



JOURNAL RECORD

CITY OF OMAHA CITY COUNCIL MEETING

TUESDAY, DECEMBER 13, 2022

@ 2:00 PM

**LEGISLATIVE CHAMBERS,
1819 FARNAM STREET
OMAHA, NEBRASKA**

OMAHA CITY COUNCILMEMBERS

Pete Festersen – Council President	District 1
Vinny Palermo – Council Vice President	District 4
Juanita Johnson	District 2
Danny Begley	District 3
Don Rowe	District 5
Brinker Harding	District 6
Aimee Melton	District 7

THE CITY COUNCIL OF THE CITY OF OMAHA met in open session on Tuesday, December 13, 2022 at 2:00 PM in the Legislative Chambers, Omaha/Douglas Civic Center, Omaha, Nebraska and was called to Order by Council President Pete Festersen.

CALL TO ORDER

City Clerk Elizabeth Butler took the Roll Call: Present were Councilmembers Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President (Festersen) – **CCID # 2022-1161.**

Council President Pete Festersen led those present in the Pledge of Allegiance.

Councilmember Johnson of District No. 2 provided remarks.

CERTIFICATION OF PUBLICATION – NOTIFICATION OF OPEN MEETING ACT

City Clerk Elizabeth Butler certified publication in the Daily Record, the Official Newspaper of the City of Omaha, on December 9, 2022, notice of the Pre-Council and Regular City Council Meetings, December 13, 2022 – **CCID # 2022-1162.**

Ms. Butler stated that a current copy of the Open Meeting Act is posted in a white binder on the east wall of the Legislative Chambers.

PRESENTATIONS AND PROCLAMATIONS

5. Presentations and Proclamations

PLANNING ITEMS WITH PLANNING BOARD ATTACHMENTS

City Clerk Elizabeth Butler stated that Items 6 through 9 relate to the same project and would be considered together.

(Required notices of public hearings relating to this development were published in the Daily Record on November 29, 2022.)

WARREN PLACE

6. ORD. 43211 – An ordinance to rezone property located northeast of 42nd and L Streets from GC – General Commercial District to CC – Community Commercial District – (First Reading November 15, 2022; Second Reading December 6, 2022; Third Reading, Public Hearing and Vote December 13, 2022) – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**

A. Planning Board and Planning Department recommend approval – [see attached](#).

7. ORD. 43212 – An ordinance to amend the boundaries of the MCC-Major Commercial Corridor Overlay District, to incorporate into that district the property located northeast of 42nd and L Streets – (First Reading November 15, 2022; Second Reading December 6, 2022; Third Reading, Public Hearing and Vote December 13, 2022) – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**

A. Planning Board and Planning Department recommend approval – [see attached](#).

11. RES. 2022-1089 – Res. that, the Final Plat entitled Sanctuary Ridge (Lots 1-76, Outlots A-H), a subdivision outside the city limits, located northwest of West Center Road and 222nd Street, is hereby approved and accepted. The applicant is Lanoha Development – Outside City Limits – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**
 - A. Planning Board and Planning Department recommend approval – [see attached](#).
12. RES. 2022-1091 – Res. that, the Subdivision Agreement among the City of Omaha, SOS LLC, The Sanctuary Ridge Homeowners Association, and Sanitary and Improvement District (S.&I.D.) 615 of Douglas County, Nebraska, as recommended by the Mayor, is hereby approved. The Subdivision is to be known as Sanctuary Ridge (Lots 1-76 and Outlots A-H) and is located northwest of West Center Road and 222nd Street – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**
13. ORD. 43214 – An ordinance to rezone property located northwest of West Center Road and 222nd Street from AG-Agricultural District to DR-Development Reserve District (Lots 77-97, Outlots I-K) – (First Reading November 15, 2022; Second Reading December 6, 2022; Third Reading, Public Hearing and Vote December 13, 2022) – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**
14. ORD. 43215 – An ordinance to rezone property located northwest of West Center Road and 222nd Street from AG-Agricultural District to R4-Single-Family Residential District (High-Density) (Lots 77-97, Outlots I-K) – (First Reading November 15, 2022; Second Reading December 6, 2022; Third Reading, Public Hearing and Vote December 13, 2022) – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**
 - A. Planning Board and Planning Department recommend approval – [see attached](#).
15. RES. 2022-1090 – Res. that, the Final Plat entitled Sanctuary Ridge (Lots 77-97, Outlots I-K), a subdivision outside the city limits, located northwest of West Center Road and 222nd Street, is hereby approved and accepted; and, the replat transmitted herewith entitled Sanctuary Ridge (Lots 77-97, Outlots I-K), located northwest of West Center Road and 222nd Street, is hereby approved, and concurrently a portion of the existing plats entitled Lynch Addition and Pinetree Bend, and described on said replat, are hereby vacated. The applicant is Lanoha Development – Outside City Limits – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**
 - A. Planning Board and Planning Department recommend approval – [see attached](#).
16. RES. 2022-1092 – Res. that, the Subdivision Agreement among the City of Omaha, SOS LLC, The Sanctuary Ridge Homeowners Association, and Sanitary and Improvement District (S.&I.D.) 615 of Douglas County, Nebraska, as recommended by the Mayor, is hereby approved. The Subdivision is to be known as Sanctuary Ridge (Lots 77-97 and Outlots I-K) and is located northwest of West Center Road and 222nd Street – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**

Council President Pete Festersen opened the Public Hearing on Items 10 through 16.

The following person(s) appeared and spoke:

PROPONENTS:

Larry Jobeun, 11440 West Center Road, Attorney for the developer

No one else came forward, and the public hearing was closed.

MOTION by Harding, SECOND by Melton that the following items be approved:

Item # 10 ORDINANCE # 43213; Item # 11 RESOLUTION # 2022-1089;
Item # 12 RESOLUTION # 2022-1091; Item # 13 ORDINANCE # 43214;
Item # 14 ORDINANCE # 43215; Item # 15 RESOLUTION # 2022-1090; and,
Item # 16 RESOLUTION # 2022-1092;

ROLL CALL VOTE:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

PLANNING ORDINANCES ON FINAL READING WITH PLANNING BOARD ATTACHMENTS

City Clerk Elizabeth Butler stated that Items 17 and 18 relate to the same project and would be considered together.

(Required notices of public hearings relating to these developments were published in the Daily Record on November 29, 2022.)

17. ORD. 43209 – An ordinance to rezone property located southeast of 70th and Hascall Streets from CC – Community Commercial District to R7 – Medium-Density Multiple-Family Residential District – (First Reading November 15, 2022; Second Reading December 6, 2022; Third Reading, Public Hearing and Vote December 13, 2022) – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**

A. Planning Board and Planning Department recommend approval – [see attached](#).

18. ORD. 43210 – An ordinance to amend the boundaries of the PUR – Planned Unit Redevelopment Overlay District, to incorporate into that district the property located southeast of 70th and Hascall Streets – (First Reading November 15, 2022; Second Reading December 6, 2022; Third Reading, Public Hearing and Vote December 13, 2022) – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**

A. Planning Board and Planning Department recommend approval – [see attached](#).

Council President Pete Festersen opened the Public Hearing on Items 17 and 18.

The following person(s) appeared and spoke:

PROPOSERS:

Ryan Spellman, 9951 Harney Parkway North

No one else came forward, and the public hearing was closed.

MOTION by Begley, SECOND by Harding that the following items be approved:

Item # 17 ORDINANCE # 43209; Item # 18 ORDINANCE # 43210;

ROLL CALL VOTE:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

19. ORD. 43207 – An ordinance to approve an amendment to the City’s Master Plan regarding the Housing Affordability Action Plan for the City of Omaha – (First Reading November 8, 2022; Second Reading November 15, 2022; Third Reading, Public Hearing and Vote December 6, 2022) – [see attached](#). **(POSTPONED FROM THE DECEMBER 6, 2022 CITY COUNCIL MEETING, PUBLIC HEARING AND VOTE TODAY)**
- A. Planning Board and Planning Department recommend approval – [see attached](#).
 - B. Communications in support – [see attached](#).
 - C. Communication – [see attached](#).
 - D. Communication in opposition – [see attached](#).
 - E. Amendment requested by Councilmember Harding – [see attached](#).

Council President Pete Festersen opened the Public Hearing on Item 19.

