

Present: Mayor - Larry Franzen
Council members Jeff Kennedy
 Jim Aden
 Roger Dudley
City Administrator Bruce Clymer
City Clerk Connie L. Dalrymple
City Attorney Mike Bacon
Press: Gothenburg Times - Beth Barrett

Absent: Council member Gary Norseen
Police Chief Randy Olson

Also present: Eppie Sisneros, Shane Gruber, Joyce Hudson, LaMonte Schlake, Mr. & Mrs. Doug Swanson, Linda Bowman, Mr. & Mrs. Andrew Hilbers, Mr. & Mrs. Roger Wahlgren, Andrew Kennedy, Jeff Whiting, Jim Long, Jennifer Wolf, Kathy Nichols, Cathy Simon, Dean Kugler

Mayor Franzen opened the meeting at 7:00 p.m. Advance notice and a copy of the agenda were given to the Council and members of the press. City Council meetings are conducted in accordance with the Open Meetings Act, a copy of which is available for public inspection on the north wall of the Council Chambers.

The public hearing on a request from Travis Sheffield for a special use permit to construct and operate a funeral home at 27th Street and Ave L was opened at 7:00 p.m. Mayor Franzen stated the hearing would remain open until September 5 but that no comment or discussion will be heard at this time because the Planning & Zoning Commission has requested additional information on the structure and will continue their August 8th meeting on August 22. At that time they will make a recommendation to the City Council on the status of the special use permit.

Kennedy moved, Aden seconded, to continue the public hearing on a special use permit for Travis Sheffield until September 5th at 7:00 p.m. Roll call vote: Yea – Dudley, Aden, Kennedy. Nays – none. Absent and not voting – Norseen.

Dudley moved, Aden seconded, to approve the consent agenda that included:
City Council minutes – August 1
Police Report – July
Planning & Zoning Commission minutes – August 8
Cemetery Board minutes- August 7

Roll call vote: Yea – Kennedy, Aden, Dudley. Nay – none. Absent and not voting – Norseen. Nay - none.

Kennedy moved, Dudley seconded, allowing payment of the claims against the City, \$201,026.52, except #1047; Public Works Division \$321,714.77; and the August 10 payroll of \$31,494.97. Roll call vote: Yea – Aden, Dudley, Kennedy. Nay - none. Absent and not voting – Norseen.

Kennedy moved, Aden seconded, allowing payment of claim #1047 to the Animal Hospital. Roll call vote: Yea – Aden, Kennedy. Nay – none. Absent and not voting – Norseen.

- Administrator Clymer received notice today that Kinder-Morgan sold their retail system to GE Energy Financial Services.
- There is a trash haulers meeting on August 16 at 3:30 p.m. The franchise, rates, and park / downtown removal will be discussed.

Dudley moved, Aden seconded, to pass and approve Ordinance #809 on third and final reading. The ordinance rezones a triangular parcel south of 2nd Street and east of Ave A from R-3 to I-2. Roll call vote: Yea – Kennedy, Aden, Dudley. Nay – none. Absent and not voting – Norseen.

Aden moved, Kennedy seconded to pass and approve Resolution 2006-9 allowing alcohol consumption on City property for a Business After Hours event August 25.

Dudley moved, Kennedy seconded, approval of a one day license to dispense beer, wine, and distilled spirits at the Business After Hours event on August 25, 2006 from 5:00 p.m. to 8:00 p.m. on the vacant parcel immediately north of 401 Cottonwood Drive (Lot 2, Gothenburg Industrial park 2nd Add'n). Roll call vote: Yea –Aden, Kennedy, Dudley. Nay - none. Absent and not voting – Norseen.

Dudley moved, Kennedy seconded to introduce Ordinance 810 to rezone Block 22 and vacated Ave C, Hiles and Reynolds Add'n from R-3 to I-1. Roll call vote: Yea – Aden, Kennedy, Dudley. Nay – none. Absent and not voting – Norseen.

