



CITY COUNCIL AGENDA
Tuesday, March 1, 2016 at 7:00 p.m.
Springfield City Hall
170 North 3rd Street

CALL TO ORDER

- Public announcement that a copy of the Nebraska Open Meetings Law is posted in the entry to the meeting room
- Roll call
- Pledge of Allegiance

CONSENT AGENDA

All consent agenda items are approved in one motion unless removed by a Council Member. Removed items will be placed under the Regular Agenda for consideration and action by the Council.

1. Approve Minutes of the February 16, 2016 Council Meeting
2. Approve Claims and Payroll
3. Approve Invoice No. 246786 from Olsson Associates in the amount of \$886.36 for professional services rendered from January 3, 2016, through February 6, 2016, for work completed on South 1st Street Sanitary Sewer Replacement & Spruce Street Paving Improvements
4. Approve Invoice No. 246781 from Olsson Associates in the amount of \$504.03 for professional services rendered from December 6, 2015, through February 6, 2016, for work completed on the Turtle Creek Sanitary Sewer Crossing
5. Approve Invoice No. 246920 from Olsson Associates in the amount of \$12,520.00 for professional services rendered from January 3, 2016, through February 6, 2016, for work completed on Municipal Water System Improvements (New Well)
6. Consider an Application for a Special Designated Liquor License submitted by Trojan Tavern for the Springfield Legion Baseball Parents fundraiser event at the Community Building on Saturday, March 19, 2016, from 10:00 a.m. to 9:00 p.m.
7. Consider waiving the Community Building rental fee for a fundraiser event sponsored by the Springfield Legion Baseball Parents on Saturday, March 19

REGULAR AGENDA

1. Lt. Dennis Svoboda with the Sarpy County Sheriff's Department will provide a monthly service report
2. Connie Manzer, Springfield Memorial Library Director – Annual Library Report
3. Conduct a **Public Hearing** to consider (1) a revised preliminary plat (Lots 1-286 and Outlots A-M, Springfield Pines) of a subdivision located in the East Half of the Northeast Quarter, Section 24, Township 13 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, consisting of approximately 119.19 acres, more or less, and generally located on the southwest corner of 132nd Street and Platteview Road; and for waivers to the subdivision regulations pertaining to design standards and required improvements as identified; (2) a final plat (Lots 1-128 and Outlots A-I, Springfield Pines) of a subdivision located in the East Half of the Northeast Quarter, Section 24, Township 13 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, consisting of approximately 59.99 acres, more or less, and generally located on the southwest corner of 132nd and Platteview Road
4. Consider approval of **Resolution 2016-9** approving a revised preliminary plat (Lots 1-286 and Outlots A-M, Springfield Pines) of a subdivision located in the East Half of the Northeast Quarter, Section 24, Township 13 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, consisting of approximately 119.19 acres, more or less, and generally located on the southwest corner of 132nd Street and Platteview Road; and for waivers to the subdivision regulations pertaining to design standards and required improvements as identified
5. Consider approval of **Resolution 2016-10** (1) authorizing the Mayor to enter into a Subdivision Agreement with Springfield Pines, LLC, Springfield Pines Homeowners Association, and Sanitary and Improvement District No. 311 for Phase 1 of Springfield Pines, (2) approving a final plat (Lots 1-128 and Outlots A-I, Springfield Pines) of a subdivision located in the East Half of the Northeast Quarter, Section 24, Township 13 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, consisting of approximately 59.99 acres, more or less, and generally located on the northwest corner of 132nd Street and Platteview Road, (3) authorizing the Mayor to enter into a water supply agreement, and (4) authorizing the Mayor to enter into a sewer agreement
6. Consider approval of **Ordinance No. 909** changing zoning classification from R87 Single-Family Residential to R50 Two-Family Residential on Lots 1-128 and Outlots A-I, Springfield Pines, a subdivision in Sarpy County, Nebraska
7. Conduct a **Public Hearing** to consider an application filed by Springfield Landing, LLC, applicant and owner, amending the Springfield Comprehensive Plan and changing the future land use designation from Medium Density Residential to Industrial on the south eleven acres of Tax Lot 18, Section 24, Township 13 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, bordered by the existing drainage ditch to the north and Pflug road to the south and generally located on the northwest corner of Pflug Road and South 138th Street
8. Consider approval of **Ordinance No. 910** changing the future land use designation from Medium Density Residential to Industrial on the south approximate eleven acres of Tax Lot 18, Section 24, Township 13 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, bordered by the existing drainage ditch to the north and Pflug road to the south and generally located on the northwest corner of Pflug Road and South 138th Street
9. Consider a bid from Bobcat for the annual skid steer lease

10. Discuss Connie Manzer's annual review and consider a proposed merit increase
11. Discuss Shirley Santee's annual review and consider a proposed merit increase

DEPARTMENT REPORTS

1. Sewer Department – Darren Carlson
2. Library & Community Building – Roy Swenson
3. Water & Parks Department – Dan Craney
4. Street Department – Chad Nolte
5. Mayor's Report – Bob Roseland
6. City Staff Reports

The Mayor and City Council reserve the right to adjourn into executive session per Section 84-1410 of the Nebraska Revised Statutes.

