

AGENDA
CITY COUNCIL MEMBERS' "NOON" MEETING
MONDAY, DECEMBER 17, 2007
(Immediately Following Directors' Meeting)
COUNTY/CITY BUILDING
CONFERENCE ROOM 113

I. MINUTES

1. Minutes from Directors' Meeting of December 10, 2007.
2. Minutes from City Council Members' "Noon" Meeting of December 10, 2007.

II. COUNCIL REPORTS ON BOARDS, COMMITTEES, COMMISSIONS AND CONFERENCES -

1. Public Building Commission Meeting (Camp/Cook)
2. Railroad Transportation Safety District Meeting (Eschliman/Marvin/Svoboda)
3. Multicultural Advisory Committee Meeting (Marvin)
4. Board of Health Meeting (Svoboda)

OTHER MEETINGS REPORTS:

III. APPOINTMENTS/REAPPOINTMENTS - To Be Announced

IV. REQUESTS OF COUNCIL FROM MAYOR - To Be Announced

V. MISCELLANEOUS -

1. Discussion regarding the Audit Board.

VI. CITY COUNCIL MEMBERS

VII. MEETINGS/INVITATIONS -

1. Lincoln Neighborhood Alliance's 'Get to Know Your Elected Officials' event on Saturday, January 26, 2008 at First United Methodist Church, 2723 N. 50th Street from 1:00 p.m. to 4:00 p.m. - RSVP by Jan. 11th to Tracy Corr at 310-7069 or by email - (See Letter of Invitation)

2. Lincoln Chamber of Commerce invites you to attend the following Ribbon Cutting: -
Please RSVP to Kathy Hale at 436-2385 or E-Mail: -
A.) Burch & Associates, Inc., 8101 S. 15th Street, Suite B on Wednesday,
December 19, 2007 at 2:00 p.m.
3. Please join Sam, Modesta and Nevin Rajumar in celebrating the opening of their
new restaurant at a private party! Lighting of the lamp at 5:45 p.m. on Friday,
December 14, 2007 from 5:30 p.m. to 7:30 p.m. at 2801 Pine Lake Road - (See
Invitation)
4. Home Builders Association of Lincoln Installation and Awards Ceremonies on
Monday, January 14, 2008 at the Nebraska Champions Club - 6:00 p.m., Social -
7:00 p.m., Dinner - RSVP to 423-4225 - (See Invitation)

VIII. ADJOURNMENT

MINUTES
CITY COUNCIL MEMBERS' "NOON" MEETING
MONDAY, DECEMBER 17, 2007
COUNTY/CITY BUILDING
CONFERENCE ROOM 113

Council Members Present: Dan Marvin, Chair; Robin Eschliman, Vice-Chair; Jon Camp; Jonathan Cook; Doug Emery; John Spatz; and Ken Svoboda.

Others Present: Diane Gonzolas, Citizen Information Center, Public Information Services Manager; Bill Luxford, 5 City-TV Operations Manager; Rick Hoppe, Administrative Aide to the Mayor; Denise Pearce, Administrative Aide to the Mayor; Trish Owen, Administrative Aide to the Mayor; Dana Roper, City Attorney; Kyle Fisher, Lincoln Chamber of Commerce; Andre Mick, LIBA; Coby Mach, LIBA; Steve Huggenberger, Assistant City Attorney; Mary Meyer, Staff; and other interested parties.

Copy of the Open Meetings Act posted on read wall of Room 113.

Chairman Marvin opened the meeting at 11:28 a.m.

Channel 5 Upgrades - Diane Gonzolas, Public Information Services Manager; Bill Luxford, 5 City-TV Operations Manager; and Steve Huggenberger, Assistant City Attorney.
(Attachment A)

Gonzolas stated we have one of the nation's best governmental access channels, largely due to the efforts of Luxford, but we have been recently technically outdated. Luxford then gave fast facts. (Attachment A) Franchise signed in 2005; we received \$1.7 million for the 15 year agreement; with 41¢ for operational costs and 36¢ to capital, and we have four facilities.

Huggenberger gave explanation of true up in (Attachment A). In the Time Warner agreement we receive 41¢ per subscriber per month, and allowed to use 05¢ for operational costs per year. We true up at five (5) year intervals. In year one can use 06¢, or 07¢, for operational costs and possibly the next year cut back. Reconciling the average over five (5) years.

