

**ACKNOWLEDGEMENT OF RECEIPT OF NOTICE OF MEETING
OF THE MAYOR AND CITY COUNCIL OF
THE CITY OF DAVID CITY, NEBRASKA**

The undersigned members of the governing body of the City of David City, Nebraska, hereby acknowledge receipt of advance notice of a special meeting of said body and the agenda for such meeting to be held at 6:30 o'clock p.m. on the **2nd day of March, 2016**, in the meeting room of the **Hruska Memorial Public Library**, 399 N 5th Street, David City, Nebraska.

This agenda is available for public inspection in the office of the City Clerk and may be modified up to twenty-four hours prior to the opening of the meeting.

Dated this 29th day of February, 2016.

AGENDA AS FOLLOWS:

1. Roll Call;
2. Pledge of Allegiance;
3. Inform the Public about the location of the Open Meetings Act and the Citizens Participation Rules;
4. Discussion and Consideration of the Downtown Redevelopment Project;
5. Adjourn;

Mayor Alan Zavodny

Council President Gary L. Kroesing

Council member Michael E. Rogers

Council member Thomas J. Kobus

Council member Kevin N. Hotovy

Council member Gary D. Smith

Council member John P. Vandenberg

City Clerk Joan E. Kovar

CITY COUNCIL PROCEEDINGS

March 2, 2016

The City Council of the City of David City, Nebraska, met in open public session in the meeting room of the Hruska Memorial Public Library, 399 North 5th Street, David City, Nebraska. The Public had been advised of the meeting by publication in the Banner Press on February 25, 2016 and also posting notices on or before February 18, 2016 at ten (10) business locations in David City of which a signed affidavit is on file in the office of the City Clerk, and the meeting was also advertised on the Chamber's electronic billboard. The Mayor and members of the City Council acknowledged advance notice of the meeting by signing the Agenda which is a part of these minutes. The advance notice to the Public, Mayor, and Council members conveyed the availability of the agenda, which was kept continuously current in the office of the City Clerk and was available for public inspection during regular office hours. No new items were added to the agenda during the twenty-four hours immediately prior to the opening of the Council meeting.

Present for the meeting were: Mayor Alan Zavodny, Council members Gary Smith, Tom Kobus, Kevin Hotovy, John Vandenberg, Gary Kroesing, and Mike Rogers. City Clerk Joan Kovar was also present.

Also present for the meeting were: David McPhillips, Jim Vandenberg, Janis Cameron, Banner Press Editor Larry Peirce, Al Hottovy of Leo A. Daly, Philip Lorenzen of D.A. Davidson, Hilary Christian, Pat Sweeney, Chamber Director Demi Bartunek, Sheriff Marcus Siebken, Deputy Sheriff Rick Schneider, Luke Beerbohm, Randy Svoboda, Bryon Forney, Jeff Yates, Garry & Jackie Hazen, Mark Rerucha, Dale & Carolyn Yates, B.J. Ponec, Richard Hain, Milt Bemis, Russ & Monica Heller, Larry McPhillips, Park/Auditorium Supervisor Bill Buntgen, Water Employee Matt Fleming, Sewer Supervisor Kevin Betzen, and other unidentified citizens.

The meeting opened with the Pledge of Allegiance.

Mayor Zavodny informed the public of the "Open Meetings Act" posted on the north wall of the meeting room.

This was advertised as a Town Hall Meeting to discuss the Downtown Renovation Program.

Mayor Zavodny stated: "Dawn Danley has actually left her position so Al Hottovy of Leo A. Daly will be leading this project from this point forward; so that is a development in this. Also, in order to fully comply with the rules, the Council in its proceedings will remain neutral on the sales tax; that is the law. We will provide information only, and so we will abide by that. What we will do is explain to you, at different funding levels, what you can get for that, that will be the extent of that, and the hope at the end of this evening is that the Council will finally get their wish and be able to settle on what it would look like as the project moves forward and make some decision on that, if the sales tax would be successful. So that's kind of the summary of where we are at. On behalf of the Council, thank you everyone for taking the time to come out this evening and learn more about this and see where we are at as things are moving forward. To bring you up to date, the Council has committed to do the block in front of the Fire Department and at this point take care of the water needs downtown, and with that, the commitment has

been, that you will see as those are put in there would be some patchwork that would be visible downtown as those got put in. The Council did vote to put on the ballot in May, continuation of the 1½% sales tax, which if that is voted in by the voters that would provide the revenue necessary to make the project bigger in scope.