ADJOURNMENT

MINUTES

A regular meeting of the Mayor and Council of the City of Springfield, Nebraska was held at 7:00 o'clock p.m. at City Hall on March 1, 2016. Present were Mayor Bob Roseland; Council Members: Roy Swenson, Dan Craney, Chad Nolte. Absent: Darren Carlson. Notice of this meeting was given in advance by posting in three public places, one of the designated methods of giving notice. Notice of this meeting was given in advance to the Mayor and all Council Members and a copy of their receipt of notice is attached to these Minutes. Availability of the agenda was communicated in the advance notice and in the notice to the Mayor and Council of this meeting. All proceedings hereafter shown were taken while the convened meeting was open to the public. The Mayor publicly stated to all in attendance that a current copy of the Nebraska Open Meetings Act was available for review and indicated the location of such copy posted in the room where the meeting was being held.

Consent Agenda

Motion by Nolte, seconded by Craney, to approve the Consent Agenda. AYES: Swenson, Craney, Nolte. NAYS: None. Motion carried.

Check #	Account ID	Account Description	Debit Amount	Name
General				
37485	6084-10-10	Aflac	119.36	Aflac
37463	6080-10-10	Health Insurance	963.50	Coventry
37460	6080-10-10	Health Insurance	101.17	Delta Dental
37499	9060-10-10	Building	340.00	Derby's Heating & Air
37500	7230-10-10	Postage/Shipping	80.00	First National Bank
37503	9060-10-10	Building	35.22	Home Depot
37506	7030-10-10	Prof Svcs-Planning	1,704.00	JEO Consulting Group
37507	7200-10-10	Dues	50.00	Keep Nebraska Beautiful
37511	7020-10-10	Prof Svcs-Legal	50.00	Klinker, Mark A.
37509	8140-10-10	R&M Equip	190.00	Konica Minolta Premier Finance

37512	7045-10-10	Prof Svcs-Tech Support	300.00	Massman, Nelson, Reinig
37515	9060-10-10	Building	589.12	Menards
37514	9060-10-10	Building	823.24	Menards
37546	7320-10-10	Natural Gas	75.73	MUD
37523	7045-10-10	Prof Svcs-Tech Support	840.00	Network Needs
37547	7330-10-10	Telephone	105.87	NT&T
37524	7010-10-10	Prof Svcs-Engineer	2,693.61	Olsson Associates
37525	7250-10-10	Publication Costs	274.26	Omaha World Herald
37527	7310-10-10	Electricity	69.31	OPPD
37528	7025-10-10	Prof Svcs-CPA	14,100.00	Ortmeier, Ric
37462	6080-10-10	Health Insurance	149.72	Principal
37531	7046-10-10	Prof Svcs-Building Inspector	172.00	Sarpy County Building Inspector
37533	7040-10-10	Prof Svcs-Other	250.00	Sarpy County Fiscal Administrator
37532	7060-10-10	Animal Control	376.88	Sarpy County Fiscal Administrator
37542	7040-10-10	Prof Svcs-Other	10.00	Sarpy County Register of Deeds
37534	7050-10-10	Law Contract	8,207.00	Sarpy County Treasurer
37536	7020-10-10	Prof Svcs-Legal	1,009.79	Seidler & Seidler
37537	9060-10-10	Building	315.63	Sherwin Williams
37540	7280-10-10	Laundry	117.70	Walkers Uniform Rental
Total			34,113.11	
Library				
37486	8060-20-10	Books	158.56	Amazon
37488	8060-20-10	Books	48.69	Baker & Taylor
37490	8130-20-10	R&M Building	118.00	Block Electrical
37495	7455-20-10	IP Address	55.00	Charter Communications
37463	6080-20-10	Health Insurance	677.80	Coventry
37460	6080-20-10	Health Insurance	29.15	Delta Dental
37510	8060-20-10	Books	201.55	Lookout Books
37516	8060-20-10	Books	167.80	MidAmerica Books
37546	7320-20-10	Natural Gas	148.12	MUD
37522	8060-20-10	Books	15.00	Nelson, Kathy
37547	7330-20-10	Telephone	45.16	NT&T
37527	7310-20-10	Electricity	249.18	OPPD
37462	6080-20-10	Health Insurance	51.99	Principal
37535	7480-20-10	Janitorial	200.00	Schmieder, Marcie
Total			2,166.00	
Library Restricted				
37491	8070-21-10	Library Supplies	115.78	Brodart Co.
37494	8060-21-10	Books	84.48	Center Point Large Print
37497	8060-21-10	Books	265.37	Davidsons Title
37498	8070-21-10	Library Supplies	23.90	Demco
37501	8060-21-10	Books	45.73	Gale
37518	7180-21-10	Education	70.00	Nebraska Library Association
37530	8070-21-10	Library Supplies	91.74	Quill Corporation
37538	8070-21-10	Library Supplies	309.91	Upstart
Total			1,006.91	
Park				
37487	8120-30-10	Fuel	132.08	B&D Pit Stop
37463	6080-30-10	Health Insurance	440.93	Coventry
37460	6080-30-10	Health Insurance	43.30	Delta Dental
37513	8160-30-10	R&M Grounds	340.00	Maystrick, Kent
37519	9106-30-10	MoPac Trail Phase III	2,662.56	NDOR
37527	7310-30-10	Electricity	210.60	OPPD
37529	7340-30-10	Waste Disposal	60.10	Premier Waste Solutions
37462	6080-30-10	Health Insurance	26.64	Principal
Total			3,916.21	

