

April 7, 2008

The Mayor and City Council of the City Of Pierce met in regular session on Monday, April 7, 2008 at 7:00 P.M. at the Pierce City Office. Present: Mayor Shannon Stuchlik, Tom Maas, Bob Bates, Rick Ronspies, and Lee Acklie. Also: City Clerk Mary Jean Rogers, City Administrator Chad Anderson, City Attorney Verlyn Luebbe, Cope Clark, Debra Woslager, David Hoogestraat, Brett Oestreich, Walter Aschoff, Lance Arnold, Sharon Broekemeier, and several interested citizens.

Advance notice of the meeting was published in the Pierce County Leader. Advance notice of the meeting was also given to the Mayor and all members of the City Council. The Mayor and the City Council members have signed an Acknowledgment Of Receipt Of Notice Of Meeting dated April 7, 2008. Availability of the agenda was communicated in the advance notice in the Pierce County Leader and in the notice to the Mayor and City Council. All proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public.

The audience was notified that a copy of the Open Meetings Act is posted inside the west entrance of the Pierce Fire Hall on the north wall.

Motion by Maas and seconded by Acklie to approve the minutes of the March 3, 2008 City Council meeting. Voting Aye: Maas, Bates, Ronspies, and Acklie. Nay: None. Motion carried.

Motion by Ronspies and seconded by Bates to approve the March 31, 2008 City Of Pierce Financial Report listing Cash And Investments in the amount of \$1,529,731.61 and Bonded Indebtedness in the amount of \$1,505,000.00. Voting Aye: Bates, Ronspies, Acklie, and Maas. Nay: None. Motion carried.

Motion by Acklie and seconded by Maas to approve the City Of Pierce Claims in the amount of \$125,963.15 and the Pierce Utilities Claims in the amount of \$100,208.30 for a total of \$226,171.45. Voting Aye: Ronspies, Acklie, Maas, and Bates. Nay: None. Motion carried.

A public hearing was held to consider amending the Pierce Zoning Regulations Section 5.12 permitted uses and permitted conditional uses within a C-2 General Commercial District.

Ordinance #628, to amend the permitted uses in Section 5.12 of the Pierce Zoning Regulations to include Gun Store within a C-2 General Commercial District and amending the permitted conditional uses to include assembly, fabrication, and processing of materials inside an enclosed building, except hazardous or combustible materials within a C-2 General Commercial District was introduced by City Council Member Tom Maas.

Motion by Maas and seconded by Acklie to waive the three readings of Ordinance #628. Voting Aye: Acklie, Maas, Bates, and Ronspies. Nay: None. Motion carried.

Motion by Maas and seconded by Ronspies to approve Ordinance #628, to amend the permitted uses in Section 5.12 of the Pierce Zoning Regulations to include Gun Store within a C-2 General Commercial District and amending the permitted conditional uses to include assembly, fabrication, and processing of materials inside an enclosed building, except hazardous or combustible materials within a C-2 General Commercial District. Voting Aye: Maas, Bates, Ronspies, and Acklie. Nay: None. Motion carried.

A public hearing was held to consider a zoning change on Lots One, Two, Three, And Four, Block Seven, Original Town Of Pierce from a MDR-1 Medium Density Residential District To A HDR-1 High Density Residential District. Walter Aschoff of Aschoff Construction presented information and a rough site plan of Marshall Grove Village, a proposed twelve unit housing project for citizens fifty-five years of age and older. A discussion of the proposed project was held with members of the audience.

Ordinance #629, to provide for a zoning change on Lots One, Two, Three, And Four, Block Seven, Original Town Of Pierce from a MDR-1 Medium Density Residential District To A HDR-1 High Density Residential District was introduced by City Council Member Tom Maas.

Motion by Maas and seconded by Acklie to waive the three readings of Ordinance #629. Voting Aye: Bates, Ronspies, Acklie, and Maas. Nay: None. Motion carried.

Motion by Ronspies and seconded by Maas to approve Ordinance #629, to provide for a zoning change on Lots One, Two, Three, And Four, Block Seven, Original Town Of Pierce from a MDR-1 Medium Density Residential District To A HDR-1 High Density Residential District. Voting Aye: Ronspies, Acklie, Maas, and Bates. Nay: None. Motion carried.

A public hearing was held in consideration of amending conditional use requirements in Section 5.09.03 of the Pierce Zoning Regulations changing the number of units from ten to twelve units in a multiple family dwelling within a HDR-1 High Density Residential District and to amend Section 5.09.05 of the Pierce Zoning Regulations to change the square footage of a lot requirement for a one-story multi-family dwelling to 3,000 square feet within a HDR-1 High Density Residential District.

Ordinance #630, to amend the permitted conditional uses in Section 5.09.03 of the Pierce Zoning Regulations to provide for not more than twelve units attached for a one-story multi-family dwelling within a HDR-1 High Density Residential District and to amend the lot requirements in Section 5.09.05 of the Pierce Zoning Regulations to provide for a minimum of 3,000 square feet for a one-story multi-family dwelling within a HDR-1 High Density Residential District was introduced by City Council Member Rick Ronspies.

Motion by Ronspies and seconded by Bates to waive the three readings of Ordinance #630. Voting Aye: Acklie, Maas, Bates, and Ronspies. Nay: None. Motion carried.

Motion by Acklie and seconded by Ronspies to approve Ordinance #630, to amend the permitted conditional uses in Section 5.09.03 of the Pierce Zoning Regulations to provide for not more than twelve units attached for a one-story multi-family dwelling within a HDR-1 High Density Residential District and to amend the lot requirements in Section 5.09.05 of the Pierce Zoning Regulations to provide for a minimum of 3,000 square feet for a one-story multi-family dwelling within a HDR-1 High Density Residential District. Voting Aye: Maas, Bates, Ronspies, and Acklie. Nay: None. Motion carried.

A discussion was held concerning the construction of an eight inch sewer line from Pleasant Street running approximately one and one half blocks west and located within the North Street right of way. The sewer line will be constructed by City Of Pierce personnel.

City Administrator Chad Anderson spoke to the City Council concerning an asbestos inspection on a house to be removed which is located on property owned by the City Of Pierce on Part Of Hansen's First Addition to the City Of Pierce, Pierce County, Nebraska known as Dedication Of Holmes Street to the City Of Pierce. The cost of the asbestos removal is estimated to be \$2,900.00.

Motion by Maas and seconded by Ronspies to approve the Resolution to remove the house located on property owned by the City Of Pierce on Part Of Hansen's First Addition to the City Of Pierce, Pierce County, Nebraska known as Dedication Of Holmes Street to the City Of Pierce. Voting Aye: Bates, Ronspies, Acklie, and Maas. Nay: None. Motion carried.

Motion by Maas and seconded by Acklie to pursue foreclosure action on property owners of Housing Rehabilitation Loan #99217. Voting Aye: Bates, Ronspies, Acklie, and Maas. Nay: None. Motion carried.

Motion by Maas and seconded by Ronspies to adjourn. Motion carried.

Mary Jean Rogers
City Clerk

Shannon Stuchlik
Mayor

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