The following person(s) appeared and spoke:

PROPOSERS:

David Levy, Baird Holm, 1700 Farnam Street, Attorney for the Apartment Association of NE
Jeff Weaver, Executive Director, NebraskaBest, 1508 John F Kennedy Drive, Bellevue, NE
Patrick Cavanaugh, 701 Parkwood Lane
Jim Winston, 840 North 44th Street #502
Bri Full, 603 North 36th Street
Matthew Cavanaugh, Executive Director, Holy Name Housing, 4324 Fort Street
Carolyn Scherf Ryan, * address waiver * on file (via Zoom)

OPPOSERS:

Doug Kagan, 416 South 130th Street, with Nebraska Taxpayers for Freedom
Dennis Schleis, 4512 Hickory Street
Liz Abel, 17324 F Street

FOR THE CITY:

Greg Paskach, Planning Department
Dave Fanslau, Director, Planning Department

No one else came forward, and the public hearing was closed.

MOTION by Harding, SECOND by Melton that the Amendment to Strike, in its entirety, Strategy 2 B for ORDINANCE # 43207 be approved

ROLL CALL VOTE:

Yeas: Harding, Melton,
Nays: Begley, Johnson, Palermo, Rowe, Mr. President
MOTION FAILED 2-5

MOTION by Harding, SECOND by Melton that the Amendment to Strike, in its entirety, Strategy 8 for ORDINANCE # 43207 be approved

ROLL CALL VOTE:

Yeas: Harding, Melton,
Nays: Begley, Johnson, Palermo, Rowe, Mr. President
MOTION FAILED 2-5

MOTION by Harding, SECOND by Melton that the Amendment to Strike, in its entirety, Strategy 3 for ORDINANCE # 43207 be approved

ROLL CALL VOTE:

Yeas: Harding, Melton,

Nays: Begley, Johnson, Palermo, Rowe, Mr. President

MOTION FAILED 2-5

MOTION by Harding, SECOND by Melton that the Amendment to Strike, in its entirety, column 3, entitled "Rent Control" for ORDINANCE # 43207 be approved

ROLL CALL VOTE:

Yeas: Harding, Melton,

Nays: Begley, Johnson, Palermo, Rowe, Mr. President

MOTION FAILED 2-5

MOTION by Palermo, SECOND by Festersen that ORDINANCE # 43207 be approved

ROLL CALL VOTE:

Yeas: Begley, Johnson, Palermo, Rowe, Mr. President

Nays: Harding, Melton

MOTION APPROVED 5-2

LIQUOR

20. RES. 2022-1165 – Class I Liquor License for El Pollo Tote, LLC dba El Pollo Tote, located at 5007-5009 Grover Street. (Current license was cancelled by the Nebraska Liquor Control Commission in July 2022). Notice was posted on the property on 11/29/2022; Notification was sent to property owners within 500 feet on 11/30/2022 – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**

A. Communication in opposition – [see attached](#).

Council President Pete Festersen opened the Public Hearing on Item 20.

The following person(s) appeared and spoke:

PROPOSERS:

Sergio Escorcia, El Pollo Tote, 5007 Grover Street, applicant

FOR THE CITY:

Ryan Wiesen, Law Department

Steve Curtiss, Director, Finance Department

No one else came forward, and the public hearing was closed.

MOTION by Palermo, SECOND by Melton that RESOLUTION # 2022-1165 be denied

ROLL CALL VOTE:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

21. RES. 2022-1166 – Class B Liquor License for Family Dollar Inc. dba Family Dollar #25376, located at 1725 S 13th Street. (New location). Notice was posted on the property on 11/29/2022; Notification was sent to property owners within 500 feet on 12/02/2022 – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**

- A. Communication in support – [see attached](#).
- B. Communication in opposition – [see attached](#).

Council President Pete Festersen opened the Public Hearing on Item 21.

The following person(s) appeared and spoke:

PROPOSERS:

James Balli, Decisions Consulting, 1600 Parkwood Circle SE # 200, Atlanta, GA (via Zoom)

No one else came forward.

MOTION by Begley, SECOND by Palermo that RESOLUTION # 2022-1166 be postponed to the December 20, 2022 City Council meeting and that the public hearing be continued.

ROLL CALL VOTE:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

22. RES. 2022-1167 – Class C Liquor License for KNM LLC dba Sofra Brunch, located at 220 S 31st Street, Suite 3101. (New location). (Liquor Rule #7 – Located 270 ft from Turner Park). Notice was posted on the property on 11/29/2022; Notification was sent to property owners within 500 feet on 12/02/2022 - [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**

- A. Communication in support – [see attached](#),

Council President Pete Festersen opened the Public Hearing on Item 22.

The following person(s) appeared and spoke:

PROPOSERS:

Nils Gjoca, Sofra Brunch, 220 South 31st Street, Suite 3101, applicant (via Zoom)

No one else came forward, and the public hearing was closed.

MOTION by Begley, SECOND by Festersen that RESOLUTION # 2022-1167 be approved with a waiver of Liquor Rule # 7

ROLL CALL VOTE:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

23. RES. 2022-1168 – Class CE Liquor License for Let It Fly Nebraska LLC dba Let It Fly, located at 1100 Capitol Avenue, Suites 101-102. (New location). Notice was posted on the property on 11/29/2022; Notification was sent to property owners within 500 feet on 11/30/2022 – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**

Council President Pete Festersen opened the Public Hearing on Item 23.

The following person(s) appeared and spoke:

PROPOSERS:

Mike Kelly, 2804 South 87th Avenue, Attorney for the applicant

No one else came forward, and the public hearing was closed.

MOTION by Johnson, SECOND by Festersen that RESOLUTION # 2022-1168 be approved

ROLL CALL VOTE:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

24. RES. 2022-1169 – Class CCS Liquor License for Vanderpool's Inc. dba Nickleby's, located at 2464 S 120th Street. (Transfer in ownership) – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**

Council President Pete Festersen opened the Public Hearing on Item 24.

The following person(s) appeared and spoke:

PROPOSERS:

Bill McGinn, 20 North 16th Street, Council Bluffs, IA, Attorney for the applicant

Tim Vanderpool, Nickleby's, 2464 South 120th Street, applicant

No one else came forward, and the public hearing was closed.

MOTION by Harding, SECOND by Melton that RESOLUTION # 2022-1169 be approved

ROLL CALL VOTE:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

CONSENT AGENDA

City Clerk Elizabeth Butler stated that any member of the City Council may cause any item placed on the Consent Agenda to be removed. Items removed from the Consent Agenda shall be taken up by the City Council immediately following the Consent Agenda in the order in which they were removed unless otherwise provided by the City Council Rules of Order.

Council President Festersen announced that the public hearings on Agenda Items 25 through 30 were held on December 6, 2022.

(Required notices of the public hearings were published in the Daily Record on December 2, 2022.)

COUNCIL PRESIDENT FESTERSEN ANNOUNCED THAT AGENDA ITEM 28 WAS REMOVED FROM THE CONSENT AGENDA.

CONSENT AGENDA – ORDINANCES

25. ORD. 43216 – An ordinance to amend Sections 31-145, 31-147 and 31-158 of the Omaha Municipal Code, dealing with sewer use fees; to provide for sewer service charges for the period January 1, 2023 through December 31, 2028, subject to an audit of the sewer service charges every five (5) years; to repeal Sections 31-145, 31-147 and 31-158 of the Omaha Municipal Code as heretofore existing – (First Reading November 15, 2022; Second Reading and Public Hearing December 6, 2022; Third Reading December 13, 2022) – [see attached](#).

26. ORD. 43217 – An ordinance to approve a Major Amendment to a Mixed Use District Development Agreement for North Streams, located northeast of 204th and Q Streets, to increase the center identification sign height limit from six to 10 feet, between the City of Omaha and Woodsonia North Streams, LLC, providing site development standards – (First Reading November 15, 2022; Second Reading and Public Hearing December 6, 2022; Third Reading December 13, 2022) – [see attached](#).
 - A. Planning Board and Planning Department recommend approval – [see attached](#).

27. ORD. 43218 – An ordinance approving a redevelopment and Tax Increment Financing (TIF) Redevelopment Agreement between the City of Omaha and 4647, LLC, to implement the 48th & Dodge Tax Increment Financing (TIF) Redevelopment Project Plan for a redevelopment project site located southeast of 48th and Dodge Streets, which proposes the new construction of a five story apartment building and to rehabilitate the historic building at 4629 Dodge; the agreement authorizes the use of up to \$10,750,000.00, plus capitalized interest, in excess ad valorem taxes (TIF) generated by the development to help fund the cost of the project – (First Reading November 15, 2022; Second Reading and Public Hearing December 6, 2022; Third Reading December 13, 2022) – [see attached](#).

