

CITY OF SCOTTSBLUFF
Scottsbluff City Hall - Council Chambers
2525 Circle Drive, Scottsbluff, NE 69361
COMMUNITY REDEVELOPMENT AUTHORITY

Regular Meeting
July 19, 2018
12:00 PM

1. Roll Call
2. **For public information, a copy of the Nebraska Open Meetings Act is posted in the back of the room on the north wall.**
3. Notice of changes in the agenda by the city manager (Additions may not be made to this agenda less than 24 hours before the beginning of the meeting unless added under Item 4 of this agenda.)
4. Citizens with business not scheduled on the agenda (As required by state law, no matter may be considered under this item unless the committee determines that the matter requires emergency action.)
5. Minutes
 - a) Approve Minutes of the May 11, 2018 Meeting.
6. Project Reports
 - a) Consider East Overland Grant Extensions for Elizabeth Lamas and Colleen Herman.
 - b) Review of Extension Expiration Letter.
7. Other Business
 - a) Review list of businesses interested in grant funds.
8. Executive Session (to consider any of the above matters, where an Executive Session is appropriate). Following passage of motion to enter into executive session, presiding officer must state purpose.
 - a) Executive Session
9. Adjournment.

City of Scottsbluff, Nebraska
Thursday, July 19, 2018
Regular Meeting

Item 1

Approve Minutes of the May 11, 2018 Meeting.

Staff Contact: Starr Lehl

City of Scottsbluff
Community Redevelopment Authority
May 11, 2018

A meeting of the Community Redevelopment Authority (CRA) was held on Friday, May 11th at 12:00p.m. at City Hall, 2525 Circle Drive, Scottsbluff, NE.

Notice of the meeting was published in the Star-Herald on May 8, 2018.

The meeting convened at 12:03 p.m. by Chairman Trumbull. Roll call was taken. The following committee members were present: Bill Trumbull, Robert Franco, William Knapper. Absent were Joanne Phillips and Cathy Eastman. In attendance on behalf of the city were City Attorney, Johnny Selzer and Economic Development Director, Starr Lehl.

Chairman Trumbull called the meeting to order and informed those in attendance that a copy of the Nebraska Open meeting s Act is available for the public's review.

Motion by Knapper, second by Franco to approve the minutes from the March 26, 2018 meeting. "Yeas" Knapper, Franco, Trumbull. Absent Phillips and Eastman.

Chairman Trumbull asked Economic Development Director Lehl to update the CRA on the East Overland Projects and extension requests. Lehl told the committee the Clemens receipts had been turned in and directed members to the letters requesting extensions from property owners Tiffany Schank, Richard Schank, Reyes/Bernadac and Colleen Herman. Lehl also introduced Julius Koncaba and Bert Bissell who were attendance at the meeting.

Chairman Trumbull addressed the property owners attending the meeting and asked them to speak on behalf of their respective projects.

First to speak was Julius Koncaba and he updated the committee on the proposed siding and new windows planned for installation and work should be completed by the end of May.

Bert Bissell also addressed the committee and updated them on the progress being made on the duplex residence located at 798-800 East Overland including a new roof, siding and paint, the front porches have also been replaced. Bissell anticipates the work to be completed by the end of June.

Attorney Selzer recommended that the projects be voted on individually instead of giving every property on the list the same deadline.

Properties were discussed individually as listed on the agenda. The property owned by Elizabeth Lamas was discussed in detail regarding the lack of progress on the building. Chairman Trumbull inquired to attorney Selzer about tabling certain projects based on lack of response and Selzer answered affirmatively.

Motion by Franco second by Trumbull to table the Elizabeth Lamas project. "Yeas" Trumbull, Knapper, Franco, absent Phillips and Eastman.

Discussion was held on the remaining properties and it was recommended by Chairman Trumbull to table the other two applications with no response who are Uttecht and Fernandez.. Chairman Trumbull asked Lehl to follow up with the three applicants to find out their intentions regarding the use of grant funds.

Motion by Franco second by Knapper to table the three applications with no response. "Yeas" Knapper, Franco, Trumbull, absent Phillips and Eastman.

Motion by Knapper second by Franco to approve the extension requests for the remaining applicants. "Yeas" Trumbull, Franco, Knapper, absent Phillips and Eastman.

Discussion was held regarding any leftover funds in case there were applicants who did not fulfill their grant agreement. Chairman Trumbull asked Lehl to check with additional applicants or interested property owners who would like to apply for funding.

Motion by Franco, second by Knapper to adjourn the meeting "Yeas" Franco, Knapper, Trumbull, absent Phillips and Eastman.

Nathan Johnson

Starr Lehl

City of Scottsbluff, Nebraska

Thursday, July 19, 2018

Regular Meeting

Item 1

Consider East Overland Grant Extensions for Elizabeth Lamas and Colleen Herman.

