

MINUTE RECORD

A-2

No. 729 — REDFIELD DIRECT E2106195KV

LA VISTA CITY COUNCIL MEETING March 19, 2024

A meeting of the City Council of the City of La Vista, Nebraska was convened in open and public session at 6:00 p.m. on March 19, 2024. Present were Councilmembers: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Also in attendance were City Attorney McKeon, City Administrator Gunn, Assistant City Administrator Ramirez, City Clerk Buethe, Director of Administrative Services Pokorny, Police Captain Barcal, Director of Public Works Soucie, Community Development Director Fountain, Recreation Director Buller, Finance Director Harris, Library Director Barcal and City Engineer Dowsie.

A notice of the meeting was given in advance thereof by publication in the Sarpy County Times on March 13, 2024. Notice was simultaneously given to Mayor and all members of the City Council and a copy of the acknowledgment of the receipt of notice attached to the minutes. Availability of the agenda was communicated to the Mayor and City Council in the advance notice of the meeting. All proceedings shown were taken while the convened meeting was open to the attendance of the public. Further, all subjects included in said proceedings were contained in the agenda for said meeting which is kept continuously current and available for public inspection at City Hall during normal business hours.

Acting Mayor Thomas called the meeting to order and made the announcements.

APPOINTMENT – PLANNING COMMISSION – APPOINT AMANDA BREWER – FILL VACANCY OF A 3 YEAR TERM

Acting Mayor Thomas stated, with the approval of the City Council, he would like to appoint Amanda Brewer to the Planning Commission for a 3 year term. Councilmember Sell motioned the approval, seconded by Councilmember Sheehan. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale, and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

A. CONSENT AGENDA

1. APPROVAL OF THE AGENDA AS PRESENTED
2. APPROVAL OF THE MINUTES OF THE MARCH 5, 2024 CITY COUNCIL
MEETING
3. APPROVAL OF THE MINUTES OF THE FEBRUARY 24, 2024 STRATEGIC
PLANNING WORKSHOP
4. MONTHLY FINANCIAL REPORT – FEBRUARY 2024
5. REQUEST FOR PAYMENT – THOMPSON, DREESSEN & DORNER, INC. –
PROFESSIONAL SERVICES – LA VISTA POOL DEMO – \$10,500.00
6. REQUEST FOR PAYMENT - NL & L CONCRETE, INC – CONSTRUCTION
SERVICES – EAST LA VISTA SEWER AND PAVEMENT REHABILITATION –
\$245,382.32
7. REQUEST FOR PAYMENT – THOMPSON, DREESSEN & DORNER, INC. –
PROFESSIONAL SERVICES – 2024 STREET REHABILITATION PROJECT –
\$80,000.00
8. REQUEST FOR PAYMENT – HGM ASSOCIATES INC – PROFESSIONAL
SERVICES – EAST LA VISTA SEWER AND PAVEMENT REHABILITATION –
PHASE 2 FINAL DESIGN – \$62,151.09
9. REQUEST FOR PAYMENT – PUBLIC RESTROOM COMPANY –
PROFESSIONAL SERVICES – LA VISTA PARK RESTROOM - \$111,786.00
10. APPROVAL OF CLAIMS

1000 BULBS, maint.	2,569.50
ACTION BATTERIES UNLTD, maint.	277.04
ALFRED BENESCH & CO, services	25,013.52
ALUMINUM ATHLETIC EQUIP, supplies	376.55
AMAZON, supplies	1,318.79
AMER PUBLIC WORKS ASSN, training	1,520.00
ARNOLD MOTOR SUPPLY, maint.	209.99
AXON ENTERPRISES, supplies	872.00
BACON LETTUCE CREATIVE, services	2,273.75
BADGER BODY & TRUCK EQUIP, maint.	198.72
BARCAL, R, training	224.00

MINUTE RECORD

BERGANKDV LLC, services	40,000.00
BIBLIOTHECA, books	24.00
BIG RED LOCKSMITHS, services	120.00
BISHOP BUSINESS EQUIPMENT, supplies	1,519.69
BRODERSEN, C, training	355.50
CALENTINE, J, reimb.	1,500.00
CENTER POINT, books	284.04
CINTAS CORP, services	29.86
CONTROL MASTERS, supplies	642.75
CULLIGAN OF OMAHA, services	13.00
DATASHIELD CORP, services	160.00
DELL MARKETING, supplies	49,592.41
DHHS REG/LIC-POOL, pool permit	40.00
DIGITAL EXPRESS, supplies	130.00
DILLON BROS HARLEY DAVIDSON, maint.	774.15
DRAIN M.D., maint.	1,800.00
ECHO GROUP INC, maint.	32.08
EMBASSY SUITES HOTEL, lodging	948.15
FAC PRINT & PROMO, services	219.00
FIRST RESPONDER OUTFITTERS, apparel	350.16
FIRST WIRELESS, phones	1,214.46
FITZGERALD SCHORR BARMETTLER, services	30,408.40
FOUNTAIN, B, training	355.50
GALE, books	111.71
GALLS, apparel	191.38
GENUINE PARTS CO, supplies	381.98
GREAT PLAINS UNIFORMS, apparel	1,600.00
HARM'S CONCRETE, services	264.51
HGM ASSOCIATES, services	20,858.48
HILTI, maint.	31.50
HOBBY LOBBY, supplies	13.74
HONEYMAN RENT-ALL, services	207.10
HOTSY EQUIPMENT CO, bldg & grnds	12.12
INGRAM LIBRARY SERVICES, books	1,372.54
KANOPI, media	160.00
KUSTOM SIGNALS INC, maint.	3,411.25
LEAD INNOVATIONS, services	2,400.00
LEAGUE OF NE MUNICIPALITIES, memshp	924.59
LIBRARY IDEAS, books	9.00
LOWE'S, supplies	562.63
MATT FRIEND TRUCK EQUIP, maint.	571.98
MENARDS, supplies	670.84
M RONAN, refund	123.60
MICROFILM IMAGING SYSTEMS, services	497.04
MIDWEST TAPE, media	294.91
MILLARD METAL, services	320.00
NE ARBORISTS ASSOC, training	215.00
NE LIBRARY COMMISSION, books	3,164.55
NE STATE FIRE MARSHAL, services	324.00
NE LIBRARY ASSN, memshp	210.00
NORM'S DOOR, services	2,112.88
OFFICE DEPOT, supplies	1,258.08
OLSSON, services	900.00
OMAHA TACTICAL, supplies	476.00
OMAHA WORLD-HERALD, services	33.00