Al Hottovy stated: "What I want to go over is what the proposed project is. The area we are talking about is "E" Street from 3rd to 6th, "D" Street from 4th to 6th, 4th Street from the west side of the Court House up to the tracks, 5th Street from south of the Library here up to the tracks. That is the area that is under consideration right now to replace the sidewalks, all the streets, and all the water, and there may be a need for sewer on 5th Street just east of the Library. The last time we left the Library there was a hole right in the middle of 5th Street in the center of the parking lanes and that's where the sewer is. So before we put new concrete in over that we would want to see what's in there. We do have a camera of it, sometimes the camera will show us that's there's cracks in but hardly will it ever show you that the joints are bad, so we need to take a look at that again. That may be something that we are talking about if that's an issue."

Al presented the following handout to the Mayor and Council saying: "This is the water improvements; the magenta are the existing water lines, and the blue are what's proposed to be replaced. So you can see almost every block here has new water mains to be put in. They are all 8" lines; some of the existing lines are 6". It will be PVC pipe. What we looked at is breaking the project into a Three million dollar project which would include this water system first, and patching where we would have to cut open the streets and sidewalks to put the water line in. This type of construction would be all directional boring so we don't tear up all the streets. It is more expensive than taking the street out, open cutting and putting a new water line in. Are there any questions? That's what we've been looking at and that's where we were at until about February when the decision was, do we take a look at the entire project? This is what is currently proposed as improvements to downtown David City. All concrete from the face of buildings to the face of buildings, new sidewalks, new parallel parking, new drive lanes, new parking in the middle, and on the other side of the street the same thing. My recommendation would be, is, when we advertise for bids we ask for three options: The 1st option is to outline that center parking area, the parallel, with brick; and when I talk about brick we are talking about new brick on concrete. The 2nd option would be this and the parking stripes in brick along the center of the street, again new brick. That would be decided by the Council after the bids come in. The base bid would be concrete, in most cases its 6" where the parking is, 8" where the drive ways are. Option 3 then would be adding the ribbon around the intersection, that's only a 2' ribbon along both sides of the sidewalk, and again it would be brick, that's the three options. Are there any questions? The Courthouse is right here in the middle and together with this we would include a new storm sewer; there are about 25 inlets to get the storm sewer out of here, and then the water would already be in, so it's clean when you're done, so the product is about done for 50 – 60 years at the most. This is what it would look like for a proposed street section: face of building to face of building, The first base bid is that street, all the walks, the lights, we haven't talked yet about benches, we'll be talking about that, there is a cost in here for putting benches along the street. Option 1 would be putting the red paving bricks in the middle, together with that other band that would mark the parking stalls and that would be Option 3, and Option 2 would be the bands around the parallel parking, and then Option 3 would be that around the intersection. We are having troubles in some areas with pavers; water gets under that it will bust out so we need to take a really good look at this. It's only 4' so you could put very good compacted soil and sand with the bricks and drain it, but that's a design issue we are

still working on. I'd hate to see plowing operations also starting to take those out because that is the crown of the street. But that's the three options we are looking at for bidding. Any questions on that? What's the cost? Probable statement of costs as of February 22, 2016 is \$6,500,000 for water, sidewalks, paving, and none of the options for the brick. If this comes down, in terms of good bids, then we can start looking at Options 1, 2, and 3 as adding to the beautification of the downtown. Some of the amenities that we talked about early on, we could be a band stand or something on the southwest corner of the Court House square. We haven't taken that very far but that might be worth talking to the County. I know they're very concerned about the parking out there, so that's still on the table, it hasn't been forgotten. We can also look at the benches and the light poles. My electrician also said you can put Wi-Fi in the street light posts, so you would have Wi-Fi downtown David City. There are some decisions that are going to have to be made, some of them are these, some of them are the bricks, but the bricks we can take a look at after the bids are in, same thing working with the City Council, we'll figure out how many of these you want, it can always be added also. So where do we go from here? Go vote for that City Sales Tax coming up in May! Phil is here and he has some information on finances."

Mayor Zavodny stated: "Before Phil starts, we also have taken the assessment piece out of this and do you want to talk briefly about the coal chutes and the tunnels?"

AI stated: "We have obtained some maps from Kevin and the maps do show coal chutes. We were in the coal chutes here (Sue's Just A Buck, 502 North 5th Street). The maps actually show more north, but when we go into those buildings there are no entrances into those coal chutes. So we may be filling some of those coal chutes; we have some money in here for that. Also, in our interviews with the people, we have been told that people used to walk from here, across here, to here in a tunnel, (U.S. Bank, 593 5th, under 5th Street to Sue's Just A Buck, 502 North 5th, under "E" Street to JDE Rentals, 537 "E" Street) and after doing further investigations we have a feeling the tunnel is outside the coal chutes so nobody can see it, but we can't find an entrance. We were in the bank, there's a wall there that looks like it could have been plugged, and same thing over at JDE Rentals; we cannot find an entrance to the coal chutes. I did talk to a contractor here in town, he actually fell into it with his excavator, and he knows it's there. So during this project we are going to either use ground penetrating radar or we're going to dig it up to find out where it is. We have some money in here to fill that tunnel where we are building, unless somebody wants to keep it for some reason."

