, LLC, Midtowne Mart, LLC, Miscues, LLC, Murphy's Wagon Wheel, Inc., Nebraska Softball Association, No Coast Brewing, LLC, Odyssey Downtown, LLC, Restaurant Management Service, LLC, Rivals Bar & Grill, LLC, Roadhouse Catering, LLC, Steeple Brewing Company, LLC, The Wandering Well, LLC, Virginia Wolz, Wanda's, LLC. **Catering Licenses** for the period of November 1, 2020 through October 31, 2021: 201 N. Enterprises, LLC, 2nd Street Slammer Inc., Adams County Ag. Society, Art Bar, LLC, Bullseye's Inc., Eagles FO Hastings Aerie 592, No Coast Brewing, LLC, Kitty's Roadhouse, LLC, Midtowne Mart, LLC, Miscues, LLC, Murphy's Wagon Wheel, Inc., Steeple Brewing Company, LLC, The Wandering Well, LLC

(f) Approval of Invoice No. 1063 from South Central Economic Development District in the amount of \$10,475.00 for grant administration services on Community Development Block Grant Project 17-DTR-105, Hastings Downtown Revitalization Project

(g) Approval of the request for Community Development Block Grant funds, Drawdown #12, in the amount of \$10,475.00 for grant administration of Community Development Block Grant Project 17-DTR-105, Downtown Revitalization Project

(h) Approval of Invoice No. 1064 from South Central Economic Development District in the amount of \$800.00 for grant administration services on Community Development Block Grant Project 18-ED-003, SHABRI Economic Development Grant Project

(i) Approval of the request for Community Development Block Grant funds, Drawdown #4, in the amount of \$800.00 for grant administration of Community Development Block Grant Project 18-ED-003, SHABRI Economic Development Project

(j) Approval of Invoice No. 1065 from South Central Economic Development District in the amount of \$1025.00 for grant administration services on Community Development Block Grant Project 19-DTR-103, Hastings 2019 Downtown Revitalization Project

(k) Approval of the request for Community Development Block Grant funds, Drawdown #2, in the amount of \$1025.00 for grant administration of Community Development Block Grant Project 19-DTR-103, 2019 Downtown Revitalization Project

(l) Approval of the request of the Business Improvement District of the City of Hastings to utilize the city streets for Junk Street on September 12, 2020

(m) Approval of the request by Steeple Brewing Company to utilize the city streets for Takin' It To The Streets, Wedding Reception on September 6, 2020

(n) Approval of the request of Steeple Brewing Company for a Special Designated License for a wedding reception in front of Steeple Brewing Company on First Street between Hastings Avenue and Lincoln Avenue on September 6, 2020

(o) Approval of extension of application from the YWCA Adams County to utilize the city streets for the Downtown Farmer's Market from June 11, 2020 to September 24, 2020

REGULAR AGENDA:

2. Unfinished Business of Preceding Meeting.

None.

3. Public Hearings.

(a) Public hearing on the request of the Community Redevelopment Authority to adopt the Redevelopment Plan for an approximate 154.6 acres situated in the southwestern portion of the City of Hastings known as Redevelopment Area #16. Lisa Parnell-Rowe brought the Area 16 Blight and Substandard Study to the City Council on July 13th. Tonight we are looking at the same area, but to approve the redevelopment plan. There are no proposed projects at this time, but this is how it would be taken care of in the future. She reported on financing within the Tax Increment Finance (TIF) structure, utilization of existing planning directions, development of the vacant and underdeveloped land, developing streets, water and sewer in the area. No public spoke. No objections were received.

Moved by Paul Hamelink seconded by Scott Snell to approve Resolution #2020-43, adoption of Redevelopment Plan for Redevelopment Area #16. Roll Call: Ayes: Matt Fong, Paul Hamelink, Scott Snell, Butch Eley, Ginny Skutnik, Jeniffer Beahm. Nays: None. Absent: Chuck Rosenberg, Ted Schroeder. The motion carried.

(b) Public hearing on the request of Paul and Lynette Krieger for a Conditional Use Permit for self-storage and storage area uses at Lot 7, Industrial Park North First Addition to the City of Hastings. Lisa Parnell-Rowe reported this item is for L & P Rentals for self storage units. This lot is east of the Smith Softball Complex. This will be compatible with properties in the area. The drainage plan was approved by the City Engineer. No public spoke. No objections were received.

