

A G E N D A
CITY-COUNTY COMMON MEETING
Monday, February 25, 2002 - 3:00 p.m.
County-City Building - Room 113

- I. MINUTES** - Common Meeting on January 15, 2002

- II. 3:00 p.m. LANCASTER EVENTS CENTER DISCUSSION** - Glenn Friendt

- III. 3:15 p.m. CONVENTION & VISITORS BUREAU DISCUSSION** -Terry Werner

- IV. 3:30 p.m. STREET CONSTRUCTION AND LONG RANGE ROAD & STREET PLANNING COORDINATION** - Public Works/County Engineer

- V. ADJOURNMENT**

M I N U T E S
City-County Common
Monday, February 25, 2002 – 3:00 p.m.
County-City Building, Room 113

County Commissioners Present: Bernie Heier, Common Chair; Kathy Campbell, Larry Hudkins, Ray Stevens and Bob Workman

City Council Members Present: Ken Svoboda, Common Vice Chair; Jon Camp, Glenn Friendt, Annette McRoy, Coleen Seng and Terry Werner

Others Present: Mayor Don Wesely, Charlie Willnerd, Lancaster Events Center; Mark Essman, Bruce Bohrer and Wendy Birdsall, Lincoln Chamber of Commerce; Roger Figard, City Engineer; Don Thomas, County Engineer; Kathleen Sellman, Mike DeKalb and Kent Morgan, Planning Department; Kerry Eagan and Gwen Thorpe, County Board Office; Darrell Podany, City Council Staff; Mark Bowan, Mayor's Office; Dave Kroeker, County Budget Officer; Jerry Barnes, The Cornhusker Hotel; Jenny Higgins, Fairfield Inn/Comfort Suites; Pat Hardesty, Inn 4 Less Motel; Nate Jenkins, Journal Star; Megan Wortman, The Journalist (UNL); and Cori Beattie, County Board Secretary

MINUTES

Camp moved approval of the January 15, 2002, City-County Common meeting minutes; seconded by Seng. Roll call vote. Ayes: Wesely, Campbell, Camp, Friendt, Heier, Seng, Stevens, Svoboda, and Werner. Nays: None. Motion passed 9-0. (Hudkins, McRoy and Workman absent for vote.)

LANCASTER EVENT CENTER

Willnerd distributed a packet of materials regarding the Lancaster Event Center (LEC) including: Scheduled events for 2001 and 2002, LEC facts, LEC balance sheet as of 1-31-02, LEC consolidated cash flow forecast, and LEC room sizes and capacities. **(See Exhibit A.)**

Campbell asked Willnerd to briefly describe the history of the Lancaster County Agricultural Society (LCAS). Willnerd commented that agricultural societies and county fair boards are set up by State Statute. Currently, two counties in the State (Richardson and Frontier) have both a county fair board and an agricultural society. The Legislature provides two taxing powers for agricultural societies – one is a general Operating Levy which allows the agricultural society to receive up to \$0.035 per \$100 of valuation. Willnerd said the LCAS uses only \$0.0008 primarily because in the past it had been operating on the State Fairgrounds. The second taxing power is the Capital Levy which is also \$0.035. Willnerd added that in Lancaster County, this levy has been used three or four times in the past twenty years. Both levies are under the current lid and must be approved by the County Board.

Hudkins asked Willnerd to discuss the old arrangement pertaining to the east ten acres of the State Fairgrounds. Willnerd stated that in 1878 the LCAS was established. At that time, ten acres of land was acquired which is now part of the east end of the State Fairgrounds. In 1909 the State contacted the LCAS regarding a desire to develop State Fairground property to the west of the LCAS property. The State asked the LCAS to deed, free and clear, their ten acres to the State and in return, the Lancaster County Fair could be held on the State Fairground site. In 1982, the 4-H Youth Complex was built in partnership between Lancaster County and the State of Nebraska. Each entity initially contributed \$400,000 with the State Fair Board eventually adding a small amount to complete the project. In 1992, the County built the Lancaster Building. The County's share was between \$235,000-\$265,000. The State did pay for the ground preparation work. Willnerd added that the County has a written agreement with the State Board of Agriculture for both of the above mentioned projects. The contract notes that if both parties agree in writing, the unamortized portions of the facilities which were built by the County would be reimbursed, hence, the County would no longer have any rights to State Fairgrounds use.