Community Building				
37493	8130-40-10	R&M Building	125.00	Carlisle Roofing
37502	8130-40-10	R&M Building	29.97	Gretna Ace Hardware
37503	8130-40-10	R&M Building	401.94	Home Depot
37515	8130-40-10	R&M Building	6.48	Menards
37546	7320-40-10	Natural Gas	252.29	MUD
37527	7310-40-10	Electricity	122.64	OPPD
37529	7340-40-10	Waste Disposal	32.80	Premier Waste Solutions
37540	7280-40-10	Laundry	160.05	Walkers Uniform Rental
Total			1,131.17	
Water				
37485	6084-50-20	Aflac	56.16	Aflac
37489	9040-50-20	Tools & Misc Equip	810.01	Barco Municipal Products
37463	6080-50-20	Health Insurance	1,180.59	Coventry
37460	6080-50-20	Health Insurance	74.07	Delta Dental
37517	7420-50-20	Testng	48.53	Midwest Laboratories
37520	7420-50-20	Testing	153.00	NE Public Health Environmental Lab
37521	8120-50-20	Fuel	123.14	Neitzel's Corner
37547	7330-50-20	Telephone	149.41	NT&T
37550	9090-50-20	New Well	12,520.00	Olsson Associates
37526	7430-50-20	Digger's Hotline	15.90	One Call Concepts
37527	7310-50-20	Electricity	1,349.06	OPPD
37462	6080-50-20	Health Insurance	74.77	Principal
37539	7330-50-20	Telephone	15.23	Verizon Wireless
37540	7290-50-20	Uniform Allowance	59.50	Walkers Uniform Rental
Total			16,629.37	
Sewer				
37485	6084-60-30	Aflac	168.88	Aflac
37545	8030-60-30	Supplies	4.99	Casey's General Store
37545	8120-60-30	Fuel	74.92	Casey's General Store
37463	6080-60-30	Health Insurance	560.79	Coventry
37460	6080-60-30	Health Insurance	88.66	Delta Dental
37504	8140-60-30	R&M Equip	307.34	Hotsy Equipment
37517	7420-60-30	Testing	417.00	Midwest Laboratories
37547	7330-60-30	Telephone	55.29	NT&T
37548	9097-60-30	Turtle Creek Aerial Crossing	504.03	Olsson Associates
37549	9096-60-30	South 1st Street Sewer	886.36	Olsson Associates
37527	7310-60-30	Electricity	2,280.23	OPPD
37462	6080-60-30	Health Insurance	114.71	Principal
37539	7330-60-30	Telephone	15.23	Verizon Wireless
37540	7290-60-30	Uniforms Allowance	54.65	Walkers Uniform Rental
Total			5,533.08	
Street				
37487	8120-70-40	Fuel	31.71	B&D Pit Stop
37490	9060-70-40	Building	8,377.00	Block Electrical
37492	9060-70-40	Building	1,491.17	Builder's Supply Co.
37545	8120-70-40	Fuel	50.41	Casey's General Store
37496	8140-70-40	R&M Streets & Alleys	176.40	Cornhusker International Trucks
37463	6080-70-40	Health Insurance	1,042.06	Coventry
37460	6080-70-40	Health Insurance	72.45	Delta Dental
37502	8030-70-40	Supplies	26.45	Gretna Ace Hardware
37502	9040-70-40	Tools & Misc Equip	57.90	Gretna Ace Hardware
37503	9040-70-40	Tools & Misc Equip	65.69	Home Depot
37503	9060-70-40	Building	496.00	Home Depot
37505	9060-70-40	Building	31,546.40	Iron Specialties

