

**ASHLAND CITY COUNCIL
REGULAR MEETING
May 19, 2016**

A regular meeting of the Ashland City Council was held at the Ashland City Hall Council Chambers on the 19th day of May, 2016 at 7:00 p.m.

Present: Mayor Richard Grauerholz
City Council President Russell DeVries
City Council Member James Anderson
City Council Member Janece Mollhoff
City Council Member Kyle Vest
City Administrator Jessica Quady
City Clerk Kathleen Sliva
City Attorney Mark Fahleson

Others: Mary Jensen, Gayle Jensen, James Garman, Ryan Worrell and Lenora Isom

Notice of meeting was advertised in the Ashland Gazette on May 12, 2016. The Mayor and all Council Members received advance notice of the meeting and a copy of the agenda as shown by the Acknowledgment of Receipt of Notice. All proceedings hereafter shown were taken while the convened meeting was open to the public.

Mayor Grauerholz called the meeting to order at 7:00 p.m. The Pledge of Allegiance was recited. Roll call was taken and a quorum was declared. Mayor Grauerholz noted the Open Meetings Act that is posted on the south wall of the Council Chambers.

Motion by DeVries, seconded by Vest to adopt the regular agenda.

Roll Call: Ayes: All Motion Carried

James Garman spoke to the council regarding the intersection of 16th and Silver Streets. Garman suggested the addition of mirrors at this intersection due to the parking in front of the Legion and the Ford dealership. Garman also stated that he feels there should be a traffic light on the Hwy 66 and Hwy 6 intersection.

Mayor Grauerholz opened a Public Hearing on Special Use Permit for exterior alterations in the B-2 Downtown Commercial and Preservation District at Lot 11, Block 23, Flora City Addition, located at 1510/1518 Silver Street at 7:03 p.m. Ryan Worrell, of Ashland Chiropractic Clinic addressed the Council as the owner of the building. He stated that he would like to do some repairs on the plaster and change the colors. He noted that he would paint the building a gray color, with a red door, a navy blue awning and white trim. Zoning Administrator Isom noted that the Historic Preservation Committee and the

Planning Commission both recommended approval. With no further comment, Mayor Grauerholz closed the Public Hearing at 7:06 p.m.

Mayor Grauerholz opened a Public Hearing on Special Use Permit for exterior alterations in the B-2 Downtown Commercial and Preservation District at East 5' of Lot 8 and West 25' Lot 9, Block 24, Flora City Addition, located at 1430 Silver Street at 7:06 p.m. Zoning Administrator Isom stated that the owners of this property put a new roof on their building without getting a building permit. Isom noted that this roof is designed to bare on the exterior walls and that the structure of the existing roof is sagging and leaking. When this was installed it was visible from the street which would require the owners to get a special use permit with recommendations from the Historic Preservation Committee and Planning Commission. Mary and Gale Jensen spoke to the Council regarding the need for a new roof. Isom also stated that this building façade is three buildings with separate owners and that the Historic Preservation Committee has a desire to look at the three buildings together and potentially apply for a grant to improve the façade of buildings like these so there is a cohesive look. Isom noted that the Historic Preservation Committee and the Planning Commission both recommended approval. With no further comment, Mayor Grauerholz closed the Public Hearing at 7:14 p.m.

Mayor Grauerholz opened a Public Hearing on Special Use Permit for a Domestic Dog Kennel in the R-3 High Density Residential District at Lots 7-8, Block 19, Flora City Addition, located at 1642 Adams Street at 7:14 p.m. Zoning Administrator Isom stated that the Planning Commission recommended approval of the Special Use Permit. She added they have had no issues that the police have responded to. With no further comment, Mayor Grauerholz closed the Public Hearing at 7:17 p.m.

Mayor Grauerholz opened a Public Hearing on Special Use Permit for a Domestic Dog Kennel in the R-3 High Density Residential District at West 48.5' Lots 1-3 & West 42.5' Lots 4-6, Block 35, Miller and Clark Addition, located at 1909 Boyd Street at 7:17 p.m. James Garman stated that he has three dogs that primarily stay inside his house and that all of his dogs are fixed. Zoning Administrator Isom stated that the Planning Commission recommended approval of the Special Use Permit. She added they have had no issues that the police have responded to. With no further comment, Mayor Grauerholz closed the Public Hearing at 7:20 p.m.

Motion by Mollhoff, seconded by Vest to approve Resolution 2016-6 – Supporting Participation in the Nebraska Department of Economic Development's Leadership Certified Community Program.

Roll Call: Ayes: All Motion Carried

Motion by DeVries, seconded by Vest to approve the second reading of Ordinance 1126 – Zoning Amendment for zoning change from TA Transitional Agriculture to RE Residential Estates at 25655 West Park Highway.

City Attorney Fahleson read the Title of Ordinance 1126.