Willnerd clarified that Lancaster County has only the LCAS, a.k.a., County Fair Board, not two separate entities. The LCAS is the group which puts on the County Fair.

Friendt asked if the County had to approve the capital bond issue to build the LEC. Willnerd said that was correct. In reference to the tax being charged to citizens, Friendt inquired how much of it is being used against the lid. Willnerd indicated that the LCAS is included in the \$0.15 levy and the Operating Levy can only increase by the allowable amount. This year the LCAS is receiving approximately \$154,000 from the County for the Lancaster County Fair. The other portion of the tax (agricultural society/joint public agency) is for repayment of the \$5 million bond over ten years. An additional \$150,000 in capital will also be received this year to pay for additional fireproofing.

Friendt questioned how the LEC is doing in terms of operating. Willnerd directed everyone's attention to the first page of the handout which outlines events for 2001. (NOTE: The LEC opened in February, 2001.) He said these events would not have been held in Lincoln if not for the LEC. During nine months of last year, an estimated 5,500 hotel rooms were used for LEC events. In addition, another \$360,000 in services, i.e., meals, vehicle fuel, etc., were spent at local businesses.

Willnerd said page two of the handout shows total expenditures from February 1 through November 8, 2001. Operation costs, such as salaries, utilities, advertising, etc., were \$882,191. Willnerd said there were approximately \$600,000 in gross revenues for a shortfall last year of about \$280,000. He felt these numbers were fairly good for the first year of operation. Another \$1 million were spent on continued construction during last year. Total cost of the LEC was \$11,200,000. Willnerd noted that over 95% of this amount was given back to the community by using local contractors. And, between services purchased and salaries paid in 2001, the impact to the community totaled around \$12,544,000.

Willnerd stated that page three of the handout lists bookings for 2002 events which would, again, not have come to Lincoln if not for the LEC. In 2001, Willnerd estimated that 150,000 to 200,000 people went through the LEC. In the last two or three weeks alone, 44,000 have already attended functions at the LEC.

Werner inquired how events listed on the first page were brought to Lincoln. Willnerd said basically word-of-mouth, advertising in trade journals, calls from people who have attended an event at the facility and the website (lancastereventcenter.com) which is producing 600 hits per day at an average of seven minutes each.

Werner asked about a sales staff. Willnerd said one person was hired last November for advertising sales but the LEC does not have a specific sales staff.

In response to Werner's inquiry regarding assistance from the Convention & Visitors Bureau (CVB), Willnerd said the CVB has been very helpful. Werner then asked if any services, such as busing, have been paid out via the CVB. Willnerd thought there had been some but he was not aware of anything specific at this time. He added that the way the facility is structured, as well as the amenities offered, people feel they can have a more successful event at the LEC versus another location.

Kroeker was asked to explain how the LCAS fits into the \$0.15 levy. He said the 2% lid limits the Operating Fund tax increase to 2% plus growth per year. Then there is the \$0.50 limit for the County. The County can share \$0.15 of that amount with other subdivisions, such as the LCAS. Debt service is excluded outside of the \$0.15 but any Capital Levy would be included. Kroeker add that fire districts receive about \$0.09 of the \$0.15, and the Railroad Transportation Safety District receives \$0.026, thus making up a big portion of the \$0.15. Friendt questioned the "simpler" numbers Willnerd used before, i.e., \$0.035 on the operating and capital side. Willnerd said the \$0.035 is the statutory limit before any lid consideration.

Hudkins stated that Lancaster County probably operates its County Fair with less input dollars historically than any other fair in the State because up until a few years ago, the County utilized the State Fair buildings. Friendt asked if Fair costs will now increase, decrease or stay the same by not being on the State Fair property. Willnerd said total operating costs would definitely increase because the LEC is now operating 365 days a year. With the three-year operating budget in the business plan, even through last year the LEC was tracking on the level with what revenues should be. Unfortunately, expenses were greater than anticipated. Willnerd added that losses in 2001 and 2002 were planned but last year was a bit better than expected.

