

ASHLAND CITY COUNCIL
REGULAR MEETING
September 1, 2016

A regular meeting of the Ashland City Council was held at the Ashland City Hall Council Chambers on the 1st day of September, 2016 at 7:00 p.m.

Present: Mayor Richard Grauerholz
City Council President Russell DeVries
City Council Member James Anderson
City Council Member Paul Gossin
City Council Member Janece Mollhoff
City Administrator Jessica Quady
City Clerk Kathleen Sliva
Assistant City Attorney Sheila Bentzen

Others: Troy Johnston, Lenora Isom, Jerry Froistad, John Craven, Richene Perkins, Anita Hollier, Deb Busing

Notice of meeting was advertised in the Ashland Gazette on August 25, 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 Mollhoff, seconded by DeVries to adopt the regular agenda.

Roll Call: Ayes: All Motion Carried

Motion by DeVries, seconded by Gossin to approve Resolution 2016-9 – Splash Pad.

Roll Call: Ayes: All Motion Carried

Motion by DeVries, seconded by Mollhoff to approve on third and final reading Ordinance 1131 - AN ORDINANCE TO ADOPT THE REVISED FUTURE LAND USE MAP FOR THE CITY OF ASHLAND, NEBRASKA; AND PROVIDING FOR THE ADMINISTRATION, ENFORCEMENT, AND AMENDMENT THEREOF, PURSUANT TO SECTION 17-1001 AND SECTIONS 19-901 THROUGH 19-929, REISSUE REVISED STATUTES OF THE STATE OF NEBRASKA IN FULL; AND

PROVIDING FOR THE REPEAL OF ALL ORDINANCES IN CONFLICT
HEREWITH.

Assistant City Attorney Bentzen read the Title of Ordinance 1131.

Council Member Anderson commented that he appreciates all the time and work put into developing these documents and that they need to be enforced equally throughout the community.

Roll Call: Ayes: All Motion Carried

Motion by Anderson, seconded by Mollhoff to approve on third and final reading Ordinance 1129 – AN ORDINANCE TO ADOPT THE REVISED ZONING REGULATIONS AND ZONING MAP FOR THE CITY OF ASHLAND, NEBRASKA; AND PROVIDING FOR THE ADMINISTRATION, ENFORCEMENT, AND AMENDMENT THEREOF, PURSUANT TO SECTION 17-1001 AND SECTIONS 19-901 THROUGH 19-929, REISSUE REVISED STATUTES OF THE STATE OF NEBRASKA IN FULL; AND PROVIDING FOR THE REPEAL OF ALL ORDINANCES IN CONFLICT HEREWITH.

Assistant City Attorney Bentzen read the Title of Ordinance 1129.

Zoning Official Isom spoke to the Council regarding the change that was made to Section 8.02 Storage or parking of vehicles, boats, campers and trailers, Section C. Parking Requirements. She said she had presented the information to the Planning Commission. She said that she will be making people aware of the change perhaps with an article in paper prior to enforcement so people can begin making plans to remedy this. She answered questions of the Council.

Roll Call: Ayes: All Motion Carried

Motion by Mollhoff, seconded by Anderson to approve on third and final reading Ordinance 1130 - AN ORDINANCE TO ADOPT THE REVISED SUBDIVISION REGULATIONS FOR THE CITY OF ASHLAND, NEBRASKA; AND PROVIDING FOR THE ADMINISTRATION, ENFORCEMENT, AND AMENDMENT THEREOF, PURSUANT TO SECTION 17-1001 AND SECTIONS 19-901 THROUGH 19-929, REISSUE REVISED STATUTES OF THE STATE OF NEBRASKA IN FULL; AND PROVIDING FOR THE REPEAL OF ALL ORDINANCES IN CONFLICT HEREWITH.

Assistant City Attorney Bentzen read the Title of Ordinance 1130.

Roll Call: Ayes: All Motion Carried

Motion by DeVries, seconded by Mollhoff to approve second reading of Ordinance 1132 – 2016-2017 Budget Document.

Assistant City Attorney Bentzen read the Title of Ordinance 1132.

Roll Call: Ayes: All Motion Carried

Motion by Mollhoff, seconded by DeVries to approve renumbering of Ordinance 1132 – 2016-2017 Budget Document to Ordinance 1133 – 2016-2017 Budget Document.

Roll Call: Ayes: All Motion Carried

Jerry Froistad spoke to the Council regarding replacement lighting in the Carnegie Library for the Ashland Historical Society. He said the first phase of blocking out UV light in the museum is complete with the installation of window shades. He said they are moving to the second stage of placing UV blocking tubes over the bulbs at a cost of \$300-\$500. He said that an electrician has made a recommendation to move to the T-8 bulbs that would be more efficient, uniform and all working. He added that the electrician gave a bid of \$130 per light and a total of \$1500 for 10 lights including the installation of the UV tubes. Froistad requested that the City financially assist with the project as the owner of the building. Council Member Mollhoff suggested that the Society look into possible grants for the project. The Council requested Froistad look into the grants and then put the item on a future agenda.