Roll Call: Ayes: All Motion Carried

Motion by DeVries, seconded by Mollhoff to introduce and approve first reading of Ordinance 1127 – Zoning Amendment regarding alley-side setbacks for detached accessory buildings.

City Attorney Fahleson read the Title of Ordinance 1127.

Zoning Administrator Isom explained the intent of the ordinance to the Council. She stated that there are many existing single-family homes in Ashland that have a detached accessory structure that were built before the current regulations are in place and are placed right on the property lines adjacent to the alleys. She noted that to build new, they would have to have a 10 foot setback from the alley and it is prohibitive because of mature trees and other things in the yards. She noted that the alleys are laid out at 13 feet wide and the ordinance would allow a setback of four feet off the alley to allow for a 21 ft. separation from buildings. Isom also noted that this would only be allowed for the reconstruction of existing accessory structures. Mayor Grauerholz questioned Isom regarding separation for fire safety. Council member Vest noted that he would prefer that this regulation be allowed for all lots, not just those with existing structures that need reconstructed.

Roll Call: Ayes: Anderson, DeVries, Mollhoff Nayes: Vest Motion Carried

Motion by Mollhoff, seconded by DeVries to approve Special Use Permit for exterior alterations in the B-2 Downtown Commercial and Preservation District at 1510/1518 Silver Street.

Roll Call: Ayes: All Motion Carried

Motion by Anderson, seconded by Vest to approve Special Use Permit for exterior alterations in the B-2 Downtown Commercial and Preservation District at 1430 Silver Street.

Roll Call: Ayes: All Motion Carried

Motion by Vest, seconded by DeVries to approve Special Use Permit for a Domestic Dog Kennel at 1642 Adams Street.

Roll Call: Ayes: All Motion Carried

Motion by Mollhoff, seconded by Vest to approve Special Use Permit for a Domestic Dog Kennel at 1909 Boyd Street.

Roll Call: Ayes: All Motion Carried

Motion by Anderson, seconded by Vest to instruct the City Administrator to take action to enforce the nuisance ordinances at 201 South 13th Street.

Discussion ensued regarding the nuisance ordinances and the property at 201 South 13th Street. Administrator Quady informed the Council that she received a phone call from Harold Strode's son, Todd Strode, and he stated that they did not have the financial resources to demolish the home on this property and that he was just an employee and could not represent his father. Quady noted that she informed him that they needed someone to represent Harold at the Council meeting if they would like an extension. City Attorney Fahleson suggested to proceed to fence the property to make it abundantly clear the City is proceeding with the nuisance procedures.

Roll Call: Ayes: All Motion Carried

Motion by Vest, seconded by Anderson to set the date for a hearing to determine the existence of a public nuisance at 601 South 8th Street for June 2, 2016.

Roll Call: Ayes: All Motion Carried

Motion by Vest, seconded by Mollhoff to recommend approval of the Special Liquor License for Glacial Till Vineyard & Winery for Stir-Up Days Beer Garden and Wine Tasting on July 23, 2016 from 11 a.m. to 1 a.m. and July 24, 2016 from 11 a.m. to 10 p.m.

Roll Call: Ayes: All Motion Carried

Reviewed the April 2016 Keno report.

Reviewed the Public Works Director's Report.

Reviewed the Utility Superintendent's Report.

Reviewed Building Inspector's Report.

Reviewed Library Report.

Motion by Vest, seconded by Mollhoff to approve the consent agenda which included approval of the May 5, 2016 City Council meeting minutes and approval of the April 28, 2016 Planning Commission meeting minutes.

Roll Call: Ayes: All Motion Carried

Motion by Vest, seconded by Anderson to approve the first half of May 2016 Claims.

Roll Call: Ayes: All Motion Carried

Motion by Vest, seconded by Anderson to approve April 2016 Treasurer's Report.

Roll Call: Ayes: All Motion Carried


Mayor Grauerholz gave his Mayor's Report.

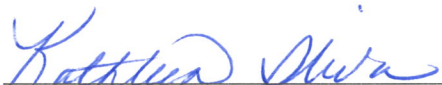
Communications were shared.

City Administrator Quady informed the Council that a contractor, Eby Lawn Care, was hired to mow the cemetery through the month of May. The City has received compliments on the first mowing.

Motion by Vest, seconded by Mollhoff to adjourn the meeting at 8:32 p.m.

Roll Call: Ayes: All Motion Carried


Richard Grauerholz, Mayor


Kathleen Sliva, City Clerk



I, the above signed City Clerk of Ashland, Saunders County, Nebraska hereby certify that the foregoing is a true and accurate copy of the proceedings had and done by the Council on May 19, 2016 that all of the subjects included in the foregoing proceedings were contained in the agenda for the meeting, kept continually current and readily available for public inspection at the office of the City Clerk; that such subjects were contained in said agenda for at least twenty four hours prior to said meeting; that said minutes from which the foregoing proceedings have been extracted were in written form and available for public inspection within ten business days or prior to the next convened meeting of said body.