MINUTE RECORD

March 19, 2024

No. 729 — REDFIELD DIRECT E2106195KV

OMNI ENGINEERING, services	560.00
O'REILLY AUTO PARTS, supplies	2,882.10
PAPILLION SANITATION, services	1,184.36
POINT C HEALTH, services	13,451.66
POMP'S TIRE, maint.	440.96
POWER SYSTEMS, maint.	1,012.10
RDG PLANNING & DESIGN, services	3,000.25
REACH SPORTS MARKETING GRP, license	900.00
REDSHAW PAINT, supplies	19.62
SARPY CO FISCAL ADMIN, services	17,361.19
SECURITY EQUIPMENT, bldg & grnds	511.00
SHERWIN-WILLIAMS, supplies	255.95
SIGN IT, services	80.00
SOLBERG, C, training	590.00
SUBURBAN NEWSPAPERS, services	132.08
TARGET SOLUTIONS LEARNING, services	5,153.40
TED'S MOWER SALES, maint.	890.51
THE SCHEMMER ASSOC, services	890.00
THEATRICAL MEDIA, services	225.00
THOMPSON DREESSEN & DORNER, services	595.00
TRANS UNION RISK, services	75.00
TURF TANK, maint.	45,000.00
UNITE PRIVATE NETWORKS, services	4,950.00
US BANK NAT'L ASSOC, supplies	26,403.32
VERIZON CONNECT FLEET, phones	608.00
VERIZON WIRELESS, phones	365.83
VOIANCE LANGUAGE, services	25.00
WALMART, supplies	486.16
WOODHOUSE, maint.	3,899.30

Councilmember Frederick made a motion to approve the consent agenda. Seconded by Councilmember Hale. Councilmember Thomas reviewed the bills and had no questions. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

REPORTS FROM CITY ADMINISTRATOR AND DEPARTMENT HEADS

Finance Director Harris went over the financial report.

Community Development Director Fountain reported on the Nebraska Chapter Implementation Award for the Successful Implementation of the Vision 84 Plan that was received. Community Development Director Fountain introduced new Building Inspector II, Chris Hassler.

Associate City Planner Broderson provided an update on the Active Mobility Plan.

Police Captain Kinsey introduced new Code Enforcement Officer, Mario Hatcher.

City Engineer Dowse provided an update on the East La Vista Sewer Project.

PRESENTATION – FY23 ANNUAL AUDIT

Tim Lens with Bergan KDV went over findings of the annual audit and draft of ACFR.

PRESENTATION – PARK MATRIX PLAN

Park Superintendent Allen and Associate City Planner Broderson presented the Park Matrix Plan.

MINUTE RECORD

B. RESOLUTION – APPROVE PROFESSIONAL SERVICES AGREEMENT – D.A. DAVIDSON & CO. – FINANCIAL SERVICES

Acting Mayor and Council requested that Item B be tabled to a future date. Councilmember Sell made a motion to table Item B. Seconded by Councilmember Quick. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

C. APPROVAL OF CLASS C LIQUOR LICENSE APPLICATION – CHARRED SOUTHPORT LLC DBA CHARRED BURGER & BAR

1. PUBLIC HEARING

At 6:32 p.m. Acting Mayor Thomas opened the public hearing and stated the floor was now open for comment on the Class C Liquor License Application for Charred Southport LLC dba Charred Burger & Bar.

At 6:34 p.m. Councilmember Hale made a motion to close the public hearing. Seconded by Councilmember Frederick. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

2. RESOLUTION

Councilmember Sell introduced and moved for the adoption of Resolution No. 24-025 entitled: A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA RECOMMENDING TO THE NEBRASKA LIQUOR CONTROL COMMISSION, APPROVAL OF A CLASS C LIQUOR LICENSE FOR CHARRED SOUTHPORT, LLC DBA CHARRED BURGER & BAR IN LA VISTA, NEBRASKA.

WHEREAS, Charred Southport, LLC dba Charred Burger & Bar, 12434 Southport Parkway, La Vista, Sarpy County, Nebraska, has applied to the Nebraska Liquor Control Commission for a Class C Liquor License; and

WHEREAS, the Nebraska Liquor Control Commission has notified the City of said application; and

WHEREAS, the City has adopted local licensing standards to be considered in making recommendations to the Nebraska Liquor Control Commission; and

WHEREAS, said licensing standards have been considered by the City Council in making its decision;

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and City Council of La Vista, Nebraska, hereby recommend to the Nebraska Liquor Control Commission approval of a Class C Liquor License submitted by Charred Southport, LLC dba Charred Burger & Bar, 12434 Southport Parkway, La Vista, Sarpy County, Nebraska.

Seconded by Councilmember Sheehan. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

D. REDEVELOPMENT PLAN – 84TH STREET REDEVELOPMENT AREA – PROPOSED AMENDMENT NO. 3

1. PUBLIC HEARING

At 6:35 p.m. Acting Mayor Thomas opened the public hearing and stated the floor was now open for comment on the Redevelopment Plan – 84th Street Redevelopment Area – Proposed Amendment No.3. Deputy Community Development Director gave an overview and Chris Erickson with City Ventures gave a presentation on the buildings.

