

City of Scottsbluff, Nebraska
Wednesday, August 11, 2021
Regular Meeting

Item Min1

Approve Minutes of July 14, 2021 Meeting.

Staff Contact: Zachary Glaubius, Planning Administrator

Community Redevelopment Authority Minutes
Regular Scheduled Meeting
July 14, 2021
Scottsbluff, Nebraska

The Community Redevelopment Authority for the City of Scottsbluff met in a regular scheduled meeting on Wednesday July 14, 2021 at 12:00 p.m. in the Scottsbluff City Council Chambers at 2525 Circle Drive, Scottsbluff, Nebraska. A notice of the meeting had been published in the Star-Herald, a newspaper of general circulation in the City, on July 9, 2021. The notice stated the date, time, and location of the meeting, and that the meeting was open to the public, that anyone with a disability desiring reasonable accommodation to attend should contact City Hall. An agenda is kept current and available for public inspection at the Development Services office; provided, the Community Redevelopment Authority could modify the agenda at the meeting if the business was determined that an emergency so required. A copy of the agenda, was delivered to each Community Redevelopment Authority member. An agenda was kept continuously available for public inspection at the office of the Development Services Department at all times from publication to the time of the meeting. A copy of the agenda packet was delivered to each Community Redevelopment Authority member.

ITEM 1: Chairman Bill Trumbull called the meeting to order at 12:00 PM. Roll call consisted of the following members being present: Bill Trumbull, Robert Franco, Bill Knapper, Mary Skiles. "Absent" Katie Camacho. In attendance on behalf of the city were, Projects and Planning Coordinator Zachary Glaubius and Deputy City Attorney John Selzer

ITEM 2: Chairman Trumbull informed all of those in attendance of the Nebraska Open Meetings Act and a copy of such is posted above the bookcase in the back area of the City Council Chambers, for those interested parties.

ITEM 3: Acknowledgment of any changes in the agenda: None

ITEM 4: Citizens with items not scheduled on regular agenda: None

ITEM 5: The minutes of June 9, 2021 were reviewed. **Conclusion:** Motion made by Knapper to accept the minutes, seconded by Franco. "Yeas": Franco, Trumbull "Nays": None "Absent": Camacho "Abstain": Knapper, Skiles

ITEM 6: A resolution to modify the Façade Improvement Grant Program Redevelopment Plan to incorporate the updated map of the City's substandard and blighted areas. City Council recently approved the Blight Study for Area 16 which expanded the existing blighted and substandard areas within the corporate limits of the City of Scottsbluff. **Conclusion:** Motion made by Franco to adopt the resolution, seconded by Knapper. "Yeas": Franco, Trumbull, Skiles, Knapper "Nays": None "Absent": Camacho

ITEM 7: Item 7a was a façade grant application by Diamond Vogel Paint for the property located at 23 E. 16th Street. The applicant, Joann Ross, was present and she explained the building is to be repainted and new signage would be installed. Diamond Vogel requested a \$3,522.32 grant for \$7,044.64 worth of work. She stated the building would be light gray and the new signs would be smaller. **Conclusion:** Motion by Franco to make a positive recommendation to City Council, seconded by Skiles. “Yeas”: Franco, Skiles, Knapper, Trumbull “Nays”: None “Absent”: Camacho

ITEM 8 & ITEM 9: Chairman Trumbull brought up to the CRA the challenges that the approved applicants and potential applicants of the façade improvement program are facing with the September 10, 2021 deadline. Glaubius stated he had met with Financial Director Liz Loutzenhiser in regards to the possibility of extending the deadline, which is possible. Selzer stated the application will need to be amended at the next CRA meeting to extend the deadline. The CRA discussed when the deadline should be extended. Trumbull suggested late November 2021. Knapper suggested December 31, 2021. Selzer asked for clarity for the deadline and suggested December 31, 2021 be the last day to submit receipts, and the reimbursement can be completed at the first January City Council meeting. Knapper inquired about extending the program to the end of the 2021-2022 fiscal year or until the grant fund runs out. Trumbull concurred that would be a good idea. Skiles and Trumbull inquired to Glaubius if the extension of the façade program would interfere with any other grants. Glaubius stated he had no knowledge of any other grants being considered at the time. Skiles asked Glaubius how much of the approved grants have been reimbursed. Glaubius stated roughly \$18,000 has been reimbursed. Trumbull stated that having the program go until September 2022 would possibly lead to procrastination of projects and with material and labor costs, the estimates would no longer be accurate. Franco stated that if applicants cannot complete the project prior to the current deadline, the wording in the application permits applicants to apply for an extension. Knapper stated that the CRA needs to get the approved applicants to get the projects done and stated the December 31, 2021 deadline would help with this. Knapper stated that all approved applicants under the existing guidelines need to meet the September 10, 2021 deadline. Trumbull and Knapper stated the extension is a new period, therefore subject to new guidelines. Franco reiterated the December 31, 2021 deadline is the most reasonable idea. The CRA requested Selzer update the façade improvement program application. Applicants after July 14, 2021 would have the December 31, 2021 deadline. Trumbull requested adding a section on the application which would require applicants to check in with the city. Glaubius stated this was already in the application under #7, however no applicants have submitted any update letters. Selzer suggested the city call applicants to update them, and Trumbull suggested a letter so it would be in writing. The CRA agreed to have this on the next meeting agenda. Glaubius reported approximately \$126,000 in funds remaining.

ITEM 10: Closed Session: None

ITEM 11: The next Community Redevelopment Authority regular meeting was confirmed to be held on August 11, 2021 at noon.

ITEM 12: Chairman Trumbull asked for a motion to adjourn the meeting at 12:23 PM. Motion to adjourn made by Franco, seconded by Knapper “Yeas”: Franco, Skiles, Knapper, Trumbull “Nays”: None
“Absent”: Camacho

Bill Trumbull, Chairman

Zachary Glaubius, Secretary