

McCook City Council  
September 19, 2022  
5:30 PM Central

Roll Call.  
Excuse Absences.

Open Meetings Act Announcement.

Invocation - McCook Ministerial Association - Kyle Dellevoet, McCook Christian Church.

Pledge of Allegiance.

Call to Order.

**Items.**

1. Announcements & Recognitions.

**2. Public Hearings.**

**2.A. Public Hearing - Consider a request from William Watts to rezone the following described property from Industrial Light (IL) to Business Commercial District (BC): Lot Three, Block One, Happy Hollow Addition, to the City of McCook, Red Willow County, Nebraska, except that track deeded to the State of Nebraska.**

2.A.1. Adjourn the Public Hearing.

**2.B. Ordinance No. 2022-3049 changing the zoning classification of Lot Three (3), Block One (1), Happy Hollow Addition, to the City of McCook, Red Willow County, Nebraska, except that tract deeded to the State of Nebraska.**

2.B.1. Chairperson asks Clerk to read Ordinance by title.

2.B.2. Consider approval of Ordinance No. 2022-3049 upon its first reading.

**2.C. Public Hearing - Regarding the Preliminary Plat and Final Plat for Heritage Pointe Addition Lot 2, a tract of land located in the S1/2 of the SE1/4 of Section 24, Township 3 North, Range 30 West of the 6th P.M., Red Willow County, Nebraska.**

2.C.1. Adjourn the Public Hearing.

2.D. Adopt Resolution No. 2022-11, approving the Preliminary Plat and Final Plat for Heritage Pointe Addition Lot 2, a tract of land located in the S1/2 of the SE1/4 of Section 24, Township 3 North, Range 30 West of the 6th P.M., Red Willow County, Nebraska.

**2.E. Public Hearing - Regarding the voluntary annexation of a tract of land located in the S1/2 of the SE1/4 of Section 24, Township 3 North, Range 30 West of the 6th P.M., Red Willow County, Nebraska, said tract of land included in the parcel to be referred to as Heritage Pointe Addition Lot 2.**

2.E.1. Adjourn the Public Hearing.

**2.F. Ordinance No. 2022-3050 approving the voluntary annexation of a tract of land located in the S1/2 of the SE1/4 of Section 24, Township 3 North, Range 30 West of the 6th P.M., Red Willow County, Nebraska, said tract of land included in the parcel to be referred to as Heritage Pointe Addition Lot 2.**

2.F.1. Chairperson asks Clerk to read Ordinance by title.

2.F.2. Consider approval of Ordinance No. 2022-3050 upon its first reading.

**2.G. Public Hearing - Regarding a zoning change request for Heritage Pointe Addition Lot 2, a tract of land located in the S1/2 of the SE1/4 of Section 24, Township 3 North, Range 30 West of the 6th P.M., Red Willow County, Nebraska; said zoning change to amend the current zoning designation from Residential Medium Density District (RM) and Agricultural District (AG), to Business Commercial District (BC).**

2.G.1. Adjourn the Public Hearing.

**2.H. Ordinance No. 2022-3051 approving the zoning change request for Heritage Pointe Addition Lot 2, a tract of land located in the S1/2 of the SE1/4 of Section 24, Township 3 North, Range 30 West of the 6th P.M., Red Willow County, Nebraska; said zoning change to amend the current zoning designation from Residential Medium Density District (RM) and Agricultural District (AG), to Business Commercial District (BC).**

2.H.1. Chairperson asks Clerk to read Ordinance by title.

2.H.2. Consider approval of Ordinance No. 2022-3051 upon its first reading.

**2.I. Public Hearing - To consider the preliminary plat of Heritage Pointe which is located in the S1/2 of the SE1/4 of Section 24, Township 3 North, Range 30 West of the 6th P.M., Red Willow County, Nebraska.**

2.I.1. Adjourn the Public Hearing.

2.J. Approve the Heritage Pointe preliminary plat which is located in the S1/2 of the SE1/4 of Section 24, Township 3 North, Range 30 West of the 6th P.M., Red Willow County, Nebraska.

