

**Programs, Projects and Operations Subcommittee
Meeting Minutes
November 16, 2004**

A meeting of the Pappio-Missouri River Natural Resources District's Programs, Projects and Operations Subcommittee was held at the Natural Resources Center, 8901 South 154th Street, Omaha, Nebraska, on November 16, 2004. The meeting was called to order by Chairperson John Conley at 8:05 p.m.

QUORUM CALL: Quorum call was taken. The following subcommittee members were in attendance.

Subcommittee Members Present	Subcommittee Members Absent	Other Directors Present	Others in Attendance
John Conley		Barb Nichols	Steve Oltmans
Rich Tesar			Marlin Petermann
Tim Fowler			Paul Peters
Rich Jansen			Trent Heiser
Joe Neary			Gerry Bowen
			Nancy Gaardner
			Rick Niedergeses
			Laurie Carrette Zook
			Kirk Pfeffer
			Bob Welstead
			Larry Foster
			Chris Koenig
			See Sign-in Sheet

ADOPTION OF AGENDA

✳ **It was moved by Jansen and seconded by Fowler that the agenda be adopted.**

Roll call was taken on the motion. The motion carried on a vote of five (5) to zero (0).

Voting Yea: J. Conley, Rich Tesar, Tim Fowler, Rich Jansen, Joe Neary

Voting Nay: None

Abstaining: None

Absent: None

PROOF OF PUBLICATION: Public notice of the meeting was posted at all District offices and published in the Omaha World-Herald on November 11, 2004.

CONSTRUCTION BIDS FOR WASHINGTON COUNTY RURAL WATER #2 PUMP STATION FOR CITY OF BLAIR:

Dick Sklenar reviewed the complete status of the new rural water project. He handed out pictures of the new water tower under construction and reported that it was ahead of schedule. Sklenar finished by reviewing the bids and noted that all bids were slightly more than the engineer's estimate, but that the engineer and staff were recommending the lowest bid.

- ❖ **It was moved by Neary and seconded by Jansen that the Subcommittee recommend to the Board of Directors that the General Manager be authorized to execute a contract with Pospichal Construction, Inc., for construction for the City of Blair of the South Reservoir Pump Station, a component of Washington County Rural Water System #2, for the contract price of \$257,646.90.**

Roll call was taken on the motion. The motion carried on a vote of five (5) to zero (0).

Voting Yea: J. Conley, Rich Tesar, Tim Fowler, Rich Jansen, Joe Neary
Voting Nay: None
Abstaining: None
Absent: None

CONSTRUCTION BIDS FOR WASHINGTON COUNTY RURAL WATER #2

DISTRIBUTION SYSTEM CONTRACT: Dick noted this bid was for the contract to construct the new rural water distribution system that will serve 265 new hookups. It will involve about 36 miles of pipeline with oversizing to accommodate future growth. He reviewed the lowest bid and briefly described the contractor's previous experience working with the District. There was general discussion.

- ❖ **It was moved by Neary and seconded by Tesar that the Subcommittee recommend to the Board of Directors that the General Manager be authorized to execute a contract with BRB Constructors for the construction of the distribution system for Washington County Rural Water System #2 for the contract price of \$2,535,255.26.**

Roll call was taken on the motion. The motion carried on a vote of five (5) to zero (0).

Voting Yea: J. Conley, Rich Tesar, Tim Fowler, Rich Jansen, Joe Neary
Voting Nay: None
Abstaining: None
Absent: None

CITY OF OMAHA URBAN DRAINAGEWAY REQUEST FOR ADDITIONAL FUNDS FOR REGENCY STROM SEWER PROJECT:

Gerry Bowen reviewed the history of the project and the new anticipated contract cost for the reconstruction of the storm sewer outlet. Pictures of the outlet and its impacts on the opposing bank were displayed. He noted the additional cost share could be budgeted in FY 06. Kirk Pfeffer (Omaha Public Works) addressed some of the potential reasons for the bids exceeding the original cost estimates from the City. He noted that in his opinion, bids received for the designed structure were fair. There was general discussion.