A gentleman from the crowd asked: "When you talk about bids, are you guys going to look for the most competitive bid and suppliers or is it going to be a keep things local type thing?"

AI stated: "Typically we put it out for bids for anybody that wants to submit. We have run across some communities that prefer local bids. We would have to work with Phil to make sure we aren't breaking any issues here; that is something we would have to decide. Everybody bidding on the same list of quantities. We help select them. If there's a contractor that doesn't have a good reputation we'll recommend that the Council not accept it but that's very unusual. You better have a good reason not to accept a low bid. Some communities give 5% preference to locals. Anymore questions?"

Council member Kroesing stated: "I asked this early on when you first started talking about those tunnels. Why wasn't ground penetrating radar used to blueprint all these streets

and everything so you knew exactly where everything was? Coal chutes, water lines, tunnels, everything? Why wasn't it used?"

Al stated: "We haven't done the geotechnical yet because when the paving was put on the shelf we didn't need it. Now we need it. There's no reason to be looking for this if we're not touching it."

Council member Kroesing stated: "Well Dawn keeps saying that she's talking to everybody about this and it's all by guess and by golly. She talked to these people and she talked to those people about tunnels and everything, well the heck with talking you have the engineering ability to nail those, do it."

Al stated: "We are going to do that based upon what we do. Again, if we don't do the paving, why do it right now? We can do it; it's going to cost you more money, because I put everything on hold. Before we go out for bids we will be out here to identify if the tunnels exist. We know the coal chutes exist, we have dimensions on that, but we were missing those with the water. Now, if we're paving, the sidewalk is the top of the tunnel so now that is an issue. With the water system it is not an issue. Yes, there is an issue crossing this road here if it exists but we have no proof that this tunnel goes across this way. I have even been told it goes diagonal. So that is an area we will be out here doing that."

Mayor Zavodny stated: "The one commitment too that I think we need to share because we have a lot of people in business downtown here is we made the decision that if the bigger project moves forward we will not shut down the whole block. I think people want to know about that because if you have a business and people can't access it, that's problematic. So do you want to explain how that would work?"

Al stated: "With the widths of your streets, the thought was there would be three phases on each street. For instance on 5th Street, the west 1/3 would be built, and then the driving traffic would be in the middle, and we'd still have parking on one side. Once that is done the parking would go on the west side, we'd do the east side and then again the thru traffic is shifted, and then the final issue is paving the center, and the center we'd have parking, one lane, parking, one lane, and then the center would be done. So our thought, right now, is not to have them shut the street down totally, but that will cost more money. This is probably a six month project once they start. We also have to make sure that all of the water valves work so we can shut the water off so we don't have water all over the place. During construction the water will be flowing through the existing pipes, so when we are ready to transfer it over, that's when we have to shut that line off for about 3 to 5 hours. We will notify the landowners and the commercial people that that water will be shut off."

Mayor Zavodny stated: "On your six month estimate, are you conservative? That seems a little optimistic.

Al stated: "We did about the same thing in Chadron, over the winter, and we shut down for two months, and we shut down for the festival that was there for a month, it got done in April."

It was noted that there will be a penalty if the project is not completed in 6 months; typically they look at \$1,500/day, that will be reviewed with the City, and that will be in the bidding documents.

When questioned about the highway, Al stated: "The Highway has agreed to advance the funds to David City for the center 39' as they want David City to improve it as part of this project. They will pay the City of David City for it, so the majority of the highway will be paid by the State."

Someone from the public questioned if that would then lower the \$6,500,000 cost but Al said "no" as it was not included in that cost. The State planned Highway maintenance in David City for 2019/2020, so the State has agreed that they will advance those funds to the City so it can be part of the Downtown Renovation project. Therefore, the Highway section in the Downtown Area will be included with this project, and then the State will pay the City for that section.

