

MINUTES
CITY-COUNTY COMMON
MONDAY, APRIL 2, 2012
555 SOUTH 10TH STREET
ROOM 113, 12:45 p.m.

Present: Adam Hornung, Chair; Jane Raybould, Vice Chair; Jon Camp; Jonathan Cook; Doug Emery; Gene Carroll; Carl Eskridge; Bernie Heier; Larry Hudkins; Deb Schorr; and DiAnna Schimek

Absent: Mayor Chris Beutler; and Brett Smoyer

Others: Kit Boesch, Human Services Administrator; Topher Hansen and Brad Korell, CenterPoint; Katie Stephenson, Cedars; Mel Goddard, Chief Building Inspector; Fred Hoke, Building and Safety Director; and Kerry Eagan, County Chief Administrative Officer

Chair Hornung opened the meeting at 12:45 p.m. and announced the location of the Open Meetings Act.

1. Approval of Common Meeting Minutes of March 6, 2012

Hudkins made motion to approved the Common Meeting minutes of March 6, 2012, Carroll seconded. Minutes approved by accumulation.

2. Overview of Why Human Services Matters - Kit Boesch, Administrator (Attachment A)

Boesch introduced Hansen, Korell, and Stephenson. She stated since last year when \$400,000 was cut from the JPC budget Lincoln's social services are still doing their jobs. Several agencies lost funding, or programs, some going out of business. This year will ask the City for at least \$500,000, the County for \$1.3 million. Funding JBC is a win for residents and community. Funding creates a social services safety net for young/old, weak/strong, those in need, while providing connections, investments, and efficiencies.

Stephenson has served as Cedars Chief Operating Officer for almost 10 years. Adding to the 900 youth served daily 200 are in out of home care. Also serves as Human Service Federation Chair, a group of over 125 organizations meeting monthly. Worked for the State almost 20 years, and on the Board of Education.

Stephenson stated JBC funding is critical to many non-profits. First, preventions, very important, particularly in health care. In Human Services, and other areas, prevention often cut as not mandatory. Prevention is offering the right services, at the right time, so individuals don't go deeper in the system. Also, cost effective.

Stephenson stressed prevention, #1-it works; #2-cheaper; and #3-helps define Lincoln. Cost effective, for 1 dollar invested expect \$2 to\$20 in return. Decreases health services demand, and makes Lincoln great. Human service agencies help law enforcement burden, behavioral health, domestic violence, and poverty.

Stephenson stated we all know people who benefitted from human services preventions. Where do we put resources? In an after school program or the juvenile detention center? In a community based substance evaluation, or an emergency room? Lincoln is phenomenal at collaborating and can't do without JBC funds.

Stephenson quoted Senator Tom Hawkins, "America's health care system is in crisis precisely because we systemically neglect wellness and prevention". We apply human services and believe we have a choice to pay now or later when the consequences for the individual, family, and community are greater.

Hansen stated complex community issues are high. Resolutions need to be complex multifaceted. The ways to do is through prevention, and tackle. If tackling without heart, and brain, do not get solutions which work well. If connecting your brain/heart to invest and leverage, will have better results.

Hansen stated over 51,00 people in Lincoln touched by JBC. These are low income, or no income consumers. With 23 agencies involved, 664 jobs, about a \$1.9 million JBC investment. The leverage is about \$25 million by agencies in new money, federal money to supplement programs which enables us to create jobs.

A study showed \$1 invested saves \$7 in health care costs. JBC funds help CenterPointe through medication management, outpatient counseling, community support, case management programs, and day rehabilitation. Helps us provide services, and leverage federal dollars. We also operate HUD and Veterans subsidized Housing. Without funding we would not be able to do.

Do receive dollars for the HUD transition program, for homeless 18/24 year olds. The program provides treatment and assessment to get them care. Example, a previously homeless boy now in high school, who will graduate with a place to live. Would not be doing this without the kind of infrastructure you support.

Hansen stated CenterPointe operates SOAR, a program for people eligible for Social Security and Medicaid. Looked at 22 people who we got Social Security and Medicaid. Our average time is 77 days compared to others at 2 years. Prior to Social Security, they spent \$1.2 million in 2 years, of GA funds on health care.

Korell, on the CenterPointe Board, stated most CenterPointe services are Medicaid or state behavioral health funds. CenterPointe is paid for services. If not providing don't get revenue. Ensure each dollar leveraged to maximum services. Do receive Medicaid but the State did not cover all costs. On the chart, red represents a funding gap, filled 3 ways; money you provide; funds from positive margin programs; private funding.

Korell added the chart show money this Board gives, and the gap it covers. Not a matter if getting less funding, it's a position. In cutting a position revenue goes down. If we can't provide service we don't get the money, our concept of leverage. Helps us leverage and attract other monies, and without lose overall leverage.

Hansen reiterated this is an investment. Without these dollars would have fewer, or no services, which would affect the sickest in our community. With the leverage of outside money we have jobs, and it all rolls into the quality of life, which is one reason we live in Lincoln today.

Boesch stated investments bring in money, and in this community your investment leverages a lot of money. The business of non-profit and service agencies are incredibly efficient.