- ❖ **It was moved by Tesar and seconded by Fowler that the Subcommittee recommend to the Board that the City of Omaha request for an increase in funds for the Regency Storm Sewer Project from \$122,300 to \$258,690 be approved, and that the additional \$136,390 be included in the FY 2006 Budget.**

Roll call was taken on the motion. The motion carried on a vote of five (5) to zero (0).

Voting Yea: J. Conley, Rich Tesar, Tim Fowler, Rich Jansen
Voting Nay: Joe Neary
Abstaining: None
Absent: None

AGREEMENT WITH THE CITY OF BLAIR FOR FLOOD MITIGATION PLANNING AND MAPPING ASSISTANCE: Paul Woodward explained that the City of Blair had already approved an agreement with the District and the State Department of Natural Resources for cost-share to prepare a flood mitigation plan and revised floodplain mapping throughout the city's jurisdiction. He recommended approval.

- ❖ **It was moved by Tesar and seconded by Fowler that the Subcommittee recommend to the Board that the General Manager be authorized to execute the Agreement with the City of Blair for Flood Mitigation and Mapping Assistance not to exceed \$25,000.**

Roll call was taken on the motion. The motion carried on a vote of five (5) to zero (0).

Voting Yea: J. Conley, Rich Tesar, Tim Fowler, Rich Jansen, Joe Neary
Voting Nay: None
Abstaining: None
Absent: None

PUBLIC/PRIVATE AGREEMENT FOR DAM SITE 13 (192ND AND DODGE STREETS) WITH DIAL REALTY CO.:

Steve Oltmans introduced the project and then reviewed a map of the proposed Papio Dam Site 13 reservoir. He noted that the reservoir was included in Omaha's Suburban Park Master Plan and that a portion of the proposed lake would be on land already acquired by the City. Oltmans highlighted the proposed agreement with Dial Realty Development Corp. noting that the District would be agreeing to purchase approximately 65 acres of land for \$53,871.00 per acre. He also explained that additional land rights would be needed from the Lyman-Richey Corp., Metro Community College, NE Dept. of Roads, and the Elk Valley Subdivision. Oltmans continued saying that a future interlocal agreement with the Cities of Omaha and Elkhorn would make the District responsible for maintaining the dam and the cities responsible for operating the lake and future recreational facilities. He stated that any storage is needed in this dangerous watershed that continues to get worse. Marlin Petermann added that the preliminary results from a recent hydrologic study prepared for the new flood maps on the West Papio shows the impact of urbanization on current and future runoff is greater than anticipated, and without upstream storage, downstream levees and channel improvements could be compromised. Oltmans noted the estimated net cost of the project to the NRD (including the \$1 million contribution from Dial and an estimated \$900,000 land rights cost for the Lyman Richey parcel) would be around \$6.2 million. Oltmans also handed out and reviewed a proposed timeline for the project which indicated that the dam construction is anticipated to be completed in 2005. A recently revised draft of the agreement and a letter from the Mayor of the City of Elkhorn supporting the project were handed out.

Bob Welstead (Dial Realty) reviewed preliminary plans for the proposed development including a senior housing community. He explained that the price for land costs was a result of heavy competition for property along the "hot" Dodge Street corridor. He also noted that prices for

construction of the dam were based on estimates from HDR Engineering. Mr. Welstead responded to questions from the Subcommittee concerning Dial's anticipated risk, benefits gained from the potential lake and commitment to the overall project.

