



Community Redevelopment Authority (CRA)

Wednesday, June 13, 2018
Regular Meeting

Item -1

Agenda

Staff Contact:

AGENDA
Wednesday, June 13, 2018
4 p.m.
Grand Island City Hall

Open Meetings Notifications

1. Call to Order
This is a public meeting subject to the open meetings laws of the State of Nebraska. The requirements for an open meeting are posted on the wall in this room and anyone that wants to find out what those are is welcome to read through them. The CRA may vote to go into Closed Session on any Agenda Item as allowed by State Law.
2. Approval of Minutes of May 23, 2018, Meeting.
3. Review of Financials.
4. Approval of Bills.
5. Review of Committed Projects and CRA Properties.
6. Redevelopment Contract Copper Creek-Phase 2 authorizing the use of Tax Increment Financing to aid in the development of 80 additional single family homes within the Copper Creek Subdivision
 - a. Consideration of Resolution 272-
7. Redevelopment Plan Amendment for CRA Area # 21 at 2008 and 2030 East U.S. Highway 30.
 - a. Consideration of Resolution 273- Forward a Redevelopment Plan Amendment to the Hall County Regional Planning Commission for redevelopment of lots 1 and 2 of Bosselman Brothers Second Subdivision as a Cattle Pot and Truck Wash – Central Nebraska Truck Wash Inc.
 - b. Consideration of Resolution 274- Resolution of Intent to enter into a Site Specific Redevelopment Contract and Approval of related actions 30-day notice

to city council for lots 1 and 2 of Bosselman Brothers Second Subdivision –
Central Nebraska Truck Wash Inc.

8. Director's Report

9. Adjournment

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Next Meeting June 13, 2018

COMMUNITY REDEVELOPMENT AUTHORITY
AGENDA MEMORANDUM
4 p.m. Wednesday, June 13, 2018

1. CALL TO ORDER. The meeting will be called to order by Chairman Tom Gdowski. This is a public meeting subject to the open meetings laws of the State of Nebraska. The requirements for an open meeting are posted on the wall in this room and anyone that wants to find out what those are is welcome to read through them.
2. APPROVAL OF MINUTES. The minutes of the Community Redevelopment Authority meeting May 23, 2018 are submitted for approval. A MOTION is in order.
3. APPROVAL OF FINANCIAL REPORTS. Financial reports for the period of May 1 through May 31, 2018 are submitted for approval. A MOTION is in order.
4. APPROVAL OF BILLS. Payment of bills in the amount of \$10,121.80 is submitted for approval. A MOTION is in order.
5. REVIEW OF COMMITTED PROJECTS AND CRA PROPERTIES.
6. REDEVELOPMENT CONTRACT FOR COPPER CREEK PHASE 2 – GAURANTEE GROUP LLC The Grand Island City Council my approve a resolution on June 12, 2018 approving an amendment to the redevelopment plan for CRA Area 12 and Phase 2 of the Copper Creek development. Provided Council approved the redevelopment plan the CRA may enter into a redevelopment contract to encourage the development of 80 additional single family homes at Copper Creek along with all necessary infrastructure. A MOTION to approve the contract and Resolution 272 is in order.
7. REDEVELOPMENT PLAN AMENDMENT – NEBRASKA TRUCK WASH INC. . Concerning an amendment to the redevelopment plan for CRA Area No. 21 to allow for redevelopment of Lots 1 and Bosselman Brothers Second Subdivision as a cattle pot and truck wash. This property is located between U.S Highway 30 and the Union Pacific Railroad and east of Stuhr Road. The plan requests \$849, 240 in tax increment financing to support this project. This will meet a community need by encouraging the development of a trailer washout facility just north of the JBS plant. The CRA may forward the plan to the Regional Planning Commission for review and to the Grand Island City Council to give 30-day notice of a potential development contract. A MOTION to approve Resolution 273 (forward to Regional Planning Commission) and Resolution 274 (30-day intent notice to city council) is in order.
8. DIRECTOR’S REPORT.
9. ADJOURNMENT.