Phil Lorenzen of D.A. Davidson stated: "The City has accomplished a lot of projects over the years, very successful, utility improvements, street improvements; a major improvement was accomplished with the Northwest Drainage Project that involved some Tax Increment Financing which captured a portion of the property taxes to help defray the project costs. The Northwest Drainage was about a \$2,000,000 project, with the accumulation of sales tax revenues and tax increment financing revenues that came into play, you only had to borrow as a City about \$550,000 for that \$2,000,000 project. That portion has four years to run until that is paid off in its entirety. The revenue stream from the sales tax, right now you have \$250,000 to \$300,000 of a balance of the sales tax revenues and the balance of the time period that that tax runs to 2020 will generate approximately another \$2,250,000, so there's about \$2,500,000 that's available from those sales tax funds through 2020. The sales tax extension would run another ten years, would generate by my estimation using a conservative figure of about a 2% annual growth in the increase in the sales tax would generate approximately another \$6,000,000 in revenue over the course of the life of that sales tax. So we're talking about a \$6,500,000 project. There's an interesting component that comes into play relative to that as well and the fact that the interest component of that the total cost would still be somewhat significantly less than the \$8,500,000 revenue stream that we'd need to collect over the course of time. As the community grows, as businesses thrive, I would expect the sales tax to increase rapidly. Again, I used the 2% growth rate on that; within the last few years we've seen the sales tax increased from year to year as much as 4%. The sales tax is really kind of a painless tax, it's a consumption tax that all of us pay whether we're residents of the City or not. It's a useful tax to go ahead and use for these kinds of projects. So that's the primary source of the revenue that would come into play relative to this project. Your tax base has grown somewhat dramatically over the course of time, you currently have a tax base of about \$128,000,000 (128 million dollars). The balance sheet equation that I always refer to is that I think that no community should have indebtedness greater than 5% of this evaluation. Your valuation is about \$128,000,000, you have about \$1,200,000 (one point two million dollars) in debt; that's a debt ratio of 1%. That is a very positive number. In David City I would not like to see that number get over 3 – 3½%. You have, I would point out, a marvelous capacity to borrow the funds and still look healthy in terms of your finances. The more important question that comes to all of us when we look at borrowing funds and doing projects is, how I am going to pay for it and what are my annual premiums in this process? Looking at that I would anticipate the \$6,500,000 total project costs is going to demand that you have about \$775,000 in total cost

adding interest components. A very important factor right now is interest rates are seemingly low. Several years ago we were able to work with the City and refinance essentially all of the debt that is outstanding so that \$1,200,000 that is outstanding has a final maturity from this date of 2024 so we have just 9 years to go until we are debt free. In five years the City will have about \$200,000 in debt, is all it will have outstanding, so your debt is paid down rapidly and the real kicker on the debt is that we were able to refinance and capture overall a borrowing cost for the City of well under 2% of the borrowing costs. Bonds issued by the City are exempt from the payment of income taxes for people who own those bonds and banks that own those bonds, so you have a very excellent outstanding credit rating. You can borrow the money easily. The key is how you pay it back methodically and carefully, and my view is you have the capacity to do as much of this project as you'd like over the course of time. It's going to be contingent of course on the approval of the extension of the sales tax to allow that to happen, but it looks to me like it's well within the picture to go ahead and allow that to happen and move forward; it still will not jeopardize other projects you need to do on the water system. The water system generates approximately \$300,000/year and the revenues can be applied for current maintenance and construction and improvements that need to be made on the water system. The same thing holds true for the sewer system; it casts off some revenue, the electric system casts off revenue that allows improvements to be made and so forth, and then there's another source of revenue that is very positive and that is the highway gas tax that comes back to the City. David City gets about \$310,000/year from gas tax revenues that come back. Those revenues save you having to levy taxes that can be applied to go ahead and improve streets and do maintenance and so forth. The revenue stream for the City is varied, your debt ratio is low, and you have the capacity to do this project. There are some unknowns in terms of future interest rates and so forth. I am optimistic the economy will get better, I expect interest rates will go up somewhat in the future, but now is an opportune time because bids are coming in well on projects, they have been flat, interest rates are low, so I think all the stars are in alignment to allow this project to happen. I think all of the factors come together to be pointing to me as a very positive time to go ahead and advance the project. The picture looks good, is the bottom line."

