

**MINUTES OF THE BEATRICE CITY COUNCIL  
WORK SESSION**

A work session of the Beatrice City Council was held on the 25<sup>th</sup> day of July, 2016 at 7:00 p.m. at the BPS Administration Meeting Room, 320 North 5<sup>th</sup> Street, Beatrice, Nebraska.

Attending: Mayor Wirth, Councilmembers: Billesbach, Catlin, Clabaugh, Cook, Fairbanks, Kerr, Morgan, Parde.

Absent: Councilmembers: None

Mayor Wirth announced that a copy of the Open Meetings Act is available in the meeting room and is accessible to members of the public.

**CONSENT AGENDA**

- a. Approve agenda as submitted.
- b. Receive and place on file all notices pertaining to this meeting
- c. Receive and place on file all materials having any bearing on this meeting.

Moved by Catlin, seconded by Parde, that the items listed under the consent agenda be approved, accepted, and/or ratified as presented.

Roll Call: Yea: Billesbach, Catlin, Clabaugh, Cook, Fairbanks, Kerr, Morgan, Parde  
Nay: None MOTION CARRIED.

**PUBLIC HEARINGS/BIDS**

There were no public hearings/bids.

**RESOLUTIONS**

There were no resolutions.

**ORDINANCES**

There were no ordinances.

**PUBLIC FORUM**

No one appeared at public forum.

**DISCUSSIONS/REPORTS**

**Possible Housing Developments**

Tobias Tempelmeyer, City Administrator, noted that pursuant to the recently completed housing study the City had identified housing needs across a number of income levels. Requests for Proposals (RFPs) were sent out to a number of developers and builders in the region. City officials met with interested developers and discussed a number of proposed development sites

and options including: Hannibal View, lots near the old hospital, downtown, and in-fill lots throughout the City. Developers were interested in a number of economic development tools including tax increment financing (TIF), LB 840 loans, and historic tax credits. Councilman Fairbanks inquired about TIF projects which may be rolling of their projected lifespan in coming years. Tempelmeyer noted that a number of projects will be finished in 2017. Local real estate agent Connie Hartig spoke about the sale-ability of homes in the market place noted in the study. Councilman Fairbanks inquired about the valuation/sale price of properties when there is new infill construction within older neighborhoods. Tempelmeyer noted it is all based on supply and demand. City Administration will continue to work with developers and builders to bring forth projects which meet the needs identified in the housing study.

### **Renaming Freeman Lane to Dick Tegtmeier Lane**

Mayor Wirth noted this item was on the agenda of the last City Council meeting and was not read three (3) times. At that meeting Councilman Fairbanks requested the item be tabled and discussed at a work session. Mayor Wirth explained why he believe that Dick Tegtmeier Lane was an appropriate name for a roadway in the Industrial Park and Tegtmeier's contributions to industrial development in the City of Beatrice. Councilman Fairbanks noted he was contacted by a number of individuals who had concern with naming a street after someone. Councilmember Clabaugh noted that he was also contacted and that there is a very large list of people who have made great contributions to the City of Beatrice that could be recognized with such a distinction. Councilman Parde stated that he believes streets should be named after service members or first responders lost in action. Councilman Fairbanks proposed "Freeman Road" rather than "Freeman Lane" which can be found currently in Pioneer Acres. The City Council generally felt that the City should consider a generic name. City Administration will go back to the drawing board and bring forth a new proposal at a future date.

### **ADJOURNMENT**

Moved by Catlin, seconded by Billesbach, that the meeting be adjourned at 7:28 p.m.

Roll Call: Yea: Billesbach, Catlin, Clabaugh, Cook, Fairbanks, Kerr, Morgan, Parde  
Nay: None MOTION CARRIED.

**Erin Saathoff, City Clerk**

**Stan Wirth, Mayor**