Moved by Matt Fong seconded by Scott Snell to approve Resolution 2020-44, Conditional Use Permit for self-storage and storage area uses to be located at Lot 7, Industrial Park North First Addition to the City of Hastings, Adams County, Nebraska, subject to following conditions:

- 1) The applicants Self-Service Storage Site Plan, related narrative and Site Plan of the Outdoor Camper Storage area with inclusive dimensions of buildings, parking locations, access and easement location notes are hereby approved and applicant agrees to comply to all inclusive details.
- 2) There shall be compliance with any other applicable City, County, State or Federal regulations that shall apply.
- 3) This resolution and CUP shall be filed with the registrar of deeds so as to provide notice to any person examining the real estate records of the existence of this CUP. The recording costs incurred to comply with this section shall be paid by the applicant for the CUP.

Roll Call: Ayes: Matt Fong, Paul Hamelink, Scott Snell, Butch Eley, Ginny Skutnik, Jeniffer Beahm. Nays: None. Absent: Chuck Rosenberg, Ted Schroeder. The motion carried.

(c) Public hearing on amending Hastings City Code Section 34-311 and Table 311-1: Residential Accessory Structures, regarding accessory structure requirements for all zone districts and related exterior design requirements for accessory structures in each district. Ordinance No. 4637 amending Hastings City Code Section 34-311, Accessory Uses and Structures, to clarify and amend requirements for accessory buildings. Lisa Parnell-Rowe reported on the proposal of a new table for Residential Accessory Structures. We want to clarify and amend the existing table, as some sections do not fit within the header and are not easily understandable. No public spoke. No objections were received.

Moved by Matt Fong seconded by Paul Hamelink to approve Ordinance No. 4637 to clarify and amend Hastings City Code section 34-311 and Table 311-1: Residential Accessory Structures, regarding accessory structure requirements for all zone districts and related exterior design requirements for accessory structures in each district on first reading. Roll Call: Ayes: Matt Fong, Paul Hamelink, Scott Snell, Butch Eley, Ginny Skutnik, Jeniffer Beahm. Nays: None. Absent: Chuck Rosenberg, Ted Schroeder. The motion carried.

Moved by Ginny Skutnik seconded by Paul Hamelink that the statutory rule requiring reading on three different days be suspended on Ordinance No. 4637. Roll Call: Ayes: Matt Fong, Paul Hamelink, Scott Snell, Ginny Skutnik, Jeniffer Beahm. Nays: Butch Eley. Absent: Chuck Rosenberg, Ted Schroeder. The motion failed, due to lack of three fourths vote of the Council.

(d) Public hearing regarding an application to the Nebraska Department of Economic Development for a Community Development Block Grant in the amount of \$435,000.00 for public facilities and sidewalk improvements. Lori Ferguson, South Central Economic Development District (SCEDD), reported on the competitive application process. If funded, it will allow the city to make sidewalk improvements, within a four block radius. The radius includes critical access to the auditorium, library, and city hall. City of Hastings will match funds in the amount of \$133,334. The national objective is to meet the needs of the low to moderate income. No public spoke. No comments were received.

(e) Moved by Scott Snell seconded by Butch Eley to approve Resolution 2020-45, authorizing the Mayor to sign the application and grant contract-related documents for Community Development Block Grant (CDBG) Public Works/Sidewalk Improvements. Roll Call: Ayes: Matt Fong, Paul Hamelink, Scott Snell, Butch Eley, Ginny Skutnik, Jeniffer Beahm. Nays: None. Absent: Chuck Rosenberg, Ted Schroeder. The motion carried.

4. General Business.

(a) Moved by Ginny Skutnik seconded by Matt Fong to approve Interlocal Agreement between the City of Hastings, Nebraska and Adams County, Nebraska for GIS. Lee Vrooman reported this agreement is a renewal of the current agreement we have with Adams County. The Adams County Board approved this agreement on August 4, 2020. Roll Call: Ayes: Matt Fong, Paul Hamelink, Scott Snell, Butch Eley, Ginny Skutnik, Jeniffer Beahm. Nays: None. Absent: Chuck Rosenberg, Ted Schroeder. The motion carried.