28. ORD. 43219 – An ordinance to approve a Memorandum of Understanding amending the Collective Bargaining Agreement between the City of Omaha and the Omaha Police Officer’s Association to implement a Special Pay 401(a) Plan and a Health Reimbursement Arrangement (“HRA”) for covered employees that will be available to the employees upon retirement; to sign Adoption Agreements to implement such plans for employees subject to the Collective Bargaining Agreement with the Omaha Police Officer’s Association; to provide that any ordinances of the City of Omaha, and any rules and regulations promulgated thereunder, which are in conflict with the provisions of the Collective Bargaining Agreement shall not be applicable to those employees in the Bargaining Unit described in Article 1, Section 1, of said Collective Bargaining Agreement; to provide authorization for the Mayor to execute and the City Clerk to attest her signature – (First Reading November 15, 2022; Second Reading and Public Hearing December 6, 2022; Third Reading December 13, 2022) – [see attached](#). **(REMOVED FROM CONSENT AGENDA)**

29. SPECIAL ORD. 10330 – An ordinance levying a special tax and assessment on those lots and pieces of real estate within the Blackstone Business Improvement District No. 6877 and the City of Omaha to cover the costs and expenses of the Blackstone Business Improvement No. 6877 created by Ordinance No. 39864 on December 10, 2013, amended by Ordinance No. 40480 on August 25, 2015, reauthorized by Ordinance No. 41350 on December 12, 2017 and amended by Ordinance No. 41624 approved on October 30, 2018 which remain unpaid for 2021 – (First Reading November 15, 2022; Second Reading and Public Hearing December 6, 2022; Third Reading December 13, 2022) – [see attached](#).
30. SPECIAL ORD. 10331 – An ordinance levying a special tax and assessment on those lots and pieces of real estate within the Dundee Business Improvement District No. 6876 and the City of Omaha to cover the costs and expenses of the Dundee Business Improvement District No. 6876 created by Ordinance No. 39268 approved March 13, 2012 and amended by Ordinance No. 41911 on July 30, 2019 which remain unpaid for 2021 – (First Reading November 15, 2022; Second Reading and Public Hearing December 6, 2022; Third Reading December 13, 2022) – [see attached](#).

MOTION by Melton, SECOND by Begley that the following items be approved:

**Item # 25 ORDINANCE # 43216; Item # 26 ORDINANCE # 43217;
Item # 27 ORDINANCE # 43218; Item # 29 SPECIAL ORDINANCE # 10330; and,
Item # 30 SPECIAL ORDINANCE # 10331;**

ROLL CALL VOTE:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

28. ORD. 43219 – An ordinance to approve a Memorandum of Understanding amending the Collective Bargaining Agreement between the City of Omaha and the Omaha Police Officer’s Association to implement a Special Pay 401(a) Plan and a Health Reimbursement Arrangement (“HRA”) for covered employees that will be available to the employees upon retirement; to sign Adoption Agreements to implement such plans for employees subject to the Collective Bargaining Agreement with the Omaha Police Officer’s Association; to provide that any ordinances of the City of Omaha, and any rules and regulations promulgated thereunder, which are in conflict with the provisions of the Collective Bargaining Agreement shall not be applicable to those employees in the Bargaining Unit described in Article 1, Section 1, of said Collective Bargaining Agreement; to provide authorization for the Mayor to execute and the City Clerk to attest her signature – (First Reading November 15, 2022; Second Reading and Public Hearing December 6, 2022; Third Reading December 13, 2022) – [see attached](#).

MOTION by Harding, SECOND by Begley that ORDINANCE # 43219 be postponed to the January 24, 2023 City Council meeting.

ROLL CALL:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

Council President Festersen announced that the public hearings on Agenda Items 31 through 51 were today. He asked that anyone that wished to address the City Council regarding these items please come to the microphone, indicate the Agenda Item Number being addressed, and

to state their name, address, who they represent, and if they were speaking as a proponent or opponent.

COUNCIL PRESIDENT FESTERSEN ANNOUNCED THAT AGENDA ITEM 48 WAS REMOVED FROM THE CONSENT AGENDA.

CONSENT AGENDA – RESOLUTIONS

31. RES. 2022-1170 – Liquor License Manager Application to appoint Julia Gadea as manager to Texas De Brazil Omaha Corp. dba Texas De Brazil's Class IK Liquor License located at 1110 Capitol Avenue – [see attached](#).
32. RES. 2022-1194 – Liquor License Manager Application to appoint Adam Lowry as manager to Rare Hospitality Management LLC dba Longhorn Steakhouse 5422 Class I Liquor License located at 7425 Dodge Street Suite 103 – [see attached](#).
33. RES. 2022-1171 – Res. that, as recommended by the Mayor, the Purchasing Agent be authorized to issue a Purchase Order to Titan Machinery, in the amount of \$51,288.17, for the purchase of equipment repairs on a Case tire loader, to be utilized by the Papillion Creek Water Resource Recovery Facility. (The Finance Department is authorized to pay the cost of this purchase from the Sewer Revenue Fund 21121, Papio Creek Water Resource Recovery Facility Organization 116611, year 2022 funding.) – [see attached](#).
34. RES. 2022-1172 – Res. that, as recommended by the Mayor, the contract with Terry Hughes Tree Service, in the amount of \$102,300.00, for OPW 54462, being the 2023 Tree and Stump Removal Services at Various Locations Project, is hereby approved. (The Finance Department is authorized to pay the cost of \$102,300.00, from the Capital Special Assessment Fund 13573, Special Assessments Organization 116168, year 2022 expenditure.) – [see attached](#).
35. RES. 2022-1173 – Res. that, as recommended by the Mayor, Change Order No. 1 with Building Crafts, Inc., in the amount of \$284,823.00, for additional work on OPW 53598, being the MoRiver - W3 Non-Potable System Upgrade Project, is hereby approved. (The Finance Department is authorized to pay an additional sum of \$284,823.00, for this change order, from the Sewer Revenue Improvements (Bond) Fund 21124, Capital Asset Replacement Program (Bond) Organization 116913.) – [see attached](#).
36. RES. 2022-1174 – Res. that, as recommended by the Mayor, the Professional Services Agreement with Jacobs Engineering Group Inc. to provide professional engineering services on the CIPP Management Support Project is hereby approved. (The Finance Department is authorized to pay a fee not to exceed \$99,704.10, from the Sewer Revenue Fund 21121, Sewer Planning Unit Organization 116512, year 2022 expenditure.) – [see attached](#).
37. RES. 2022-1175 – Res. that, as recommended by the Mayor, the Professional Services Agreement with The Schemmer Associates, Inc., in the amount of \$396,110.00, to provide professional engineering services on OPW 53896, being the Grover Street 50th Street to 60th Street Project, is hereby approved. (The Finance Department is authorized to pay a fee not to exceed \$396,110.00, from the 2020 Street Preservation Bond Fund 13191, Transportation Bonds Organization 117117.) – [see attached](#).

38. RES. 2022-1176 – Res. that, the Deferred Payment Loan, as recommended by the Mayor, to provide funding in the amount of \$38,500.00 for the rehabilitation and lead removal work to the property located at 3026 Lafayette Avenue, owned by Mike Royce, is hereby approved. (Funds in the amount of \$38,500.00 shall be paid as follows: FY 2021 HOME Rental Rehabilitation Program funds in the amount of \$38,500.00, Organization No. 128071, Fund No. 12179.) – [see attached](#).
39. RES. 2022-1177 – Res. that, as recommended by the Mayor, Change Order No. 1, in the total amount of \$29,176.00 for Layne Christensen Company to furnish all labor, materials and equipment necessary for the well pump at Kiwanis Park, is hereby approved. (The Finance Department is authorized to pay the Funds in the amount of \$29,176.00 to Layne Christensen Company from the General Fund 11111, Organization No. 115031, Park Facilities Services.) – [see attached](#).
40. RES. 2022-1178 – Res. that, as recommended by the Mayor, Change Order No. 1, in the total amount of \$21,533.00 for Navarro Lawn and Landscape to furnish all labor, materials and equipment necessary for the installation of concrete bench pads, located at various parks, is hereby approved. (The Finance Department is authorized to pay the total amount of \$21,533.00 from the 2018 Parks and Recreation Fund 13357, Organization No. 117317, Parks and Cultures Bonds, Project I.D. No. 2010P512.) – [see attached](#).
41. RES. 2022-1179 – Res. that, as recommended by the Mayor, the bid in the total amount of \$2,376,000.00 from Meco-Henne Contracting, Inc. to complete construction of a section of a trail, located at the Keystone Trail from Somerset Park to Cunningham Lake and Recreation Area Dam Site #21, is hereby accepted. (The Finance Department is authorized to pay the Funds in the amount of \$2,376,000.00 to Meco-Henne Contracting, Inc. from the 2018 Parks and Recreation Fund 13357, Organization No. 117317, Parks and Cultures Bonds, Project I.D. No. 2020P304.) – [see attached](#).
42. RES. 2022-1184 – Res. that, as recommended by the Mayor, the payment for the annual license renewal and technical services maintenance to CentralSquare Technologies in the amount of \$257,029.73 for the Omaha Police Department's PortalOne Mobile and AVL Fusion Applications for the Automated Field Reporting (AFR) System, is hereby approved. (The Finance Department of the City of Omaha is authorized to pay the cost of the annual license renewal and technical services maintenance from the Omaha Police Department Year 2023, General Fund 11111, Organization 113213 Information Technology, Account 42266 Information Technology Contracted.) – [see attached](#).
43. RES. 2022-1185 – Res. that, as recommended by the Mayor, the agreement between the City of Omaha and Heartland Workforce Solutions in the amount of \$711,125.00 to operate the CRED program and One Stop Shop from January 1, 2023 to December 31, 2023, and incorporated herein by this reference, and funding of such project, is hereby approved. (The Finance Director is authorized to provide payment of \$711,125.00 from 2023 Community Services, Keno/Lottery Proceeds 12118, Organization 131997; and in accordance with the contract terms.) – [see attached](#).