### **3. Consent Agenda.**

*\*The Consent Agenda is approved on one motion. Any item listed on the Consent Agenda may, by the request of any single Council member or public in attendance, be considered as a separate item under the Regular Agenda.*

3.A. Approve the minutes of the September 6, 2022 Budget Hearing City Council meeting and the September 6, 2022 regular City Council meeting.

3.B. Accept the minutes of the September 12, 2022 Planning Commission meeting.

3.C. Receive and file the claims for the month of August 2022, published September 9, 2022.

3.D. Approve the St. Patrick Catholic Church request to close portions of East 4th and East "G" Streets and to utilize city property for their Annual Fall Festival on September 25, 2022.

3.E. Approve the application for a Special Designated Liquor License submitted by Ambriz Ventures, LLC, Liquor License #CK-124450, for a fundraiser for CASA, at Norris Alley, 406

Norris Avenue, on October 15, 2022 from 8:00 A.M. to 1:00 A.M., with an alternate location of The Barn, 1701 US-83.

3.F. Receive and file the Financial Report for the period ending August 31, 2022.

3.G. Select and approve Miller & Associates to serve as engineer for the Wastewater Treatment Plant improvement project.

3.H. Approve the request from Emily Young to utilize city streets and walking trails for the 2022 Republican River Fitness Series Heritage Days 5K and Kids Fun Run to be held on the afternoon of October 8, 2022.

3.I. Approve the plans and specifications for the North Highway 83 Draining Improvement Project and set the time and date to receive bids as 2:30 P.M. October 11, 2022.

3.J. Adopt Resolution No. 2022-12 ratifying the Collective Bargaining Agreement between the city of McCook and the Fraternal Order of Police, Lodge 57 for the period of October 1, 2022 to September 30, 2024 and authorize the Mayor to sign said agreement.

#### **4. Regular Agenda.**

##### **4.A. Approve on its third and final reading, Ordinance No. 2022-3045 providing for the adoption of the budget for FY2022/2023.**

4.A.1. Chairperson asks Clerk to read Ordinance by title.

4.A.2. Consider approval of Ordinance No. 2022-3045 upon its third and final reading.

4.A.3. Chairperson declaration after vote, if approved.

##### **4.B. Approve on its third and final reading, Ordinance No. 2022-3044 providing for the adoption of the FY2022/2023 Fiscal Year Employee Classification Pay Plan.**

4.B.1. Chairperson asks Clerk to read Ordinance by title.

4.B.2. Consider approval of Ordinance No. 2022-3044 upon its third and final reading.

4.B.3. Chairperson declaration after vote, if approved.

##### **4.C. Ordinance No. 2022-3048 providing for the amendment of Appendix F, Solid Waste Collection Fees of the City of McCook Code of Ordinances.**

4.C.1. Chairperson asks Clerk to read Ordinance by title.

4.C.2. Consider statutory rule requiring reading on three separate occasions be suspended. Motion to suspend the rule must be adopted by three-fourths of the Council.

4.C.3. Final passage of Ordinance No. 2022-3048.

4.C.4. Chairperson declaration after vote, if approved.

##### **4.D. Ordinance No. 2022-3047 providing for an amendment of Chapter 38: Fee Schedule - Appendix E, Water Department Rates and Fees.**

4.D.1. Chairperson asks Clerk to read Ordinance by title.

4.D.2. Consider approval of Ordinance No. 2022-3047 upon its first reading.

4.E. Council Comments.

Adjournment.

**Meeting of the McCook Community Development Agency.**

1. Call to Order and Roll Call.

2. Open Meetings Act Announcement.

3. Approve Resolution No. CDA 2022-03 amending Resolution No. CDA 2015-03 and authorizing and approving the amended and restated tax increment development revenue bond (Cobblestone Redevelopment Project) series 2015 to amend and correct the maturity date of said bond.

4. Approve Resolution No. CDA 2022-04 authorizing and approving the form of investor letter and assignment of bond for the Cobblestone Redevelopment Project.

5. Adjourn the McCook Community Development Agency meeting.

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Michael D. Gonzales, Mayor

ATTEST:

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Lea Ann Doak, City Clerk-Treasurer