Mayor Zavodny stated: "The questions been asked, and we've heard it around, why are we looking at this, why are we doing this again, we thought we had a decision made that it was just going to be the water, we were going to leave it be, patch up where we made holes and go on. If you want to mad at anybody about that you can be mad at me. You know, I heard over and over that when we voted in the first sales tax our vision was for a more complete downtown renovation and that didn't happen. From the day I took office till five years down the road, if we didn't have the ability to pay for it, I was pretty stubborn about that, I didn't really see a path for this, and part of it was we didn't think we could even approach another sales tax until the other one was done. We didn't have enough money. People who will tell you we did have never been able to show me how you would be able to do that; the money is not there. Now, if another sales tax goes and I got to thinking about when our debt is retired and looked at basically a formula, I thought, you know there might be a way. So I thought, I'll bring it up again, you guys if you feel very strongly and you want to shoot it down, you have that opportunity. We will fix the water; that money is going to be there. This Council is committed to that. We are going to fix that block in front of the Fire Department because they can't even pull out their big rigs now; that's got to be taken care of. It's really hard on them with the weight and if they start to shift, the stress on the frames of those trucks is significant and there's no way to fix it. There's been ad nauseam discussion about "Well we should do this", "Save the brick", "Get rid of the brick", "Do this", "It's cheaper this way".....we understand there are different opinions and we tried to weigh all those so that brought us to where we are at, so we are having this

(open meeting) to tell you what you can get. If we do nothing and if sales tax doesn't pass we will fix the water, then it's simple, we know what we are doing. If sales tax passes, then we are going to do the project as it's been explained to you and we will need to decide on what that will look like. I think the Council at this point, and I don't want to speak for them I'll let them chime in when they want, they've looked at a lot of different options. I think that brings us to as close to as I can summarize "how we got to here". "Where we go from here?" now is probably the more important question. There are people in here to say "do nothing, just fix the water that's good enough" to people who say "why the heck haven't you done the downtown yet?" and if you want probably the biggest obstruction as to that, that's me and I'll take it. You can yell at me if you want; I'm not putting us down that path if we don't have the money. I'm older, I'm very conservative, I admit that, but some people made a compelling argument that we need to invest in our community and I hope I'm willing to listen to that, so that's where we are at. So what are your feelings? You took the time to come out here, what do you think?"

Discussion and questions followed.

Someone asked when the bids would come back in for this project and it was noted that we can't even start to look for bids until we see what happens in May with the ballot question for the extension of the sales tax. If the revenue stream isn't there, talking about this is pointless. It was noted that if the sales tax would pass, we would probably start the process immediately, with the construction season of 2017 possibly starting.

David McPhillips asked: "I'd like to know how our governing body can defend themselves when the citizens of David City have said that they wanted to keep the brick. How are you representing our interests? There was a poll done and the citizens said that they wanted to keep the brick pavers, yet our governing body presents us with two choices. Are either what the citizens want or there? They are not. How do you defend that, each of you?"

Mayor Zavodny stated: "In the way that you have proposed that question, I disagree with your premise. When we started looking at what the different options cost and started looking at what's available..... you maybe need to clarify for everybody here, are you talking about leaving the bricks as they are? Because you can't pick them up and put them back."

David McPhillips stated: "I presented in front of the City Council, I drove to Seward, I drove to Lincoln, and I took pictures of their brick streets. They have thriving retail environments and our bricks are in no worse shape than theirs are. There are other small communities across the nation that are putting these brick back in. Why, when the citizens said they wanted to keep the bricks, why are you presenting us with two options that aren't what we want? That's my question."

Mayor Zavodny stated: "Well, the way this works is these are representatives, we have two from each ward. They are representatives. We did the west "D" project, we are doing in front of the Fire Hall that are going to be concrete. We talked about "do we give some brick design pieces in it?", but I think in the discussions, and the Council's had some frustration that this has taken as long as it has, and part of it is we haven't decided. I think at this point, if I'm reading the Council, they think the concrete is the most prudent way to go."

David McPhillips stated: "How do you justify going against what the citizens want?"

Mayor Zavodny stated: "Cost and design. I think the Council is at the point where we feel concrete is the best option. I was at 14th & "N" today (Lincoln), those brick have depressions, and I think it's really hard to drain them. We are in 2016; the bricks served us well but now we have super heavy trucks making deliveries up and down these streets. It's hard to make that work. If we leave it like it is they will continue to sag, and have indentations and I think that is what the Council is looking at. Given our needs today, versus what they would have been years ago.....If we'd just have cars driving on them, probably not as big a deal, but we have a lot of heavy equipment going up and down our streets now."

David McPhillips stated: "But you could bore and that would be all paid for, no more taxes, no more debt. So, you're going against what the citizens want also giving us more debt and more taxes, and you're not an engineer so you're talking about the brick streets is speculation itself. I'm asking you to leave the bricks and do the boring. Our bricks are in no worse shape than they are in Seward or in Omaha. You claim that you cannot take up any of the bricks, then why are there two piles of brick out at the sewer lagoon that are being sold to the City of Omaha by the semi loads?"