44. RES. 2022-1186 – Res. that, as recommended by the Mayor, the agreement between the City of Omaha and the D2 Center in the amount of \$30,000.00 to operate the D2 Center Youth Attendance Navigator Program from January 1, 2023 to December 31, 2023, and incorporated herein by this reference, and funding of such project, is hereby approved. (The Finance Director is authorized to provide payment of \$30,000.00 from 2023 Community Services, Keno/Lottery Proceeds 12118, Organization 126057; and in accordance with the contract terms.) – [see attached](#).
45. RES. 2022-1187 – Res. that, as recommended by the Mayor, the agreement between the City of Omaha and Keep Omaha Beautiful in the amount of \$73,000.00 to operate the Trees for Omaha Program, during the period of January 1, 2023 to December 31, 2023, and incorporated herein by this reference, and funding of such project, is hereby approved. (The Finance Director is authorized to provide payment of in the amount of \$50,000.00 from 2023 Community Services, General Fund 11111, Organization 126078 and \$23,000.00 from 2023 Community Services, Keno/Lottery Proceeds Fund 12118, Organization 126078.) – [see attached](#).
46. RES. 2022-1188 – Res. that, the reappointment by Mayor Jean Stothert of Patrick Morris as a City-resident member of the Planning Board to serve a term, commencing February 4, 2023 and expiring February 5, 2028, be and hereby is confirmed and approved – [see attached](#).
47. RES. 2022-1189 – Res. that, the reappointment by Mayor Jean Stothert of Brian Mahlendorf as a regular member of the Zoning Board of Appeals, said term to commence on January 23, 2023 and expire January 22, 2028, be and hereby is confirmed and approved – [see attached](#).
48. RES. 2022-1190 – Res. that, the appointment by Mayor Jean Stothert of Dave Wingert as a member of the City of Omaha Property Maintenance Appeals Board, to serve a term commencing December 14, 2022 and expiring on July 23, 2023, be and hereby is confirmed – [see attached](#). **(REMOVED FROM CONSENT AGENDA)**
49. RES. 2022-1191 – Res. that, the reappointment by Mayor Jean Stothert of Ryan Kuehl as a member of the Administrative Board of Appeals, to serve a three-year term commencing December 14, 2022, upon City Council approval, and expiring December 13, 2025, be and hereby is confirmed and approved – [see attached](#).
50. RES. 2022-1192 – Res. that, the reappointment by Mayor Jean Stothert of Ronald Bucher as a member of the Administrative Board of Appeals, to serve a three-year term commencing December 14, 2022, upon City Council approval, and expiring December 13, 2025, be and hereby is confirmed and approved – [see attached](#).
51. RES. 2022-1193 – Res. that, the reappointment by Mayor Jean Stothert of Joseph Flaxbeard as a member of the City of Omaha Building Board of Review to serve a term commencing December 14, 2022 and expiring on December 13, 2025, be and hereby is confirmed – [see attached](#).

Council President Pete Festersen opened the Public Hearing on Items 31 through 47, and 49 through 51.

No one came forward, and the public hearing was closed.

MOTION by Harding, SECOND by Melton that the following items be approved:

Item # 31 RESOLUTION # 2022-1170;	Item # 32 RESOLUTION # 2022-1194;
Item # 33 RESOLUTION # 2022-1171;	Item # 34 RESOLUTION # 2022-1172;
Item # 35 RESOLUTION # 2022-1173;	Item # 36 RESOLUTION # 2022-1174;
Item # 37 RESOLUTION # 2022-1175;	Item # 38 RESOLUTION # 2022-1176;
Item # 39 RESOLUTION # 2022-1177;	Item # 40 RESOLUTION # 2022-1178;
Item # 41 RESOLUTION # 2022-1179;	Item # 42 RESOLUTION # 2022-1184;
Item # 43 RESOLUTION # 2022-1185;	Item # 44 RESOLUTION # 2022-1186;
Item # 45 RESOLUTION # 2022-1187;	Item # 46 RESOLUTION # 2022-1188;
Item # 47 RESOLUTION # 2022-1189;	Item # 49 RESOLUTION # 2022-1191;
Item # 50 RESOLUTION # 2022-1192; and,	Item # 51 RESOLUTION # 2022-1193;

ROLL CALL VOTE:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

48. RES. 2022-1190 – Res. that, the appointment by Mayor Jean Stothert of Dave Wingert as a member of the City of Omaha Property Maintenance Appeals Board, to serve a term commencing December 14, 2022 and expiring on July 23, 2023, be and hereby is confirmed – [see attached](#).

Council President Pete Festersen opened the Public Hearing on Item 48.

No one came forward, and the public hearing was closed.

MOTION by Harding, SECOND by Melton that RESOLUTION # 2022-1190 be approved

ROLL CALL:

Yeas: Begley, Harding, Melton, Palermo, Rowe, Mr. President

Nays: Johnson

MOTION APPROVED 6-1

ORDINANCES ON FINAL READING

52. SPECIAL ORD. 10329 – An ordinance levying a special tax and assessment on those lots and pieces of real estate within the Benson Business Improvement District No. 6875 and the City of Omaha to cover the costs and expenses of the Benson Business Improvement District No. 6875 created by Ordinance No. 38876 on November 23, 2010 and amended by Ordinance No. 39207 on December 20, 2012 which remain unpaid for 2021 – (First Reading November 15, 2022; Second Reading and Public Hearing December 6, 2022; Third Reading December 13, 2022) – [see attached](#). **(VOTE TODAY)**

- A. Amendment of the Whole requested by the Parks Department – [see attached](#).

MOTION by Harding, SECOND by Melton that the Amendment of the Whole for SPECIAL ORDINANCE # 10329 be approved

ROLL CALL:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

53. SPECIAL ORD. 10332 – An ordinance levying a special tax and assessment on those lots and pieces of real estate within the Elkhorn Business Improvement District No. 6878 and the City of Omaha to cover the costs and expenses of the Elkhorn Business Improvement District No. 6878 created by Ordinance No. 40993 on December 13, 2016 which remain unpaid for 2021 – (First Reading November 15, 2022; Second Reading and Public Hearing December 6, 2022; Third Reading December 13, 2022) – [see attached](#). (VOTE TODAY)

A. Amendment of the Whole requested by the Parks Department – [see attached](#).

MOTION by Harding, SECOND by Melton that the Amendment of the Whole for SPECIAL ORDINANCE # 10332 be approved

ROLL CALL:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

54. SPECIAL ORD. 10333 – An ordinance levying a special tax and assessment on those lots and pieces of real estate within the North 24th Street Business Improvement District No. 6879 and the City of Omaha to cover the costs and expenses of the North 24th Street Business Improvement District No. 6879 created by Ordinance No. 42190 approved June 2, 2020 which remain unpaid for 2021 – (First Reading November 15, 2022; Second Reading and Public Hearing December 6, 2022; Third Reading December 13, 2022) – [see attached](#). (VOTE TODAY)

A. Amendment of the Whole requested by the Parks Department – [see attached](#).

MOTION by Johnson, SECOND by Melton that the Amendment of the Whole for SPECIAL ORDINANCE # 10333 be approved

ROLL CALL:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

55. SPECIAL ORD. 10334 – An ordinance levying a special tax and assessment on those lots and pieces of real estate within the South Omaha Business Improvement District No. 6880 and the City of Omaha to cover the costs and expenses of the South Omaha Business Improvement District No. 6880 created by Ordinance No. 42492 on April 13, 2021 which remain unpaid for 2021 – (First Reading November 15, 2022; Second Reading and Public Hearing December 6, 2022; Third Reading December 13, 2022) – [see attached](#). (VOTE TODAY)

A. Amendment of the Whole requested by the Parks Department – [see attached](#).

MOTION by Palermo, SECOND by Begley that the Amendment of the Whole for SPECIAL ORDINANCE # 10334 be approved

ROLL CALL:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

City Clerk Elizabeth Butler stated that Items 56 and 57 could be considered together.