37508	9060-70-40	Building	4,246.58	Kildow Construction
37513	9084-70-40	Sidewalk Repair	180.00	Maystrick, Kent
37513	9060-70-40	Building	650.00	Maystrick, Kent
37513	8215-70-40	R&M Streets & Alleys	910.00	Maystrick, Kent
37515	9040-70-40	Tools & Misc Equip	31.83	Menards
37546	7320-70-40	Natural Gas	648.85	MUD
37547	7330-70-40	Telephone	50.24	NT&T
37524	7010-70-40	Prof Svcs-Engineer	342.60	Olsson Associates
37527	7310-70-40	Electricity	3,819.82	OPPD
37529	7340-70-40	Waste Disposal	32.80	Premier Waste Solutions
37462	6080-70-40	Health Insurance	51.87	Principal
37539	7330-70-40	Telephone	15.23	Verizon Wireless
37540	7290-70-40	Uniform Allowance	104.65	Walkers Uniform Rental
37541	8100-70-40	Sand & Gravel	1,833.26	Westover Rock & Sand
Total			56,351.37	
Payroll			37,449.41	

Regular Agenda

Agenda Item 1. Lt. Dennis Svoboda with the Sarpy County Sheriff's Department provided the monthly service report. He reported that the SWAT team is conducting training in town.

Agenda Item 2. Connie Manzer, Springfield Memorial Library Director, provided the annual library report. She reported that library staff reorganized all non-fiction books and sorted them by subjects. She noted that the library received a grant for the Lego program. Manzer reviewed numerous after school programs and adult crafting groups. She said that the new handicap accessible front door will be installed within the next week.

Agenda Item 3. A Public Hearing of the Springfield City Council was opened at 7:11 p.m. to consider (1) a revised preliminary plat (Lots 1-286 and Outlots A-M, Springfield Pines) of a subdivision located in the East Half of the Northeast Quarter, Section 24, Township 13 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, consisting of approximately 119.19 acres, more or less, and generally located on the southwest corner of 132nd Street and Platteview Road; and for waivers to the subdivision regulations pertaining to design standards and required improvements as identified; and (2) a final plat (Lots 1-128 and Outlots A-I, Springfield Pines) of a subdivision located in the East Half of the Northeast Quarter, Section 24, Township 13 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, consisting of approximately 59.99 acres, more or less, and generally located on the southwest corner of 132nd and Platteview Road. David Potter, City Planner with JEO Consulting Group, reviewed the staff report. Larry Jobeun, attorney for Springfield Pines, introduced the development team and was available for questions. No one from the public spoke in favor of or in opposition to the revised preliminary plat or final plat. Motion by Swenson, seconded by Craney, to close the public hearing. AYES: Swenson, Craney, Nolte. NAYS: None. Motion carried. Public hearing closed at 7:16 p.m.

Agenda Item 4. Council Member Nolte introduced Resolution 2016-9 and moved its adoption, contingent upon the city receiving an agreement from the developer that the SID will pay for and/or reimburse the city for all costs associated with the water main lowering/relocation; such financial agreement to be approved by the city attorney and city administrator. Council Member Craney seconded the foregoing motion and on roll call on the passage and adoption of said resolution, the following voted YEA: Swenson, Craney, Nolte. The following voted NAY: None. Whereupon the Mayor declared said motion carried and said resolution passed and adopted. A true, correct and complete copy of said resolution is as follows:

**RESOLUTION
2016-9**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SPRINGFIELD, NEBRASKA APPROVING A REVISED PRELIMINARY PLAT (LOTS 1-286 AND OUTLOTS A-M, SPRINGFIELD PINES) OF A SUBDIVISION LOCATED IN THE EAST HALF OF THE NORTHEAST QUARTER, SECTION 24, TOWNSHIP 13 NORTH, RANGE 11 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, CONSISTING OF APPROXIMATELY 119.19 ACRES, MORE OR LESS, AND GENERALLY LOCATED ON THE SOUTHWEST CORNER OF 132ND STREET AND PLATTEVIEW ROAD; AND FOR A WAIVER TO THE SUBDIVISION REGULATIONS PERTAINING TO RIGHT-OF-WAY WIDTH FOR LOCAL STREETS.

