

April 28, 2015

ALLIANCE CITY COUNCIL

REGULAR MEETING, TUESDAY, APRIL 28, 2015

STATE OF NEBRASKA)
)
COUNTY OF BOX BUTTE) §
)
CITY OF ALLIANCE)

The Alliance City Council met in a Special Meeting, April 28, 2015 at 3:00 p.m. in the meeting rooms of the Library/Learning Center, 1750 Sweetwater Avenue. A notice of meeting was published in the Alliance Times Herald on April 21, 2015. The notice stated the date, hour and place of the meeting, that the meeting was open to the public, and that an agenda of the meeting, kept continuously current, was available for public inspection at the office of the City Clerk in City Hall; provided the Council could modify the agenda at the meeting if it determined an emergency so required. A similar notice, together with a copy of the agenda, also had been delivered to each of the City Council Members. An agenda, kept continuously current, was available for public inspection at the office of the City Clerk during regular business hours from the publication of the notice to the time of the meeting.

Mayor Yeager opened the April 28, 2015 Special Meeting of the Alliance, Nebraska City Council at 3:05 p.m. Present were Council Members Yeager, Feldges, Jones, Seiler, and Korber-Gonzalez. Also present were City Manager Cox, Assistant City Manager/Finance Director Waggener and City Clerk Jines.

- The Council held a Strategic Planning Session. The meeting was facilitated by Corrine Pedersen, Manager of Economic Development at NMPP Energy. Ms. Pedersen began the session discussing governance and the role and responsibilities of council members. She provided and reviewed several handouts:

What is the Role Elected Officials Play in the Community?
Identified and described the four forms of government in Nebraska
10 Questions Every Board Member Should Ask!
Governance characteristics
Ten Habits of Highly Effective Councils
How Healthy is Your Relationship with the Board?

The group then began reviewing the 2015-2021 Strategic Plan which was prepared by City Manager Cox. The Strategic Plan was comprised from several resources such as the Comprehensive Plan, the Housing Study which was recently completed through Box Butte Development Corporation, results from the Community Session/Public Meeting which was held in recent years, previous Council direction and staff suggestions. Each step within the Strategic Plan was identified within each of the following City Goals:

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Build excellence through warm communication and genuine alliances;
Create a fun place to live, work and play;
Construct homes and develop neighborhoods;
Celebrate and relax in our positive and friendly hometown;
Promote a strong and vibrant community.

The following is an outline of the Strategic Plan identifying the major actions for each goal as it was presented.

Build Excellence Through Warm Communication and Genuine Alliances

Establish methods to expand our reach to the greater population
Establish successful & ongoing comprehensive planning & implementation

Create a Fun Place to Live, Work and Play

Golf Course
Knight Museum and Sandhills Center
Library and Learning Center
Parks
Swimming Pool
Cemetery
Attract tourists, grow tourism dollars, develop further attractions
Economic Benefit to Alliance
Lodging
BTBHIA
Carhenge
Advertising and promotion
Strive for the highest level of community appearance
Code Enforcement
Condemnation, demolition or rehabilitation of rundown of dilapidated structures
Enhance existing facilities
Consider community (downtown) appearance guidance vs. standards
Strive for community cleanliness and environmental sustainability
Establish curbside recycling
Provide a safe and accessible landfill for delivery of solid waste products
Continue to improve refuse service to be a source of community pride
Equipment purchases
Maintain clean, reliable drinking water
Maintain safe, reliable sewer system
Development Community
Organize permit room
Update Municipal Code
Consider adoption of 2012 ICC Building Codes
Strive to inform public and achieve positive public relations
Train personnel adequately
Development and maintain transportation
Repair and maintain streets
Ensure reliable and adequate public transportation is available

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Encourage further use of Airport
Funding of Airport
Secure and encourage Airport transportation services

