

# **KEARNEY CITY COUNCIL**

## **AGENDA**

**City Council Chambers, 18 East 22nd Street**

**March 11, 2025**

**5:30 p.m.**

### **I. ROUTINE BUSINESS**

1. Invocation/Moment of Silence.
2. Pledge of Allegiance.
3. Announcement on Open Meetings Act.
4. Roll call.
5. Oral Communication; Recognition of visitors.  
Presentation of Proclamation to Tri-City High School Hockey Team for their State Championship win.

### **II. UNFINISHED BUSINESS**

### **III. PUBLIC HEARINGS**

1. Conduct a public hearing on the application submitted by Olsson (Applicant) for Starostka Group Unlimited (Owner) to (1)vacate all easements located on Outlot B, The Meadows First Addition, an addition to the City of Kearney, Buffalo County, Nebraska, as shown on plat recorded September 14, 2023, on Document 2023-03956 and consider Ordinance No. 8726; (2)vacate all easements as located on Lots 1 through 7 inclusive, Block Three, The Meadows First Addition, an addition to the City of Kearney, Buffalo County, Nebraska, as shown on plat recorded September 14, 2023, on Document 2023-03956 and consider Ordinance No. 8727; (3)vacate all easements as located on Lots 1 and 2, Block Four, The Meadows First Addition, an addition to the City of Kearney, Buffalo County, Nebraska, as shown on plat recorded September 14, 2023, on Document 2023-03956 and consider Ordinance No. 8728; (4)vacate all easements as located on Lot 1, Block Five, The Meadows First Addition, an addition to the City of Kearney, Buffalo County, Nebraska, as shown on plat recorded September 14, 2023, on Document 2023-03956 and consider Ordinance No. 8729; (5)vacate all easements as located on Lots 1 and 2, Block Six, The Meadows First Addition, an addition to the City of Kearney, Buffalo County, Nebraska, as shown on plat recorded September 14, 2023, on Document 2023-03956 and consider Ordinance No. 8730; (6)vacate all easements as located on Lots 1, 2, 3, Block Seven, The Meadows First Addition, an addition to the City of Kearney, Buffalo County, Nebraska, as shown on plat recorded September 14, 2023, on Document 2023-03956 and consider Ordinance No. 8731; (7)vacate 41st Street from the east line of Avenue X to the east line of The Meadows First Addition, an addition to the City of Kearney, Buffalo County, Nebraska located in The Meadows First Addition, an addition to

the City of Kearney Buffalo County, Nebraska, as shown on plat recorded September 14, 2023, On Document 2023-03956 and consider Ordinance No. 8732; (8)vacate Avenue Y abutting Lot 3, Block Seven on the west and abutting Lot 1, Block Six on the east, The Meadows First Addition, an addition To The City of Kearney, Buffalo County, Nebraska as shown on plat recorded September 14, 2023, on Document 2023-03956 and consider Ordinance No. 8733; (9)vacate Avenue Z abutting Lot 2, Block Six and Lot 7, Block Three on the west and Lots 1 and 2, Block Four and Lot 1, Block 5 on the east, The Meadows First Addition, an addition to the City of Kearney Buffalo County, Nebraska, as shown on plat recorded September 14, 2023, on Document 2023-03956 and consider Ordinance No. 8734; (10)vacate all of Outlot B, The Meadows First Addition, an addition to the City of Kearney, Buffalo County, Nebraska according to the plat recorded September 14, 2023, on Document 2023-03956, located in part of the south half of the Southeast Quarter of Section 30, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska and consider Ordinance No. 8735; (11)vacate Lots 1 through 7 inclusive, Block Three, The Meadows First Addition, an addition to the City of Kearney, Buffalo County, Nebraska according to the plat recorded September 14, 2023, on Document 2023-03956, located in part of the south half of the Southeast Quarter of Section 30, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska and consider Ordinance No. 8736; (12)vacate Lots 1 and 2, Block Four, The Meadows First Addition, an addition to the City of Kearney, Buffalo County, Nebraska according to the plat recorded September 14, 2023, on Document 2023-03956, located in part of the south half of the Southeast Quarter of Section 30, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska and consider Ordinance No. 8737; (13)vacate Lot 1, Block Five, The Meadows First Addition, an addition to the City of Kearney, Buffalo County, Nebraska according to the plat recorded September 14, 2023, on Document 2023-03956, located in part of the south half of the Southeast Quarter of Section 30, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska and consider Ordinance No. 8738; (14)vacate Lots 1 and 2, Block Six, The Meadows First Addition, an addition to the City of Kearney, Buffalo County, Nebraska according to the plat recorded September 14, 2023, on Document 2023-03956, located in part of the south half of the Southeast Quarter of Section 30, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska and consider Ordinance No. 8739; (15)vacate Lots 1, 2, 3, Block Seven, The Meadows First Addition, an addition to the City of Kearney, Buffalo County, Nebraska according to the plat recorded September 14, 2023, on Document 2023-03956, located in part of the south half of the Southeast Quarter of Section 30, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska and consider Ordinance No. 8740; (16)rezone from District AG, Agricultural District, to R-1D, Residential District for property described as a tract of land located in part of the east half of the Southeast Quarter of Section 30, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska and consider Ordinance No. 8741; and (17)rezone from District R-2/PD, Urban Residential Mixed-Density District/Planned Development Overlay District, to District R-3, Urban Residential Multi-Family District (Medium Density) for property described as a tract of land located in part of the east half of the Southeast Quarter of Section 30, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska and consider Ordinance No. 8742.