Luxford stated the current balance is \$1.3 million. Did the remote truck digital update, and re-purposed the old equipment to the journalism school, creating a studio for all educational access teachers, with a minimum investment of about \$18,000. Last fall Time Warner paid for a new server, a streamer for 21 and we also bought field cameras. The projects to begin are the studio and chamber, which will be completed by January 11, 2008. Marvin asked if Channel 5 will switch from tape to all digital? Luxford replied it will be full digital, all file based. Basically will in-code and file transfer to the server at Time Warner. Now we digitize, or take the tape, and in-code.

Cook asked if the Chambers will be updated with new displays and cameras? Luxford stated the catalog monitors will be replaced with six (6) plaza screens, 42 inches each. Also a new Elmo, a case for the document camera, and new robotic cameras. Will re-purpose existing cameras to the fire stations. Spatz questioned if six (6) TV's needed in the Chambers? Luxford replied for viewing angles this was recommended by the Building Commission. Camp stated rather than four (4) larger screens, decided on six (6) 42" screens, with approximately the same cost.

Marvin stated an item discussed was streamlining minute taking, not video but an audio recording, capable of being accessed. Svoboda then asked when an upgrade would be proposed for the sound system? Luxford answered the mikes are voice activated, but probably could be re-calibrated.

I. MINUTES

1. Minutes from Directors' Meeting of December 10, 2007.
 2. Minutes from City Council Members' "Noon" Meeting of December 10, 2007.
- Marvin called for approval of above minutes. With no corrections or comments the minutes approved by acclamation.

II. COUNCIL REPORTS ON BOARDS, COMMITTEES, COMMISSIONS AND CONFERENCES

1. Public Building Commission Meeting (Camp/Cook) (Attachment B)

Camp stated Halstead presented a Health Department report (Attachment B) with a figure of \$500,000 under cost, plus paying down some principle interest payments which normally would come out of the budget.

Cook reported the Public Defender will move to the Court House Plaza but uncomfortable with the name thinking it confusing as 575 S.10th is the Court House. Would like to name Public Defender Plaza, and discussion is scheduled. Looking for suggestions, possibly an important person or something related to the building's function. Camp stated it was a valid point, but possibly a generic name, and also someone could co-sponsor the building for the naming rights.

Cook stated the "K" Street building elevator safety test was conducted. And had a meeting, after the regular PBC meeting, on space needs with the architect attending. Could move the County Attorney to 555 S. 10th, not requesting security, and move the City Attorney to the County Attorney's present space, making the existing City Attorney's space additional Juvenile Court space. Will have to build another courtroom as there will be another Juvenile Court Judge. This plan allows for County Court space expansion, and the District Courts do have plans for one more judge. Would work for 5, possibly 10 years. Camp added Roper's concern was moving the City Attorney's office, as they have moved several times and feel security for his staff more important in the building with the judges.

Camp added another item is County jail changes with a concern of the high cost, but heard, and stressed to Commissioner Workman that the County Board when requesting the City's help, possibly to bond, to look at making the West "O" facility more of a minimum security building, being less expensive to operate. For high risk people could essentially use the present jail, and wouldn't move prisoners back and forth as often. Possibly could save up to \$20 million. Long term we may outgrow the jail here, but tearing out the concrete bunker would be very expensive. Consider this an opportunity as the County works with architects in saving the City on costs and ultimately the community. In the overall perspective, have heard the Mayor thought we may want to go slowly on the bond issue. Other issues arise, such as having an arena bond issue on the May 2009 ballot. Only so much money in the community and if we can save on the jail by doing a different way, can achieve other goals.

Eschliman questioned the "K" Street building's tenants, and thought there was discussion on redoing the building. Camp replied the State is honoring their lease, and the building is full.

2. Railroad Transportation Safety District Meeting (Eschliman/Marvin/Svoboda)

Svoboda stated they had agenda items of budget and the six year plan, then discussion with engineer, Haden, on the SW 40th Street bridge project. The bridge originally would have covered 9 tracks, and now it is 17 tracks. They found bad soil and can't do the traditional bridge structure. A cost of \$1 million additional coming from the railroad in regards to requests, with

one being the expansion of the bridge to cover 17 tracks. We are discussing, and talking about bridge spacing, which could be 2 lanes initially and expand to 4 when money is available. Heard there is a \$5 million savings by doing all at once. But think \$20 million for full build out in 10 years was in today's dollars.

