

SOUTHEAST NEBRASKA DEVELOPMENT DISTRICT  
BOARD OF DIRECTORS  
MINUTES OF THE NOVEMBER 15, 2018 MEETING

The August meeting of the Executive Committee of the Southeast Nebraska Development District (SENDD) was held at SENDD's office located at 2100 Fletcher Ave., Ste. 100, Lincoln, NE 68521.

I. CALL TO ORDER

SENDD Chair Kurt Bulgrin called the meeting to order at 12:16 p.m. Pursuant to Section 84-1412(8) of the Nebraska Open Meetings Act, a current copy of the Open Meetings Act was posted in the meeting room at the SENDD Office and is available for viewing by the public. The SENDD Executive Committee reserves the right to go into executive session in accordance with Section 84-1410.

Roll was taken. Quorum was present.

Name	Representing	Name	Representing
Lisa Hurley	York County Dev. Corp.	Kurt Bulgrin	York County
Erich Tiemann	Gage County	Dan Mauk	Otoe County Econ. Dev.
Roger Glawatz	Seward County		

Others present were Tom Bliss, Trey Ertmer, and Kim Pham.

II. ADOPT AGENDA

Chair Bulgrin called for a motion to adopt the agenda for the November 15, 2018 SENDD Executive Committee meeting as presented. Moved by Hurley, seconded by Glawatz. Motion passed unanimously on a vote by acclamation.

III. APPROVAL OF MINUTES

Minutes from the September 20, 2018 SENDD Board meeting were distributed prior to the meeting. No corrections or additions to the meeting's minutes were offered. Chair Bulgrin called for a motion. Moved by Mauk, seconded by Hurley. Motion passed unanimously on a vote by acclamation.

IV. TREASURER'S REPORT

The SENDD October 2018 financial statements were provided. Treasurer Mauk provided an overview. Pham offered additional information. Chair Bulgrin called for a motion. Moved by Hurley, seconded by Glawatz. Motion passed unanimously on a vote by acclamation.

V. COMMITTEE REPORTS

1. Personnel Committee Report: The committee did not meet.
2. Budget and Finance Committee Report: The committee did not meet.

VI. NEW BUSINESS

1. Action Item – Permission to Apply for an EDA Disaster Grant Outdoor Warning Sirens: Bliss presented on the action item, which was distributed prior to the meeting. Discussion occurred. Chair Bulgrin called for a motion. Hurley made the motion to give permission to apply for an EDA Disaster Grant in an amount TBD, Tiemann seconded. Motion passed unanimously on a vote by

acclamation.

2. Action Item – York CD-109 Housing Management CDBG Contract: Bliss presented on the action item, which was distributed prior to the meeting. The contract is for \$31,500. Discussion occurred. Chair Bulgrin called for a motion. Moved by Mauk to approve contract, seconded by Glawatz, Hurley abstained. Motion passed with one abstention.
3. Action Item – City of Pawnee City Kobza Bldg. CDBG Administration Contract: Bliss presented on the action item, which was distributed prior to the meeting. The contract is for \$5,000. Discussion occurred. Chair Bulgrin called for a motion. Moved by Mauk to approve contract, seconded by Glawatz. Motion passed unanimously.
4. Action Item – City of Pawnee City Kobza Bldg. CDBG Construction Management Contract: Bliss presented on the action item, which was distributed prior to the meeting. The contract is for \$10,000. Discussion occurred. Chair Bulgrin called for a motion. Moved by Mauk to approve contract, seconded by Hurley. Motion passed unanimously.
5. Action Item – Errors and Omission Insurance Policy: Bliss presented on the action item, which was distributed prior to the meeting. Due to approving the policy mid-year, the cost increases to \$8,122; however, it will cover 18 months. Discussion occurred. Chair Bulgrin called for a motion. Moved by Hurley to budget and purchase Errors and Omission Insurance, seconded by Glawatz. Motion passed unanimously.
6. Action Item – MLR Dance, LLC Subordination Request: Ertmer presented on the action item, which was distributed during the meeting. Discussion occurred. Chair Bulgrin called for a motion. Moved by Hurley to subordinate the request as presented, seconded by Tiemann. Motion passed unanimously.
7. Action Item – IRP Loan Review for York County Project: Ertmer presented on the action item, which was distributed during the meeting. A loan in the amount of \$150,000 funded through the Intermediary Relending Program (IRP) Revolving Loan Fund (RLF) to Klute, Inc., which is located in York County. It is a family owned steel fabricator. Discussion occurred regarding terms and interest rate. Chair Bulgrin called for a motion. Tiemann made a motion proposing a 3 percent interest rate and 1 percent servicing fee for 7 years. Motion failed for lack of second. Glawatz made the motion proposing a 2.5 percent for 7 years, seconded by Mauk. Hurley abstained. Motion passed with one abstention.
8. Discussion Item – Community Development Resources: Bliss presented on a potential project with Community Development Resources. Discussion occurred. No action taken.

## VII. OLD BUSINESS

1. Lancaster County: Bliss offered information on a recent meeting between SENDD and Lancaster County staff.
2. CEDS Update: Bliss presented on SENDD's CEDS progress.

## VIII. OTHER BUSINESS

1. SENDD Health Insurance Plan – Bliss reported on SENDD’s health insurance plan. The agency’s insurance agent initially estimated a 15 percent increase; however, this figure was reduced to 5.62 percent. No action was taken in that the planned increase was budgeted.
2. SENAHC Update: Bliss offered an update on SENAHC (Southeast Nebraska Affordable Housing Council). Discussion occurred.
3. SEND, Inc. Update: Bliss offered an update on SEND, Inc. Discussion occurred.

IX. STATUS/STAFF REPORTS

1. Community and Regional Planning Activities: November staff reports were distributed in the board mailing.
2. SERN/P4P Updates:
  - A. Next SERN Meeting: Bliss offered a report on the upcoming SERN meeting. It is scheduled for Utica.
  - B. Next SET /P4P Meeting: No report provided.

X. REPORT OF BOARD CHAIRPERSON

No report.

XI. REPORT OF EXECUTIVE DIRECTOR

Due to lack of time, there was no report.

XII. NEXT MEETING

1. SENDD Executive Committee: Next meeting is January 17, 2019 at noon.
2. Full SENDD Board Meeting: The next Full SENDD Board meeting is December 20, 2018 at 7:00 pm.

XIII. ADJOURNMENT

There being no further business to come before the SENDD Executive Committee per the agenda, Chair Bulgrin adjourned the meeting at approximately 2:25 p.m.

Respectfully Submitted:

Tom Bliss  
Secretary Pro Tem