Construct Homes and Develop Neighborhoods

Develop housing – per Housing Study

Building apartments, multi-family, single family
Strive to reduce barriers to construction
Identify funding and financial resources
Housing Action Plan
Increase homeownership rate every five years
Reduce vacancy rate of rental housing
Stabilize housing inequalities between northern Alliance and southern Alliance
Encourage mixed use development in residential zoning districts as a Means to encouraging a variety of housing types and styles
Provide all types of housing including duplexes, townhomes, and Assisted/senior living units
Increase marketability of Downtown Neighborhood
Increase marketability of the Northside Neighborhood
Increase marketability of Southside Neighborhood
Increase marketability of West Gateway Neighborhood
Increase marketability of East Gateway Neighborhood
Increase marketability of Central Core Neighborhood
Maintain, strengthen and revitalize the Downtown Neighborhoods
Establish connectivity between the Central Core & Northside Neighborhood
Rehabilitate and revitalize the Southside Neighborhood
Promote redevelopment within the East & West Gateway Neighborhoods
Build upon the existing assets to further stabilize the Central Core Neighborhood
Pursue the assemblage of vacant lots for redevelopment
Conduct a thorough review of city codes, subdivision regulations and zoning ordinances and revise all ineffective, obsolete, or inconsistent requirements and definitions
Encourage revitalization and redevelopment of areas showing signs of decline and/or disinvestment
Minimize the city cost burden for development on the fringe or outside existing city limits
Share updated comprehensive plan and future land use plan with all Residents, business, and governmental agencies
Develop a coordinated gateway program that emphasizes design, function and image
Design and construct memorable and sustainable streetscapes throughout the community
Create social and economic equality and promote community diversity
Preserve and enhance environmental features in policy formation, community design, and new development
Continue to enforce appropriate land use

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Celebrate and Relax in Our Positive and Friendly Hometown

Improve West 3rd Street Entryway – work with businesses
Expand Building the Best Hometown in America
Host major and cultural events

Promote a Strong and Vibrant Community

Pursue economic development
 Heartland Expressway development
 Encourage expansion of local business and industry
 Recruitment of new business that is complementary to needs
 Encourage legislation to maximize local flexibility to implement assistance programs
 Pursue airport development
Maintain highest level of health and public safety
 Police services
 Fire services
 Ambulance services
 Emergency operations center
 Electric-Secondary feed into community/continue to work and pressure WAPA
 Upgrade and maintain electric system to improve system reliability
Develop strong and dependable City organization and staff
 Recruit and hire best staff to carry out Vision & Objectives
 Strive to be the Employer of Choice
 Improve On Boarding process
 Work with college/high school
 Develop future community leaders
 Comp review – policies and procedures
Strive for the highest competent, professional and courteous staff
 Create a positive and friendly culture with the low levels of turnover, high loyalty of employees, & no issues with productivity/performance
 Investigate and apply the best practices
 Improve positive visibility of Human Resources in the organization and community
Maintain and upgrade City facilities as necessary
 Continue to service and improve the aesthetics of all of our buildings and to be a source of community pride
 Develop a facilities priority list
Implement and use technology tools
Strive for excellence in service while maintaining the most appropriate level of
 Utility rates and taxing policy
 Increase operational efficiencies
 Improve financial planning and stability
 Maintain high financial performance
Plan and accommodate for potential increases in health care services
Address further reduction in Municipal Equalization Fund payments
Maintain high performance and efficiency of our Sewer System

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Maintain high performance and efficiency of our Water System
Establish an Energy Action Plan

The following issues were discussed by the Council with no formal action taken:

1. City's automated phone system, would prefer a person answering
2. A 311 information phone line
3. Table top emergency response exercise
4. The Comprehensive Plan committee development
5. Natural gas system
6. City's role in the school's student/teacher ratio
7. Citizen input in parks system
8. Pool shower stall repairs
9. Sunken garden pillars
10. City's appearance on major corridor
11. Pigeon problem at the Knight Museum
12. Code enforcement – parking in the right-of-ways
13. Landfill restrooms
14. What to do with abandoned buildings
15. Transportation
16. Water treatment
17. Construction services

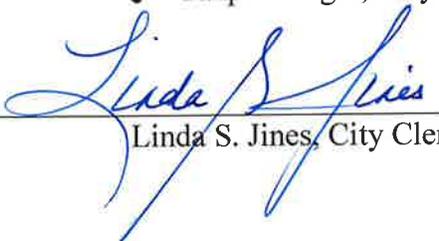
Due to the lateness of the meeting Council stated they would continue this discussion at their Special Meeting, May 6, 2015 as part of the Capital Improvements review.

- Mayor Yeager stated, “there being no further business to come before the Alliance City Council, the meeting is adjourned at 7:30 p.m.”

(SEAL)



Ralph Yeager, Mayor



Linda S. Jines, City Clerk