Mayor Zavodny stated: "I think you can take some out, but it is a lot more expensive to take them out. It was \$800,000/block to try to take them up and try to put them back.....you will not have 100%, what are you going do about the bricks that disintegrate?"

David McPhillips stated: "You already have an inventory out there at the sewer lagoon that you are selling by the semi loads to Omaha."

Mayor Zavodny stated: "I think spending \$800,000/block to take them up and to put them back is not good use of any money."

Council member Kobus stated: "Besides you will have 6" of concrete underneath those brick."

David McPhillips stated: "That's your take. If you are looking at raising our sales taxes through 2030 you are going to have \$850,000,000 he just said and that is enough to do a project beyond the scope of this, and this project right here, that was done by Olsson & Associates, also stated that the citizens wanted to keep the old bricks, and they have it laid out here taking our City's heritage into consideration, instead of what do we have here, we have a generic project that is trying to be rushed through at the last minute. That is no way to conduct a project that is affecting 100 years of this City's heritage."

Mayor Zavodny stated: "I think the voters will have that opportunity in May. They will send a very clear message: "We want downtown done more extensively" or "we want it left as it is". We're putting it in the hand of the voters. If they want a more extensive downtown then the sales tax will pass. If they want to just take care of the water piece and leave everything else as it is, then it doesn't, and it's going to be a clear choice of the voters, and then it will be an accurate, if everybody comes out to vote, having their say on it."

David McPhillips stated: "But you've not given them the choice that they wanted. That's where the injustice is. They want the old brick pavers, you've given them a choice of all concrete, or new bricks."

Mayor Zavodny stated: "They will know what the option is going into May because it's been presented. They will have the opportunity to look at that and then they can decide it."

Council member Kroesing stated: "We've been visiting about this for about two years. You had a cohort who was with you at about every meeting, and Michelle finally realized; she came to a meeting and she said "I understand what's going on, \$6,500,000 versus \$8,500,000 to take up all the old bricks, clean them, and reinstall them. That's the last we saw of her, she said she understood it."

Discussion continued about retaining the existing brick followed by questions from the public. It was noted that if the sales tax passed the business owners would have the option, at their cost, to add additional water lines to their existing buildings if they so choose. Some businesses currently share water lines which isn't a good situation. The City has agreed to go to the shutoff valve that will be in front of the business. Any upgrades from the shutoff valve to the business will be up to the business owners. If the City can figure out a way to pay for the downtown project, there will not be any assessments to the property owners for the curbs and sidewalks. Another goal for the downtown is to get rid of all of the steps to make it more wheelchair friendly. Sewer lines will also be checked as we think we may have a problem down 5th Street as the bricks were sinking in the last two months in the center parking area just east of the Library (5th between "C" and "D"). Bricks are a maintenance issue, because just one brick sticking up can be caught by the snow plows.

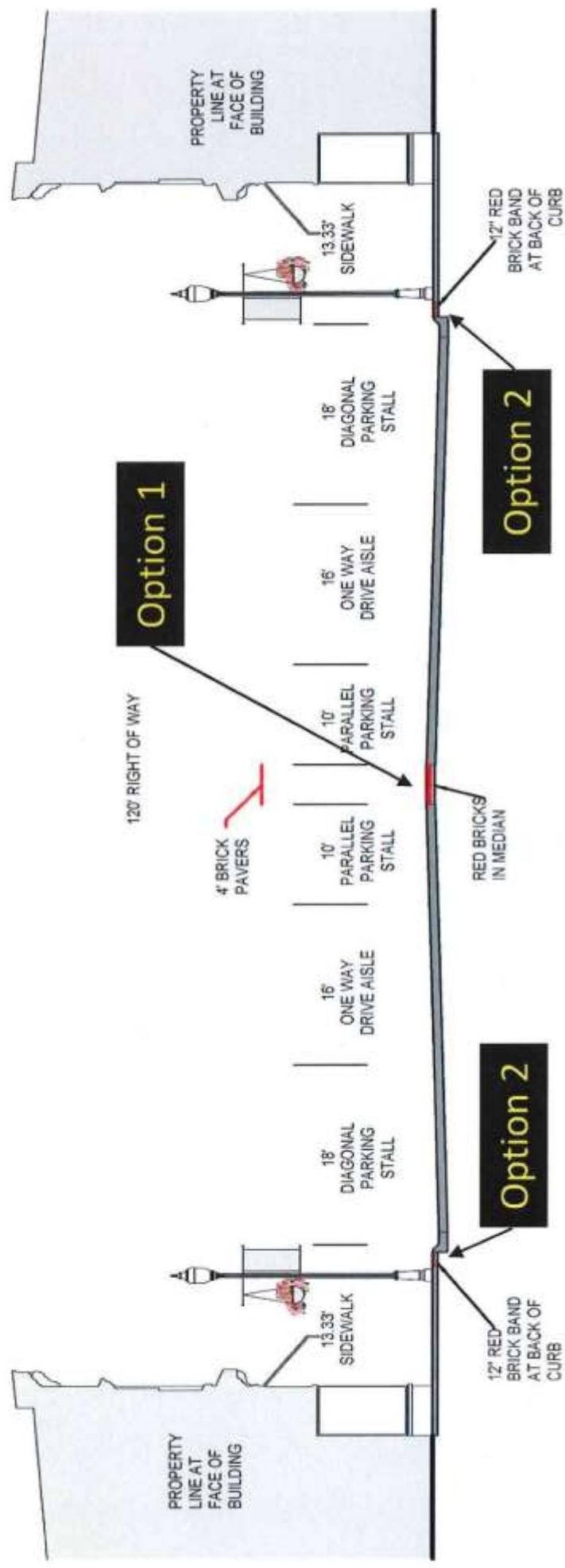
Al stated: "We will put in whatever this City wants, but new bricks are not the best thing in the world; they are a maintenance issue."