Troy Johnston of JEO Consulting Group presented the Council with plans and specs for the proposed parking lots at 13th and Silver and 14th and Adams. He said the one on the southeast corner of 13th and Silver will have curb and gutter installed and replaced, sidewalk replaced on the north and west sides, and the lot will be 7-inch concrete with 28 regular stalls and 2 handicap stalls. Council Member Anderson mentioned that the installation of the proposed Towers of History was considered at this site. City Administrator Quady stated that she has budgeted \$200,000 for the parking lot projects and if the bids come in at the estimated \$230,000, she believes that the City will be able to cover the difference. Johnston said the parking lot at 14th and Adams will have new curbing and a boundary survey was completed. Discussion was held regarding the lot's neighboring properties, Reliable Plumbing and the Buckmaster lot. Assistant City Attorney Bentzen told the Council that the City is in the process of obtaining the tax certificates for the Buckmaster lot and once the City has obtained the deed a discussion can be held about keeping the lot for a secondary access to the alley or selling the property. Johnston said the lot would have 32 regular stalls and two handicap stalls. City Administrator Quady noted the locations of the charging stations. Council Member DeVries noted that there may be a need for longer stalls to accommodate trucks. Johnston said stalls could be lengthened along one side of the Silver Street lot. Johnston suggested a bid letting date of October 4th with the awarding at the October 6th Council meeting. He said that the estimated construction cost with a 5% contingency fund is \$232,000. Quady said that the project will be paid for through the general fund and bonding. John Craven, owner of Reliable Plumbing, suggested that Council consider the purchase of his lot and building. Discussion followed.

Motion by DeVries, seconded by Gossin to approve parking lot plans and specs with the additional long parking spots in one tier of stalls in the Silver Street lot with a bid letting date of October 4, 2016.

Roll Call: Ayes: All Motion Carried

Richene Perkins, owner of 601 South 8th Street, addressed the Council regarding her property which has been declared a nuisance. She stated that she was not been able to be in contact with any potential buyers. She said she had moved some items out of the house but there are still other personal possessions in the house and she would like an additional extension to move them out to a storage container or unit. Council Member Anderson told Perkins that she needed to move her items out. Council Member Mollhoff said that the City needs to move ahead with abatement as this process was started four years ago. When questioned, Perkins said she would like to rebuild the house. Council Member Anderson asked City Administrator Quady to obtain another demolition bid to be done this winter giving Perkins time to remove items. Quady said if the house remains it must be habitable and if the City abates the nuisance it will tear the house down. Council Member DeVries said that the Council needs to see concrete plan and action being taken on the property. Council Member Gossin gave Perkins a list of items that can be done in two weeks time including identifying a storage unit where items could be stored, get bids on the pod, contact the two potential buyers, placing an ad in the Ashland Gazette for the property or if she desires to keep the property, obtain a contract with a contractor with a start date to repair the property.

Motion by DeVries, second by the Mollhoff to approve extension of two weeks to the owner of nuisance property at 601 South 8th Street.

Roll Call: Ayes: All Motion Carried

Motion by Anderson, seconded by Mollhoff to approve placement of a lien for unpaid mowing bill on 2102 Dawes Street in the amount of \$148.00.

Roll Call: Ayes: All Motion Carried

Motion by DeVries, seconded by Mollhoff to approve pay request from JEO Consulting Group Inc. for New Well 2015 in the amount of \$2,787.25.

Roll Call: Ayes: All Motion Carried

Motion by Mollhoff, seconded by DeVries to approve pay request from Lacey Construction for the Ball Field Concession Stand in the amount of \$44,490.66.

City Administrator Quady stated that this in the final billing and noted that money was deducted from the bill for Lacey's portion of a Delta Electric bill to repair a line that was cut during construction. She said the project was paid for with donated funds and the general fund.

Roll Call: Ayes: All Motion Carried

City Administrator Quady reported that an electrician repaired the lights in the railroad underpass. Council Member Anderson said there is a still drainage problem during heavy rains in the underpass.

Motion by Mollhoff, seconded by Devries to approve the consent agenda which included approval of the August 18, 2016 City Council meeting minutes.

Roll Call: Ayes: All Motion Carried

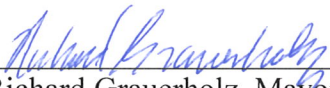
Motion by DeVries, seconded by Anderson to approve the second half of August 2016 Claims.

Roll Call: Ayes: All Motion Carried

Mayor Grauerholz reminded the Council about the upcoming League conference. He reported on a meeting with citizens and Landscape Designs regarding the ball field project. He said that he will be meeting with the Director of Nebraska Department of Roads on September 15. He reminded the Council about the upcoming public hearing for the Silver Street Bridge and it was determined there would not be a quorum so it will be rescheduled.

Motion by Mollhoff, seconded by Gossin to adjourn the meeting at 9:34 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 September 1, 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.