56. ORD. 43220 – An ordinance authorizing and approving one or more Lease Purchase Agreements between the City of Omaha Public Facilities Corporation and the City of Omaha, Nebraska, to provide funds: (1) for the lease-purchase of and the financing of the costs of acquiring and equipping streetcars for use in the City’s modern streetcar system, and (2) for the lease-purchase of and the financing of the costs of acquiring, constructing and equipping a building for the modern streetcar operations; authorizing and approving one or more Site Lease Agreements between the Corporation and the City for the leasing of the project site by the City to the Corporation; authorizing and approving one or more Bills of Sale by the City to the Corporation for the sale of certain equipment to the Corporation; approving one or more Indentures of Trust between the Corporation and BOKF, National Association, as Trustee and Paying Agent; approving the terms and conditions of one or more series of the Corporation’s Lease Revenue Bonds, as set forth in the Indentures and the issuance and delivery thereof; delegating authority to the City Finance Director to determine for each series of Bonds authorized under such Ordinance, the final price, interest rates, principal amount, redemption provisions, and other terms and conditions thereof; and satisfying applicable federal income tax law requirements – (First Reading November 15, 2022; Second Reading and Public Hearing December 6, 2022; Third Reading December 13, 2022) – [see attached](#). **(VOTE TODAY)**
57. ORD. 43221 – An ordinance authorizing and providing for the issuance of Redevelopment Bonds (Omaha Streetcar Project) in one or more series in an aggregate principal amount not to exceed \$360,000,000.00, for the purpose of (1) paying all or a portion of the costs of constructing, improving, installing, equipping and completing a modern streetcar system within the City of Omaha’s Urban Core Redevelopment Plan Area in accordance with the City’s Urban Core Housing and Mobility Redevelopment Plan, and (2) paying the costs of issuance of such bonds; prescribing the form and certain details of such bonds; pledging tax increment revenues to the payment of the principal of and interest on such bonds as the same become due; limiting payment of such bonds to the revenues specified herein; delegating, authorizing and directing the finance director to exercise his or her independent discretion and judgment in determining and finalizing certain terms and provisions of such bonds not specified herein; taking other actions and making other covenants and agreements in connection with the foregoing; and related matters – (First Reading November 15, 2022; Second Reading and Public Hearing December 6, 2022; Third Reading December 13, 2022) – [see attached](#). **(VOTE TODAY)**
- A. Communications in opposition – [see attached](#).
 - B. Communication – [see attached](#).
 - C. Communication from Mayor Stothert – [see attached](#).
 - D. Communication from the Planning Department – [see attached](#).

CALLED TO SPEAK:

Jennifer Taylor, Law Department

Mark Mendenhall, Metropolitan Utilities District, 7350 World Communications Drive

Steve Jensen, Mayor’s Office

Steve Curtiss, Director, Finance Department

COUNCILMEMBER JOHNSON LEFT THE LEGISLATIVE CHAMBERS AT 4:38 P.M.

COUNCILMEMBER JOHNSON ENTERED THE LEGISLATIVE CHAMBERS AT 4:41 P.M.

COUNCILMEMBER HARDING LEFT THE LEGISLATIVE CHAMBERS AT 4:41 P.M.

COUNCILMEMBER HARDING ENTERED THE LEGISLATIVE CHAMBERS AT 4:43 P.M.

**MOTION by Melton SECOND by Harding that the following items be approved:
Item # 56 ORDINANCE # 43220; and, Item # 57 ORDINANCE # 43221;**

ROLL CALL:

Yeas: Begley, Harding, Melton, Palermo, Rowe, Mr. President

Nays: Johnson

MOTION APPROVED 6-1

RESOLUTIONS

City Clerk Elizabeth Butler stated that Items 58 through 61 could be considered together.

- 58. RES. 2022-1180 – Res. that, as recommended by the Mayor, the Resolution in the total amount of \$95,100.00 for FoleyShald Engineering to perform professional services for the Paxton/John Creighton Boulevard Trail, located at 4407 Fontanelle Boulevard to 34th Avenue and Maple Street, is hereby approved. (The Finance Department is authorized to pay the total amount of \$95,100.00 from The Covid Relief Fund 17115, Organization No. 115012, Park Planning, the City of Omaha will be reimbursed by American Rescue Plan Act (ARPA).) – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**
- 59. RES. 2022-1181 – Res. that, as recommended by the Mayor, the bid in the total amount of \$1,373,600.00 from Elkhorn West Construction, Inc. to renovate the playground, restroom building and sidewalks at Pipal Park, located at 7802 Hascall Street, is hereby accepted. (The Finance Department is authorized to pay the Funds in the amount of \$373,600.00 to Elkhorn West Construction, Inc., from the 2018 Parks and Recreation Fund 13357, Organization No. 117317, Parks and Cultures Bonds, Project I.D. No. 2011P501 and Funds in the amount of \$1,000,000.00 to Elkhorn West Construction, Inc., from The Covid Relief Fund 17115, Organization No. 115012, Park Planning, the City of Omaha will be reimbursed (\$1,000,000.00) by American Rescue Plan Act (ARPA).) – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**
- 60. RES. 2022-1182 – Res. that, as recommended by the Mayor, the Resolution in the total amount of \$82,015.00 for JEO Consulting Group to perform professional services for the American Rescue Plan Act (ARPA) Project: Hitchcock Pool Renovation, to provide construction documentation for Hitchcock Pool, located at 5025 South 45th Street, is hereby approved. (The Finance Department is authorized to pay the total amount of \$82,015.00 from The COVID Relief Fund 17115, Organization No. 115012, Park Planning, the City of Omaha will be reimbursed by American Rescue Plan Act (ARPA).) – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**
- 61. RES. 2022-1183 – Res. that, as recommended by the Mayor, the Professional Services Agreement in the total amount of \$99,110.00 for Pact Studios to perform professional services for the Mandan Park Pavilion design, located at 6215 South 13th Street, is

hereby approved. (The Finance Department is authorized to pay the total amount of \$99,110.00 from The COVID Relief Fund 17115, Organization No. 115012, Park Planning, the City of Omaha will be reimbursed by American Rescue Plan Act (ARPA).) – [see attached](#). **(PUBLIC HEARING AND VOTE TODAY)**

Council President Pete Festersen opened the Public Hearing on Items 58 through 61.

The following person(s) appeared and spoke:

FOR THE CITY:

Matt Kalcevich, Director, Parks, Recreation & Public Property Department

No one else came forward, and the public hearing was closed.

COUNCILMEMBER BEGLEY LEFT THE LEGISLATIVE CHAMBERS AT 5:17 P.M.

COUNCILMEMBER BEGLEY ENTERED THE LEGISLATIVE CHAMBERS AT 5:19 P.M.

MOTION by Harding, SECOND by Festersen that the following items be approved:

Item # 58 RESOLUTION # 2022-1180; Item # 59 RESOLUTION # 2022-1181;

Item # 60 RESOLUTION # 2022-1182; and, Item # 61 RESOLUTION # 2022-1183;

ROLL CALL VOTE:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

ORDINANCES ON SECOND READING

62. ORD. 43236 – An ordinance authorizing the issuance of a purchase order to Midstates Equipment & Supply, Inc., for the purchase of Crafcro Sealant (Asphalt) to be utilized by the Street Maintenance Division, to be effective for a term of one (1) year and is extendable for two (2) additional one-year terms; to provide for payments from appropriations of more than one year in accordance with Section 5.17 of the Home Rule Charter of 1956, as amended; to provide for payments from a specific account – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

Council President Festersen opened the Public Hearing on Item 62.

No one came forward, and the public hearing was closed.

63. ORD. 43249 – An ordinance to accept the bid from Elkhorn West Construction, Inc., in the amount of \$269,900.00, for OPW 54346, being the Traffic Maintenance Vehicle Carport Project, is hereby approved. (The Finance Department is authorized to pay the cost of \$269,900.00, from the Street Allocation Fund 12131, Capital (Traffic) Organization 116189, year 2022 expenditure.) – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

Council President Festersen opened the Public Hearing on Item 63.

No one came forward, and the public hearing was closed.

64. ORD. 43237 – An ordinance declaring the necessity of acquiring, for use by the City of Omaha, the necessary private property for the purpose of the 66th and L Storm Sewer Repair, identified as OPW 53928; providing that the City negotiate with the property owners for land acquisitions, permanent easements and temporary construction easements; providing that as to each specified parcel which cannot be obtained by negotiation, condemnation proceedings be undertaken and completed – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

Council President Festersen opened the Public Hearing on Item 64.