Milt Bemis stated: "Have you been down "O" Street in Lincoln since they put in their pretty design new bricks in their intersections? It looks like a patchwork of blacktop. Those new brick aren't cutting it. It's not pretty anymore and those haven't been there that long. The new ones aren't cutting it. Just go to "O" Street and look."

Al stated: "Now if you're talking brick in the sidewalk that might be different, as long as we can drain them. We can get rid of the water, but not without tearing up the streets."

After asking for any other additional comments Mayor Zavodny stated that if anyone had issues that their neighbor might not agree with so they didn't want to bring it up publicly, to express those to their elected representatives as we move forward with this. Mayor Zavodny thanked everyone for attending and participating in the discussions.

PROPOSED STREET SECTION



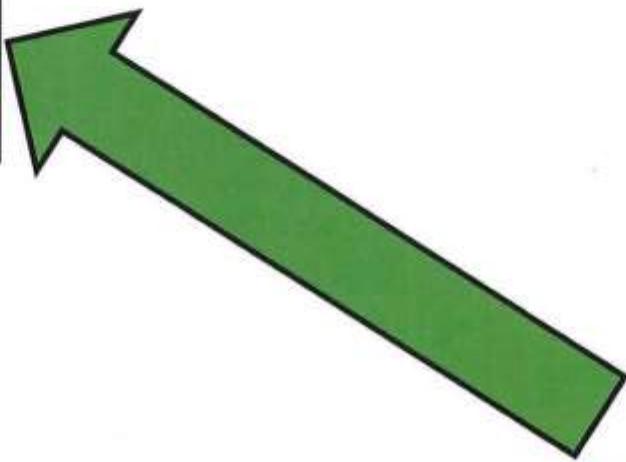
EOADAY

PROBABLE STATEMENT OF COSTS

02/22/2016

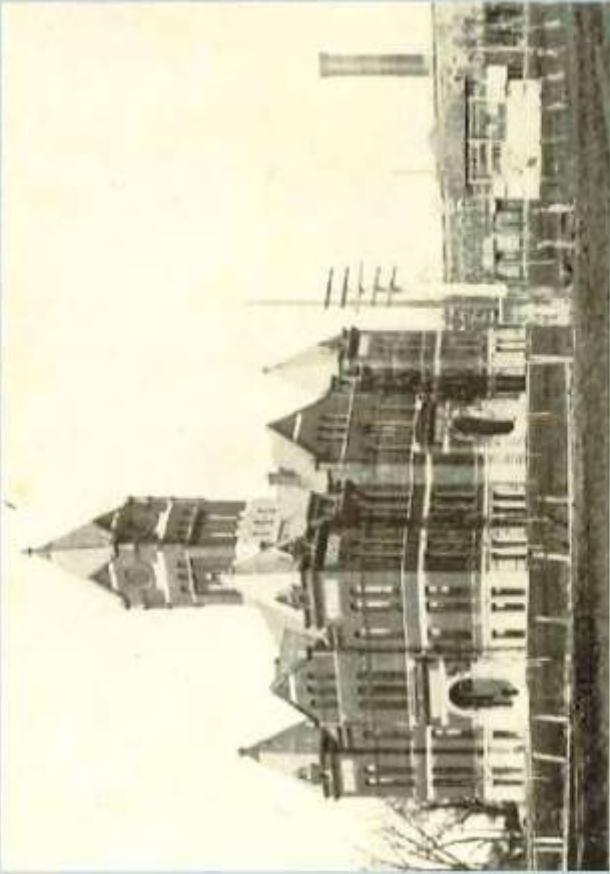
Probable Statement of Costs - NO Brick Drive Lanes					
Item	Qty	Unit	\$/Unit	Unit Cost	
Mobilization	1	LS	\$ 75,000.00	\$ 75,000	
Construction Staking	1	LS	\$ 20,000.00	\$ 20,000	
Traffic Control	1	LS	\$ 50,000.00	\$ 50,000	
Remove Sidewalk	18,000	SY	\$ 8.00	\$ 144,000	
Remove surface material	41,000	SY	\$ 7.00	\$ 287,000	
Remove Curb and Gutter	9,000	LF	\$ 5.00	\$ 45,000	
Salvage Brick	100	SY	\$ 150.00	\$ 15,000	
Remove Water Line	5,000	LF	\$ 7.00	\$ 35,000	
Remove Water Structures	70	EA	\$ 300.00	\$ 21,000	
Remove Storm Sewer	2,000	LF	\$ 18.00	\$ 36,000	
Remove Drainage Structures	20	EA	\$ 800.00	\$ 16,000	
Remove Light Poles	36	EA	\$ 800.00	\$ 28,800	
Remove Sanitary	1,220	LF	\$ 8.00	\$ 9,760	
Tunnel Sidewalk	1	LS	\$ 20,000.00	\$ 20,000	
New Sidewalk	12,500	SY	\$ 30.00	\$ 375,000	
5" parking	18,000	SY	\$ 42.00	\$ 756,000	
8" concrete	16,000	SY	\$ 55.00	\$ 880,000	
5" Parallel parking	9,000	SY	\$ 55.00	\$ 495,000	
Subgrade Prep	4,100	SY	\$ 2.50	\$ 10,250	
New Curb and Gutter	9,000	LF	\$ 25.00	\$ 225,000	
New Water Line	5,000	LF	\$ 60.00	\$ 300,000	
New Curb Stops	70	EA	\$ 450.00	\$ 31,500	
New Water Structures	20	EA	\$ 2,600.00	\$ 52,000	