WHEREAS, Gene Graves, Managing Member of GDR, LLC, applicant, and Mahloch Family Partnership, LTD, owner, of the above described property have made application for approval of a revised preliminary plat for proposed Springfield Pines; and

WHEREAS, the city planner, city engineer, city attorney, city clerk and other agencies have reviewed such application; and

WHEREAS, the Springfield Planning Commission held a public hearing on January 12, 2016, regarding the application and has made a recommendation of approval to the City Council of the revised preliminary plat for Springfield Pines, and waiver to the subdivision regulations pertaining to the right-of-way width for local streets, subject to the resolution of items specified in the City Planner's staff report as it meets the general requirements of the zoning ordinance and subdivision regulations; and

WHEREAS, the City Council of the City of Springfield held a public hearing regarding such application on March 1, 2016, and is agreeable to the approval of the revised preliminary plat for Springfield Pines, and waiver to the subdivision regulations pertaining to the right-of-way width for local streets, contingent upon final approval of the change of zoning classification from R87 Single-Family Residential to R50 Two-Family Residential on Lots 1-284 and Outlots A-M, from R87 Single-Family Residential to R30 General Family Residential on Lot 286, and from R87 Single-Family Residential to Mixed Use on Lot 285.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Springfield hereby approves the revised preliminary plat of Lots 1-286 and Outlots A-M, Springfield Pines, and the waiver to the subdivision regulations reducing the right-of-way width from 60 feet to 50 feet for local streets throughout the development with the development providing a five foot front yard utility easement to offset the reduced right-of-way width, contingent upon final approval of the change of zoning classification from R87 Single-Family Residential to R50 Two-Family Residential on Lots 1-284 and Outlots A-M, from R87 Single-Family Residential to R30 General Family Residential on Lot 286, and from R87 Single-Family Residential to Mixed Use on Lot 285.

PASSED AND APPROVED THIS 1ST DAY OF MARCH, 2016.

Ayes 3

Nays 0

Abstain 0

Absent __1__

Approved:

Mayor

SEAL

Attest:

City Clerk

Agenda Item 5. Council Member Nolte introduced Resolution 2016-10 and moved its adoption, contingent upon the city receiving an agreement from the developer that the SID will pay for and/or reimburse the city for all costs associated with the water main lowering/relocation; such financial agreement to be approved by the city attorney and city administrator. Council Member Swenson seconded the foregoing motion and on roll call on the passage and adoption of said resolution, the following voted YEA: Swenson, Craney, Nolte. The following voted NAY: None. Whereupon the Mayor declared said motion carried and said resolution passed and adopted. A true, correct and complete copy of said resolution is as follows:

**RESOLUTION
2016-10**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SPRINGFIELD, NEBRASKA APPROVING THE SUBDIVISION AGREEMENT AND FINAL PLAT (LOTS 1-128 AND OUTLOTS A-I, SPRINGFIELD PINES) OF A SUBDIVISION LOCATED IN THE EAST HALF OF THE NORTHEAST QUARTER, SECTION 24, TOWNSHIP 13 NORTH, RANGE 11 EAST OF THE 6TH P.M., SARPY COUNTY, NEBRASKA, CONSISTING OF APROXIMATELY 59.99 ACRES, MORE OR LESS, AND GENERALLY LOCATED ON THE NORTHWEST CORNER OF 132ND STREET AND MAIN STREET; AND FOR A WAIVER TO THE SUBDIVISION REGULATIONS PERTAINING TO RIGHT-OF-WAY WIDTH FOR LOCAL STREETS.

WHEREAS, on December 21, 2015, the City of Springfield received a revised preliminary plat application from Gene Graves, Managing Member of GDR, LLC, a Nebraska Limited Partnership, applicant, and Mahloch Family Partnership, Ltd., owner, for Springfield Pines; and

WHEREAS, on December 21, 2015, the City of Springfield received a final plat application from Gene Graves, Managing Member of GDR, LLC, a Nebraska Limited Partnership, applicant, and Mahloch Family Partnership, Ltd., owner, for Springfield Pines; and

WHEREAS, it has been represented that GDR, LLC will assign all of its interest to Springfield Pines, LLC; and

WHEREAS, it has been represented to the City of Springfield by Springfield Pines, LLC that the name of Sanitary Improvement District No. 311 of Sarpy County has been reserved; and

WHEREAS, it has been represented to the City of Springfield that Springfield Pines, LLC is a Nebraska Limited Liability Company in good standing and a Certificate of the Secretary of State has been deposited with the Springfield City Administrator; and

WHEREAS, it has been represented to the City of Springfield that the Springfield Pines Homeowners Association is a Nebraska Corporation in good standing and a Certificate of the Secretary of State has been deposited with the Springfield City Administrator; and

WHEREAS, Mahloch Family Partnership will convey its ownership interest to Springfield Pines, LLC; and