Svoboda added they discussed the quiet zones. The quiet zones currently funded are to be completed by the end of May, 2008, and should stop blowing their horns at that point. Svoboda stated it is the Cornhusker Corridor and haven't finalized plans for the West corridor.

Eschliman asked on SW 40th Street, we have \$600,000 invested, or budgeted for this year? Svoboda replied \$7 million for '08/'09. Eschliman asked if money was invested last year? Svoboda thought preliminary numbers for engineering costs. Eschliman asked if the land has been sold or given up? Svoboda replied the road is closed. Eschliman added we're \$600,000 into it, and now we'll go way overboard? Svoboda said the agreement was signed in '05 with the County and Railroad, so any agreement or discussion we have, would have to include the County Board and they would have to agree. Marvin suggested to list as a Common item, with Svoboda adding Stevens has had cost and timeline concerns. This was to be a three year project but they won't start in the same three years, and now looking at a six year project.

Camp added he had concerns with cost and inflation, and thought possibly to do the other two lanes later. Then, revisit making SW 48th the thoroughfare as it could go straight north into Air Park and vicinity. Realizes the agreement was signed in 2005 but circumstances have changed and the railroad wants 17 tracks instead of 9, plus the soil.

Svoboda said the discussion was the soil is bad where the drop downs were to be, and will span the tracks whether the tracks are there or not. Now there is an urban sized ramp with retaining walls on either side and an urban ramp going up, and then the span, like West "A" or on the Harris Overpass. They found the soil where they would build the retaining walls to be bad, and had to set back and put in a different pier system, and will span the area. Originally looked at two lanes, with walkways on both sides. Now it's suggested we go to four lane. This adds to the cost, plus had discussion of going over Interstate 80, at SW 40th. May need to discuss pulling this together, and as the County Board looks at putting a jail at SW 40th, possibly they need to contribute a little more because of the 40th Street overpass value.

Cook remembered the description of SW 40th going across and having a 48th Street connection. Marvin commented there were lanes from SW 40th and could route to SW 48th Street, with the projection of a bridge over Interstate 80 at SW 40th. Would think it would not happen as they are taking out the 8th Street bridge because of rules of how close bridges can be. With SW 48th Street can't imagine the rules wouldn't apply. Also, skeptical on receiving dollars to build SW 48th Street. Cook stated it was part of the grand plan. Marvin doesn't think we'll build the bridge over, and would mean trip counts would never get high, and is why a two lane structure is sufficient for 20 to 25 years. If we go the route where we build, they would build in order to expand on the bridge, building out to a four lane bridge.

Cook understood the reason for extra tracks was the arena project. Marvin stated a rumor heard is to create storage area, because of losing tracks downtown if the arena goes in. Spatz stated he would like to see the RTSD minutes. Eschliman wonders if Council should pass a resolution stating we're not going to invest \$20 million, and therefore would propel back to the Commons. Marvin stated would have as a Common agenda item. Meyer responded will adjust the January Common agenda and include. Svoboda added if waiting until February we would incur more

engineering costs.

Cook asked if Council entered into an agreement with the County and the RTSD on the funding? Svoboda replied in '05 the City and Burlington Northern, based on 9 tracks at \$8.5 million, was the agreement signed. Cook added we can pass a resolution but the fact is don't know if we can revoke our previous approval, but the RTSD could perhaps made changes. Camp asked on the soil for the down ramp, any discussion of taking out or replacing? Svoboda replied no, and it's the sub-surface, and not enough soil below the area to sustain the supports. It is not a brown field.

3. Multicultural Advisory Committee Meeting (Marvin)

Marvin stated the MAC meeting was cancelled due to weather.

4. Board of Health Meeting (Svoboda)

Svoboda stated he understood the RFP for kenneling went out. Then had discussion of how they, as a Board, might become more actively involved in the department as individual board members.

OTHER MEETINGS REPORTS:

III. APPOINTMENTS/REAPPOINTMENTS

Pearce stated no written report, but LES is scheduled to set up, and the first meeting will be your next meeting and will have public hearing on January 14th and all three candidates will attend.

