



CRETE ED ADVISORY BOARD MEETING

May 2nd, 2024 at 12:00 PM
Crete City Hall, 243 East 13th Street

MINUTES

Notice of the meeting was given by posting, the appointed method for giving notice as shown by the attached notice, at the following locations:

City Hall, 243 East 13th Street
Post Office, 1242 Linden Avenue
City Bank and Trust, 1135 Main Avenue

Advance notice of the meeting was also given to committee members. Pursuant to Section 84-1412(8) of the Nebraska Open Meetings Act, the City has posted a current copy of the Open meetings Act, Laws of the State of Nebraska, in the back of the council chambers. All proceedings shown were taken while the meeting was open to the attendance of the public.

1. Open Meeting

2. Roll Call

Manny Dimas: Present
Paul Heath: Present
Ken Marvin: Present
Liz Umana: Absent
Present: 3, Absent:1, Vacancy: 1

3. Consent Agenda

3.A. Meeting Minutes

3.B. Financial Report

City Administrator Tom Ourada explained the Financial Report and how everything is the same on it except for the Blue River Arts Council Loan Guarantee which is still in the account.

4. Special Order of Business

4.A. City of Crete Economic Development Plan

4.A.1. Status of Investments with Performance Requirements

4.A.2. Housing

4.B. Applications for Consideration

4.C. Application Introductions

4.C.1. Consider the Amended Old Main Bar and Grill application

City Administrator Tom Ourada explained that Old Main Bar and Grill is planning to complete the work on their building in phases. This is the amended application for phase 1 in the amount of \$15,000 and \$7,871.65 would qualify for LB840 for allowed activity.

Ourada stated that Greg Mach was present during the meeting to answer any questions. Mach explained that they are going to re-do the outdoor beer garden. They would like to take the drive through out and that would help to make the area wide open. Ourada explained that they can't do that and then be reimbursed. They have held off while it is pending review.

Ken motioned to approve to amend the application in the amount of \$7,871.65 Dimas seconded the motion.

4.C.2. Consider Rebecca Hansmeyer's (DBA Wool & Whimsy) application

City Administrator Tom Ourada explained that this is the second half of an application. The first application had been for the building. This application is from Rebecca Hansmeyer for her business Wool & Whimsy which will be a yarn and fabric shop. The application is for technology costs and for working capital. The concern is with the working capital and City Attorney Anna Burge explained that a UCC filing will be required with the state once funding is approved to guarantee the City will be able to have protection. City Administrator Tom Ourada explained that \$10,000 technically qualifies and depending on comfort level the term can be 3-5 years.

Ken Marvin motioned to approve that \$18,265.50 and doing the UCC filing and a term of 5 years and seconded by Manny Dimas

4.C.3. Consider Crete Housing & Community Development Corporation Application

City Administrator Tom Ourada explained that \$250,000 from LB840, \$25,000 from Pinnacle Bank and \$5,000 from Tom Sorensen were used to build two housing units. There are currently 2 more units under construction. Ourada explained that they are going to be reapplying for funds in early 2025 of \$580,000 for a total of \$1.1 million. Right now \$20,000 needs to be restored in the account.

The Crete Housing & Community Development Corporation is a private company. Ourada explained that the change that is going to have to be made is that interest is going to have to be charged. 1% interest or whatever it is to cover audit and tax-filing expenses.

Ourada explained that the units were sold for \$275,000 and the next two units will be sold for under \$315,000

Paul Heath motioned to approve the \$20,000 for the Crete Housing & Community Development Corporation to make funds full again seconded by Ken Marvin.

5. Officers' Reports

6. Adjournment

The meeting adjourned at 12:31 p.m.

Motioned by Manny Dimas and seconded by Ken Marvin