MINUTE RECORD

March 19, 2024

No. 729 — REDFIELD DIRECT E2106195KV

At 6:52 p.m. Councilmember Hale made a motion to close the public hearing. Seconded by Councilmember Frederick. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

2. RESOLUTION – RECOMMEND REDEVELOPMENT PLAN AMENDMENT NO. 3 TO THE CITY COUNCIL (ACTION ON THIS ITEM WILL BE TAKEN BY THE LA VISTA COMMUNITY DEVELOPMENT AGENCY)

Councilmember Sell introduced and moved for the adoption of Resolution No. 24-026 entitled: A RESOLUTION OF THE LA VISTA COMMUNITY DEVELOPMENT AGENCY ADOPTING AND RECOMMENDING AMENDMENT NO. 3 TO THE REDEVELOPMENT PLAN FOR THE 84TH STREET REDEVELOPMENT AREA PURSUANT TO NEBRASKA STATUTES, SECTIONS 18-2101 THROUGH 18-2157.

NOW THEREFORE, BE IT RESOLVED that the Mayor and City Council, as the governing body of the La Vista Community Development Agency, ("Agency") do hereby find, determine, declare and approve as follows:

- I. **FINDINGS.** The Mayor and City Council hereby find and determine as follows:
 - A. The La Vista Comprehensive Plan, Updated December 2018, as amended November 21, 2023 ("Comprehensive Development Plan" or "Comprehensive Plan") is the general plan for the development of the City as a whole as amended.
 - B. The Mayor and City Council in 2012 after satisfying all applicable requirements declared the 84th Street Redevelopment Area as a substandard and blighted area in need of redevelopment ("Redevelopment Area").
 - C. To eliminate and prevent recurrence of the substandard and blighted area and upon public hearings and recommendations of the Agency and Planning Commission, the City, following public hearings, approved a Redevelopment Plan "84th Street Redevelopment Area" in 2013 ("2013 Redevelopment Plan"), Amendment No. 1 to the Redevelopment Plan in 2016 and Amendment No. 2 in 2020 (such 2013 Redevelopment Plan, as amended by Amendment No. 1 and Amendment 2, is referred to herein as "Redevelopment Plan"), which among other things included and further refined a mixed-use redevelopment project and a public improvement redevelopment project within the Redevelopment Area.
 - D. Following public hearings and recommendations of the Planning Commission, the Comprehensive Development Plan at each point described in "C" above was contemporaneously amended to incorporate the 2013 Redevelopment Plan, Amendment No. 1 and Amendment No. 2, and accordingly the 2013 Redevelopment Plan, Amendment No. 1, Amendment No. 2, and the Redevelopment Plan as amended, each was in conformity with the Comprehensive Development Plan and general plan for development of the City as a whole.
 - E. Proposed "Redevelopment Plan for the 84th Street Redevelopment Area – Amendment No. 3" is presented at this meeting as prepared or caused to be prepared by the Agency ("Amendment No. 3"), which Amendment No. 3 provides further specification with respect to certain improvements and applicable provisions of the Mixed Use Redevelopment Project or Public Improvement Redevelopment Project within the Redevelopment Area. Amendment No. 3 shall supersede and control over any provisions of the Redevelopment Plan to the extent any provision of such Redevelopment Plan is inconsistent with Amendment No. 3, and all provisions of such Redevelopment Plan are deemed revised, modified, and amended to be consistent with the provisions of Amendment No. 3. Terms and conditions of the Redevelopment Plan shall continue in effect except as modified by Amendment No. 3.

MINUTE RECORD

March 19, 2024

No. 729 — REDFIELD DIRECT E2106195KV

F. The Agency, in recommending and adopting the 2013 Redevelopment Plan, designated the substandard and blighted 84th Street Redevelopment Area as appropriate for one or more renewal projects, which designation the Agency ratified and affirmed in Amendment No. 1 and Amendment No. 2, and hereby ratifies and affirms in connection with recommendation and adoption of Amendment No. 3. Accordingly, the 84th Street Redevelopment Area is a community redevelopment area, and all works and undertakings in such Area pursuant to Amendment No. 3, the Redevelopment Plan, Mixed Use Redevelopment Project, Public Improvement Redevelopment Project, or Neb. Rev. Stat. Sections 18-2101 through 18-2157 ("Community Development Law") constitute one or more redevelopment projects. Furthermore, the Agency, in recommending and adopting Amendment No. 1, designated the 84th Street Redevelopment Area, which does not exceed 600 acres, as eligible for imposition of an occupation tax, which designation the Agency ratified and affirmed in connection with recommendation and adoption of Amendment No. 2 and hereby ratifies and affirms in connection with recommendation and adoption of Amendment No. 3 and may be carried out from time to time in one or more actions, enhanced employment area(s), and occupation taxes as determined and approved by the City.

G. City Staff proposes by separate action of the Mayor and City Council on behalf of the City an amendment to the Comprehensive Development Plan to incorporate Amendment No. 3, as finally approved, into the City's Comprehensive Development Plan ("Proposed Comprehensive Plan Amendment").

H. The proposed modification of the Redevelopment Plan as represented in Amendment No. 3 and Redevelopment Plan as amended:

1. Is for one or more community redevelopment areas, or redevelopment projects, which conforms to the general plan for the development of the City as a whole, as set forth in the City's Comprehensive Development Plan, subject to City Council approval of the Proposed Comprehensive Plan Amendment, and is sufficiently complete to indicate such land acquisition, demolition and removal of structures, redevelopment, improvements and rehabilitation as may be proposed to be carried out in the community redevelopment area, zoning and planning changes, if any, land uses, maximum densities, and building requirements, and
2. Is sufficiently complete to indicate its relationship to definite local objectives as to appropriate land uses, improved traffic, public transportation, public utilities, recreational and community facilities and other public improvements, and the proposed land uses and building requirements in each redevelopment project area, and
3. Includes among other things:
 - a. The boundaries of each redevelopment project area, with a map showing the existing uses and condition of the real property therein,
 - b. A land-use plan showing proposed uses of each area,
 - c. Information regarding standards of population densities, land coverage and building intensities in each area after redevelopment,
 - d. A statement of the proposed changes, if any, in zoning ordinances or maps, street layouts, street levels or grades, or building codes and ordinance.
 - e. A site plan of each area,

MINUTE RECORD

March 19, 2024

No. 729 -- REDFIELD DIRECT E2106195KV

f. A statement as to the kind and number of additional public facilities or utilities which will be required to support the new land uses in each area after redevelopment, and

g. A proposal for the designation of an enhanced employment area as provided in Amendment No. 2.

