



Community Redevelopment Authority (CRA)

**Wednesday, August 11, 2021
Regular Meeting**

Item B1

Meeting Minutes

Staff Contact:

OFFICIAL PROCEEDINGS

MINUTES OF COMMUNITY REDEVELOPMENT AUTHORITY MEETING OF July 14, 2021

Pursuant to due call and notice thereof, a Meeting of the Community Redevelopment Authority of the City of Grand Island, Nebraska was conducted on July 14, 2021 at City Hall, 100 E. First Street. Notice of the meeting was given in the July 7, 2021 Grand Island Independent.

1. CALL TO ORDER.

Chairman Gdowski called the meeting to order at 4:00 p.m. The following members were present: Tom Gdowski, Bart Qualsett, Krae Dutoit and Jim Truell. Also present were: Director Chad Nabity, Planning Administrative Assistant Norma Hernandez, Finance Director Patrick Brown, Finance Accountant Molly McMullen and Councilman Vaughn Minton.

2. APPROVAL OF MINUTES.

A motion for approval of the Minutes for the June 9, 2021 was made by Dutoit and seconded by Truell. Upon roll call vote, all present voted aye. Motion carried 4-0

3. APPROVAL OF FINANCIAL REPORTS.

Patrick Brown reviewed the financial reports. A motion was made by Dutoit and second by Qualsett to approve the financials from June 1– June 30, 2021. Upon roll call vote, all present voted aye. Motion carried 4-0.

4. APPROVAL OF BILLS.

Approval of bills was moved to the end of the meeting and occurred after approval of the Award of the Grant for the Veteran's Cemetery and the amendment to the contract with H.E.L.P. Foundation. A motion was made by Dutoit and second by Truell to approve the bills for \$460,172.85. Upon roll call vote, all present voted aye. Motion carried 4-0.

5. REVIEW OF COMMITTED PROJECTS & CRA PROPERTY.

The committed projects and CRA properties were reviewed by Nabity.

1868 Foundation – Request for proposals for on the State Fair masterplan went out June 1st and expecting to have them back by July 1st with a decision on a firm by August 1st.

Carnegie Library- May not be completed by the end of the fiscal year.

GI Veterans Home – Other grants for H.E.L.P foundation and White Lotus – approval to amend the reimbursement section of the contract for the Veteran's Home Project on the agenda.

South East Commons – will be complete by September meeting.

Façade Projects –

South East Commons – is coming along

Rise Properties - is completed and on the schedule of bills.

Carnegie Library

Life Safety Grants –

Hedde Building – waiting on potential funding.

Rawr Holdings – Still moving forward

Azure Investments – Getting started

6. Other Grants

- a. Hall County Hero Flight Association, request for \$50,000 from other projects to support the development of a state Veteran's Cemetery at Capital Avenue and Webb Road.

Hall County Veteran's Service Officer Don Shuda went over the plans for the state veteran's cemetery project.

A motion was made by Dutoit and second by Qualsett to approve the request for \$50,000 from other projects to support the development of the state Veteran's Cemetery. Upon roll call vote all, voted aye. Motion carried 4-0

7. Other Grants Request

- a. Jay Vavricek with 40 North Tap and Grille is requesting up to \$5,000 for building improvements to the 40 North building for installation of No Touch apparatus on the patio door at 40 North.

Request was pulled from the agenda by Jay Vavricek.

8. Consideration of Approval of Contract Amendment 2 with H.E.L.P Foundation to amend the reimbursement section of the contract for the Veteran's Home Project relative to the release of funds provided by the State of Nebraska.

Nabity stated Mike Bacon prepared the contract at the request of the Finance department.

A motion was made by Qualsett and second by Truell to approve the Contract Amendment 2 with H.E.L.P Foundation to amend the reimbursement section of the contract for the Veteran's Home Project relative to the release of funds provided by the State of Nebraska. Upon roll call vote all, voted aye. Motion carried 4-0

9. Director's Report

Nabity went over budget spreadsheet.

Adjournment at 4:54 P.M.

Next meeting 4:00 P.M August 11, 2021

Respectfully Submitted,
Norma Hernandez
Administrative Assistant