

**STAFF MEETING MINUTES
LANCASTER COUNTY BOARD OF COMMISSIONERS
COUNTY-CITY BUILDING
ROOM 113
THURSDAY, MAY 31, 2007
8:30 A.M.**

Commissioners Present: Bob Workman, Chair
Bernie Heier, Vice Chair
Larry Hudkins
Ray Stevens
Deb Schorr

Others Present: Kerry Eagan, Chief Administrative Officer
Gwen Thorpe, Deputy Chief Administrative Officer
Dan Nolte, County Clerk
John Glynn, Deputy County Clerk
Ann Taylor, County Clerk's Office

The Chair opened the meeting at 8:31 a.m.

AGENDA ITEM

1 APPROVAL OF MINUTES OF THE STAFF MEETING MINUTES OF THURSDAY, MAY 24, 2007 AND DEPARTMENTAL BUDGET HEARING MINUTES OF THURSDAY, MAY 24, 2007

NOTE: The Departmental Budget Hearing minutes of May 24, 2007 were not available.

MOTION: Stevens moved and Heier seconded approval of the Staff Meeting minutes dated May 24, 2007. Schorr, Stevens, Workman and Heier voted aye. Hudkins was absent from voting. Motion carried.

2 ADDITIONS TO THE AGENDA

A. Invitation to Join Members of the Lincoln Chamber of Commerce and the Greater Omaha Chamber of Commerce on a Trip to Washington D.C. (September 25-27, 2007) (Exhibit A)

MOTION: Schorr moved and Stevens seconded approval of the addition to the agenda. Heier, Workman, Stevens and Schorr voted aye. Hudkins was absent from voting. Motion carried.

3 LEGISLATIVE UPDATE - Gordon Kissel, Legislative Consultant; Kristin Crawford, Kissel/E&S Associates

Gordon Kissel, Legislative Consultant, gave a legislative update (Exhibit B).

ACTION ITEMS

- A. Microcomputer Request, \$1,363.95 from Human Services Budget for a Dell 2400 MP Projector

MOTION: Stevens moved and Heier seconded approval. Heier, Workman, Stevens and Schorr voted aye. Hudkins was absent from voting. Motion carried.

- B. Request from Public Defender for Travel Advance (\$500 for Elizabeth Elliott and \$304 for Sarah Newell)

MOTION: Heier moved and Schorr seconded to deny the request for a travel advance and to reimburse mileage following their attendance at the seminars. Heier, Workman and Schorr voted aye. Stevens voted no. Hudkins was absent from voting. Motion carried.

ADMINISTRATIVE OFFICER REPORT

- A. Jamaica North Trail Change Oder

Kerry Eagan, Chief Administrative Officer, said a safer crossing is needed for the trail crossing at South 14th Street (the trail crosses at an angle). The estimate for re-design is \$10,000. He said the grant will not pay for the changes, but said the project came in under budget. Eagan said the Great Plains Trails Network is willing to pay half the cost and said Terry Genrich, Parks & Recreation Natural Resources Manager, will contact Olsson Associates, the engineer for the project, to see if they will assist with the cost.

Hudkins arrived at 8:39 a.m.

MOTION: Heier moved and Hudkins seconded to: 1) Proceed with the change order, provided the County's share does not exceed its initial contribution of \$100,000; and 2) Contact Olsson Associates regarding the design and ask them to contribute towards the cost. Schorr, Heier, Hudkins, Stevens and Workman voted aye. Motion carried.

- B. Election Commissioner's Salary

Eagan said State Statutes require the Board to set the salaries of the Election Commissioner and Chief Deputy Election Commissioner at least sixty (60) days prior to the expiration of the term of office (the term ends September 6, 2007). The Election Commissioner's salary is currently set at 90% of the County Clerk's salary and the Chief Deputy Election Commissioner's salary is set at 72%. He said the Election Commissioner has provided a list of new duties (Exhibit C) and said he forwarded it to the Personnel Department anticipating that the Board might want to request a comparability study.

Stevens asked that the Personnel Department also look at the Chief Deputy Election Commissioner's responsibilities and hours.

C. Scoping Meeting for County Flood Hazard Map Update

Board consensus was to ask Kent Morgan, Assistant Planning Director, and a representative from County Engineering to represent the County at the meeting.

ADDITIONS TO THE AGENDA

- A. Invitation to Join Members of the Lincoln Chamber of Commerce and the Greater Omaha Chamber of Commerce on a Trip to Washington D.C. (September 25-27, 2007) (Exhibit A)

Informational only.

DISCUSSION OF BOARD MEMBER MEETINGS

- A. Lincoln Independent Business Association (LIBA) Monthly Meeting - Stevens, Schorr

Stevens and Schorr reported discussion of the following issues: 1) Jail; 2) Drag strip; 3) Firethorn annexation and a related road vacation request; and 4) County budget.

- B. Lancaster Manor Advisory Board - Hudkins

Hudkins said the County Board's decision to pursue Medicare certification was discussed.

- 4 LANCASTER EVENT CENTER PHASE II** - Alan Wood, Lancaster County Agricultural Society Counsel; Ron Snover, Lancaster Event Center Managing Director; Bruce Bailey, Design Associates of Lincoln, Inc.; Scott Keene, Ameritas Investment Corporation

Discussion took place regarding the Lancaster Event Center Phase II Project with reference to the following documents (Exhibit D):

- * Managing Director's Notes & Comments
- * 2006 & 2007 Lancaster Event Center Schedule of Events
- * Preliminary Summary of Financing Options
- * Projected Statement of Revenue, Expenses & Cash Flow
- * Preliminary Architectural Plans

The project is estimated to cost \$8 million and is scaled-down from an \$18 million to \$20 million expansion plan that was proposed two years ago. It will double the amount of horse stalls, add up to 1,000 parking stalls and a new pavilion and put a roof on an open-air arena.