I. The Agency submitted said Amendment No. 3 to the Planning Commission of the City of La Vista for review and recommendations as to its conformity with the general plan for development of the City as a whole as set forth in the Comprehensive Development Plan of the City, subject to adoption of the Proposed Comprehensive Plan Amendment. The Planning Commission, after required notice, held a public hearing on proposed Amendment No. 3. The Planning Commission after said hearing reviewed proposed Amendment No. 3 and, taking into consideration all relevant factors including the Proposed Comprehensive Plan Amendment and any public comments at the public hearing, made findings and written recommendations with respect to proposed Amendment No. 3, including that proposed Amendment No. 3 (and the Redevelopment Plan as amended by Amendment No. 3) is in conformity with the general plan for the development of the City as a whole as set forth in the Comprehensive Development Plan of the City, subject to various conditions including City Council adoption of the Proposed Comprehensive Plan Amendment, and the Planning Commission recommended Amendment No. 3 for approval. The findings and written recommendations were submitted and presented to the Agency, as well as to the City Council with proposed Amendment No. 3, as on file with the City Clerk. The Planning Commission also considered and recommended the Proposed Comprehensive Plan Amendment for approval.

J. The Agency, before recommending Amendment No. 3 to the City Council for approval, considered, and in making such recommendation determined, the following in connection with the additions, subtractions, and modifications made by said amendment, and the Redevelopment Plan as amended by Amendment No. 3: Whether the proposed land uses and building requirements in each redevelopment project area are designed with the general purpose of accomplishing, in conformance with the City's general plan as set forth in the City's Comprehensive Development Plan (subject to City Council adoption of the Proposed Comprehensive Plan Amendment), a coordinated, adjusted and harmonious development of the City and its environs which will, in accordance with the present and future needs, promote health, safety, morals, order, convenience, prosperity, and the general welfare, as well as efficiency and economy in the process of development, including, among other things, adequate provision for traffic, vehicular parking, the promotion of safety from fire, panic and other dangers, adequate provision for light and air, the promotion of the healthful and convenient distribution of population, the provision of adequate transportation, water, sewerage and other public utilities, schools, parks, recreational and community facilities, and other public requirements, the promotion of sound design and arrangement, the wise and efficient expenditure of public funds, and the prevention of the recurrence of insanitary or unsafe dwelling accommodations or conditions of blight. Factors considered include, without limitation, the following:

1. Proposed public improvements, including without limitation public street, intersection, and offstreet parking improvements, will make adequate provision for traffic and vehicular parking.
2. Buildings and other improvements will be designed and constructed in accordance with applicable fire and safety codes, which will promote safety from fire, panic, and other dangers.
3. Planned public and private recreational, entertainment, and community areas and facilities, and placement of buildings of the Mixed Use Redevelopment Project will be designed to provide for light and air, and promote healthful and convenient distribution of population.
4. The type of mixed use redevelopment and its proximity to Nebraska State Highway 85 (84th Street), Harrison Street, Giles Road, and connectivity to other major streets and I-80 is anticipated to facilitate commuting and traffic flow, and enhance the opportunity for further development and use of public

MINUTE RECORD

transportation for residents and visitors to and from the area and other parts of the metro area. The Mixed Use Redevelopment Project also will include adequate water, sewerage, and other public utilities. The projects will be located in close proximity to area schools, and all La Vista residents will be able to enjoy improvements in the vicinity of the former La Vista Falls golf course and other recreational areas.

5. The proposed projects provide and promote sound design and arrangement of public and private facilities and improvements that will benefit all La Vista residents.
6. Expenditures of public funds and proposed works and improvements will be wise and efficient in eliminating and preventing recurrence of substandard, blighted, insanitary and unsafe accommodations, conditions, facilities, and areas.

Provisions of Amendment No. 1 involving the Mixed Use Redevelopment Project included the division of taxes as provided in Neb. Rev. Stat. Section 18-2147 ("TIF") and a cost-benefit analysis was conducted, as updated in connection with Amendment No. 2, using a cost-benefit model developed for use by local projects and considering and analyzing the following factors:

1. Tax shifts resulting from the division of taxes as provided in Neb. Rev. Stat. Section 18-2147,
2. Public infrastructure and community public service needs impacts and local tax impacts arising from the approval of such provisions of the redevelopment project,
3. Impacts on employers and employees of firms locating or expanding within the boundaries of the area of the redevelopment project,
4. Impacts on other employers and employees within the City and the immediate area that are located outside the boundaries of the area of the redevelopment project,
5. Impacts on the student populations of the school districts within the City, and
6. Any other impacts determined by the Agency to be relevant to the consideration of costs and benefits arising from provisions of the redevelopment project.

Such cost-benefit analysis, as updated, shall be and be deemed to constitute the cost-benefit analysis for the Mixed Use Redevelopment Project, and, because it is based on a Maximum Redevelopment Loan Amount to which all Individual Mixed Use Redevelopment Projects comprising the Mixed Use Redevelopment Project are subject, it shall be and be deemed to constitute the cost-benefit analysis for each Individual Mixed Use Redevelopment Project. The Mayor or City Administrator or his or her designee on behalf of the Agency shall be authorized to conduct any additional cost-benefit or other analysis from time to time as determined in his or her discretion necessary or appropriate in connection with any proposed TIF.

Additional updates to such cost-benefit analysis are not proposed in connection with Amendment No. 3, the current cost-benefit analysis shall continue as and be deemed to constitute the cost-benefit analysis for the Mixed Use Redevelopment Project, as amended by Amendment No. 3, and, because it is based on a Maximum Redevelopment Loan Amount, as amended by the Second Amendment to Redevelopment Agreement incorporated into the Redevelopment Plan, to which all Individual Mixed Use Redevelopment Projects comprising the Mixed Use Redevelopment Project are subject, it shall continue as and be deemed to constitute the cost-benefit analysis for each Individual Mixed Use Redevelopment Project.

