

## Citizens Advisory Review Committee (CARC) / SDC Board Meeting

**DATE:** August 1, 2012 (approved 08/22/12)

**LOCATION:** Municipal Building

**DIRECTORS ATTENDING:**

Jerry Karnatz (Secretary)\*  
Charlie Heavican (Treasurer)\*  
Richard Folda  
Jeff Gall  
Jon Knutson  
Chris Langemeier  
Steve Thompson  
Gil Wigington

**DIRECTORS ABSENT:**

Lonnie Kitt (President)\*  
Larry Karel (Vice President)\*  
Jeff Schmidt\*  
Brian Vavricek

**Guests**

Jim McGowen

**CARC Members\***

Lonnie Kitt  
Larry Karel  
Jerry Karnatz  
Charlie Heavican  
Jeff Schmidt

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

**7:00 a.m.**

- Meeting called to order by Jerry Karnatz (Secretary).
- Statement of Compliance with Open Meetings Act posted and acknowledged.
- Minutes (07-11-12) approved. 'Approved' Minutes posted @ SchuylerDEVELOPMENT.net.
- LB 840 revenue (October - May) up \$ 5,820 from the previous year (+4.4%).
- YTD SDC Expenses Paid (October 1 - July 31) total \$45,209. Total expenditures at end of fiscal year (09/03/12) projected to be 92% of budget.
- Schuyler Department of Utilities update: Challenging summer for the Utilities Department, stated Jim McGowen. Extreme weather conditions have spiked peak demand and will impact next year's budget and electricity rates.
- Reference SDC's upcoming Annual Meeting on October 3rd, Directors were in agreement to extend invitations to the Board Of Public Works, Mayor, City Administrator and City Attorney. Meal expense of invited guests to be shared by Directors.
- A one-hour joint study session (City Council & SDC) on Tax Increment Financing (TIF) will be held at the Municipal Building on August 14th (5:15 p.m.) Nancy Braden, City of Wayne, will conduct the study session. All SDC Directors are requested and encouraged to attend.
- Preliminary approval for direct access from Hwy 15 into the Dowd property has been unofficially confirmed; however, NDOR's access approval has not been verified by EDC.
- The advantage for Schuyler if the SDC would consider changing its current status from 501(c)(6) to 501(c)(3) was reviewed and discussed in detail. Based on four separate sources (IRS, NE Community Foundations, and two community development specialists), new filings with both the State of Nebraska and the IRS would be required along with submitting a new name to begin the process. Schuyler Community Development (SCD) was mentioned as a possible new name. Aurora's organizational schematic highlighted. Directors agreed to consider as an action item on August 22nd.
- Northwest Sanitary Sewer Study (JEO) to be finalized and available by the end of August.
- Directors were asked to consider recommending to the City Council amending the Commercial Building Program's current budget from \$60,000 to \$120,000. With the purchase of the Top Notch building, the entire CBP \$60,000 budget is obligated. Therefore, no other future commercial building opportunities (restoration or demolition) would be considered. In addition, the CBP could possibly sunset if the entire budget was to be expended on the Top Notch building. The requested administrative change would ensure continuation of the CBP without committing additional funding. Directors to consider at the next SDC meeting.
- Miscellaneous:
  - 487 employment opportunities within a 25 mile radius of Schuyler as of 08/01/12
  - 3.6% June unemployment for Colfax County
  - Verizon Wireless / Z Wireless advertising to open sales / customer service in Schuyler

Next **SDC Board Meeting:** **DATE:** August 22, 2012 (Wednesday)

**TIME:** 7:00 a.m. – 8:00 a.m.

**LOCATION:** Municipal Building

**7:56 a.m.** – adjourned

*Minutes prepared by Kem Cavanah, EDC*