Scott Keene, Ameritas Investment Corporation, said it is assumed that bonds for the project will be issued through the Lancaster County Fairgrounds Joint Public Agency (JPA) and secured by the County's tax levy. Options include: 1) Leave the existing bonds outstanding and structure the new debt to overlap the existing debt; and 2) Issue new bonds and refund the existing bonds.

Heier asked whether the \$8 million figure is firm.

Bruce Bailey, Design Associates of Lincoln, Inc., said they are convinced that it will be less than that.

Workman inquired about corporate sponsorship.

Alan Wood, Lancaster County Agricultural Society Counsel, said the Ag Society will put out a Request for Proposals (RFP) for corporate sponsorship of Pavilion No. 3 if the plan is approved. He said the lodging tax could also be used to reduce costs.

Stevens said he would like to see more progress made in terms of net operating loss. He noted that a net operating loss of approximately \$100,000 is projected, with the expansion

Wood said it accounts for depreciation and said this eliminates the need for the capital construction renovation/repair levy.

Stevens also expressed reservation about proceeding with the expansion before completion of the State Fair interim study and suggested that the funds may be better utilized for a joint facility.

Wood said the facility will be a “good neighbor” for the State Fair if it is moved to 84th and Havelock Avenue and said the Ag Society consulted Dick Campbell, Mayor’s Events Facility Task Force Chair, before launching the plan and he indicated support.

5 ECONOMIC DEVELOPMENT UPDATE - Troy Gagner, Economic Development Coordinator

Troy Gagner, Economic Development Coordinator, presented Lancaster County Economic Development Program, Program Income Estimate FY07-08 (Exhibit E).

Hudkins asked about the loan to Banner House Fabrics.

Gagner said the principal balance is \$4,717.04 (\$6,329.69 with accrued interest). The last payment was made in 2001.

MOTION: Hudkins moved and Heier seconded to turn the Banner House Fabrics loan over to the County Attorney’s Office for advice and collection. Stevens, Schorr, Workman, Heier and Hudkins voted aye. Motion carried.

Gagner also presented a restructured promissory note for Affinity Production Company, LLC (formerly known as Weavers Potato Chip Company) (Exhibit F). Action will be scheduled on a regular County Board of Commissioners Meeting agenda.

6 148TH STREET REALIGNMENT - Don Thomas, County Engineer; Doug Pillard, Design Division Head; Lou Lenzen and Larry Legg, Nebraska Department of Roads

Lou Lenzen, Nebraska Department of Roads, presented a preliminary plan for the 148th Street Realignment Project (Exhibit G). He said the proposed alignment minimizes the impact to the channel and wetlands and said that is why it is not closer to the section line. Lenzen said the curves shown are 60 mph curves and said the alignment can be pulled in a little closer to the section line but speed will be reduced.

Don Thomas, County Engineer, said the preference is for 60 mph, due to heavy truck traffic.

Lenzen said this is a state project but County Engineering is involved in the planning and process.

Hudkins asked the Department of Roads to consider an on-ramp to allow access onto Highway 2.

Lenzen said the next step will be to hold an open house and to solicit the community’s ideas regarding access and development plans.

7 ADULT PROBATION AND INTENSIVE SUPERVISORY PAROLE DEPARTMENT BUDGET HEARING - Steve Rowoldt, Chief Probation Officer in Adult Probation; Dennis Meyer, Budget and Fiscal Officer

Steve Rowoldt, Chief Probation Officer in Adult Probation, gave an overview of the Adult Probation and the Intensive Probation budgets.

Dennis Meyer, Budget and Fiscal Officer, said he has combined the microcomputer requests.

NOTE: Documents referred to are included in Proposed Budget Fiscal Year 2008 (a copy is on file in the County Clerk's Office).

8 LABOR NEGOTIATIONS - Don Taute, Personnel Director; John Cripe, Classification and Pay Manager; Kristy Bauer, Deputy County Attorney

MOTION: Heier moved and Hudkins seconded to enter Executive Session at 10:13 a.m. for discussion of labor negotiations, purchase of land and potential litigation. Hudkins, Heier, Workman, Stevens and Schorr voted aye. Motion carried.

MOTION: Stevens moved and Schorr seconded to exit Executive Session at 11:47 a.m. Hudkins, Heier, Workman, Stevens and Schorr voted aye. Motion carried.

9 PURCHASE OF LAND - Don Killeen, County Property Manager; Mike Thurber, Corrections Director

See Item 8.

10 POTENTIAL LITIGATION

See Item 8.

11 ACTION ITEMS

- A. Microcomputer Request, \$1,363.95 from Human Services Budget for a Dell 2400 MP Projector
- B. Request from Public Defender for Travel Advance (\$500 for Elizabeth Elliott and \$304 for Sarah Newell)

Items A and B were moved forward on the agenda.

12 ADMINISTRATIVE OFFICER REPORT

- A. Jamaica North Trail Change Oder
- B. Election Commissioner's Salary
- C. Scoping Meeting for County Flood Hazard Map Update

Items A, B and C were moved forward on the agenda.

13 DISCUSSION OF BOARD MEMBER MEETINGS

- A. Lincoln Independent Business Association (LIBA) Monthly Meeting - Stevens, Schorr
- B. Lancaster Manor Advisory Board - Hudkins

Items A and B were moved forward on the agenda.

14 ADJOURNMENT

MOTION: Heier moved and Schorr seconded to adjourn the meeting at 11:47 a.m. Hudkins, Heier, Workman, Stevens and Schorr voted aye. Motion carried.

Dan Nolte
Lancaster County Clerk