Staff Contact: Starr Lehl

Received
9/29

East Overland Façade Improvement Program Application

Project Information

1. Applicant Name Elizabeth Lamas
Applicant Address 908 12 Ave.
Telephone No. 308 672 5485
Property Owner (if different than applicant) _____
2. Project Site Address 1127 1125 E Overland Ave.

4. Land Use of Project (Circle one)

Residential

Restaurant

Retail

Service

Other (Please specify) _____

5. Utilities (Circle one) Gas Electric Both

6. Proposed Project: Describe in detail; attach plans and specifications:

Roof repairs, repair broken windows, remove dilapidated
awning and replace with stucco or other finish. Insulation to
improve energy efficiency. New wall in front of old facade to
provide areas for insulation. Paint outside of building.

7. Estimated Project Costs

Exterior Improvements (grant or matching funds) \$ 25,000

Interior Improvements (matching funds only) \$

Total \$ 25,000

Grant Funds Requested* \$ 10,000

**Grant funds requested must not exceed matching funds or \$10,000, whichever is less*

8. Person doing work (if different than applicant) Benjamin Rodriguez

Address _____

Phone No. 308 225 1888

8. Project Construction Schedule (estimated)

Start Date

Completion Date

October 17 (as soon as application
Feb 1 is approved)

To be completed by Staff:

Zoning of Property_____

Square footage of building_____

East Overland Façade Improvement Program Application

Project Information

1. Applicant Name Colleen Herman
Applicant Address 80964 CR19, Scottsbluff
Telephone No. 308-672-6356
Property Owner (if different than applicant) _____

2. Project Site Address 518 East Overland

4. Land Use of Project (Circle one)

Residential

Restaurant

Retail

Service

Other (Please specify) Bakery

5. Utilities (Circle one) Gas Electric Both

6. Proposed Project: Describe in detail; attach plans and specifications:

Our plan is to remount & beautify the 518 East Overland building to be utilized as a bakery. We will reuse existing structure since it doesn't present any physical damage. The construction will upgrade all infrastructure including plumbing, hvac, electrical and the addition of some interior walls and dividers. This will include new paint, flooring, fixtures, ~~new~~ ceilings and entryways with the addition of a door on the north side of the structure with new landscaping

7. Estimated Project Costs

Exterior Improvements (grant or matching funds) \$ 18,000

Interior Improvements (matching funds only) \$ 60,000

Total \$ 78,000

Grant Funds Requested* \$ 10,000

**Grant funds requested must not exceed matching funds or \$10,000, whichever is less*

8. Person doing work (if different than applicant) local Contractors
Address from Scottsbluff / Gering area
Phone No. Coordinating person - Ric Camacho 308-765-0935

8. Project Construction Schedule (estimated)

Start Date

6/21/17

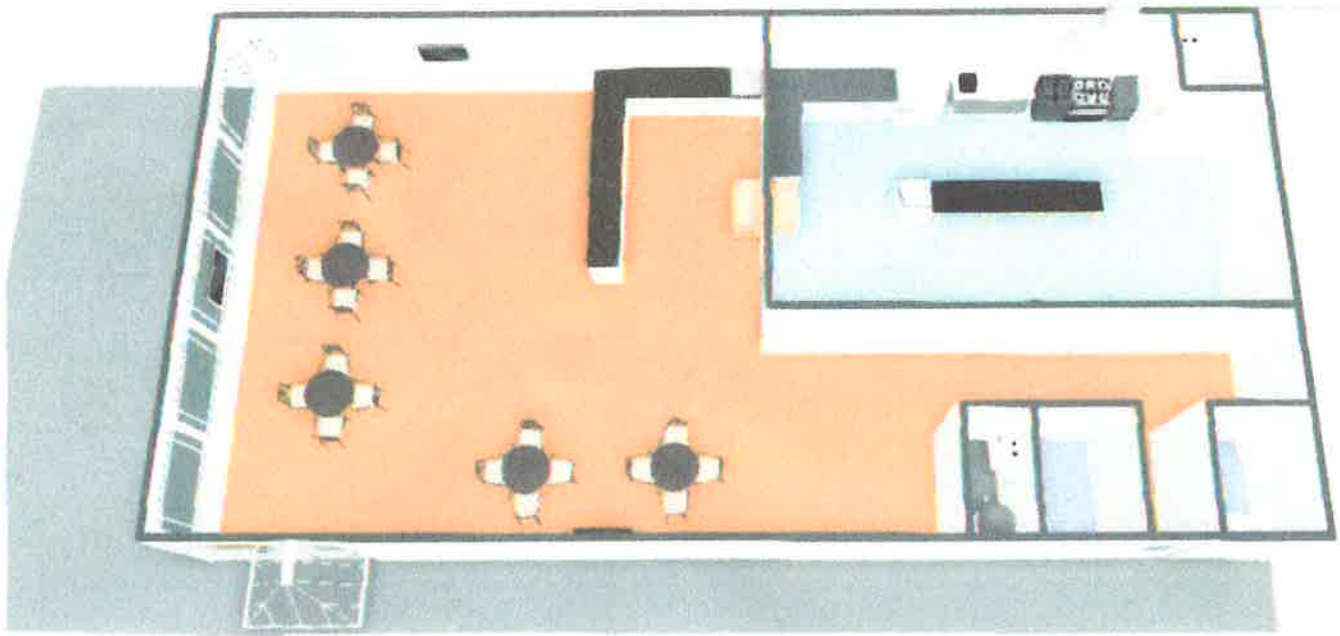
Completion Date

to be determined

To be completed by Staff:

Zoning of Property _____

Square footage of building _____



MONUMENT HOME SOLUTIONS

1720 Ave. B
Scottsbluff, NE 69361

Phone # 308-641-8726

christarr81@gmail.com

Estimate

Date	Estimate #
2/28/2016	78

Name / Address
SWEET TATTOO

Project

Item	Description	Qty	Rate	Total
	ADD LIGHTS ON OLD TORTILLA BUILDING			
Materials	8 DUAL HEAD LED SECURITY LIGHTS WITH PHOTO CELL ,CONDUIT,FITTINGS,WIRE,BOXES,		1,254.35	1,254.35T
General Constr...	PERMIT		50.00	50.00T
labor	INSTALLATION OF LIGHTS		800.00	800.00
			Subtotal	\$2,104.35
			7% Sales Tax	\$91.30
			Total	\$2,195.65

244687

Statement		DATE	TERMS
TO Sweet tattoo		6-2-17	
512 E. Overland			
Scottsbluff Ne 69361			
IN ACCOUNT WITH FlatTop Backhoe Services			
1513 Ave 2.			
Scottsbluff Ne 69361			
	Tear out &		
	Replace		
	concrete		
	walk		\$6299.99
	1st phase		
	check #		
	5/9/68		
CURRENT	OVER 30 DAYS	OVER 60 DAYS	TOTAL AMOUNT \$6299.99

adams DCSS12

01-11

244693

Statement		DATE	TERMS
TO Sweet tattoo		6-28-17	
512 E. Overland			
Scottsbluff Ne 69361			
IN ACCOUNT WITH FlatTop Backhoe Services			
1513 Ave 2.			
Scottsbluff Ne 69361			
	Completion on		
	Phase I		
	Finished		
	Contract!		
	Thank you		
	See you		
	Business		4374.99
CURRENT	OVER 30 DAYS	OVER 60 DAYS	TOTAL AMOUNT 4374.99

adams DCSS12

01-11

All Star Service

All Star Service
200510 Rolling Hills Rd
Scottsbluff, NE 69361
(308) 765-0935

Invoice No. C08311701

Bill To Sweet Tattoo

Address 512 East Overland

Job location 518 East Overland

Scottsbluff NE, 69361

Phone (308) 632-3955

E-Mail sweettattoocolleen@gmail.com

Deposit Requested	\$3,000.00
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Invoice Subtotal	\$5,400.00
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(Included) Tax Rate	7.00%
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Invoice Total	\$5,400.00
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Total Amount Due after deposit	\$2,400.00
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Amount Paid	\$3,000.00
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8/31/2017
Due upon receipt

[illegible]

All Star Service...everytime!

City of Scottsbluff, Nebraska
Thursday, July 19, 2018
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Item 2

Review of Extension Expiration Letter.

Staff Contact: Starr Lehl

July 9, 2018

Juan Zatarian
1823 11th Avenue
Scottsbluff, NE 69361

RE: East Overland Grant Program – 1308 East Overland

Dear Juan,

This letter is a reminder that the extension for the East Overland Grant Program will be expiring on **August 13, 2018**.

Please turn in receipts for the TOTAL amount of the project on or before **August 13th** in order to receive the full reimbursement from the city.

If you have questions, please contact me at the phone number or e-mail address below.

Thank you.

Starr Lehl
Economic Development Director
slehl@scottsbluff.org
(308) 630-6213

City of Scottsbluff, Nebraska
Thursday, July 19, 2018
Regular Meeting

Item 1

Review list of businesses interested in grant funds.

Staff Contact: Starr Lehl

East Overland Façade Improvement Grant Interest:

Infinite Graphics – Application Received (\$10,000.00)

Jose Carrillo – East Overland Watering Hole

Byron Thompson, Thompson Appliance Repair

Loita Gonzales, Private Residence

Lakota Lutheran Center

Platte Valley Creamery

Rosita's

Mary Gonzales, Pre-School

Potential Grant Funds Requested: \$80,000

Total Potential Projects: 8

City of Scottsbluff, Nebraska
Thursday, July 19, 2018
Regular Meeting

Item 1

Executive Session

Staff Contact: Starr Lehl