

## COMMUNITY DEVELOPMENT AGENCY

The Community Development Agency of the City of Norfolk, Nebraska, met in the City Council Chambers, 309 N 5th Street, Norfolk, Nebraska, on Monday, July 3, 2017, beginning at 5:15 p.m.

Chair Josh Moenning called the meeting to order.

Roll call found the following Agency members present: Shane Clausen, Dave Fauss, Corey Granquist, Gary L. Jackson, Jim Lange, Rob Merrill, Josh Moenning, Thad Murren and Dick Pfeil Absent: None.

City staff members present were City Administrator Andy Colvin, City Attorney Clint Schukei, City Clerk Beth Deck, Public Works Director Dennis Smith and Finance Officer Randy Gates.

Notice of the meeting was given in advance by publication in the Norfolk Daily News, and the notice of the meeting was given to the Chair and all members of the Agency prior to the meeting.

The Chair presided and the Secretary recorded the proceedings.

The Chair informed the public about the location of the current copy of the Open Meetings Act posted in the meeting room and accessible to members of the public.

### Agenda

Merrill moved, seconded by Clausen to approve the agenda as printed. Roll call: Ayes: Clausen, Fauss, Granquist, Jackson, Lange, Merrill, Moenning, Murren and Pfeil. 1 None. Absent: None. Motion carried.

### Minutes June 22, 2017

Merrill moved, seconded by Granquist to approve the minutes of the June 22, 2017 Agency meeting as printed. Roll call: Ayes: Clausen, Fauss, Granquist, Jackson, Lange, Merrill, Moenning, Murren, and Pfeil. Nays: None. Absent: None. Motion carried.

### Resolution No. 2017-8 (Fountain Point Redevelopment Plan)

Merrill moved, seconded by Granquist to adopt Resolution No. 2017-8 approving the Fountain Point Redevelopment Plan and forwarding to the City Council for consideration.

Colvin provided information to Agency members. The Redevelopment Plan being considered is different from what the CDA approved on June 5, 2017, and different from what the Planning Commission recommended for approval on June 20, 2017. The Plan

now includes an additional 25 housing units and a club house. Colvin also noted a date on the Redevelopment Plan adopted by the Planning Commission needed to have the date changed to reflect that the area was declared blighted and substandard in October 2016 and October 2017.

Roll call: Ayes: Clausen, Fauss, Granquist, Jackson, Lange, Merrill, Moenning, Murren, and Pfeil. Nays: None. Absent: None. Motion carried. Resolution No. 2017-8 was adopted.

Redevelopment Plan  
(Medelman's Lake)

Pfeil moved, seconded by Fauss, to accept the Redevelopment Plan for Medelman's Lake Redevelopment Area and forward to the Planning Commission for recommendation.

Colvin provided information to Agency members. Colvin said the Medelman's Lake Redevelopment Plan contains several errors that need to be corrected: (1) the legal description is incorrect; and (2) the map of the redevelopment area is not accurate. Colvin said the issues "would be cleaned up before the Planning Commission meeting in two weeks" and requested CDA approval of the Plan to keep the project moving forward at this time.

Roll call: Ayes: Clausen, Fauss, Granquist, Jackson, Lange, Merrill, Moenning, Murren, and Pfeil. Nays: None. Absent: None. Motion carried.

There being no further business, the Chair declared the meeting adjourned at 5:21 p.m.

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Josh Moenning, Chair

ATTEST:

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Elizabeth A. Deck, Secretary

( S E A L )