MINUTE RECORD

March 19, 2024

No. 728 — REDFIELD DIRECT E2106195KV

- K. All applicable requirements of the Agency with respect to proposed Amendment No. 3, including any notice or hearing requirements, have been satisfied.
- II. RECOMMENDATION OF AMENDMENT NO. 3. Based on the foregoing and all other relevant factors, including any public comment at the public hearing, the Agency adopts and recommends Amendment No. 3 to the City Council for approval, subject to City Council adoption of the Proposed Comprehensive Plan Amendment, and further subject to satisfaction of all applicable requirements as the Mayor or City Administrator or his or her designee determines necessary or appropriate to carry out provisions of Amendment No. 3. This recommendation includes the following:
 - A. The recommendation of the Planning Commission concerning Amendment No. 3; and
 - B. Ratification and approval of the following statements in connection with Amendment No. 2:
 - 1. The proposed method and estimated cost of the acquisition and preparation for redevelopment of the redevelopment project area(s), and estimated proceeds or revenue from its disposal to redevelopers;
 - 2. The proposed method of financing portions of the redevelopment projects; and
 - 3. A feasible method proposed for the relocation of families to be displaced from the redevelopment project areas, if any. No relocation of families is expected.
 - C. By recommending Amendment No. 3, the Agency ratifies and affirms its agreement with the City Council in connection with prior approvals of the Redevelopment Plan for the imposition of one or more occupation taxes for one or more enhanced employment areas within the 84th Street Redevelopment Area as the City Council from time to time determines in its sole discretion.

III. FURTHER ACTIONS. The Mayor or City Administrator or his or her designee, in addition to any other person specified in Amendment No. 3, the Redevelopment Plan, as amended, any redevelopment contract, applicable law, or otherwise, is hereby authorized to take such further actions on behalf of the Agency as he or she determines necessary or appropriate to implement Amendment No. 3 or the Redevelopment Plan as amended, or to carry out the actions approved in this Resolution.

Seconded by Councilmember Quick. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

3. RESOLUTION – CITY COUNCIL APPROVE PROPOSED REDEVELOPMENT PLAN AMENDMENT NO. 3

Councilmember Wetuski introduced and moved for the adoption of Resolution No. 24-027 entitled: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA, APPROVING AMENDMENT NO. 3 TO THE REDEVELOPMENT PLAN FOR THE 84TH STREET REDEVELOPMENT AREA IN ACCORDANCE WITH NEBRASKA STATUTES, SECTIONS 18-2101 THROUGH 18-2157.

NOW THEREFORE, BE IT RESOLVED that the City Council of the City of La Vista, Nebraska does hereby find, determine, declare and approve as follows:

- I. FINDINGS. The City Council of the City of La Vista finds and determines as follows:
 - A. The findings and actions of the Agency as set forth in the resolution recommending Amendment No. 3 to the Redevelopment Plan for the 84th Street Redevelopment Area ("Amendment No. 3") to the City

MINUTE RECORD

March 19, 2024

No. 729 — REDFIELD DIRECT E2106195KV

Council for approval ("Agency Resolution"), incorporated herein by reference, are ratified, affirmed, adopted and approved. Unless otherwise expressly provided, terms used in this Resolution shall have the meaning ascribed by the Agency Resolution.

- B.** All applicable requirements with respect to the actions taken or approved in this Resolution, including notice and hearing requirements, have been satisfied.
- C.** Proposed Amendment No. 3 (and the Redevelopment Plan as amended) is a workable program for utilizing appropriate private and public resources, powers, and actions to redevelop, eliminate, and prevent recurrence or spread of the substandard and blighted area.
- D.** In exercising its powers under Neb. Rev. Stat. Sections 18-2101 through 18-2157 ("Community Development Law") with respect to the matters approved in this Resolution, including the formulation of a workable program, the approval of community redevelopment plans consistent with the general plan for the development of the City, the exercise of its zoning powers, the enforcement of other laws, codes, and regulations relating to the use of land and the use and occupancy of buildings and improvements, the disposition of any property acquired, and the providing of necessary public improvements, the City Council has given consideration to the following objective:

The City Council, to the greatest extent it deems to be feasible in carrying out the provisions of the Community Development Law, shall afford maximum opportunity, consistent with the sound needs of the City as a whole, to the rehabilitation or redevelopment of the community redevelopment area by private enterprises.

Proposed Amendment No. 3 (and the Redevelopment Plan as amended), (i) is feasible - as provided in analysis and reporting of Hunden Strategic Partners incorporated by reference in connection with City Council approval of Amendment No. 1 and Amendment No. 2 to the Redevelopment Plan ("Hunden Analysis"), which analysis and reporting are ratified, affirmed and approved - and in conformity with the general plan for the development of the City as a whole, as set forth in the Comprehensive Development Plan of the City, subject to adoption of the Proposed Comprehensive Plan Amendment described in the Agency Resolution, and (ii) in conformity with the legislative declarations and determinations set forth in the Community Development Law, including without limitation, the determination of the City Council of the necessity of eliminating and preventing recurrence of the substandard and blighted Area and related liabilities and harmful effects to the City as a matter of public uses, purposes, policy, interest, concern, powers, and authority for which public action shall be taken and public money shall be expended in accordance with such Amendment No. 3 (and Redevelopment Plan as amended).