Friendt questioned the amount of the \$11,200,000 which needs to be paid off in ten years. Willnerd said there were two original tax levies (one in 1996 and one in 1997) accounting for approximately \$6.4 million. This portion is paid. The \$5 million bond obtained two years ago is the only part outstanding.

Friendt asked why Willnerd feels the events listed on pages one and three would not have come to Lincoln if not for the LEC. Willnerd said there is not another place in town which could cater to these particular events during the specific time of the year requested. Camp questioned how many events moved from other locations. Willnerd said a few have changed local venues. Total events for 2001 were 108. Thus far in 2002, 116 events have been contracted. In regard to total rent charged on last year's events, Willnerd said rent fluctuates based on what additional services are provided.

Workman said it was generally known that the LEC would be operating on a negative cash flow the first year. He asked if the month has come when the LEC will have a positive cash

flow. Willnerd indicated that the LEC is at that month right now. He referred to the consolidated cash flow forecast in the handout. In January of this year, cash flow was a negative \$14,217. February is expected to be a negative \$1,938. March then shows a positive cash flow of \$35,622. He reminded everyone that expenses lag by 25-30 days due to billing. Workman said totals look to be fairly close to the estimated operating cash flow for the year of \$182,437. Willnerd added that even for this year, the business plan shows a \$20,000 loss. Revenues are exceeding expectations, expenses are now under control and basic overhead costs are \$450,000-\$480,000 per year.

In reference to a full-time manager, Willnerd said the position should be filled in the next month.

Werner asked if the lone sales staff had a five-year projected plan. Willnerd said there is not a plan; this person has advertising goals for 3, 6 and 12 months out whereby this year's goal is to do \$160,000 in advertising, not marketing, revenue. Werner then asked whether or not the LEC has an employee solely dedicated to recruiting events on a daily basis. Willnerd stated that there are generally two or three people on the phone at a time just to handle incoming calls (50 to 100 a day) but at this time, no one is aggressively pursuing events. He added that the LEC staff is working very hard on a skeleton budget and doing what they can.

Camp questioned the amortizing of \$5 million over ten years and whether those numbers are included with the handout. Willnerd indicated that this is not included but is through the Lancaster County Fairground Joint Public Agency which was formed between the County Board and the LCAS. Those monies are held with the County Treasurer who makes payments directly to the bondholders.

Stevens inquired if the LCAS has equity in the State Fair Park. Willnerd said there is leasehold interest. He directed an attorney to survey the 4-H Youth Complex and the Lancaster Building. Both surveys and agreements were recorded and sent to Kent Seacrest in case damages are incurred by the future Antelope Valley project.

Chair Heier thanked Mr. Willnerd for attending the meeting.

CONVENTION & VISITORS BUREAU

Werner began by saying he understands it is the County's responsibility to monitor the CVB and his intentions are not to get into a turf war. He added that from what he knows, the County Commissioners are on track and are doing the right things with regard to recent CVB issues. He simply got involved because last December some concerns were brought to his attention. Therefore, he reviewed the CVB's budget before meeting with Mark Essman, CVB Director, and hotel representatives to address particular concerns. He feels the CVB is an important City issue and it behooves all to see that everything is done to assure it works. He added that perhaps the CVB is working just fine already. Werner then stated that he is not here representing any special interests and that the CVB is simply a City issue and about ALL of Lincoln, i.e., the County, the Lancaster Events Center, the downtown area and others as well, though, realistically it's about the City of Lincoln.

Werner offered the following suggestions to the County Board which he would like investigated:

1. Budget - A copy of the CVB budget was distributed. **(See Exhibit B.)** The total budget is \$808,000. Werner thought it might be in the best interest of taxpayers to get a line-by-line, detailed analysis.
2. Sports Commission - Werner indicated that he is concerned about the lack of a local sports commission. Evidently Omaha is in the process of forming one after hearing that the National Collegiate Athletics Association (NCAA) does not like to negotiate with communities who do not have a local organizing committee. He feels this is very important in recruiting future sporting events to Lincoln.
3. 5-Year Action Plan - Werner stated that he would like to see an actual projection of what events the City of Lincoln may acquire in the future. This would then allow for performance measurements and enable the citizens of Lancaster County to see if they are getting their \$800,000 worth from the CVB.
4. Communication - Werner said it doesn't look like all the involved parties are communicating. He added that it might be a good idea to get the CVB, hotel reps, County Board reps and Mayor's Office reps to meet on a regular basis.
5. Performance Evaluation - Werner commented that if a performance evaluation is done, this would allow time to assess if other alternatives, other than the Chamber of Commerce, are desirable for running the CVB.