Larry Foster (Omaha Parks) addressed the Subcommittee and noted that this particular park was intended in the publicly developed Suburban Park Master Plan to be the "Memorial Park for West Omaha." He explained that one reason this particular site was chosen for this large park was because of the proposed lake. Foster indicated that Omaha had taken the 1st step towards creating this park by purchasing the 75 acres at the NE corner of 192nd and Dodge Street for \$3 million, and now was the time to take the next step in joining the park to the lake. He responded to questions and noted that the City estimated the cost to develop the park at \$6 - \$10 million, and even though it isn't in the 6-year plan for Omaha, it is still one of the top priorities and he is still looking for private partners to speed up the process. The potential for opening the lake to the public and fishing sooner was discussed.

Lance Meyers and Julie Thacker (public) expressed their concerns about the project to the Subcommittee.

- ❖ **It was moved by Tesar and seconded by Fowler that the Subcommittee recommend to the Board that the General Manager be authorized to execute an Agreement between the District and Dial Realty Development Corp. for a public/private partnership to build Dam Site 13, subject to changes deemed necessary by the General Manager and approval as to form by District Legal Counsel.**

Roll call was taken on the motion. The motion carried on a vote of three (3) to two (2).

Voting Yea: J. Conley, Rich Tesar, Tim Fowler
Voting Nay: Rich Jansen, Joe Neary
Abstaining: None
Absent: None

OTHER ITEMS OF INTEREST:

Karen Andersen, Ken Dreessen and Tim Dreessen addressed the subcommittee concerning the recently completed Multi-Reservoir report for the Papio Watershed.

ADJOURNMENT: Being no further business, the meeting adjourned by acclamation at 10:35 p.m.

**PAPIO - MISSOURI RIVER
NATURAL
RESOURCES
DISTRICT**



8901 S. 154TH ST.
OMAHA, NE 68138-3621

ATTENDANCE LIST

SUBCOMMITTEE MEETING (PPO)

PAPIO-MISSOURI RIVER NATURAL RESOURCES DISTRICT

DATE: November 16, 2004

NAME	ADDRESS	IF YOU WISH TO ADDRESS THE BOARD, INDICATE THE AGENDA ITEM NUMBER BELOW.
Shelie Deussen	1597 Cord Rd P25 Kennard	
Karen Andersen	1800 Main Kennard	10
Tom Audino	7272 Cord Rd 25 Kennard	9
Kirk Pfeffer	1819 Farnam, Omaha	
Laure Carrette Zook	10416 Polk Street Omaha	
Dorothy Lauphin	812 South 51st, Omaha, NE	
Karen Myers	2321 N. 155, Omaha NE	9
Don Voss	927 Killarney Dr Papillion	
SHAWN MELOTZ	10404 N. 132nd OMAHA	
Karen Davis		
Paul Johns	16315 Dutch Hall Rd Bennington	
Jack Louch	16158 City Rd P30 Kennard	
Susan Louch	16158 City Rd P30 Kennard	
Tyler Mohr	12101 Pawnee Rd. Omaha	

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NAME	ADDRESS	IF YOU WISH TO ADDRESS THE BOARD, INDICATE THE AGENDA ITEM NUMBER BELOW.
Ken, Dresser	231750 1st OMAHA	ITEM 10.
Julie Tracker	11650e Dutch Hall Benn.	# 9
JOAN KLEIN	13505 BENNINGTON RD. OMAHA.	
Vicki Karsgaard	15101 Bennington Benn.	
Tom Cohen	15306 Dutch Hall Wash Mo	
Mike Johnson	19440 Dutch Hall Rd Bennington	
Susan Primore	18705 GREENE ST WASHINGTON	
Tim Dresser	17330 Dutch Hall Rd. Bennington	# 10
Todd Anderson	7272 10th 25 Kennard Mo	
Jack Lorch	16158 Hwy Rd P30 Kennard	
Susan Lorch	16158 Hwy Rd P30 Kennard	
Donald Muir	206 Maple St Kennard	
Barbara Kruse	206 Maple St Kennard	
Amy Taylor	508 Main St Kennard	
Tyler Mohr	12101 Pawnee Rd. Omaha.	