WHEREAS, the City Planner, City Attorney, City Engineer, City Clerk, and other agencies have reviewed the revised preliminary plat and final plat applications; and

WHEREAS, the Springfield Planning Commission held a public hearing on January 12, 2016, regarding the application and has made a recommendation of approval to the City Council of the final plat for Springfield Pines, and waiver to the subdivision regulations pertaining to the right-of-way width for local streets, subject to the resolution of items specified in the City Planner's staff report as it meets the general requirements of the zoning ordinance and subdivision regulations; and

WHEREAS, the City Council of the City of Springfield held a public hearing regarding the final plat application on March 1, 2016, and is agreeable to the approval of the final plat for Springfield Pines and waiver to the subdivision regulations pertaining to the right-of-way width for local streets, contingent upon final approval of the change of zoning classification from R87 Single-Family Residential to R-50 Two-Family Residential on Lots 1-128 and Outlots A-I, and contingent upon the Developer submitting approved attachments to the Subdivision Agreement; and

WHEREAS, Springfield Pines, LLC has requested that the City of Springfield prepare a water supply agreement and a sewer agreement to be attached to the Subdivision Agreement.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Springfield hereby approves and authorizes the Mayor to enter into a Subdivision Agreement, a water supply agreement, and a sewer agreement with Springfield Pines, LLC, Springfield Pines Homeowners Association, and Sanitary Improvement District No. 311 of Sarpy County, Nebraska for Springfield Pines, contingent upon (1) the developers executing the final plat attached hereto as Exhibit "A," (2) the City of Springfield being presented with proof that SID 311 of Sarpy County has been formed, and (3) the developers executing the Subdivision Agreement attached hereto as Exhibit "B."

NOW, THEREFORE, BE IT FURTHER RESOLVED that the City Council of the City of Springfield hereby approves the final plat of Lots 1-128 and Outlots A-I, Springfield Pines, contingent upon (1) the developers executing the final plat attached hereto as Exhibit "A," (2) the City of Springfield being presented with proof that SID 311 of Sarpy County has been formed, and (3) the developers executing the Subdivision Agreement attached hereto as Exhibit "B."

Introduced and passed this 1st day of March, 2016.

Ayes 3

Nays 0

Abstain 0

Absent 1

Approved:

MAYOR

SEAL

Attest:

CITY CLERK

Agenda Item 6. Council Member Nolte introduced Ordinance No. 909 entitled:

AN ORDINANCE TO CHANGE THE ZONING CLASSIFICATION FROM R87 SINGLE-FAMILY RESIDENTIAL TO R50 TWO-FAMILY RESIDENTIAL ON LOTS 1-128 AND OUTLOTS A-I, SPRINGFIELD PINES, A SUBDIVISION IN SARPY COUNTY, NEBRASKA; AND TO PROVIDE FOR THE EFFECTIVE DATE HEREOF

and moved that the statutory rule requiring reading on three different days be suspended. Council Member Craney seconded the motion to suspend the rules and upon roll call vote on the motion the following Council Members voted AYE: Swenson, Craney, Nolte. The following voted NAY: None. The motion to suspend the rules was adopted by three-fourths of the Council and the statutory rule was declared suspended for consideration of said ordinance. Said ordinance was then read by title and thereafter Council Member Nolte moved for final passage of the ordinance, contingent upon the city receiving an agreement from the developer that the SID will pay for and/or reimburse the city for all costs associated with the water main lowering/relocation; such financial agreement to be approved by the city attorney and city administrator, which motion was seconded by Council Member Swenson. The Mayor then stated the question "Shall Ordinance No. 909 be passed and adopted?" Upon roll call vote, the following Council Members voted AYE: Swenson, Craney, Nolte. The following voted NAY: None. The passage and adoption of said ordinance having been concurred in by a majority of all members of the Council, the Mayor declared the ordinance adopted and the Mayor in the presence of the Council signed and approved the ordinance and the Clerk attested the passage and approval of the same and affixed her signature thereto and ordered the ordinance to be published or posted as required by law and as provided therein. A true, correct and complete copy of said ordinance is as follows:

ORDINANCE NO. 909

AN ORDINANCE TO CHANGE THE ZONING CLASSIFICATION FROM R87 SINGLE-FAMILY RESIDENTIAL TO R50 TWO-FAMILY RESIDENTIAL ON LOTS 1-128 AND OUTLOTS A-I, SPRINGFIELD PINES, A SUBDIVISION IN SARPY COUNTY, NEBRASKA; AND TO PROVIDE FOR THE EFFECTIVE DATE HEREOF.