Workman said Essman would be able to address the Sports Commission, the rent, the 5-year plan and the communication issues. Werner explained that his concerns are not meant to be a personal criticism toward anyone.

Essman stated that the CVB tries to communicate with as many properties as possible. There is an open line of communication with hotels at a monthly lodging meeting, in addition to the sales liaison meetings and quarterly sales meetings. Some hotels have chosen not to participate in these meetings and have chosen other venues to express their concerns. He added that the CVB would welcome a sit-down, professional meeting where issues can be addressed and resolved. Workman added that the CVB did set up monthly meetings but they were poorly attended by some hotels. The CVB is starting a new program where the CVB sales reps will meet with hotel sales reps on a monthly, one-on-one basis if desired. This will allow for a more personal, customized addressing of each hotel's specific needs versus discussing more general concerns. Liaison meetings began last month and will continue for six months. These individual meetings include ALL hotels.

With regard to CVB rent, Essman said they are paying roughly \$14.53 per square foot for rent. He added that Class "A" office space in downtown Lincoln runs anywhere from \$10 to \$17.50 per square foot. The CVB's rent includes all storage and the Visitors Center located in the Haymarket. It was noted that the Public Building Commission charges about \$10.00 per square foot for its properties. Werner questioned the amount of square feet utilized by the CVB. Essman said he did not know the exact square footage but guessed it to be about 1/3 of the Chamber's total space. He offered to get specific numbers. Werner said he would appreciate knowing the amount.

Hudkins said he once served as County Board liaison to the Visitors Promotion Advisory Committee (VPAC). Meetings were held on a monthly basis and now they are meeting quarterly. He thought it might help to go back to monthly VPAC meetings. He also wondered if there would be merit in expanding the VPAC from five to seven members as to include one representative each from the large and small hotel industries. Eagan said the State Statute has already been changed with regard to expanding the VPAC. However, the

Statute did not change with regard to the number of hotel reps on the VPAC – this is still limited to two. A legislative change would be needed in order to increase hotel representation. The only specific membership limitation for the VPAC is that two members must be from the hotel industry. Friendt suggested that one member be from the City Council since a lot of the CVB's activity focuses on the City. Eagan said the County Board has an ex-officio member on the VPAC and he feels that the bylaws could be amended to include a member of the City Council as ex-officio. Workman mentioned that at this morning's VPAC meeting, it was agreed that this group would not meet more than quarterly because members felt it was not necessary to meet more often. He emphasized that the VPAC quarterly meetings should not be confused with the monthly meetings which were being held with hotel representatives and the CVB staff.

Svoboda suggested an interlocal agreement between the City and County for the simple reason that since nearly all the hotel space is located in Lincoln, it would be nice for the City to have some input on the VPAC whether that be by ex-officio or voting membership. Hudkins said he felt the County was better served when the VPAC meet monthly and he would still like to explore the possibility of this group meeting monthly. Eagan said it is the County Board's prerogative to set the number of meetings. The bylaws currently call for monthly meetings.

Wesely said Omaha is going through these same discussions whereby the Mayor wants the CVB under the City's jurisdiction. It supposedly has a budget of \$4 million. Eagan added that Douglas County runs its own CVB. Wesely thought it might be interesting to have someone from Douglas County meet with Lincoln and Lancaster County to discuss their situation. Eagan added that the Lancaster County Board is going to revisit all statutes, contracts, bylaws, etc., pertaining to the VPAC and CVB. The Chamber of Commerce will be meeting with the County Board at a Thursday staff meeting in the near future. He encouraged City Council members interested in the issue to attend.

McRoy indicated that the NCAA awarded the Final Four Volleyball Tournament to Omaha in 2006. She wondered what is happening with the marketing of Haymarket Park if there is no longer a local sports commission. Essman said there still is a Lincoln Sports Commission. When Jerry McGinn, the spearhead and driver of the Commission, left to pursue other activities the group of volunteers were unable to meet their goals of becoming self-sufficient and raising enough private dollars to hire a full time executive director. However, the sports commission will be coming back under auspices of the CVB but will still remain its own entity as an advisory council to be able to interact with the NCAA and other organizations.

