

WAHOO CITY COUNCIL AGENDA

Thursday, September 24, 2015 – 7:00 p.m.

Council Chamber, Wahoo City Hall, 605 N. Broadway, Wahoo

NOTICE IS HEREBY GIVEN that the Mayor and Council of the City of Wahoo meet on the second and fourth Thursdays of each month in the Council Chamber of City Hall at 605 North Broadway, Wahoo, Nebraska, at 7:00 p.m. Notice of special meetings shall be given by posting a notice thereof on the bulletin board in City Hall, U.S. Post Office, and First Bank of Nebraska, at least 24 hours before the special meeting. All Council meetings are open to the public and the agenda, which is kept continually current, is available for public inspection at the office of the City Clerk at City Hall during normal business hours.

Individuals requiring physical or sensory accommodations, individual interpreter service, Braille, large print or recorded material, please contact the ADA Coordinator at City Hall, 605 North Broadway, Wahoo, Nebraska, 68066, telephone 402-443-3222 as far in advance as possible, but no later than 48 hours before the scheduled event.

Pledge of Allegiance

Announcement of location of Open Meetings Act

(A copy of the Act is posted on the west wall of the Council Chambers for public review. The Act is also available in pamphlet form on request.)

Call to Order and Roll Call

Recognitions, Proclamations, and Mayor's Announcements

Recognition of Denise Lawver, recipient of the Nebraska Library Association's Excalibur Award, for Outstanding Public Librarian

Consent Agenda

(The consent agenda is approved by one motion. Any item listed on the Consent Agenda may, by the request of any single Councilmember or public in attendance, be considered as a separate item under the Regular Agenda.)

1. Acceptance of excused absence of Mayor or Council member(s)
2. Minutes of September 10, 2015 work session and meeting of Council
3. Minutes of September 8, 2015 meeting of Wahoo Public Library Board of Trustees
4. Plumbers, Electricians, and HVAC Installer Licenses

Reports

1. Council Committee Reports
2. Report on Clean-up of Landfill Tree Pile

Public Hearings and Associated Action

(Public hearings are opened by the Mayor. Once open, information on the topic is presented by the requesting party. The Mayor will then call for presentation of public comment. Once public comment is completed, the public hearing is closed by action of the Council. After the hearing is closed, the Council may then discuss the topic but public comment will be limited to those called on by the Mayor.)

1. Public hearing on application for rezoning property described as 7.81 acre parcel in NE ¼ NE ¼ Sec 32, T15N R7E, known as 1825 County Road M, filed by Howard and Claessee Manstedt Trust, from TA-Trans Ag to LLR-Large Lot Residential zoning; consideration of Ordinance granting change of zoning
2. Public hearing on amendment of Ordinance 1886, the Wahoo Zoning Ordinance, regarding yard requirements and setbacks; consideration of Ordinance amending Zoning Ordinance
3. Public hearing regarding substantial modification of the General Redevelopment Plan approving certain redevelopment projects in the area and approving a redevelopment contract (Dillon's) (will be asking for a continuation to October 8, 2015)

Old or Tabled Business

1. Consideration of Ordinance No. 2192, granting a Conditional Use Permit to construct a new 120-foot monopole tower and equipment shelter on property described as tract in the NE ¼ NW ¼ Sec 4 T14N R7E, as filed by SBA Towers V, LLC, zoned R-2 Residential (first reading done 8/27/2015, second reading done 9/10/2015)

Action Items not requiring a public hearing

1. Ordinance to amend Municipal Code 113.02 Hours of Sale, regarding sale of alcohol before 12:00 noon on Sunday by nonprofit corporations
2. Authorization for Eagles Club to serve liquor before 12:00 noon on Sunday, October 18, 2015 for their district meeting
3. Review of Conditional Use Permit for auto glass repair and installation business in C-3 General Commercial zoning, on part of Lot 9, Block 146, County Addition, commonly known as 430 East 5th Street, to Joel Lindstrom dba Clear Advantage Auto Glass/Lindy Glass; consideration of ordinance extending Conditional Use Permit and setting conditions
4. Review of Conditional Use Permit for limited food service business in NRC Neighborhood Residential Commercial zoning, on North 50 feet of Lots 7 and 8, Block 18, Original Town, commonly known as 233 N Sycamore, to Ken Houfek; consideration of ordinance extending Conditional Use Permit and setting conditions
5. Review of Conditional Use Permit for automobile service and repair business in NRC Neighborhood Residential Commercial zoning, on Lot 1 and East 34 feet of Lot 2, Block 1, Stockings Addition, commonly known as 215 West 1st Street, to David Voboril; consideration of Ordinance extending Conditional Use Permit and setting conditions
6. Ordinance to correct easement description for storm sewer line that runs through property located at 1229 North Hackberry (Westview Apartments)
7. Ordinance to authorize obtaining an easement for the sanitary sewer line at Dillon's property
8. Approval of parking plan for Sid Dillon Chevrolet Buick project
9. Consideration of applications for hauling solid waste filed by Quality Disposal Service and Waste Connections of NE, Inc.
10. Review of expenses associated with the abatement of nuisances and authorization for Clerk to file an assessment lien against property at 644 West 2nd Street
11. Resolution to approve lease of real estate by City of Wahoo to SBA Towers V, LLC

Audience Comments on items not listed on the agenda

(The public may address the Council at this time with items that are not on the agenda. No action can be taken but the Council can hear your concerns and either the Mayor can direct them to the appropriate Department or Council Committee, or ask that the item be placed on the next regular agenda for action.)

Mayor's Comments on items for discussion or not listed on the agenda

Council Comments on items not listed on the agenda

Upcoming Meeting Dates and agenda deadlines (unless special or emergency meeting)

1. October 8, 2015 (agenda deadline = 5:00 p.m., Friday, October 2, 2015)
2. October 22, 2015 (agenda deadline = 5:00 p.m., Friday, October 16, 2015)
3. November 12, 2015 (agenda deadline = 5:00 p.m., Friday, November 6, 2015)

Adjourn

"No person in the United States shall, on the grounds of race, color, national origin, age, disability /handicap or sex, be excluded from participation in, be denied the benefits of, or otherwise be subjected to discrimination under any program or activity provided by the City of Wahoo, whether those programs and activities are federally funded or not. Complaints with regard to this policy must be filed in writing with the City Administrator/Clerk/Treasurer within 180 days of the alleged act of discrimination.

To the extent possible, accommodations will be provided for individuals with disabilities, in general, and interpreters, signers and alternate formatted materials will be provided, if requested. To assist in the City providing these accommodations please contact the Title VI Coordinator at City Hall, 605 North Broadway, Wahoo, Nebraska, 68066, telephone 402-443-3222 as far in advance as possible, but no later than 48 hours before the scheduled event."