2. Conduct a public hearing on the application submitted by Olsson (Applicant) for Starostka Group Unlimited (Owner), for the Final Plat and Subdivision Agreement for The Meadows Second Addition, an addition to the City of Kearney, Buffalo County, Nebraska for property described as a tract of land located in part of the Northwest Quarter of the Southeast Quarter and part of the south half of the Southeast Quarter of Section 30, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (north of East 41st Street and east of

Avenue V to Avenue X including property nearly 740 feet east from Avenue X) and consider Resolution No. 2025-24.

3. Conduct a public hearing on the application submitted by Olsson (Applicant) for Starostka Group Unlimited (Owner) for the annexation of The Meadows Second Addition, an addition to the City of Kearney, Buffalo County, for property described as a tract of land located in part of the Northwest Quarter of the Southeast Quarter and part of the south half of the Southeast Quarter of Section 30, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (north of East 41st Street and east of Avenue V to Avenue X including property nearly 740 feet east from Avenue X) and consider Resolution No. 2025-25.
4. Conduct a public hearing on the application submitted by Miller & Associates (Applicant) for DT Development, a Nebraska Corporation (Owner) to rezone from District AG, Agricultural District, to District RR-2, Rural Residential District (Intermediate Standards) for property described a tract of land being part of the Northeast Quarter of the Southwest Quarter of Section 22, Township 9 North, Range 16 West of the Sixth P. M., Buffalo County, Nebraska (approximately 300' east of Country Club Lane and north of 60th Street) and consider Ordinance No. 8743.
5. Conduct a public hearing on the application submitted by Miller & Associates (Applicant) for DT Development, a Nebraska Corporation (Owner) for the Final Plat and Subdivision Agreement for Spruce Hollow West Third, a subdivision being part of the Northeast Quarter of the Southwest Quarter of Section 22, Township 9 North, Range 16 West of the Sixth P. M., Buffalo County, Nebraska (approximately 300' east of Country Club Lane and north of 60th Street) and consider Resolution No. 2025-26.

#### **IV. CONSENT AGENDA \***

1. Approve Minutes of Regular Meeting held on February 25, 2025.
2. Approve the Claims.
3. Adopt Resolution No. 2025-27 approving the renewal of a Land Lease Agreement between the City of Kearney and Air Methods Corporation authorizing the placement of a modular building for crew quarters on property located at 4851 Airport Road.
4. Approve the purchase of a Hook Refuse Truck, in the amount of \$243,424.00 submitted by Truck Center Companies under the Sourcewell Cooperative Purchasing Contract program to be used in the Utilities Department.
5. Authorize the Mayor to send a letter of no recommendation to the Nebraska Liquor Control Commission on the Class C liquor license and manager applications for Margarita T. Younes-Holz, Manager submitted by Sedo Hospitality, Inc dba Home2 Suites/Tru Hotel located at 230 11th Avenue.
6. Adopt Resolution No. 2025-28 approving the Agency Agreement between the City of Kearney, Nebraska and the Nebraska Department of Transportation, Division of Aeronautics for Project No. 3-31-0045-041/042-2025 (A01) (in connection with the Reconstruct Apron project at the Kearney Regional Airport) allowing the Nebraska Department of

Transportation, Division of Aeronautics to act as the City’s agent for the project.

- 7. Adopt Resolution No. 2025-29 approving the Agency Agreement between the City of Kearney, Nebraska and the Nebraska Department of Transportation, Division of Aeronautics for Project No. 3-31-0045-043-2025 (E05) (in connection with the Carrier Vehicle with Snow Blower Attachment at the Kearney Regional Airport) allowing the Nebraska Department of Transportation, Division of Aeronautics to act as the City’s agent for the project.
- 8. Adopt Resolution No. 2025-30 approving the amended Lease Agreement between the City of Kearney and Vertical Lift Maintenance Solutions, LLC, a Nebraska Limited Liability Company at the Kearney Regional Airport.
- 9. Adopt Resolution No. 2025-31 approving an amendment to the Municipality Program Agreement for 2025 Part 2 Improvements - US Highway 30 and University Drive Intersection Improvements between the State of Nebraska Department of Transportation, and the City of Kearney.

\* *Any item listed on the Consent Agenda may, by the request of any single Council member, be considered as a separate item under the Regular Agenda Section of the Agenda.*

**V. CONSENT AGENDA ORDINANCES \***

**VI. REGULAR AGENDA**

- 1. Open Account Claim to Tami James Moore - \$192.50; Univ. NE Event Reg. - \$1,075.00; UNK - \$195.00; UNL Marketplace - \$107.55; UNO - \$161.00.

**VII. REPORTS**

**VIII. ADJOURN**

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Council Member Tami James Moore  
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The Mayor and City Council reserve the right to adjourn into executive session as per Section 84-1410 of the Nebraska Revised Statutes. A current agenda is on file at the Office of the City Clerk at City Hall, 18 East 22nd Street, Kearney, Nebraska. For more information, call 233-3216 or visit our website at [www.cityofkearney.org](http://www.cityofkearney.org)