Tegler, Cornhusker Place Executive Director, said they benefit from funds in sustaining/enhancing services. The responsibility is to be positive, effective, economical change agents. Example: Cornhusker Place, and five peers, obtained an industrial engineers consulting grant to help figure how to be more efficient with clients going through admissions and into programs. We look at opportunities and leverage funds.

Tegler stated the agencies provide safety net services. We pride ourselves on our diversity, embracing cultures and making sure citizens are well served. Our agency is figuring how to accomplish, and to enhance services. To do and maintain the community standard, is often with minimal, or reduced, funding. The community's funding of services represent an expenditure of about \$6 per citizen, per year.

Tegler stated he knows the concerns of the Public Safety Director on reduced funding for behavioral health. Large reductions will result in more people transported to the hospital or jail. Citizens with a behavioral health crisis need community services, not handcuffs. Ask you to consider our community's ability to deliver services, now at stake with any reduction in funding.

Boesch stated PIE equates to prevention, investment, efficiency. Foundation blocks would be a \$1.8 million investment. Makes a large difference between Lincoln/Lancaster County and Los Angeles where the county jail is the County's largest mental health facility. Lincoln is a safe, healthy city. Cited as 9th most liveable city, 4th best to raise a family. The \$1.8 million invested will be a successful community business venture.

Hudkins stated Child Guidance says zero reported. Almost all others reported leveraged funds. Boesch replied depends on the definition of leverage. We know Child Guidance gets a lot more than just from us. Sometimes agencies say if they didn't get federal money they didn't leverage money. In their definition.

Estridge asked if we don't fund and you're not there, what happens? Heard if we spend less it costs more? Hansen stated you're filling a gap that without we can't afford to provide the service, and people would go without. This costs in all facets of emergency systems, safety nets, hospitals, crisis centers, jails, police cars. If we don't spend and leverage dollars into a larger effect, we will see problems from not having services.

Schorr asked for an agency example of working with law, sending people to the lowest cost, and most appropriate, services? Tegler replied have the protective custody unit to place clients. Two things critical, no criminal arrest staying there, and an intervention opportunity. The person is out of the criminal system, at a lower cost. Focuses more appropriate resources on the person's issues. One of the best ways to leverage.

Camp asked where do the General Assistance funds come from? Hansen replied County dollars. Camp asked if a timeline target? Hansen answered no, the left accesses dollars and the horizontal are the programs. You're seeing the programs cost and where the gaps are.

Schimek noticed discrepancies on amounts agencies access. Are some better at getting dollars, or are federal programs disparate in kinds of funds? Boesch replied the latter. Example, Federal money was available from the office of Violence Against Women, for domestic violence, and grants to serve Latino, African-American women, which we didn't have before. The Federal Government, or sometimes the State, may say there will be money and then there isn't. Also, different sized agencies. Example, The Hub receives about \$20,000 from the City/Country, and leverages \$318,000. Cedars, who gets \$300,000, leverages \$4.8 million.

Camp read agencies are going out of business. With the remaining do services overlap? Picked up by others? Boesch replied some programs go out of business, agencies stay. A program serving a select clientele, with no funding, will close. Happened to Lincoln Literacy who received money to service women. The program discontinued because of no money, with the agency still strong. Agencies like LCAD closed. But with substance abuse fortunate as it is a regional responsibility. Camp said on LCAD the leverage was nearly \$700,000 based on \$10,000. Are these federal funds others apply for, to keep in the community? Boesch said they don't have the latitude. Federal money is for specific purposes, grants to particular contracts.

Hansen stated we don't overlap on top of another. We interact in ways outside people notice. Not just operating our service system but this intersection and with other government officials. Boesch added if she saw agencies not full or duplicating, would ask. Some community collations not represented here. Food and hunger, domestic violence collation, and others. May look top heavy, but work together for a safety net.

Emery stated when agencies narrow their focus, are there problems if an agency fails? Anyone step up? Stephenson replied adaptability/flexibility are key. May not be the mission core, but we work collaboratively, funded or not. Agencies are mission based, not just with a funding source. Tegler added there's pride in our missions and when a service/agency goes away we try to fill the gap. Often not having a revenue stream, but revenue we use for direct costs. Funds are critical, often no alternate. The grant process is so extended don't receive funding in time. A local funder helps sustain/maintain through the critical time.

Hornung stated when money was being cut the question was, what organizations are duplicated? It was

obvious if one was cut it meant loss of major programs. Does come back to us, sometimes within the next year, by leveraging. Thanked all presenters.

3. Enforcement of Building Codes on Farmstead Residences in City's 3-Mile Zoning Jurisdiction - Mel Goddard, Building and Safety; Fred Hoke, Building and Safety Director (Attachment B)

Hoke stated they will discuss inspections in the City, 3-mile zone, and County. Graph shows services in the 3-mile zone with less than 20 acres, in the 3-mile zone of 20 acres or more. And the County, with less and more than 20 acres. Concern on the 3-mile limit, 20 acres or more. Not many inspections/permits required. We provide the services in the City, then jump over the 3-mile zone, and go to the County. Today asking how to proceed in the 3-mile zone, 20 acres or more. Would require the statute defining a farmstead change. Now a farmstead is 20 acres or more with \$1,000 agricultural products per year. Will listen to this Board on what we do in the 3-mile zone.

