

Citizens Advisory Review Committee (CARC) / SDC Board Meeting

DATE: December 7th, 2011 (approved 01/04/12)

LOCATION: Municipal Building

DIRECTORS ATTENDING:

Lonnie Kitt (President)*
Larry Karel (Vice President)*
Charlie Heavican (Treasurer)*
Jerry Karnatz (Secretary)*
Jeff Gall
Jon Knutson
Brian Vavricek
Gil Wigington

DIRECTORS ABSENT:

Chris Langemeier
Richard Folda
Steve Thompson
Jeff Schmidt

Guests

Sue Jacobus

CARC Members*

Lonnie Kitt
Larry Karel
Jerry Karnatz
Charlie Heavican

Mission Statement: *To provide leadership in facilitating community development and sustained economic growth.*

7:00 a.m.

- Meeting called to order by Lonnie Kitt (President).
- Statement of Compliance with Open Meets Act posted and acknowledged.
- Minutes (11-16-11) approved. 'Approved' Minutes posted @ Schuyler DEVELOPMENT.net.
- LB 840 revenue for the 2010-2011 fiscal year reviewed. Total revenue (\$202,652) up +\$3,770 (+1.8%) compared to the previous fiscal year (2009-2010). Total additional / excess LB 840 revenue was \$62,652.
- Due to illness, Jim McGowen was unavailable to provide a Utilities Department update.
- The HDC recommended revisions to the Small Contractors Business Loan Program to align with the Housing Production Program partnership (SCS, NeighborWorks, City):
 - 1) increase loan amount to \$16,000 per lot
 - 2) one loan amount (\$16,000) for lot acquisition and site preparation costs
 - 3) budget increase to \$32,000
 - 4) align with current housing partnership program (SCS & NWNEN)
 - 5) simpler to calculate and administer with a flat / single loan amount
- After a lengthy discussion, Directors authorized EDC to attempt to negotiate a purchase agreement for the old Top Notch Building via the Commercial Building Program. If an agreement could be secured, Directors' review and favorable endorsement would be required before recommending Council's approval.
- Directors authorized EDC to attempt to negotiate a Purchase Option Agreement with Duane Dowd for the 7.8 acres located at the northeast corner of Hwy 15 and E. 22nd Street. Director's approval needed to execute drafted agreement.
- The scheduled December 28th SDC Meeting changed by Directors to January 4th, 2012
- Miscellaneous:
 - 362 employment opportunities within 25 mile radius of Schuyler as of 12/06/11
 - Colfax County unemployment for October was 3.1%
 - NeighborWorks has purchased four residential lots on North B Street (\$23,000 total)
 - YTD SDC expenditures (October – November) were \$9,688.08 (16.2% of budget)
 - City Council on December 6th approved proposed revisions to the ICC Loan Program

Next **SDC Board Meeting:** **DATE:** January 4th, 2012 (Wednesday)

TIME: 7:00 a.m. – 8:00 a.m.

LOCATION: Municipal Building

8:00 a.m. – adjourned

Minutes prepared by Kem Cavanah, EDC