Camp asked Essman for suggestions as to how the City and County can help constructively improve things. Essman said keeping an open line of communication and interacting on a regular basis with the governing bodies is very important. Also, he felt it is important to be willing to take any suggestions or to bounce off ideas and use each other as a feedback mechanism.

In regard to Werner's inquiry about success measurement, Essman said it could be done in different ways, such as the number of sales calls or actual events brought to Lincoln. Essman added that the CVB is working on accountability and measurement concerns. They are also contacting other area CVBs to discuss mutual concerns. Required minimums have

been established for sales calls, return business and new business. Werner asked if CVB sales staff solicit events from across the State. Essman said staff makes calls and attends regional meetings on a regular basis.

Campbell said there certainly is a prototype for having a member of the City Council serve as an ex-officio on the VPAC. As an example, Linda Wilson was a very faithful ex-officio member of the County's Ecological Advisory Committee which allowed for a very positive exchange of information. Campbell said it would probably be best to have this membership be ex-officio, just as it would if the County desired membership on a City advisory committee.

Hudkins stated that Essman and the CVB staff have also been very helpful in attracting events to areas outside the City limits.

Workman said he likes the idea of a City Council member sitting ex-officio on the VPAC as attending one of these meetings will definitely open eyes as to how much the CVB is doing. He added that he is very impressed with the meeting agendas and what is being accomplished by the CVB in the City of Lincoln.

Chair Heier thanked Mr. Essman for attending the meeting.

In reference to the Planning Commission, Wesely said because of the resignation of Linda Hunter and because of the timetable with which to submit a name to be placed on the City Council's agenda, he will be forwarding the name of Roger Larsen to fill the position. Svoboda asked if consideration was given to Deb Brehm since she was sort of "in line" for the next available spot. He added that her background in currently serving on a planning commission advisory committee would have her up-to-speed with present planning issues. Wesely said she was considered among many, but time was short and he hoped Larsen would be someone who can bring consensus. He also hoped that everyone felt good about Larsen's nomination.

(Mayor Wesely exited the meeting.)

STREET CONSTRUCTION AND LONG RANGE ROAD AND STREET PLANNING COORDINATION

Heier said he has been receiving letters regarding Wilderness Park and Yankee Hill Road. Figard commented that there is a component in the long range transportation plan regarding if a study should continue on whether Yankee Hill Road should go over Wilderness Park, Highway 277 or over Highway 77. He added that this issue will continue to be reviewed. He also noted that there is a fairly long stretch from Saltillo to Old Cheney, approximately four miles of development, which may have no other way of moving west but via Saltillo or Old Cheney. Thomas said at this point, alternatives are being looked at, such as if Old Cheney should be closed, a bridge over it, etc. The only thing resolved in the study so far is that Warlick Boulevard would be an interchange.

Workman indicated a lot of letters in opposition have been received regarding the extension of Yankee Hill Road. Now letters are being received in opposition to any study. Figard said

people are probably taking the opportunity to share comments with the City and County as the Comprehensive Plan comes forward. Workman said the Plan still contains the study and many feel it is a waste of taxpayer dollars.

Camp said he has also received many letters, which include a projected cost for the Wilderness Park bridge. He asked if any specific costs have been noted. Figard said he would not even take a stab at numbers until a study was done to determine if the bridge was to be built completely as a viaduct versus just over a portion of the Park. Thomas noted that Olsson & Associates had done some figuring in the past and while he didn't know how accurate the projection was, he estimated the project to be around \$20 million.

Werner questioned whether a previous Wilderness Park study was completed on this project. Figard said a study was done a few years ago. The recommendations being brought forward are from the Comprehensive Plan Committee not necessarily the City, County or State. The transportation component was never really finished, accepted or published as part of the public record and no recommendations were brought forward on the transportation end of the study. Werner asked what constituents are referring to in their letters. Figard said there was only one study. Many Common Members noted that they would like to see a copy of this previous study.

Svoboda asked about the approximate cost of the "K" and "L" Street extensions from 9th to Folsom. Figard said the number sticking in his head for the whole demonstration project was around \$45 million but this amount would also include the N. 27th Street viaduct.