Hudkins stated he guesses it's an unfair system now, and want to know why the City hasn't done something in the 3-mile? It is City jurisdiction. The County has no jurisdiction but people in the 3-mile cannot vote for the City Council. We're requiring about everything there, except a well permit. We get calls asking why they comply out in the County and yet people outside the City limits do not.

Hornung asked for acreage volume within the 3-mile limit and 20 acres or more? Goddard replied they see at least six new houses a year. Then have remodeling, additions, etc. Don't know the number, but assume based in the City would be 30-40 additional permits. Hornung asked if on a yearly basis with reply being yes.

Hudkins stated probably more important is size and potential. With the City expanding we have areas with the City right against villages. Some are a half mile from other jurisdictions.

Emery stated the question becomes why aren't we enforcing? Somewhat resent the connotation the City isn't doing their job, which seems to come from some of the County Board. Maybe could have asked in a better tone. He added, why don't we inspect? Hoke replied the statute is written if a farmstead of 20 acres or more has \$1,000 in agriculture production in a year, in the 3-mile zone, we are not permitted to either take a permit, or do inspections. Hornung asked if the County is permitted to do? Hoke replied yes. The 3-mile zone is an exemption, but wouldn't seem hard to remedy. Need to change, or take out 2 lines in the statute. One: "*and outside any organized city or village, and except as to construction on farmsteads outside of the corporate limits*", needs to go. And the last sentence: "*a farmstead is defined as property, 20 acres or more*". If we took out could comply with what the County does. Possibly Eagan could shed some light.

Eagan stated have a long history on this, with former Senator Rakes our sponsoring Senator when we changed the bill regarding the County. The City and County statues quite different. §15905 says the City has the power within the City, and the 3-miles, to basically require permits on construction, except as to construction on farmsteads outside the corporate limits. It defines a farmstead as 20 acres and \$1,000 worth of income. A pretty broad exemption. The County statute was amended in 2006. Basically restricted us from what it allowed. Building permits on all non-farm buildings, described a non-farm building as any building other than a building on a farmstead of 20 acres or more producing \$1,000 worth of income. It was a little complicated, but the statutory change we got then, as the County Board was interested in farm buildings on 20 acres or more, on a farmstead, used as a residence. One thing to regulate farm buildings which change, or move versus a home, which doesn't have a building permit. Definitely a problem when producing safer residences. With the statute we added a sentence, "*the County Board may decide when there are buildings located on farmsteads used as residences shall be subject to such County zoning regulations and permit requirements.*" Restricted residences.

The problem with a wholesale repeal is anything on a farmstead, whether a farm building or not, is then subject to building codes. If wanting residence modifications or construction, a slightly different issue. Given the language a more complicated fix for the City. The City joined us to try and get §15905 amended, but with the language complicated it got bogged down. Cost the County 3 or 4 years trying to get the County's changed. The

City intended to go forward, but then fell off.

Eagan said the issue to him are they're just acreages. Might produce \$1,000 of farm income as they lease out farmland, but no reason these residences shouldn't require a building permit within the 3-mile. That's the interest the County Board had on 20 acres or more. With the 20 acres rule have a lot of acreages exactly 20 acres, but really just a fancy homesite. They should require building permits on the residences. But, as this statute is so broad, it does not allow that by law.

Hornung stated might think the closer to the City, the more likely there would be restrictions than living further out. As you got closer to a major City, the 3-mile limit, might expect to be closer to zoning restrictions. A request to us is to try and push through on a statutory basis. Hudkins stated to bring to the Board's attention.

Schorr said the Board put on today's agenda for clarification. This pops up frequently when dealing with constituents. It is a statutory change, something which takes time. Think that was the Board's point. We end this Legislative Session but maybe put list as you begin drafting for next year, for consistency throughout the County.

Hornung asked if a problem at other locations? Goddard replied this legislation is only to primary cities. Lincoln will be the only one in the State. Emery asked Eagan if he could meet with the City Attorney to possibly work something out. Believe the City would be more than happy to at least consider.

Eagan replied because the language was very complicated it's what literally cost us getting ours passed then. The City language on §15905 was way more complicated. So a little harder to fix. Thinking the language still lingers somewhere in the City Attorney's office, and would be more than happy to meet.

Hornung stated since it's a primary class situation, is there an ability to refer to the County? Eagan replied first the City, because the City's Building and Safety does County inspections, same people. Hornung asked, what would be an easy way to fix? Eagan stated probably a number of options to address this issue.

Schimek asked if they went through different committees? Eagan replied no, they went through the same committee, the hearing was on the same day, and we got bogged down in the City language, and why is it different than the County language? Got complicated, but was basically the same bill amending the two different sections. Schimek stated we could start working on this in the fall with members of the Legislature.

4. Adjournment

Chair Hornung adjourned the meeting at 2:20 p.m.