(b) Moved by Ginny Skutnik seconded by Jeniffer Beahm to award contract for North Denver Station New Customer Parking to Ben Engel Construction in the amount of \$120,000.00. Lee Vrooman reported six bids were received and bid opening was held July 31, 2020. The business office remodel is progressing ahead of schedule, so this gives us the opportunity to move up the parking lot project. Roll Call: Ayes: Matt Fong, Paul Hamelink, Scott Snell, Butch Eley, Ginny Skutnik, Jeniffer Beahm. Nays: None. Absent: Chuck Rosenberg, Ted Schroeder. The motion carried.

(c) Moved by Matt Fong seconded by Scott Snell to approve Memorandum of Understanding between the Hastings Public Schools and the City of Hastings/Police Department regarding School Resource Officers. Police Chief Adam Story reported this Memorandum of Understanding (MOU) defines goals and responsibilities of staff. We provide two Resource Officers, to be onsite for safety and law violations. One officer is located at Hastings High School and the other at Hastings Middle School. Hastings Public School compensates for officers at the school. Roll Call: Ayes: Matt Fong, Paul Hamelink, Scott Snell, Butch Eley, Ginny Skutnik, Jeniffer Beahm. Nays: None. Absent: Chuck Rosenberg, Ted Schroeder. The motion carried.

(d) Presentation of 2020-2021 Annual City Budget including Utility Budget. Dave Ptak gave a presentation on the preliminary 2020-21 budget. Budget books were given to members of the council. This will give them the chance to review the budget books, prior to the budget worksession next Monday. He thanked Roger Nash, Finance Director, and his staff. He presented general budget information.

Kevin Johnson gave a presentation on the 2020-21 Utility Department Budget.

Presentations attached and made a part of these minutes.

5. Ordinances and Resolutions.

(a) ORDINANCE NO. 4641 AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS, 2020 SERIES IN AN AMOUNT NOT TO EXCEED \$4,115,000.00

Said Ordinance was read by title and thereafter Councilmember Paul Hamelink moved for passage of the ordinance, which motion was seconded by Councilmember Ginny Skutnik.

Dave Ptak reported this ordinance puts final financing together for our bond anticipation notes from 2018 and 2019, which are street and utility improvements, generally in the North Park Commons area. We have anticipated the closing date of mid-September, in order to preserve low rates.

The Mayor then stated the question "Shall Ordinance No. 4641 be passed and adopted?" Upon roll call vote the following Councilmembers voted Ayes: Matt Fong, Paul Hamelink, Scott Snell, Butch Eley, Ginny Skutnik, Jeniffer Beahm. Nays: None. Absent: Chuck Rosenberg, Ted Schroeder. The motion carried.

Councilmember Ginny Skutnik moved that the statutory rule requiring reading on three different days be suspended; Councilmember Matt Fong seconded the motion to suspend the rules and upon roll call vote the following Councilmembers voted Ayes: Matt Fong, Paul Hamelink, Scott Snell, Butch Eley, Ginny Skutnik, Jeniffer Beahm. Nays: None. Absent: Chuck Rosenberg, Ted Schroeder. The motion to suspend the rules was adopted by three fourths vote of the Council and the statutory rule was declared suspended for consideration of said ordinance.

The passage and adoption of said ordinance having been concurred in by a majority of all members of the Council, the Mayor declared the ordinance adopted upon second and final reading and the Mayor signed and approved the ordinance. City Clerk attested the passage approval of the same and affixed her signature thereto. Published in the Hastings Tribune on August 14, 2020. Effective date of the ordinance is 15 days from and after the date this ordinance is passed and approved.

6. Final Passage of Ordinances.

None.

7. Appointments.

(a) Moved by Matt Fong seconded by Paul Hamelink to approve reappointment of Bruce Cutright to the Civil Service Commission. Dates of his term are July 1, 2020 to July 1, 2025. Roll Call: Ayes: Matt Fong, Paul Hamelink, Scott Snell, Butch Eley, Ginny Skutnik, Jeniffer Beahm. Nays: None. Absent: Chuck Rosenberg, Ted Schroeder. The motion carried.

8. Miscellaneous and Other Business.

None.

Moved by Ginny Skutnik seconded by Matt Fong there being no further business to adjourn at 6:26 P.M. Roll Call: Ayes: Matt Fong, Paul Hamelink, Scott Snell, Butch Eley, Ginny Skutnik, Jeniffer Beahm. Nays: None. Absent: Chuck Rosenberg, Ted Schroeder. The motion carried.

APPROVED:

Corey Stutte, Mayor

ATTEST:

Kimberly S. Jacobitz, City Clerk

(S E A L)