Campbell inquired if the Comprehensive Plan recommendation in the study is singularly of the bridge over Wilderness Park or if it is how to deal with the whole 14th Street and Old Cheney area. She said her concern is that a total area is being worked on, versus one option, and she is boggled by the fact that 14th Street is still a two-lane road when a new high school is about ready to open. Figard said the long-range plan is supposed to look at the whole network. He added that there are definitely some special issues in the southwest area, including how to handle traffic. The proposed long-range plan is a series of proposed improvements that will provide a reasonable level of service in the community. Campbell added that there was once a subcommittee on transportation which came up with preliminary information stating to "do more study." She questioned whether the previous study was in-depth enough.

Hudkins asked if S. 14th Street will hook up to Saltillo and the new south bypass. He figured the City would want to move quickly to widen 14th Street. Figard said widening 14th Street is in the Plan. Also, work still needs to be done at 84th & Highway 2, Pioneers Boulevard and Old Cheney Road. Unfortunately, there just aren't enough dollars to do all these projects at the same time. Finishing these previous commitments will need to be prioritized, as well as new transportation to serve the land use. Figard estimated that S. 14th Street is still two years away from completion. But to do S. 14th and Old Cheney correctly, decisions must be made regarding Warlick and the land use west of Highway 77 because these would have a different impact on what improvements will be made in the general area.

Hudkins asked whether S. 14th Street be identified as a possible four-lane road eventually connecting to Saltillo and the south beltway before future development goes in. Thomas added that 14th Street will not go south past Saltillo; 27th Street will connect to the beltway.

Hudkins asked why 14th Street would not be extended. Thomas said 27th Street is the more logical choice. Hudkins then asked who made that choice and on what basis. Thomas said the decision was a result of about five or six years of beltway study, though, nothing is set in concrete, plus, there can only be so many intersections and interchanges along the beltway.

Camp said with all the development along S. 14th Street, how can different governing bodies make decisions on huge capital outlays and yet no decision has been made on Wilderness Park. Figard said it was unfortunate that the high school sites were selected without any prior discussion with Public Works & Utilities. There will be four lanes of new pavement in front of the high school when it opens but there will be a gap between Pine Lake Road and Old Cheney Road. He asked elected officials to help by encouraging Lincoln Public Schools to entertain discussions with Public Works as early as possible. Camp added that there has to be better coordination among government entities because it makes no sense to build schools, for example, which do not fit into the local road plan.

Svoboda asked if Figard and Thomas could put together a dollar amount which would fill the current shortage to bring road construction up-to-speed. He wondered if the issuance of revenue bonds could bring road construction up to current status so from that point on, everything would be paid for by growth. Thomas mentioned that everyone is aware of how much the City and County have grown. He noted that during the 1980's, the corporate limit grew 6%. The first half of the 1990's, it grew 4%; the second half it grew 13% for a 300% increase in five years. That is a lot of infrastructure the City has had to absorb.

Werner questioned what would happen if the Comprehensive Plan threw out the Wilderness Park study. Figard said there would be more traffic on 14th, 27th, 33rd, and 40th Streets, as well as Highway 2.

Workman asked Figard and Thomas if they are telling officials to be cautious in the amount of land designated for development. Thomas said that is not what he is saying. Growth may actually start filling in and generally, annexation is driven by the tax base officials hope to gain. Figard said this might actually be a question best answered by the Planning Department. If areas are restricted but the need is there, development will leapfrog into areas not covered by the long-range plan. The City and County need to try and plan for land use and the availability of real, appropriate space. Figard added that the 25-year plan is \$346 million short in building the roads needed in the next 25 years. Dollars must be found to do these projects over the course of these years.

Hudkins said he would like to see a "wish list" of how many dollars it would take to get roads up-to-speed as the number one complaint he gets from constituents is traffic problems. The Lincoln Independent Business Association (LIBA) recently indicated that it is willing to take a look at using revenue bonds for road projects as it might be a good time, economically speaking, to do so.

