

**ARTICLES OF INCORPORATION  
OF  
SCHUYLER COMMUNITY DEVELOPMENT, INC.**

The undersigned, acting as incorporators of a corporation under the Nebraska Non-Profit Corporation Act, adopt the following Articles of Incorporation for such corporation:

**FIRST:** The name of the non-profit corporation is Schuyler Community Development, Inc.

**SECOND:** The period of its duration is perpetual.

**THIRD:** This corporation is a public benefit corporation.

**FOURTH:** The purpose or purposes for which the non-profit corporation is organized are authorized and empowered to do all things necessary to carry out and accomplish the purpose for which it is organized and chartered, including authority and power:

To provide positive leadership in facilitation community betterment, development and sustained economic growth of Schuyler, Nebraska;

To promote and recommend the construction of affordable housing and the reconditioning of affordable rental housing and related facilities suited to the special needs and living requirement of low to moderate income, elderly residents or other residents without regard to race, color, creed or national origin;

To receive and administer grants awarded on behalf of and to benefit the community of Schuyler, Nebraska;

To advise, recommend and assist the City of Schuyler in matters pertaining to implementing and administering the Schuyler Economic Development Plan as approved and adopted by the voters of Schuyler, Nebraska;

To acquire, improve and operate any real or personal property or interest or rights therein or appurtenant thereto;

To sell, convey, assign, mortgage or lease any real and personal property;

To enter into, make and perform contracts of every kind and description;

To borrow money and to execute such evidence of indebtedness and such contracts, agreements and instruments as may be necessary, and to execute and deliver any mortgage, deed of trust, assignment of income or other security instrument in connection therewith;

To do all things necessary and appropriate for carrying out and exercising the foregoing purposes and powers.

**FIFTH:** Provisions for the regulation of the internal affairs of the corporation, including provisions for the distribution of assets on dissolution or final liquidation are set forth in the Bylaws of the corporation.

**SIXTH:** The address of the initial registered office of the corporation is 301 E. 11th Street, Schuyler, NE 68661, and the name of the its initial registered agent at such address is Charles Heavican.

**SEVENTH:** The corporation will not have members.

**EIGHTH:** The corporation is organized exclusively for charitable, religious, educational, and scientific purposes under section 501(c)(3) of the Internal Revenue Code, or corresponding section of any future federal tax code.

Upon dissolution of this corporation, assets shall be distributed for one or more exempt purposes within the meaning of section 501(c)(3) of the Internal Revenue Code, or corresponding section of any future federal tax code, or shall be distributed to the federal government, or to a state or local government, for a public purpose.

**NINTH:** The number of directors constituting the initial Board of Directors of the corporation is twelve, and the names and addresses of the persons who are to serve as the initial Directors are:

<u>NAME</u>	<u>ADDRESS</u>
Lonnie Kitt	510 Sandy Shores Drive, Schuyler, NE 68661
Larry Karel	805 E. 8th Street, Schuyler, NE 68661
Jerry Karnatz	517 Sandy Shores Drive, Schuyler, NE 68661
Charles Heavican	1721 B Street, Schuyler, NE 68661
Richard Folda	1500 Indian Heights, Schuyler, NE 68661
Jeff Gall	800 Indian Heights, Schuyler, NE 68661
Jon Knutson	514 E. 20th Street, Schuyler, NE 68661
Chris Langemeier	321 Meadow Lane, Schuyler, NE 68661
Steve Thompson	1865 42nd Road, David City, NE 68632
Jeff Schmidt	519 Sandy Shores Drive, Schuyler, NE 68661
Brian Vavricek	1084 Road 13, Schuyler, NE 68661
Gil Wigington	210 E. 17th Avenue, Schuyler, NE 68661

**TENTH:** The name and Address of each Incorporator is:

NAME

ADDRESS

Lonnie Kitt	510 Sandy Shores Drive, Schuyler, NE 68661
Larry Karel	805 E. 8th Street, Schuyler, NE 68661
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Dated: \_\_\_\_\_, 2012

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Lonnie Kitt

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Larry Karel

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Jerry Karnatz

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Charles Heavican

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Richard Folda

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