

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

**DATE:** August 2, 2017 (approved 08/23/17)

**LOCATION:** Homestead Center (1119 B Street)

### DIRECTORS ATTENDING

Lonnie Kitt (President\*)  
Kevin Hoffart (Secretary)  
Charlie Heavican (Treasurer\*)  
Javier Arizmendi  
Jeff Gall  
Chris Langemeier\*  
Claudia Lanuza  
Brett Walters

### DIRECTORS ABSENT

Larry Karel (Vice President\*)  
Jon Knutson  
Denise Kracl  
Brian Vavricek

### Invited Guests

Jim McGowen  
Jerry Karnatz  
Dan Hoelsing  
Daryl Holmberg  
Brian Bywater

### CARC Members\*

Lonnie Kitt\*  
Larry Karel\*  
Jerry Karnatz\*  
Charlie Heavican\*  
Chris Langemeier\*

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

### 7:00a.m.

- SCD Meeting called to order by Lonnie Kitt (President).
- Statement of Compliance with Open Meetings Act posted and acknowledged.
- Meeting Minutes (07-12-17) approved. Minutes posted @ Schuyler DEVELOPMENT.net.
- Reference the downtown's Engineering Cost Assessment process, an open meeting was held by JEO on July 25<sup>th</sup> seeking public input. Assessment process to be completed by the end of Aug.
- Infrastructure Update - Schuyler Utilities Department: Jim McGowen, Utilities Superintendent, reported a camera used recently to evaluate downtown subterranean infrastructure revealed the need to again jet all service lines over the next couple of months. Two projects completed; a new sanitary sewer line between 8<sup>th</sup> & 9<sup>th</sup> Street, and, the installation of a grinder at the 5<sup>th</sup> Street lift station. During the repaving of 7<sup>th</sup> Street (C - F), Utilities Department to evaluate and initiate necessary repairs/replacement of any service lines.
- SCD's 10 Year Impact Assessment (2007 - 2017) is calculated to be \$54,688,928. Ten year assessment begins with the inception of the SEDPlan (LB 840) on October 1, 2007.
- A two-part Strategic Planning process is scheduled for Sep. 20<sup>th</sup> & Oct. 4<sup>th</sup> and will be facilitated by NPPD personnel. Current Mission Statement and Nine Goals were adopted from the SCD's strategic planning session conducted on Sep. 14<sup>th</sup>, 2010. The upcoming planning process is intended to help provide direction for the new Economic Development Coordinator.
- SCS Update: Dr. Hoelsing reported the walls for the new six classrooms at the high school should be sheeted by this Friday, Aug. 4<sup>th</sup>. Prior to school starting next week, finishing several projects; emphasis this summer has been on upgrading the appearance of school grounds – removing overgrowth, grading areas, new plantings and installing additional underground sprinklers.
- Considerable discussion generated by Lonnie's email, 'Schuyler Appearance Standards'. As stated in a recent newspaper article, '**a city that neglects its appearance undercuts its ability to attract new residents and businesses**'. Negative images discourages future investment. Due to daily traffic count, Schuyler's two primary arterials are Colfax Street & 16<sup>th</sup> Street.
- Chamber Update: Email company sending newsletter. Businesses encouraged to host Afterhours.
- Housing Update: Because of the extra watering required to establish new lawns, Directors approved a \$20 refund per leased workforce house (May - Oct. 2017). Also, with the renewing of WHP leases in 2018, Directors suggested a monthly lease with 60 to 90 days advance notice of lease termination due to the sale of house. Included in renewal of WHP leases in is authorization to show houses to potential buyers with a 24 - 48 hours advanced notification to tenants. WHP as of 08/01/17: Operating = \$20,327, Damage Deposit = \$5,500, Operating Reserve = \$40,005.
- Miscellaneous: Aug. 4<sup>th</sup> Kracl Meadows Ribbon Cutting Ceremony & Luncheon (11:30am - 1:00pm)  
Schuyler's Sesquicentennial 2020 (29 months)

**8:07a.m.** - Adjourned Next **SDC Board Meeting:** **DATE:** August 23<sup>rd</sup> (Wednesday, 7am - 8am)

**LOCATION:** Homestead Center

**8:07a.m.** Kracl Meadows, LLC – Meeting called to order by Lonnie Kitt (President).

- Balances as of 08/01/17: Operating Acct. = \$5,283.71 Security Deposit Acct. = \$3,900
- Status: 8 units occupied, 2 applications for occupancy approved, 4 units vacant.

**8:09a.m.** Kracl Meadows, LLC – Meeting adjourned.

