

# **WAHOO CITY COUNCIL AGENDA**

**Thursday, June 13, 2013– 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 National Bank, and on the City of Wahoo web site: [www.wahoo.ne.us](http://www.wahoo.ne.us), 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**

Proclamation declaring July as Park and Recreation Month in Wahoo

## **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.)

## **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 May 23, 2013 meeting of Council
3. Minutes of May 14, 2013 meeting of Library Board
4. Approval of Mayor's appointment of Phil Dawson to the Wahoo Library Board, term expiring June, 2016
5. Minutes of June 6, 2013 meeting of Planning Commission
6. Plumbers, Electrician, & HVAC Installer Licenses

## **Reports**

1. Council Committee Reports
2. Department Head Reports

## **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 general redevelopment plan for areas previously declared blighted and substandard as described in attachment; consideration of resolution to approve the general redevelopment plan

2. Public hearing on redevelopment contract for the Wahoo Locker; consideration of resolution to approve said redevelopment contract; consideration of financing resolution for tax increment financing for Wahoo Locker

### **Old or Tabled Business**

1. Second Reading (possible third and final reading) of Ordinance for Conditional Use Permit to provide an off-premises parking area within 400 feet of an entrance to the principal use on Lot 4 and part of Lot 5, Block 181, Second County Addition filed by St. Wenceslaus Church and setting conditions (public hearing held 5/23/13)
2. Reconsideration of parking plan for building project at 6<sup>th</sup> and Elm Streets (request for addition of access from 6<sup>th</sup> Street)

### **Action Items not requiring a public hearing**

1. Change Order No. 8 Chestnut Street Project to extend contract completion date by an additional 20 calendar days
2. Pay Application No. 8 to TAB Construction for \$55,668.22
3. Review of bids received for 23<sup>rd</sup> Street Project; consideration of award of contract for construction of said project
4. Consideration of proposals received for appraisal of Kennedy Campus; discussion in City's involvement/role in future projects on this property
5. Ordinance to vacate the alley in Block 152 and the portion of the west 10 feet of Maple Street lying directly east and adjacent to said alley
6. Receive information from Louis Austin regarding berm on property on A Street; possible action
7. Approval of a reimbursement resolution for relative to street construction and related capital projects
8. Authorization to proceed with grant/loan application for City of Wahoo Housing Rehab funds to a qualified applicant; authorization to work with SENHAC on this project
9. Consideration of membership with SENDD for period 7/1/13-6/30/14

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

1. June 27, 2013 (agenda deadline = 5:00 p.m., Friday, June 21, 2013)
2. July 11, 2013 (agenda deadline = 5:00 p.m., Friday, July 5, 2013)
3. July 25, 2013 (agenda deadline = 5:00 p.m., Friday, July 19, 2013)

### **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."*

## **BOUNDARY DESCRIPTION OF THE REDEVELOPMENT AREA**

**AREA 1:** Beginning at the Intersection of the Centerlines of Sycamore Street and 12<sup>th</sup> Streets; Thence Westerly along Said Centerline to the Centerline of vacated Oak Street; Thence Northerly along Said Centerline to the Centerline of 15th Street; Thence Easterly along Said Centerline to the Centerline of Sycamore Street; Thence Southerly along Said Centerline of Sycamore Street to the Point of Beginning.

**AREA 2:** Beginning at the Intersection of the Centerlines of 1<sup>st</sup> Street and Locust Streets; Thence Westerly along City of Wahoo Corporate Limits 1000+/- feet; Thence Northerly along City of Wahoo Corporate Limits 600+/- feet; Thence Westerly along Said City of Wahoo Corporate Limits 650+/- feet, Said Point also being the Southerly Extension of Centerline of Hackberry Street; Thence Northerly along Said Extended Centerline to Centerline of 8<sup>th</sup> Street; Thence Easterly along Said Centerline to Centerline of Laurel Street; Thence Easterly along Centerline of 8th Avenue to Centerline of Locust Street; Thence Southerly along Said Centerline to Point of Beginning.

**AREA 3:** Beginning at the Intersection of the Centerlines of Union Pacific Railroad and Walnut Street; Thence Northerly along Said Centerline to the Centerline of 9th Street; Thence Easterly along Said Centerline to Centerline of Walnut; Thence Northerly along Said Centerline to a Point of Intersection of the Westerly Extension of the North Line of Block 1 of Wahlstrom's Addition to City of Wahoo; Thence Easterly on Said Block Line to the Centerline of Chestnut Street; Thence Northerly along Said Centerline to the Centerline of 13th Street; Thence Easterly along Said Centerline to the Centerline of Broadway Street; Thence Southerly along Said Centerline to Centerline of Street; Thence Westerly along Said Centerline to Centerline of Maple Street; Thence Southerly along Said Centerline to Centerline of 6th Street; Thence Westerly along Said Centerline to Centerline of Chestnut Street; Thence Southerly along Said Centerline to Centerline of 4th Street; Thence Easterly along Said Centerline to Centerline of Maple Street; Thence Southerly along Said Centerline to Centerline of Union Pacific Railroad; Thence Westerly along Said Centerline to the Point of Beginning.

**AMMENDED AREA 3:** Beginning at the centerline intersection of Street and Chestnut Street; thence Northerly on said centerline of Chestnut Street to the centerline intersection of 15th Street; thence Easterly on said centerline of 15 Street to the centerline intersection of Broadway Street; thence Southerly on said centerline of Broadway Street to the centerline intersection of said Street; thence Westerly on said centerline of 13th Street to the point of beginning.

**AREA 5:** Beginning at the Intersection of the Centerlines of Chestnut Street and 4th Street; Thence Northerly along the Centerline of Chestnut Street to the Centerline of 6th Street; Thence Easterly along the Centerline of 6th Street to the Centerline of Maple Street; Thence Northerly along the Centerline of Maple Street to the Centerline of Street; Thence Easterly along the Centerline Street to the Centerline of Beech Street; Thence Southerly along the Centerline of Beech Street to the Centerline of 6th Street; Thence Easterly along the Centerline of 6th Street to the Centerline of Pine Street; Thence Southerly along the Centerline of Pine Street to the Centerline of 5th Street; Thence Southwesterly to the Northeast Corner of Block 158, County Addition to the City of Wahoo; Thence Southerly along East Line of Block 158 to the Northeast Corner of Block 161, County Addition to the City of Wahoo; Thence Westerly along the North Line of Block 161, County Addition to the City of Wahoo to the Centerline of Orange Street; Thence Northerly to the Centerline of 4th Street; Thence Westerly along the Centerline of 4th Street to the Point of Beginning.