Street Lights	10	EA	\$ 4,000.00	\$ 40,000	
Decorative Lights	24	EA	\$ 3,000.00	\$ 72,000	
New curb inlets	20	EA	\$ 4,500.00	\$ 90,000	
New Storm Sewer	5,000	LF	\$ 60.00	\$ 300,000	
New Storm Sewer Manholes	12	EA	\$ 4,000.00	\$ 48,000	
New Sanitary Sewer	1,200	LF	\$ 60.00	\$ 72,000	
New Sanitary Sewer MH	3	EA	\$ 4,000.00	\$ 12,000	
Cost share for 4th NDOF ROW	1	LS	\$ 130,000.00	\$ 130,000	
Paint Marking	18,000	LF	\$ 2.50	\$ 45,000	
Landscape & Amenities	1	LS	\$ 30,000.00	\$ 30,000	
					Sub-Total \$ 4,621,310
					Contingency \$ 693,190
					Design \$ 685,500
					Construction Observation \$ 500,000
					Probable Statement of Costs \$ 6,500,000

\$6,500,000



LEO A DALY

AVAILABLE STREET IMPROVEMENTS



Bandstand in the Countyard green space
5225 Court House, David City, Neb.

Bandstand in the Countyard green space



Period looking benches and garbage bins



Lamp posts to match
O Street w/
hanging planters
and banners



Stone benches w/ rails
(deter skateboarders)



Next Step

**VOTE IN FAVOR
OF
SALES TAX IN MAY!!!!**

EOADAY

There being no further business to come before the Council, Council member Hotovy made a motion to adjourn. Council member Rogers seconded the motion. Voting AYE: Council members Kroesing, Kobus, Vandenberg, Smith, Rogers, and Hotovy. Voting NAY: None. The motion carried and Mayor Zavodny declared the meeting adjourned at 7:56 p.m.



CERTIFICATION OF MINUTES
March 2, 2016

I, Joan E. Kovar, duly qualified and acting City Clerk for the City of David City, Nebraska, do hereby certify with regard to all proceedings of March 2, 2016, that all of the subjects included in the foregoing proceedings were contained in the agenda for the meeting, kept continually current and available for public inspection at the office of the City Clerk; that such subjects were contained in said agenda for at least twenty-four hours prior to said meeting; that the minutes of the meeting of the City Council of the City of David City, Nebraska, 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 with advance notification of the time and place of said meeting and the subjects to be discussed at said meeting.

Joan E. Kovar, City Clerk