- E.** As documented in analysis and reporting of such Hunden Analysis on behalf of the City or Agency in connection with Amendment No. 1 and Amendment No. 2 to the Redevelopment Plan (and Redevelopment Plan as amended), and specifically provisions of the Redevelopment Plan as amended involving the Mixed Use Redevelopment Project and related redevelopment plan provisions using funds authorized by Neb. Rev. Stat. Section 18-2147 ("TIF"), that the following conditions were satisfied:
 - 1. Such provisions of the Mixed Use Redevelopment Project would not be economically feasible without the use of TIF,
 - 2. Such provisions of the Mixed Use Redevelopment Project would not occur in the community redevelopment area without use of TIF, and

MINUTE RECORD

March 19, 2024

No. 729 — REDFIELD DIRECT E2106195KV

3. The costs and benefits of such provisions of the Mixed Use Redevelopment Project, including costs and benefits to other affected political subdivisions, the economy of the community and demand for public and private services have been analyzed by the City Council and found to be in the long-term best interest of the community impacted by the redevelopment project.

Amendment No. 3 does not add, subtract or modify amounts or uses of funds previously authorized under Neb. Rev. Stat. Section 18-2147 with respect to the Mixed Use Redevelopment Project and related Redevelopment Plan provisions; and by approving Amendment No. 3, the City Council hereby ratifies and affirms prior findings and documentation in connection with Redevelopment Plan as amended with respect to the Mixed Use Redevelopment Project, related Redevelopment Plan provisions and three items enumerated above.

F. The Redevelopment Plan as amended included designation of an initial enhanced employment area and determined that new investment within such enhanced employment area would result in new employees and new investment satisfying applicable requirements of Neb. Rev. Stat. Section 18-2116(2). No additional or different designation of enhanced employment area or determination is made in connection with Amendment No. 3.

II. APPROVAL OF REDEVELOPMENT PLAN AMENDMENT NO. 3. Based on the foregoing and all relevant factors, including any public comment at the public hearing, the City Council of the City of La Vista hereby approves proposed Amendment No. 3, subject to adoption of the Proposed Comprehensive Plan Amendment, and further subject to satisfaction of all applicable requirements as the Mayor, City Administrator or his or her designee determines necessary or appropriate to carry out provisions of Amendment No. 3.

III. FURTHER ACTIONS. The Mayor or City Administrator, or his or her designee, in addition to any other person specified in Amendment No. 3, the Redevelopment Plan as amended, or any redevelopment contract or otherwise, is hereby authorized to take such further actions as are necessary or appropriate to implement Amendment No. 3, the Redevelopment Plan as amended, or carry out the actions approved in this Resolution on behalf of the City.

Seconded by Councilmember Frederick. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

E. COMPREHENSIVE DEVELOPMENT PLAN ("COMPREHENSIVE PLAN")
AMENDMENT – PROPOSED AMENDMENT TO INCORPORATE
REDEVELOPMENT PLAN AMENDMENT NO. 3 – 84TH STREET
REDEVELOPMENT AREA INTO THE COMPREHENSIVE PLAN

1. PUBLIC HEARING

At 6:52 p.m. Acting Mayor Thomas opened the public hearing and stated the floor was now open for comment on the Comprehensive Development Plan ("Comprehensive Plan") Amendment – Proposed Amendment to Incorporate Redevelopment Plan Amendment No. 3 – 84th Street Redevelopment Area into the Comprehensive Plan.

At 6:52 p.m. Councilmember Hale made a motion to close the public hearing. Seconded by Councilmember Frederick. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

2. ORDINANCE – APPROVE COMPREHENSIVE PLAN AMENDMENT TO
INCORPORATE REDEVELOPMENT PLAN AMENDMENT NO. 3 INTO THE
COMPREHENSIVE PLAN

MINUTE RECORD

March 19, 2024

No. 729 — REDFIELD DIRECT E2106195KV

Councilmember Frederick introduced Ordinance No. 1510 entitled: AN ORDINANCE OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA TO AMEND SECTION 1 OF ORDINANCE NO. 1502 CODIFIED IN SECTIONS 151.01 AND 151.02 OF THE LA VISTA MUNICIPAL CODE TO INCORPORATE AMENDMENT NO. 3 OF THE REDEVELOPMENT PLAN FOR THE 84TH STREET REDEVELOPMENT AREA INTO THE COMPREHENSIVE DEVELOPMENT PLAN; TO REPEAL SECTION 1 OF ORDINANCE NO. 1502 CODIFIED IN MUNICIPAL CODE SECTIONS 151.01 AND 151.02 AND ANY CONFLICTING ORDINANCES OR PARTS THEREOF AS PREVIOUSLY ENACTED; AND TO PROVIDE FOR SEVERABILITY AND FOR THE EFFECTIVE DATE HEREOF.

Councilmember Sell moved that the statutory rule requiring reading on three different days be suspended. Councilmember Frederick seconded the motion to suspend the rules and roll call vote on the motion. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

Councilmember Sheehan made a motion to approve final reading and adopt Ordinance 1510. Councilmember Wetuski seconded the motion. Upon roll call vote the following Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried. The passage and adoption of said ordinance having been concurred on by a majority of all members of the Council, the Acting Mayor declared the ordinance adopted and the Acting Mayor, in the presence of the Council, signed and approved the ordinance and the City Clerk attested the passage/approval of the same and affixed her signature thereto.

F. 84TH STREET REDEVELOPMENT AREA

1. RESOLUTION – APPROVE THIRD AMENDMENT TO SUBDIVISION AGREEMENT

Councilmember Quick introduced and moved for the adoption of Resolution No. 24-028 entitled: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA VISTA NEBRASKA APPROVING THIRD AMENDMENT TO SUBDIVISION AGREEMENT, LA VISTA CITY CENTRE.

WHEREAS, the City in 2016 entered a Subdivision Agreement - La Vista City Centre dated December 1, 2016 ("2016 Subdivision Agreement"), as amended in 2019 by a First Amendment and in 2021 by a Second Amendment (the 2016 Subdivision Agreement, as modified by the First Amendment and Second Amendment, is referred to as "Subdivision Agreement"). A Third Amendment to Subdivision Agreement is proposed as presented at this meeting or on file with the City Clerk to modify Minimum Uses and allow multiple family dwelling for part of the street level of the existing building on Lot 14, La Vista City Centre. The Third Amendment to Subdivision Agreement only affects parcels within the 84th Street Redevelopment Area owned by Subdivider.