No one came forward, and the public hearing was closed.

65. ORD. 43238 – An ordinance to approve a Supplemental Agreement No. 1 between the City of Omaha and the State of Nebraska Department of Transportation for the street resurfacing of US-75 (N 30th Street) and Link 28H, King Street to Ferry Street in the year 2023 and the street resurfacing of US-75 (N 30th Street) and Link 28H, Whitmore Street to King Street in the year 2024, known as Project S-75-2(1081), State Control No. 22809 and OPW 53920 being the US-75 Whitmore North - US 75 from Whitmore to Sargent Project, involving the reimbursement of money involving appropriations of more than one year in accordance with Section 5.17 of the Home Rule Charter of 1956, as amended – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

Council President Festersen opened the Public Hearing on Item 65.

No one came forward, and the public hearing was closed.

66. ORD. 43239 – An ordinance approving a redevelopment and Tax Increment Financing (TIF) Redevelopment Agreement between the City of Omaha and Saddle Creek Innovation Campus, to implement the Saddle Creek Voightman Tax Increment Financing (TIF) Redevelopment Project Plan for a redevelopment project site located at 609 South 48th Street, which proposes the redevelopment of an approximately 3 acre site into an innovation hub through the conversion of existing structures into long-term office rentals, co-working spaces, an event hall and a market hall; the agreement authorizes the use of up to \$6,300,000.00, plus capitalized interest, in excess ad valorem taxes (TIF) generated by the development to help fund the cost of the project – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

Council President Festersen opened the Public Hearing on Item 66.

PROPONENTS:

Brent Beller, 11440 West Center Road, Attorney for the developer

FOR THE CITY:

Bridget Hadley, Planning Department

No one else came forward, and the public hearing was closed.

67. ORD. 43240 – An ordinance approving a redevelopment and Tax Increment Financing (TIF) Redevelopment Agreement between the City of Omaha and Smith Block, LLC, to implement the Dizzy Mule Tax Increment Financing (TIF) Redevelopment Project Plan for a redevelopment project site located at 1218 Izard Street, which proposes for the rehabilitation of the existing historic building and to expand it with new construction on the east and west side to build 172 residential units and approximately 18,000 square feet of commercial uses; the agreement authorizes the use of up to \$5,041,588.00, plus capitalized interest, in excess ad valorem taxes (TIF) generated by the development to help fund the cost of the project – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

Council President Festersen opened the Public Hearing on Item 67.

PROPOSERS:

Larry Jobeun, 11440 West Center Road, Attorney for the developer

FOR THE CITY:

Don Seten, Planning Department

No one else came forward, and the public hearing was closed.

68. ORD. 43241 – An ordinance approving a redevelopment and Tax Increment Financing (TIF) Redevelopment Agreement between the City of Omaha and 2323 Howard Street, LLC, to implement the Flats on Howard Expansion Tax Increment Financing (TIF) Redevelopment Project Plan for a redevelopment project site located at 2240 Landon Court and 2323 Howard Street, which proposes the demolition of the existing Nebraska Urban Indian Health Center building and the new construction of a six story multi-family residential building with 120 apartment units; the agreement authorizes the use of up to \$3,229,403.00, plus capitalized interest, in excess ad valorem taxes (TIF) generated by the development to help fund the cost of the project – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

Council President Festersen opened the Public Hearing on Item 68.

FOR THE CITY:

Don Seten, Planning Department

No one else came forward, and the public hearing was closed.

69. ORD. 43242 – An ordinance to approve a Major Amendment to a Mixed Use District Development Agreement for Waterford Crossing, located at 7110 North 154th Avenue, to allow for a 100' tall cell tower to be constructed on the southwest part of the site adjacent to 156th Street, between the City of Omaha and Dragon Storage, LLC and Verizon Wireless, providing site development standards – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

- A. Planning Board and Planning Department recommend approval – [see attached](#).

Council President Festersen opened the Public Hearing on Item 69.

PROPOSERS:

John Palmtag, Verizon Wireless, 4002 South 149th Circle, general counsel
Mike Welnak, Dragon Storage, 15803 Pacific Street
Emily Milewski, Verizon Wireless, 4002 South 149th Circle

OPPOSERS:

Melissa Munro, 14834 Hanover Street, with the Waterford Neighborhood Association

No one else came forward.

MOTION by Melton, SECOND by Begley that ORDINANCE # 43242 be postponed to the January 10, 2023 City Council meeting and that the public hearing be continued.

ROLL CALL:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

70. ORD. 43243 – An ordinance to approve a Major Amendment to a Mixed Use District Development Agreement for Center Ridge, located northwest of 192nd Street and West Center Road, to replace the previously approved commercial development with 11.76 acres of multi-family residential development, providing site development standards – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

A. Planning Board and Planning Department recommend approval – [see attached](#).

Council President Festersen opened the Public Hearing on Item 70.

PROPOSERS:

Kyle Haase, E&A Consulting Group, 10909 Mill Valley Road, for the developer

No one else came forward, and the public hearing was closed.

71. ORD. 43244 – An ordinance to approve a Major Amendment to a Mixed Use District Development Agreement for West Point, located at 15526 Spaulding Street, to allow an Automotive Rental use and construction of a 2,200-square-foot building on a vacant lot currently developed with surface parking and a building pad, between the City of Omaha and Walnut Acres, LLC, providing site development standards – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

A. Planning Board and Planning Department recommend approval – [see attached](#).

Council President Festersen opened the Public Hearing on Item 71.

PROPOSERS:

Kyle Haase, E&A Consulting Group, 10909 Mill Valley Road, for the developer

No one else came forward, and the public hearing was closed.

72. ORD. 43245 – An ordinance (1) to approve an agreement between the City of Omaha and the Nebraska Department of Health and Human Service in the amount of \$16,784.00; and (2) to authorize funding for such agreement from Nebraska Department of Health and Human Services; to provide funding for the actual costs of Omaha Police Department Staff time reporting in the Nebraska Violent Death Reporting System (NeVDRS) and State Unintentional Drug Overdoses Reporting System (SUDORS) and associated training travel; involving appropriations of more than one year in conformity with Section 5.17 of the Home Rule Charter – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

Council President Festersen opened the Public Hearing on Item 72.

No one came forward, and the public hearing was closed.

73. ORD. 43246 – An ordinance (1) to approve an agreement between the City of Omaha and the YouTurn in the amount of \$2,880.00; and (2) to authorize funding for such agreement from the City of Omaha’s FY 2020 Project Safe Neighborhoods Grant Award #2020-GP-BX-0017, awarded by the U.S. Department of Justice (DOJ), Office of Justice Programs (OJP), Bureau of Justice Assistance (BJA); to work directly with the District of Nebraska, Project Safe Neighborhoods (PSN) Task Force and law enforcement agencies as the PSN community engagement partner; involving appropriations of more than one year in conformity with Section 5.17 of the Home Rule Charter; providing for payment from a specific account – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

Council President Festersen opened the Public Hearing on Item 73.

No one came forward, and the public hearing was closed.

74. ORD. 43247 – An ordinance (1) to approve an agreement between the City of Omaha and the Board of Regents of the University of Nebraska, University of Nebraska at Omaha (UNO) in the amount of \$284,423.00; and (2) to authorize funding for such agreement from the City of Omaha’s FY 2022 Byrne Discretionary Community Project Grant, Award #15PBJA-22GG-00178-BRND, awarded by the Office of Justice Programs; provide partial funding for one (1) Principal Investigator, one (1) Co-Investigator, faculty fringe benefits, office supplies, and associated fringe as part of the Encompass Omaha project; involving appropriations of more than one year in conformity with Section 5.17 of the Home Rule Charter – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

Council President Festersen opened the Public Hearing on Item 74.

No one came forward, and the public hearing was closed.

75. ORD. 43248 – An ordinance (1) to approve an agreement between the City of Omaha and the University of Nebraska Medical Center in the amount of \$237,740.00; and (2) to authorize funding for such agreement from the City of Omaha’s FY 2022 Byrne Discretionary Community Project Grant, Award #15PBJA-22GG-00178-BRND, awarded by the Office of Justice Programs; provide partial funding for one (1) co-investigator, one (1) statistician, one (1) psychologist, fringe benefits, and indirect costs as part of the

Encompass Omaha project; involving appropriations of more than one year in conformity with Section 5.17 of the Home Rule Charter – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

Council President Festersen opened the Public Hearing on Item 75.

No one came forward, and the public hearing was closed.