Lengthy discussion was had on the proposed agreement with Dawson County for consolidated dispatch services. The council feels the agreement as proposed is not in the best interests of the Gothenburg taxpayers but is willing to meet with Commissioners to discuss a more equitable distribution of costs. Commissioner Dean Kugler will contact other commissioners to set a meeting time and place soon.

Ron Sabin, owner of the property at 602 Ave I, was served notice on June 16 to repair or demolish the unsafe building. Even though Mr. Sabin missed the 10-day appeal deadline, Administrator Clymer has received a request for a time extension to September 30 for health reasons. Mr. Sabin does plan to demolish the house but is temporarily incapacitated due to a heart attack.

Kennedy moved, Aden seconded, to allow Mr. Sabin until September 30 to correct deficiencies or demolish the residence at 602 Ave I. The extension given is firm and will not be extended further. Roll call vote: Yea – Dudley, Aden, Kennedy. Nay – none. Absent and not voting – Norseen.

Council is not interested in selling scrap wire at this time.

Chamber Director Anne Anderson reported on plans for the Harvest Festival around a Baby Boomers theme. Plans are underway for bed races, a ‘Woodstock’ hot dog feed and two parades. The kids parade will be Friday September 15 and the Festival parade will be Saturday, the 16th and will follow the same route as in the past. She will provide more information on various events next meeting.

Dudley moved, Kennedy seconded, approving the proposed routes for the kid’s parade on September 15th and the Harvest Festival parade on the 16th, subject to approval from the Nebraska Department of Roads. Roll call vote: Yea – Aden, Kennedy, Dudley. Nay – none. Absent and not voting – Norseen.

Jennifer Wolf, Dawson Area Development Director, discussed the CROWN home project. The housing concept provides a nice home while transitioning the occupant from renter to owner. Homes are 1200 square foot, three bedroom, two bath units. There are five home styles and colors and they qualify for NIFA tax credits. Rent is based on income and \$50 / month goes toward home equity, which in turn becomes the down payment for purchase in six years. During the rental period, property managers inspect the property to assure proper care and maintenance and provide counseling on home ownership. There are no tax breaks and there is no penalty to the renter for wage increases.

After hearing a presentation on the CROWN project the County has agreed to allow 15 single family homes in Gothenburg, Cozad, and Lexington. If Gothenburg accepts any of the housing units, they will need lots with infrastructure in place.

The Pony Express Foundation owns lots in the east part of town that were originally from Goshen Rubber Co to be used for housing but there is no infrastructure. Discussion was had on the possibility of providing infrastructure by having Miller & Associates doing the design work and the city crews laying the water and sewer lines. A combination of Housing Corporation funds, sales tax, and tax increment financing to cover the cost of street work could make the project work. This project could not only provide five new homes but would also open other lots in the area owned by private individuals. Unfortunately, the area has a high water table that does not allow basements.

The general contractor uses local subcontractors, but supervisors are from Aurora and materials are his choice although he tries to get some locally.

Aden moved, Kennedy seconded, to support a CROWN home project in Gothenburg and to proceed with plan approval, infrastructure design, redevelopment contracts and agreements with the Housing Corporation, Dawson Area Development and the Community Redevelopment Authority. Roll call vote: Yea – Dudley, Kennedy, Aden. Nay – none. Absent and not voting – Norseen.

Kennedy moved, Aden seconded, to approve Mayor Franzen’s recommendation appointing Greg Viergutz to the Redevelopment Authority, to fill the vacancy created by Pat Cordell’s resignation. The term will expire in January 2007. Roll call vote: Yea – Dudley, Aden, Kennedy. Nay – none. Absent and not voting – Norseen.

Kennedy moved, Dudley seconded, to adjourn the meeting at 8:07 p.m. Roll call vote: Yea – Aden, Kennedy, Dudley. Nay – none. Absent and not voting – Norseen. The next regular meeting will be September 5 at 7:00 p.m.

Larry Franzen Mayor

Connie L. Dalrymple, City Clerk