NOW THEREFORE, BE IT RESOLVED, that the Third Amendment to Subdivision Agreement as presented at this meeting is deemed to be in the public interest and in furtherance of the purposes of the Community Development Law and is hereby approved. The Mayor on behalf of the City shall be authorized to execute the Third Amendment to Subdivision Agreement, subject to such additions, subtractions, or modifications as the Mayor, City Administrator or City Engineer may determine necessary or appropriate, and further subject to satisfaction of all applicable requirements as the Mayor, City Administrator, or Mayor's or City Administrator's designee determines necessary or appropriate to carry out the provisions of such Third Amendment to Subdivision Agreement or contemporaneous Third Amendment to Redevelopment Agreement.

BE IT FURTHER RESOLVED, that terms used in this Resolution have the meaning ascribed to them in the Subdivision Agreement. Additionally, recitals above are incorporated by reference, and the Mayor, City Administrator or City Engineer,

MINUTE RECORD

March 19, 2024

No. 729 — REDFIELD DIRECT E2106195KV

in addition to any otherwise authorized persons, shall be authorized to take all steps or actions on behalf of the City as he or she determines necessary or appropriate to carry out the actions approved in this Resolution, including, without limitation, effectuating or carrying out the Third Amendment to Subdivision Agreement and the Subdivision Agreement as amended.

Seconded by Councilmember Frederick. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale, and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

2. RESOLUTION – APPROVE THIRD AMENDMENT TO REDEVELOPMENT AGREEMENT – MIXED USE REDEVELOPMENT PROJECT (ACTION ON THIS ITEM WILL BE TAKEN BY THE LA VISTA COMMUNITY DEVELOPMENT AGENCY)

Councilmember Frederick introduced and moved for the adoption of Resolution No. 24-029 entitled: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA VISTA, ACTING AS THE LA VISTA COMMUNITY DEVELOPMENT AGENCY, APPROVING THIRD AMENDMENT TO REDEVELOPMENT AGREEMENT FOR THE 84TH STREET REDEVELOPMENT AREA.

WHEREAS, The City Council in 2013 approved a Redevelopment Plan for the 84th Street Redevelopment Area, as amended by Amendment No. 1 in 2016 and Amendment No. 2 in 2020, for, among other things, two redevelopment projects; specifically a mixed use redevelopment project and a public improvement redevelopment project (such Redevelopment Plan for the 84th Street Redevelopment Area as amended by Amendment No. 1 and Amendment No. 2 referred to herein as "Redevelopment Plan"); and

WHEREAS, The City Council at this meeting approved Amendment No. 3 to the Redevelopment Plan to modify certain minimum requirements with respect to private improvements to be constructed within the Mixed Use Redevelopment Project Area and allow multiple family dwelling instead of retail uses for a portion of the street level of the building on Lot 14, La Vista City Centre, and to modify certain Design Standards (such Redevelopment Plan as amended by Amendment No. 3 referred to herein as "Redevelopment Plan, as amended"); and

WHEREAS, A Third Amendment to Redevelopment Agreement for the 84th Street Redevelopment Area ("Third Amendment to Redevelopment Agreement") is presented for approval of the La Vista Community Development Agency in accordance with Amendment No. 3 to the Redevelopment Plan. The Agency desires to approve the Third Amendment to Redevelopment Agreement.

NOW THEREFORE, BE IT RESOLVED by the City Council acting as the La Vista Community Development Agency that the Third Amendment to Redevelopment Agreement presented at this meeting is deemed to be in the public interest and in furtherance of the purposes of the Community Development Law and is hereby approved. The Mayor on behalf of the Agency shall be authorized to execute the Third Amendment to Redevelopment Agreement, subject to such additions, subtractions, or modifications as the Mayor, City Administrator or City Engineer may determine necessary or appropriate, and further subject to satisfaction of all applicable requirements as the Mayor, City Administrator, or Mayor's or City Administrator's designee determines necessary or appropriate to carry out the provisions of such Third Amendment to Redevelopment Agreement or contemporaneous Third Amendment to Subdivision Agreement.

BE IT FURTHER RESOLVED, that terms used in this Resolution have the meaning ascribed to them in the Redevelopment Agreement. Additionally, recitals above are incorporated by reference, and the Mayor, City Administrator or City Engineer, in addition to any otherwise authorized persons, shall be authorized to take all steps or actions on behalf of the Agency as he or she determines necessary

MINUTE RECORD

or appropriate to carry out the actions approved in this Resolution, including, without limitation, effectuating or carrying out the Third Amendment to Redevelopment Agreement and the Redevelopment Agreement for the 84th Street Redevelopment Area as amended.

Seconded by Councilmember Wetuski. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale, and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

G. CONDITIONAL USE PERMIT – GROUND FLOOR MULTIPLE FAMILY UNITS – LOT 14 LA VISTA CITY CENTRE

1. PUBLIC HEARING

At 6:56 p.m. Acting Mayor Thomas opened the public hearing and stated the floor was now open for comment on the Conditional Use Permit – Ground Floor Multiple Family Units – Lot 14 La Vista City Centre.

At 6:57 p.m. Councilmember Hale made a motion to close the public hearing. Seconded by Councilmember Frederick. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

2. RESOLUTION

Councilmember Quick introduced and moved for the adoption of Resolution No. 24-030 entitled: A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA RECOMMENDING TO THE NEBRASKA LIQUOR CONTROL COMMISSION, APPROVAL OF A CLASS C LIQUOR LICENSE FOR CHARRED SOUTHPORT, LLC DBA CHARRED BURGER & BAR IN LA VISTA, NEBRASKA.