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF SPRINGFIELD, SARPY COUNTY, NEBRASKA:

Section 1. APPLICATION. An application was filed by Gene Graves, Managing Member of GDR, LLC, applicant, and Mahloch Family Partnership, LTD, owner, requesting a change of zoning classification from R87 Single-Family Residential to R50 Two-Family Residential on Lots 1-268 and Outlots A-J, from R87 Single-Family Residential to R30 General Family Residential on Lot 269, and from R87 Single-Family Residential to Mixed Use on Lot 270, all in Springfield Pines, a subdivision in Sarpy County, Nebraska.

Section 2. APPROVAL TO CHANGE THE ZONING CLASSIFICATION. On July 14, 2015, the Springfield Planning Commission conducted a public hearing on the matter of changing the zoning classification from R87 Single-Family Residential to R50 Two-Family Residential on Lots 1-268 and Outlots A-J, from R87 Single-Family Residential to R30 General Family Residential on Lot 269, and

from R87 Single-Family Residential to Mixed Use on Lot 270, all in Springfield Pines, and reported to the City Council that it recommended approval of the zoning classification change. On August 4, 2015, the City Council held a public hearing on said proposed change and found and determined that the zoning classification change from R87 Single-Family Residential to R50 Two-Family Residential on Lots 1-268 and Outlots A-J, from R87 Single-Family Residential to R30 General Family Residential on Lot 269, and from R87 Single-Family Residential to Mixed Use on Lot 270, all in Springfield Pines, was advisable. The City Council further found and determined that public hearings were duly held and notices were duly given.

On October 13, 2015, the Planning Commission conducted a public hearing on the matter of a revised preliminary plat for Springfield Pines. On November 3, 2015, the City Council conducted a public hearing on the same matter and approved the revised preliminary plat. Lots 1-268 were amended to Lots 1-261, Lot 269 was amended to Lot 263, and Lot 270 was amended to Lot 262. On October 13, 2015, the Planning Commission conducted a public hearing on the matter of the final plat for Lots 1-130 and Outlots A-E, Springfield Pines, and reported to the City Council that it recommended approval of the final plat. On November 3, 2015, the City Council held a public hearing on said final plat and denied the final plat at the request of the applicant. At that time, the applicant planned to submit another revised preliminary plat and final plat for the city's consideration.

On January 12, 2016, the Planning Commission conducted a public hearing on the matter of a revised preliminary plat for Springfield Pines. On March 1, 2016, the City Council conducted a public hearing on the same matter and approved the revised preliminary plat. Lots 1-261 were amended to Lots 1-284, Lot 263 was amended to Lot 286, and Lot 262 was amended to Lot 285. On January 12, 2016, the Planning Commission conducted a public hearing on the matter of the final plat for Lots 1-128 and Outlots A-I, Springfield Pines, and reported to the City Council that it recommended approval of the final plat. On March 1, 2016, the City Council held a public hearing on the same matter and approved the final plat.

Therefore, the City Council hereby approves said proposed change of zoning classification from R87 Single-Family Residential to R50 Two-Family Residential on Lots 1-128 and Outlots A-I. Upon such time as a final plat is submitted for Lots 129-286 and Outlots J-M, Springfield Pines, the Council shall consider final approval of the change of zoning classification from R87 Single-Family Residential to R50 Two-Family Residential on Lots 129-284 and Outlots J-M, from R87 Single-Family Residential to R30 General Family Residential on Lot 286, and from R87 Single-Family Residential to Mixed Use on Lot 285, Springfield Pines.

Section 3. EFFECTIVE DATE. This Ordinance shall be in full force and effect from and after passage, approval and publication as provided by law.

PASSED AND APPROVED THIS 1ST DAY OF MARCH, 2016.

Mayor

(SEAL)

Attest:

City Clerk

Agenda Item 7. A Public Hearing of the Springfield City Council was opened at 7:26 p.m. to consider an application filed by Springfield Landing, LLC, applicant and owner, amending the Springfield Comprehensive Plan and changing the future land use designation from Medium Density Residential to