76. ORD. 43250 – An ordinance to accept the bid of Matheson Tri-Gas, Inc., to provide a portable oxygen system that includes steel “D” sized cylinders and steel M250 cylinders that are exchanged with a full cylinder when emptied, on an as needed basis, over the duration of the agreement; the portable cylinders will be owned by the City of Omaha Fire Department and maintained and filled by Matheson Tri-Gas, Inc., and the agreement will be for a three-year period with an option to extend the agreement on a yearly basis for an additional five years at the sole discretion of the City; to authorize the Mayor of the City of Omaha to execute any further agreement that may be necessary to implement such a bid; for such sums to be paid from the appropriations for the Omaha Fire Department, Fund 11111, Organization 114582, Account 43713 – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

Council President Festersen opened the Public Hearing on Item 76.

No one came forward, and the public hearing was closed.

77. ORD. 43251 – An ordinance establishing the North Saddle Creek Business Improvement District (BID No. 6881) under the authority of the Business Improvement District Act, NEB. REV. STAT. § 19-4105, et seq. for the purpose of providing specified activities, work and improvements in the North Saddle Creek Business Improvement Area (NW Radial Highway on the east between Seward Street and Lafayette Avenue, continuing west on Lafayette Avenue (converts to Caldwell Street) to North 49th Avenue, then north to Hamilton Street then east to North 49th Street, then north to the alley between Hamilton Street and Charles Street then west to the edge of the Sgt. Peffer’s property, then north to Charles Street and then northwest to include properties along North Saddle Creek Road to include the intersection with 50th Street and then including the property west of North 50th Street between it and Country Club Avenue, then east on Seward Avenue to North 49th Avenue and then south to an alley between Seward Street and Charles Street and then east to North 49th Street and then south to Charles Street and then east to North 48th Street and then north to Seward Street and then east to NW Radial Highway) of Omaha, Nebraska; to create the North Saddle Creek Business Improvement District; to define the boundaries of such District; to identify that the properties benefited by the improvements will be subject to special assessments in accordance with the North Saddle Creek Business Improvement District Plan; to provide for special assessment in an approximate amount of up to \$30,000.00 in year one for general maintenance and infrastructure improvement, lighting, beautification, and security; to be imposed upon such District based upon the benefits conferred; to provide for the assessment of property specially benefited within the District; to provide a method of assessment to be assessed upon properties specially benefited by the District – (First Reading December 6, 2022; Second Reading and Public Hearing December 13, 2022; Third Reading December 20, 2022) – [see attached](#). **(PUBLIC HEARING TODAY)**

Council President Festersen opened the Public Hearing on Item 77.

PROPONENTS:

Josh Hannum, 1410 North Saddle Creek Road, Chairman, North Saddle Creek BID
Molly Clement-Jenkins, 1402 North Saddle Creek Road
Deena Hannum, Hay Jay Coffee, 1416 North Saddle Creek Road
Cletus Baker, Studio B Ltd., 4844 Hamilton Street
Don Janousek, Janousek Florist, 4901 Charles Street
Kelsey Christiansen, 4513 Seward Street
Darius Christiansen, 4513 Seward Street
Will Meinen, 1835 North 49th Avenue, President, Metcalf-Harrison Neighborhood Association

OPPONENTS:

Adam Watson, 1125 South 96th Street

No one else came forward, and the public hearing was closed.

NON-ACTION ITEMS

(Items 78 through 101 do not require a public hearing or City Council consideration at the present meeting, but will be placed on a future agenda for a public hearing and City Council consideration. The reason for non-action is noted after the item on the agenda as well as the date the item is expected to appear on an agenda for City Council consideration.)

(CITY COUNCIL WILL NOT MEET ON DECEMBER 27, 2022)

BLUESTEM PRAIRIE

78. ORD. 43228 – An ordinance to rezone property located North of Vernon and Forest Lawn Avenues from R3-Single-Family Residential District (Medium-Density), R4-Single Family Residential District (High Density), and R6-Low-Density Multiple-Family Residential District to R5-Urban Family Residential District – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).
- A. Planning Board and Planning Department recommend approval – [see attached](#).
79. ORD. 43229 – An ordinance to approve an Amendment to the Future Land Use Element of the Master Plan for the City of Omaha from Open Space and High Density Residential to Low Density Residential located North of Vernon and Forest Lawn Avenues – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).
- A. Planning Board and Planning Department recommend approval – [see attached](#).
80. RES. 2022-1111 – Res. that, the Final Plat transmitted herewith entitled Bluestem Meadows, a plat inside city limits, located North of Vernon and Forest Lawn Avenues, is hereby approved, and concurrently a portion of the existing plats entitled Hilltop Gardens, Foreman’s Subdivision, Timberslopes Second Addition and Pruy’n’s Subdivision Block 3 Hyde Park, and described on said replat, are hereby vacated. The applicant is Drew Lier, Habitat for Humanity – Inside City Limits – [see attached](#). (LAID

OVER TO THE DECEMBER 20, 2022 CITY COUNCIL MEETING TO COINCIDE WITH ITEMS 78-79)

- A. Planning Board and Planning Department recommend approval – [see attached](#).
81. RES. 2022-1112 – Res. that, the Subdivision Agreement among the City of Omaha, Habitat for Humanity of Omaha, Inc., and the Bluestem Prairie Owners Association, Inc., as recommended by the Mayor, is hereby approved. The Subdivision is to be known as Bluestem Prairie (Lots 1-70 and Outlots A-F) and is located north of Vernon and Forest Lawn Avenues – [see attached](#). **(LAID OVER TO THE DECEMBER 20, 2022 CITY COUNCIL MEETING TO COINCIDE WITH ITEMS 78-79)**

HIGH POINT REPLAT 9

82. ORD. 43230 – An ordinance to rezone property located southeast of Veterans Drive and 204th Street from R6-Low Density Multifamily Residential District to DR-Developmental Reserve District – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).
83. ORD. 43231 – An ordinance to rezone property located southeast of Veterans Drive and 204th Street from R6-Low Density Multifamily Residential District to CC-Community Commercial District – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).
- A. Planning Board and Planning Department recommend approval – [see attached](#).
84. ORD. 43232 – An ordinance to amend the boundaries of the MCC-Major Commercial Corridor Overlay District, to incorporate into that district the property located southeast of Veterans Drive and 204th Street – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).
- A. Planning Board and Planning Department recommend approval – [see attached](#).
85. RES. 2022-1113 – Res. that, the Final Plat transmitted entitled High Point Replat 9, a minor plat located inside the city limits, located southeast of Veterans Drive and 204th Street, is hereby accepted; and, the existing plat entitled High Point and described on said replat, is hereby vacated. The applicant is Gottsch Enterprises – Inside City Limits – [see attached](#). **(LAID OVER TO THE DECEMBER 20, 2022 CITY COUNCIL MEETING TO COINCIDE WITH ITEMS 82-84)**

- A. Planning Board and Planning Department recommend approval – [see attached](#).
86. RES. 2022-1114 – Res. that, the Subdivision Agreement among the City of Omaha, Gottsch Land Co., and the High Pointe Business Landowners Association, Inc., as recommended by the Mayor, is hereby approved. The Subdivision is to be known as High Point Replat 9 (Lots 1-4 and Outlots A-D) and is located southeast of Veterans Drive and 204th Street. (The City shall reimburse Gottsch Land Co., for the cost of the improvements, not to exceed \$485,625.60, from the Transportation Bond Fund, Organization 117117, Fund 13185, for CIP Project ID 2022T-427.) – [see attached](#). **(LAID OVER TO THE DECEMBER 20, 2022 CITY COUNCIL MEETING TO COINCIDE WITH ITEMS 82-84)**

ANCHOR POINTE

87. ORD. 43233 – An ordinance to rezone property located Northwest of 168th and Ida Streets from AG-Agricultural District to DR-Development Reserve District – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).
88. ORD. 43234 – An ordinance to rezone property located Northwest of 168th and Ida Streets from AG-Agricultural District to MU-Mixed Use District – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).
- A. Planning Board and Planning Department recommend approval – [see attached](#).
89. ORD. 43235 – An ordinance to approve a Mixed Use District Development Agreement for property located northwest of 168th and Ida Streets between the City of Omaha and Anchor Pointe Development LLC, providing site development standards – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).
- A. Planning Board and Planning Department recommend approval – [see attached](#).
90. RES. 2022-1115 – Res. that, the Final Plat entitled Anchor Pointe (Lots 303-307, Outlots U and V), a subdivision outside city limits, located Northwest of 168th and Ida Streets, is hereby approved and accepted. The applicant is Anchor Pointe Development, LLC – Outside City Limits – [see attached](#). **(LAID OVER TO THE DECEMBER 20, 2022 CITY COUNCIL MEETING TO COINCIDE WITH ITEMS 87-89)**
- A. Planning Board and Planning Department recommend approval – [see attached](#).
91. RES. 2022-1116 – Res. that, the Subdivision Agreement among the City of Omaha, Anchor Pointe Development, LLC, The Anchor Pointe Landowners Association, and Sanitary and Improvement District (S.&I.D.) 567 of Douglas County, Nebraska, as recommended by the Mayor, is hereby approved. The Subdivision is to be known as Anchor Pointe (Lots 303-307 and Outlots U-V) and is located northwest of 168th and Ida Streets – [see attached](#). **(LAID OVER TO THE DECEMBER 20, 2022 CITY COUNCIL MEETING TO COINCIDE WITH ITEMS 87-89)**