WHEREAS, Charred Southport, LLC dba Charred Burger & Bar, 12434 Southport Parkway, La Vista, Sarpy County, Nebraska, has applied to the Nebraska Liquor Control Commission for a Class C Liquor License; and

WHEREAS, the Nebraska Liquor Control Commission has notified the City of said application; and

WHEREAS, the City has adopted local licensing standards to be considered in making recommendations to the Nebraska Liquor Control Commission; and

WHEREAS, said licensing standards have been considered by the City Council in making its decision;

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and City Council of La Vista, Nebraska, hereby recommend to the Nebraska Liquor Control Commission approval of a Class C Liquor License submitted by Charred Southport, LLC dba Charred Burger & Bar, 12434 Southport Parkway, La Vista, Sarpy County, Nebraska.

Seconded by Councilmember Hale. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

H. ZONING TEXT AMENDMENTS – SECTIONS 2.04 & 5.19 – CONTAINER BARS

1. PUBLIC HEARING

At 6:58 p.m. Acting Mayor Thomas opened the public hearing and stated the floor was now open for comment on the Zoning Text Amendments – Sections 2.04 & 5.19 – Container Bars.

At 7:04 p.m. Councilmember Hale made a motion to close the public hearing. Seconded by Councilmember Frederick. Councilmembers voting aye: Frederick,

MINUTE RECORD

March 19, 2024

No. 729 — REDFIELD DIRECT E2106195KV

Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

2. ORDINANCE

Councilmember Frederick introduced Ordinance No. 1511 entitled: AN ORDINANCE TO AMEND SECTIONS 2.04 AND 5.19 OF ORDINANCE NO. 848 (ZONING ORDINANCE); TO REPEAL SECTION 2.04 AND 5.19 OF ORDINANCE NO. 848 AS PREVIOUSLY ENACTED; TO PROVIDE FOR SEVERABILITY; AND TO PROVIDE FOR THE EFFECTIVE DATE HEREOF.

Councilmember Sell moved that the statutory rule requiring reading on three different days be suspended. Councilmember Frederick seconded the motion to suspend the rules and roll call vote on the motion. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

Councilmember Sheehan made a motion to approve final reading and adopt Ordinance 1511. Councilmember Wetuski seconded the motion. Upon roll call vote the following Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried. The passage and adoption of said ordinance having been concurred on by a majority of all members of the Council, the Acting Mayor declared the ordinance adopted and the Acting Mayor, in the presence of the Council, signed and approved the ordinance and the City Clerk attested the passage/approval of the same and affixed her signature thereto.

I. ORDINANCE – AMEND MASTER FEE ORDINANCE

Councilmember Frederick introduced Ordinance No. 1512 entitled: AN ORDINANCE TO AMEND ORDINANCE NO. 1507, AN ORDINANCE TO ESTABLISH THE AMOUNT OF CERTAIN FEES AND TAXES CHARGED BY THE CITY OF LA VISTA FOR VARIOUS SERVICES INCLUDING BUT NOT LIMITED TO BUILDING AND USE, ZONING, OCCUPATION, PUBLIC RECORDS, ALARMS, EMERGENCY SERVICES, RECREATION, LIBRARY, AND PET LICENSING; SEWER AND DRAINAGE SYSTEMS AND FACILITIES OF THE CITY FOR RESIDENTIAL USERS AND COMMERCIAL USERS (INCLUDING INDUSTRIAL USERS) OF THE CITY OF LA VISTA AND TO GRANDFATHER EXISTING STRUCTURES AND TO PROVIDE FOR TRACT PRECONNECTION PAYMENTS AND CREDITS; REGULATING THE MUNICIPAL SEWER DEPARTMENT AND RATES OF SEWER SERVICE CHARGES; TO PROVIDE FOR SEVERABILITY; AND TO PROVIDE THE EFFECTIVE DATE HEREOF.

Councilmember Sell moved that the statutory rule requiring reading on three different days be suspended. Councilmember Wetuski seconded the motion to suspend the rules and roll call vote on the motion. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

Councilmember Frederick made a motion to approve final reading and adopt Ordinance 1512. Councilmember Wetuski seconded the motion. Upon roll call vote the following Councilmembers voted aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried. The passage and adoption of said ordinance having been concurred on by a majority of all members of the Council, the Acting Mayor declared the ordinance adopted and the Acting Mayor, in the presence of the Council, signed and approved the ordinance and the City Clerk attested the passage/approval of the same and affixed her signature thereto.

J. RESOLUTION – AWARD CONTRACT – SPENCER MANAGEMENT – CONCRETE REPAIR WORK

Councilmember Quick introduced and moved for the adoption of Resolution No. 24-031 entitled: A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA, AWARDING A CONTRACT TO SPENCER MANAGEMENT LLC, OMAHA, NEBRASKA, FOR CONCRETE REPAIR WORK IN AN AMOUNT NOT TO EXCEED \$350,000.00.

MINUTE RECORD

No. 729 ~ REDFIELD DIRECT E2106195KV

March 19, 2024

WHEREAS, the City Council of the City of La Vista has determined that concrete repair work is necessary; and

WHEREAS, the FY23/FY24 Biennial Budget provides funding for this project; and

WHEREAS Subsection (C) (9) of Section 31.23 of the La Vista Municipal Code requires that the City Administrator secures Council approval prior to authorizing any purchase over \$5,000.00;

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and City Council of La Vista, Nebraska, award the contract to Spencer Management LLC, Omaha, Nebraska, for concrete repair work in an amount not to exceed \$350,000.00.

Seconded by Councilmember Wetuski. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale, and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

COMMENTS FROM THE FLOOR

There were no comments from the floor.

COMMENTS FROM MAYOR AND COUNCIL

Councilmember Frederick commented on the Valentine's Day and St. Patrick's Day events.

At 7:16 p.m. Councilmember Frederick made a motion to adjourn the meeting. Seconded by Councilmember Hale. Councilmembers voting aye: Frederick, Ronan, Sheehan, Thomas, Quick, Sell, Hale and Wetuski. Nays: None. Abstain: None. Absent: None. Motion carried.

PASSED AND APPROVED THIS 2ND DAY OF APRIL 2024.

CITY OF LA VISTA

Douglas Kindig, Mayor

ATTEST:

Pamela A. Buethe, MMC
City Clerk