Industrial on the south eleven acres of Tax Lot 18, Section 24, Township 13 North, Range 11 East of the 6th P.M., Sarpy County, Nebraska, bordered by the existing drainage ditch to the north and Pflug road to the south and generally located on the northwest corner of Pflug Road and South 138th Street. David Potter, City Planner with JEO Consulting Group, reviewed the staff report. Potter noted that in the update of the 2015 Springfield Comprehensive Plan, the land use for the property identified was designated as Medium Density Residential in order to create a transition between Industrial to the west, higher density residential to the north and lower density residential to the east. Medium Density Residential would allow for R87 and R50 zoning districts. He reported that the property owner wants to develop a portion of this land to construct self-storage units. According to the zoning ordinance, an enclosed self-storage facility is a permitted use in the Light Industrial Zoning District. The owner desires to change the zoning on the south 11 acres to light industrial. As per State Statute, the zoning ordinance shall conform to the comprehensive plan, so a change in land use is needed before a zoning change can be considered. Prior to the 2015 comprehensive plan update, the land use designation on this property had been Business Park which would have allowed some industrial uses. The current zoning on the property is Agriculture Residential with a Corridor Overlay extending across part of the property adjacent to Pflug Road. Regardless of any rezoning, the corridor overlay would remain and requires certain design guidelines. The Planning Commission recommended approval of the proposed change of land use designation and amendment to the future land use map from Medium Density Residential to Industrial on the south 11 acres of the property. Craney expressed concern with having an appropriate buffer between residential and light industrial areas. Potter noted that a landscape buffer is required between those two types of uses and that on this property there is a drainage way which will have a dedicated trail easement between the residential use to the north and light industrial to the south. Council discussed pavement of roadways adjacent to the property. The applicant was unable to attend this meeting, so they requested that the public hearing be continued until the March 15 Council meeting in order for them to be present. Motion by Swenson, seconded by Nolte, to continue the public hearing until the March 15, 2016, Council meeting. AYES: Swenson, Craney, Nolte. NAYS: None. Motion carried.

Agenda Item 8. Motion by Swenson, seconded by Nolte, to table agenda item 8, regarding Ordinance No. 910, until the March 15, 2016, Council meeting. AYES: Swenson, Craney, Nolte. NAYS: None. Motion carried.

Agenda Item 9. Motion by Nolte, seconded by Swenson, to approve the bid from Bobcat in the amount of \$2,700 for the annual skid steer lease. AYES: Swenson, Craney, Nolte. NAYS: None. Motion carried.

Agenda Items 10 and 11. Motion by Swenson, seconded by Nolte, to move agenda items 10 and 11, regarding Connie Manzer and Shirley Santee's annual reviews, into executive session. AYES: Swenson, Craney, Nolte. NAYS: None. Motion carried.

Department Reports

Agenda Item 1. No Department Report from Carlson.

Agenda Item 2. No Department Report from Swenson.

Agenda Item 3. Craney reported that Heath Shemek would be taking his sewer license exam in June.

Agenda Item 4. Nolte reported that the maintenance department has been working on the City Hall remodel, as well as construction at the new maintenance shop.

Agenda Item 5. Mayor Roseland reported on legislative items.

Agenda Item 6. Council discussed Buffalo Park baseball field usage by organizations outside of the city. John Stanton with the Springfield Baseball Parents Association said that they would like to pour a 13' x 30' concrete pad near the batting cages at Buffalo Park. The association will perform the construction and pay for the cost of the project. Council was acceptable to the pad being poured.

Executive Session

Motion by Swenson, seconded by Craney, to enter into executive session at 8:04 p.m. for the purpose of personnel discussion. AYES: Swenson, Craney, Nolte. NAYS: None. Motion carried.

Motion by Swenson, seconded by Nolte, to leave executive session at 8:13 p.m. AYES: Swenson, Craney, Nolte. NAYS: None. Motion carried.

Motion by Nolte, seconded by Swenson, to approve a \$.50/hour annual merit increase for Connie Manzer, Library Director. AYES: Swenson, Craney, Nolte. NAYS: None. Motion carried.

Motion by Nolte, seconded by Swenson, to approve a \$1.00/hour annual merit increase for Shirley Santee, Library Aide. AYES: Swenson, Craney, Nolte. NAYS: None. Motion carried.

Adjournment

Motion by Swenson, seconded by Craney, to adjourn. AYES: Swenson, Craney, Nolte. NAYS: None. Meeting adjourned at 8:14 p.m. Motion carried.

I, the undersigned, City Clerk for the City of Springfield, Nebraska, hereby certify that the foregoing is a true and correct copy of proceedings had and done by the Mayor and Council on March 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 agenda items were sufficiently descriptive to give the public reasonable notice of the matters to be considered at the meeting; that such subjects were contained in said agenda for at least twenty-four hours prior to said meeting; that at least one copy of all reproducible material discussed at the meeting was available at the meeting for examination and copying by members of the public; that the said minutes from which the foregoing proceedings have been extracted were in written form and available for public inspection within ten working days and prior to the next convened meeting of said body; that all news media requesting notification concerning meetings of said body were provided advance notification of the time and place of said meeting and the subjects to be discussed at said meeting; and that a current copy of the Nebraska Open Meetings Act was available and accessible to members of the public, posted during such meeting in the room in which such meeting was held.

Kathleen Gottsch
City Clerk