IV. REQUESTS OF COUNCIL FROM MAYOR

Hoppe stated nothing to report.

V. MISCELLANEOUS

1. Discussion Regarding Audit Board.

Marvin stated he does have names to submit, specifically two to check and see if they are interested in serving. Spatz asked if there was a job description? Pearce answered the ordinance requires candidate to have a serious interest in internal auditing, etc. Otherwise would be open. Spatz asked for a timeframe? Pearce replied they discussed a goal of being done by mid-January.

Eschliman stated she could talk about one or two of the candidates, and other Council members then mentioned, suggested or recommended people. Marvin said hopefully there will be an inventory of candidates and by mid-January Council would discuss who we think would be great candidates before forwarding to the Mayor. We could have an unofficial vote and if voting on the dias will informally know who the candidates would be.

Other Miscellaneous

Pearce stated at the Council Retreat it was requested to have an update on Senator Stuthman's bill about additional sales tax authority and the transportation district. It was killed, indefinitely postponed, by the Revenue Committee by 5 to 1, with the only vote for being Senator Janssen.

VI. CITY COUNCIL MEMBERS

Emery No comment
Svoboda No comment

Cook	Stated we could vote on B2 and B5 separately and may ask the question be split on the building height item If we have concerns of one versus the other. Roper has indicated the legislation is set up so we can split.
Eschliman	No comment
Camp	No comment
Spatz	No comment

VII. MEETINGS/INVITATIONS

See invitation list.

VIII. ADJOURNMENT

Chairman Marvin adjourned the meeting by acclamation at 12:10 p.m.

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FAST FACTS

Franchise signed in 2005 allocated 1.7 million up front, 15 year agreement
Needs to be trued up by 2010 (41cents per sub 5cents to operational costs 36cents for capital)
5CITY-TV oversees 4 facilities (room 113, council chambers, remote truck and 21STUDIO at Anderson Hall)
2 cable stations and 2 internet sites (5 & 21)
2Staff
Current Franchise Balance: 1.3million

PROJECTS COMPLETED

Remote Truck Full Digital upgrade Fall 06 \$325,000
21STUDIO @ UNL Winter 07 \$18,000
New Server @ Time Summer 07 (paid by TW)
New Message Center (tight rope system paid by TW)
21 Streaming Server Winter 07 \$2,000
New Field Harddrive Based Cameras Fall 07 \$40,000

PROJECTS UNDERWAY

5CITY-TV Studio & Chamber upgrade to be finished In January 2008 \$400,000
(full file based system integration/virtual set/FTP fiber TW and Internet)

Time line

Chamber week of Jan 8th-after County Board Meeting Jan 11th
Studio/Master Control week of Jan 15th-Jan 18th
Re-purpose of chamber cameras to fire station and some studio equipment to 21ED Studio

FINAL

for Council
ATTACHMENT I

LINCOLN-LANCASTER COUNTY NEBRASKA PUBLIC BUILDING COMMISSION
TAX SUPPORTED LEASE RENTAL REVENUE BONDS, SERIES 2004
(\$9,450,000 HEALTH DEPARTMENT BUILDING PROJECT)
FINAL PRICING AS OF 8/3/04

TOTAL ISSUE SOURCES AND USES

Dated 08/18/2004

Delivered 08/18/2004

SOURCES OF FUNDS	COUNTY	CITY	Issue Summary
Per Amount of Bonds.....	\$8,888,000.00	\$8,880,000.00	\$11,285,000.00
Reoffering Premium.....	20,831.25	48,822.50	87,453.76
TOTAL SOURCES.....	\$5,825,831.25	\$8,738,822.50	\$11,362,453.76
USES OF FUNDS			
Deposit to Project Construction Fund.....	4,825,775.92	4,826,776.82	8,251,561.84
Deposit to Capitalized Interest (CIF) Fund.....	442,887.48	547,033.74	989,721.22
Deposit to Debt Service Reserve Fund (DSRF).....	472,338.70	479,501.73	851,840.43
Total Underwriter's Discount (1,100%).....	81,855.00	82,580.00	124,246.00
Costs of issuance.....	22,330.68	22,889.31	45,000.00
Rounding Amount.....	1,043.48	(848.20)	95.28
TOTAL USES.....	\$5,825,831.25	\$8,738,822.50	\$11,362,453.76