Campbell stressed how important it is for Figard and Thomas to both be included in all future road discussions because officials must view these projects not as if they are in or out of the three-mile area but rather as in the County. That way when the City is ready to roll in with higher density, everyone is prepared. In reference to Wilderness Park, she said she will be asking if it would be better for Wilderness Park to close through traffic, instead building a bridge. Also, she felt that Old Cheney Road would come to a four-lane halt if there were only a two-lane bridge. She added that there are definite ecological concerns

and right now, there are problems every single day with all the cars going through the Park on Old Cheney Road.

Friendt asked if the \$346 million is new construction only. Figard said that is the gap between building this program and continuing with the existing resources. Friendt added that it is not only important to have Public Works and the County Engineer involved in future development discussions, but other infrastructure, i.e., water, sewer, etc., should also be included.

Werner asked for further clarification from Figard regarding his "leapfrogging" comment. Figard said jumping over might have been a poor choice of words. He added that the new plan includes about 30 square miles for growth. If the City shows 15 square miles in the same planning period, then the infrastructure plan for twenty-five years will only be for the 15 square miles. If real growth exceeds that, the pressure for annexations outside the planned area is going to be difficult if the need is real. If that happens, infrastructure will not be planned for whatever square miles the community really needs. Thus far, growth has been contiguous and it must continue to be so in the future.

(Mayor Wesely returned at 4:27 p.m.)

Camp said coordination is so important but perhaps government needs to look even farther ahead because in 50 or 100 years there is bound to be some connection between Lincoln and Omaha.

Svoboda asked if the shortfall in road project dollars includes the south and east beltways. Figard said yes, but it doesn't include the 80% federal share. Inflation costs per year for uncompleted projects were unknown.

Friendt asked if revenue bonds were issued to cover the shortfall, how long would the outstanding projects take to complete. Figard indicated that this could easily take a minimum of 10-15 years. He cautioned that if bonds were issued, the value realized would be about \$0.60 per \$1.00 of value. And local contractors just wouldn't have the workforce to complete all these projects.

Thomas distributed a handout on 100' right-of-way roads in Lancaster County. **(See Exhibit C.)** He and Figard are in the process of figuring out standards for a number of areas, including Yankee Hill Road. Figard said there is no better or worse way with regard to urban and rural sections. The two differences are generally rural sections sit up higher and runoff drains to the outside while an urban environment roadway drains runoff onto the road, making it easier for residents to mow and maintain their properties. Neither way is considered wrong or right, they simply serve different purposes.

Svoboda asked if it wouldn't be better to initially construct four-lane roadways versus doing them two lanes at a time due to the fact that it seems with maintenance and repaving, the four lanes wouldn't be open simultaneously for much of the time. Figard said it may be better to just spend the money up-front but, again, staff would need to know where the earliest growth would be. Svoboda wondered if 100' of right-of-way was enough. Figard said 120' would allow for four through lanes, two left-turn lanes, one right-turn lane and room for a sidewalk or trail. Svoboda said the City and County might want to acquire more

right-of-way at larger intersections. Figard said the new Comprehensive Plan shows the mile lines with 120' of right-of-way and 130' within two blocks of an intersection.

Heier asked whether Figard and Thomas were consulted during the Comprehensive Plan review. Both indicated that they participated.

In regard to Heier's inquiry on medians, Figard said when a person is making a left turn off an arterial street, they should not have to worry about someone running into them from behind. A median or center lane allows people to safely make left turns. A median is generally a cheaper way of providing a left-turn lane than pouring a solid lane of pavement. The bigger share of the cost comes with the level of landscaping used.

Stevens said he thought traffic congestion on "O" Street heading east might be greatly alleviated by including more right-turn lanes. Figard said a list has been compiled and work is being done regarding this very issue.

The next City-County Common meeting was scheduled for Tuesday, April 9, 2002 from 8:00 to 10:00 a.m. The Planning Department will present Comprehensive Plan recommendations from the Planning Commission.

Werner suggested televising the Common meetings. McRoy said there are technical reasons as to why this may not be feasible. Werner thought it would be a positive thing for the public to view. Friendt indicated that the meetings are open to the public so people can attend in person. Campbell said it is harder to follow discussions in this room versus the Chambers. She suggested monthly reports by the Common Chair and Vice Chair on 5-City TV.

There being no further business, the meeting adjourned at 4:45 p.m.

Submitted by,

Cori R. Beattie
County Board Secretary

CM022502