HIGHLANDER EAST REPLAT 1

92. RES. 2022-1163 – Res. that, the Preliminary Plat entitled Highlander East Replat 1, a minor plat inside city limits, with a waiver to Section 53-8(4a), Lot depth, located south of 29th and Burdette Streets, along with the attached conditions, is hereby accepted; and, the preparation of the final plat of this subdivision is hereby authorized. The applicant is Planning Department on behalf of the City of Omaha – Inside City Limits – [see attached](#). **(LAID OVER TO THE JANUARY 10, 2023 CITY COUNCIL MEETING TO ADVERTISE FOR PUBLIC HEARING AND TO NOTIFY SURROUNDING PROPERTY OWNERS)**
- A. Planning Board and Planning Department recommend approval – [see attached](#).
93. RES. 2022-1164 – Res. that, the Final Plat transmitted herewith entitled Highlander East Replat 1, a minor plat inside city limits, located south of 29th and Burdette Streets, is hereby approved, and concurrently a portion of the existing plat entitled Highlander East,

and described on said replat, is hereby vacated. The applicant is Planning Department on behalf of the City of Omaha – Inside City Limits – [see attached](#). **(LAID OVER TO THE JANUARY 10, 2023 CITY COUNCIL MEETING TO COINCIDE WITH ITEM 90)**

A. Planning Board and Planning Department recommend approval – [see attached](#).

PLANNING ORDINANCES ON SECOND READING WITH PLANNING BOARD ATTACHMENTS

94. ORD. 43222 – An ordinance to rezone property located at 3031 Upland Parkway from R5 – Urban Family Residential District to LC – Limited Commercial District – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).

A. Planning Board and Planning Department recommend approval – [see attached](#).

95. ORD. 43223 – An ordinance to rezone property located northwest of 3rd and Fort Streets from R4(35) – Single-Family Residential District (High-Density) to DR – Development Reserve District – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).

A. Planning Board and Planning Department recommend approval – [see attached](#).

96. ORD. 43224 – An ordinance to rezone property located at 3066 and 3068 Belvedere Boulevard from R4(35) – Single-Family Residential District (High-Density) to R5 – Urban Family Residential District – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).

A. Planning Board and Planning Department recommend approval – [see attached](#).

97. ORD. 43225 – An ordinance to rezone property located southwest of 186th Avenue and California Street from MU – Mixed Use District to R8 – High-Density Multiple-Family Residential District – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).

A. Planning Board and Planning Department recommend approval – [see attached](#).

98. ORD. 43226 – An ordinance to rezone property located at 5601 Leavenworth Street from R4(35) – Single-Family Residential District (High-Density) and R5(35) – Urban Family Residential District to R5 – Urban Family Residential District – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).

A. Planning Board and Planning Department recommend approval – [see attached](#).

99. ORD. 43227 – An ordinance to amend the boundaries of the MCC-Major Commercial Corridor Overlay District, to incorporate into that district the property located at 4200 North 204th Street – (First Reading December 6, 2022; **Second Reading December 13, 2022**; Third Reading, Public Hearing and Vote December 20, 2022) – [see attached](#).

A. Planning Board and Planning Department recommend approval – [see attached](#).

TAX INCREMENT FINANCING (TIF) PROJECT PLAN RESOLUTION

100. RES. 2022-1152 – Res. that, The Square Apartments Tax Increment Financing (TIF) Redevelopment Project Plan, for the redevelopment project site located southwest of South 30th and Leavenworth Streets., which proposes the existing building be demolished and a four story apartment building with 73 units will be constructed, and authorizes the City’s participation through the allocation of TIF in an amount up to \$1,835,438.00, plus capitalized interest, to offset TIF eligible expenses including, but not limited to acquisition, demolition, site work, engineered foundations, architectural and engineering costs, and public improvements as required, containing a provision for the division of ad valorem taxes as authorized by Section 18-2147 through 18-2150, Revised Statutes of Nebraska, as analyzed and determined to be in conformance with the Community Development Law and as recommended by the City Planning Department, be and hereby is approved – [see attached](#). **(LAID OVER TO THE JANUARY 10, 2023 CITY COUNCIL MEETING TO ADVERTISE FOR PUBLIC HEARING)**

ORDINANCE ON FIRST READING

101. ORD. 43252 – An ordinance to approve a ten-year Interlocal Agreement between the City of Omaha and Douglas County, Nebraska, to set forth the rights, duties, and obligations of each party with regard to the Omaha Convention and Visitors Bureau specifically with regard to funding by the City for Fiscal Years 2024, 2025, 2026, 2027, 2028, 2029, 2030, 2031, 2032, 2033; to authorize the payments specified therein – **(First Reading December 13, 2022; Second Reading and Public Hearing December 20, 2022; Third Reading January 10, 2023)** – [see attached](#).

EXECUTIVE SESSION

102. Motion to go into Executive Session for the purpose of discussing labor negotiations, personnel matters, and litigation.

ADJOURNMENT:

MOTION by Palermo, SECOND by Festersen that the meeting be adjourned

ROLL CALL:

Yeas: Begley, Harding, Johnson, Melton, Palermo, Rowe, Mr. President

Nays: None

MOTION APPROVED 7-0

MEETING ADJOURNED AT: 5:52 P.M.

I, ELIZABETH BUTLER, CITY CLERK OF THE CITY OF OMAHA, do hereby certify that the foregoing is a true and correct copy of the proceedings of the Meeting of the City Council of the City of Omaha held on December 13, 2022.

WITNESS:

CITY CLERK:

s/Sherri Brown

s/Elizabeth Butler

Sherri Brown, Executive Secretary

Elizabeth Butler



**CITY OF OMAHA
CITY COUNCIL PRE-COUNCIL MEETING JOURNAL
TUESDAY, DECEMBER 13, 2022**

**JESSE LOWE CONFERENCE ROOM @ 10:30 A.M.
Omaha/Douglas Civic Center
1819 Farnam Street, Omaha, NE 68183
www.cityofomaha.org**

THE CITY COUNCIL OF THE CITY OF OMAHA met in open session on Tuesday, December 13, 2022 at 10:30 A.M. in the Jesse Lowe Conference Room, Third Floor, Omaha/Douglas Civic Center, Omaha, Nebraska and was called to Order by Council President Pete Festersen.

Present were Councilmembers Begley, Harding, Johnson, Palermo, Rowe, Mr. President (Festersen); Absent the entire meeting was Councilmember Melton.

Others present were Jim Dowding, Elizabeth Butler, Kimberly Hoelsing, Bob Stubbe, Dave Fanslau, Steve Curtiss, Matt Kuhse, Todd Pfitzer, Jim Theiler, Maggie Gibson, Liz Birkel-Leddy, Steve Scarpello, Amber Parker, Ed Reyes, Bernard in den Bosch, Matt Kalcevich, Jennifer Taylor, Eric Englund, Bridget Hadley, Don Seten, Ken Smith, Steve Jensen, Anna Bespoyasny, Ryan Wiesen, Jay Noddle, Amy Haase.

CERTIFICATION OF PUBLICATION – NOTIFICATION OF OPEN MEETING ACT

1. City Clerk certified publication in the Daily Record, the Official Newspaper of the City of Omaha on December 9, 2022, notice of the Pre-Council and Regular City Council Meetings, December 13, 2022.
2. A current copy of the Open Meeting Act is posted in a white binder on the north wall of the Jesse Lowe conference room.

DISCUSSION TOPICS

3. Discussion of Agenda Items 19, 20, 22, 28, 48, 56, 57 and 77.

EXECUTIVE SESSION

4. Motion to go into Executive Session for the purpose of discussing labor negotiations, personnel matters, and litigation.

ADJOURNMENT

MEETING ADJOURNED AT: 10:48 A.M.

I, Elizabeth Butler, CITY CLERK OF THE CITY OF OMAHA, do hereby certify that the foregoing is a true and correct copy of the proceedings of the Pre-Council Meeting of the City of Omaha held on December 13, 2022.

WITNESS:

CITY CLERK:

s/Sherri Brown

s/Elizabeth Butler

Sherri Brown, Executive Secretary

Elizabeth Butler