



SCD Board Meeting & Citizens Advisory Review Committee
Minutes
November 17, 2021

Kraci Meadows, LLC Agenda

- ✓ RentWise Seminar was hosted by SCD, put on by Messner Development. Seminar was 11-10-2021 with eight out of fourteen units represented. This is a requirement of the DED support service agreement for HOME funds.
- ✓ Adjourn

SCD Agenda

- ✓ The meeting was called to order at 7:02 a.m. by Lonnie Kitt.
- ✓ Approval of Meeting Minutes October 27, 2021, Corrections were noted W 22, and 100 students.
- ✓ Goals for 2021-2022 for SCD – Discussion, A consensus has been to continue to focus on a levy around the community, finish the America Pathway in 2022, focus on housing with specific goals and units, Downtown continues to be an eyesore, we need to continue to update buildings to meet code and improve appearance. Recommended that we concentrate on spending our 1.9 million in cash on housing as this is time sensitive. Discussion on transitional and alternative housing as well as transportation. Discussion on federal funding for levy.

Economic Development Update - Cheryl

- ✓ Community Development Assistant Act – Due to several errors, I will be working with fifty-one people giving them the option if they would be willing to have us write a check refunding their original donation and asking for them to issue a new check
- ✓ Schuyler Bond Study Session Several of you attended this meeting. Basically, a public safety bond could do the renovation for the police station without a vote to the people. Police station renovation cost is 2.1 million. Typically, all pool renovations are issues that are voted on. Pool renovation is 3.65 million. Paving project (infrastructure could be taken from the Highway allocation, or a bond which is typically for 15 years. This project has a cost option with four ½ blocks is 3.1 million it is 800,000 per block to add. A new pool would be 4.5 million. There are multiple options. This was a good lively discussion with the city council and more community opinions and input will be sought. There may be a study session as well as a town hall meeting. It is possible to do one, two or all 3 in a ballot, or just one.
- ✓ Schuyler Leadership, we have a survey out to the group for them to decide upon their class project, it may be a mural, or a type of Schuyler passport. Future visions of Schuyler were shared that the class had done.
- ✓ Schuyler Sun, we met with Carie Colburn and Monica Garcia about the Schuyler Sun and ways to keep people knowledgeable. Items discussed included content testimonials, education, articles from Extension, Chamber, Housing, Economic Development, County Attorney, Health Care, School – Journalism students. They are looking for a reporter, but the wage range is low. They are willing to pay for columns such as Doug writes. If you know of any people that would be willing to write monthly, please give me their names.
- ✓ News Channel Nebraska, we met with Jessica Walker the General Manager of KUSO, KNEN and NCN about Schuyler coverage. Audra got her to follow the chamber. We advised her that we would let her know if we believed items were newsworthy. We are working to build back the momentum that we had and increase the good news about Schuyler.

Housing Update – Brian

- ✓ Housing Study Proposal Discussion, Brian advised that two bids had been received. Input from JEO was obtained and recommended that RDG do the scud. A motion was made by Sammy, seconded Claudia for move forward with RDG for a dollar amount up to \$26,100. The increase as \$1,100 in

addition to the original cost of \$25,000 to incorporate sessions with hispanic partners. Motion approved.

- ✓ NIFA Housing Study Grant, The NIFA grant is due in January and there is a fee of \$500. The grant would pay for up to 50% of the Housing study. A motion was made by Chris second Denise, to move forward with NIFA grant. Motion approved.
- ✓ Mares Property was closed on 11.15.2021. The property was approximately 9.75 acres. Marv Svoboda did the survey. We will look into liability insurance and what may be necessary with Agri Sales.
- ✓ Brian talked about potential housing development including Messner, Underwood and Herman. The potential is for 2 -16 unit apartments adjacent to Eastview. Water Tower town homes and single family homes near the elementary school. The city as also received a letter on exploration of a LIHTC project.

- ✓ **Directors Round Table**
 - Chris advised that the Schwan's building will close on Friday. FEMA will have new rates coming out. Need to discuss as flood mitigation rather than levy.
 - Denise reported that Food and Toy is moving into high gear. Last year they served 219 children, 79 families. This year she has requests for 30 individuals who are in school and work full time.
 - Discussion on County Sheriff and Police station combination. Denise advised that Will and she will be meeting with supervisors. Discussion on jail space and costs.
- ✓ **City of Schuyler Will** advised we will continue to have good interaction and feedback on the bond issue.
- ✓ **Schuyler Department of Utilities** Jim discussed that the Water Tower in downtown is not in service as they chlorinate. They will take samples and drain accordingly. Department of Utilities has the water study that is complete and that will go to the board on Friday.
- ✓ **Schuyler Chamber of Commerce Audra** highlighted January 15 as the Chamber banquet. November 28 is the kick off for Santa and the downtown square. There will be a ribbon cutting on December 6 for El Patron with samples.
- ✓ **Schuyler Public Schools, the Schuyler Sun** came to the administrators meeting on November 15 to promote school activities and information in the paper.
- ✓ **Meeting Adjourned at 8:05**

Present: Brian B., Will, Daryl, Jim, Denise, Audra, Javier, Charlie, Dan, Chris, Kevin B., Larry, Sammy, Lonnie, Claudia

Absent: Josh, Brian H.

Next SCD Meeting: December 8, 2021

SCD GOALS 2018 - 2022: Leadership Development/Community Engagement – Continue to Improve Community Appearance – Downtown Revitalization/Redevelopment Plan – Supplemental Funding for Economic Development – Northwest Development – Recruit New Businesses/Employers – Flood Prevention – Marketing for New Housing – Develop Industrial Site Plan – Better Communication between Community Organizations and Boards

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

SCD Supports Fair Housing and Equal Opportunity