Ameritas Investment Corp.
Public Finance

File - LANCASTER.SF-LIN/LANC HEALTH 2004-Issue Summary
8/ 5/2004 2:01 PM

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Lincoln-Lancaster County Nebraska Public Building Commission
 Total Issue Sources and Uses

Dated 08-18-2004

Sources of Funds	County	City	Issue Summary	Actual
Per Amount of Bonds	\$ 5,605,000.00	\$ 5,690,000.00	\$ 11,295,000.00	
Reoffering Premium	\$ 20,831.25	\$ 46,622.50	\$ 67,453.75	
TOTAL SOURCES	\$ 5,625,831.25	\$ 5,736,622.50	\$ 11,362,453.75	

Uses of Funds	County	City	Issue Summary	Actual
Deposit to Project Construction Fund	\$ 4,625,775.92	\$ 4,625,775.92	\$ 9,251,551.84	\$ 9,249,097.10
Deposit to Capitalized Interest Fund (CIF)	\$ 442,687.48	\$ 547,033.74	\$ 989,721.22	
Deposit to Debt Service Reserve Fund (DSRF) * held for final payment/may be used if bond is called early	\$ 472,338.70	\$ 479,501.73	\$ 951,840.43	
Total Underwriter's Discount (1.100%)	\$ 61,655.00	\$ 62,590.00	\$ 124,245.00	\$ 47,550.00
Costs of Issuance	\$ 22,330.69	\$ 22,669.31	\$ 45,000.00	\$ 95.26
Rounding Amount	\$ 1,043.46	\$ (948.20)	\$ 95.26	
TOTAL USES	\$ 5,625,831.25	\$ 5,736,622.50	\$ 11,362,453.75	

Lincoln-Lancaster County Health Department

Summary of Major Construction Costs

Beginning Balance.....	\$	9,296,647.10
Bond Issuance.....	\$	47,550.00
Construction Fund Net Balance After Bond Issuance.....	\$	9,249,097.10
Bond Administration (Includes Lincoln Journal Star Publication of Bond Issuance).....	\$	490.84
Well Field (Includes Test Bore and Well Field Construction).....	\$	441,463.00
Land Acquisition (Includes Great Plains Appraisal and Property Purchases).....	\$	322,970.75
<i>Credit: Reimbursement of Funds from Parks and Recreation Department Property Appraisal.....</i>	\$	2,400.00
SUBTOTAL.....	\$	320,570.75
Clark Enersen Professional Fees.....	\$	595,985.23
Sampson Construction Fees (Includes Brandt Excavation).....	\$	6,794,744.52
Landscape.....	\$	78,881.92
Equipment (Includes Dental, Ground Maintenance, Hirsch Security, and Midwest Records).....	\$	77,868.24
Dental Unencumbered \$1,552.37		
Fixtures and Furniture (Includes Loose Furniture, Systems Furniture, and Dedication Plaque).....	\$	527,205.76
Dedication Plaque Unencumbered \$104.20		
Moving Costs.....	\$	31,547.41
Utilities (Includes Alltel, AV, Black Box, LES Aid to Construction, Midland, and Prime Communications)....	\$	94,123.60
<i>Credit: LES Rebate (Incentive Payment).....</i>	\$	25,000.00
SUBTOTAL.....	\$	69,123.60
Garage.....	\$	12,255.77
Approved \$30,000.00; Unencumbered \$17,744.23		
Balance in fund before interest is added.....	\$	298,960.06
<i>Credit: Net Interest as of August 1, 2007.....</i>	\$	289,000.00
<i>Credit: Interest Earned August 1, 2007 to November 7, 2007.....</i>	\$	11,519.03
<i>Credit: Interest Earned November 7, 2007 to December 10, 2007.....</i>	\$	1,321.53
Interest Payment (June 2007).....	\$	212,847.02
Debt Services Payment (December 2007).....	\$	180,000.00
Arbitrage Payment (December 2007).....	\$	3,000.00
Balance Remaining in Construction Account.....	\$	204,953.60
Pending Fees:		
Sampson Fees Pending.....	\$	85,000.00
Nemaha Landscape Pending.....	\$	20,227.08
Clark Enersen Pro Fees Pending.....	\$	1,603.51
OID Pending.....	\$	199.00
TOTAL BALANCE REMAINING.....	\$	97,924.01