

The regular meeting of the Seward Civic Center Commission of the City of Seward, Nebraska was held on Monday, March 27, 2023 at 5:00 p.m. at the Civic Center, 616 Bradford Street, Seward.

Present: Jan Matzke, Mark Suhr, Rick Endicott, Mark Kolterman, Betty Jean Kolterman, Sandy Wright  
Absent: Pat Sanley. Also in attendance Ken Morgan, Erin Wiseman, Megan Kahler.

Notice of the meeting was given in advance thereof by posting in the following places: City Hall, Civic Center, and Seward Memorial Library. Availability of the agenda was communicated in the advance notice of this meeting. All proceedings, hereafter, shown were taken while the convened meeting was open to the attendance of the public.

President Rick Endicott called the meeting to order, mentioning that a copy of the Open Meetings Act is posted in Room Three (south wall) for public inspection.

1. MANAGERS REPORT

Erin reported that the information she would most be sharing would also be spoken about in a discussion later in the meeting.

2. LANGWORTHY TRUST REPORT

Ken reported that after paying City of Seward \$35,131.28 (\$22,000.00 for A/C unit on west side building) Balance on hand \$1,227,947.87. Ken advised that the \$22,000. Should be marked capital repairs.

3. RENEW LAWN CARE REPORT

Erin Reported that Andrew Schlueter of NEBRASCUT LAWN CARE AND SPRINKLERS has been taking care of the sprinklers and doing a great job. Dave Harmon of CUTTING IT CLOSE has been taking care of lawn mowing and trimming the bushes, also doing a great job.

Motion was made by Kolterman/seconded by Matzke to continue with these two businesses for the upcoming seasons. President Endicott called for a vote . . . unanimous vote to continue.

Aye: Jan Matzke, Mark Suhr, Rick Endicott, Mark Kolterman, Betty Jean Kolterman, Sandy Wright

Nay: None

Absent: Pat Sanley

Motion carried.

4. REPORT ON COURT SITUATION

Ken reported that he had visited with Bob Blevens on the progress of filings, slow process. Continue to be patient with the courts.

5. RULES AND REGULATIONS FOR CIVIC CENTER

Table this item until next meeting, pending the presence of Greg Butcher.

6. DISCUSS RENOVATIONS UPDATE (COMMITTEE)

Endicott began the discussion to update the board on building repairs and upgrades, as well as hiring a company to lead us on this project. Matt Glawatz (young architect who grew up in Seward) met with our committee to address our project and introduce his company Clark Enerson Builders.

Clark Enerson did the addition and remodel of Jones Bank and built Seward Public Library as well. Matthew knows Seward, knows the Civic Center and the needs of Seward Community. Kolterman offered that the needs of the building were varied and that those needs would be met in phases. This will be an expensive and lengthy process. Phase 1 would most likely be BATHROOMS AND PLUMBING, HVAC AND BOILERS, and ADA REQUIREMENTS. Kolterman made a motion that we recommend to the City Council to contract with Clark Enerson for our renovations and upgrades for the upcoming April 4 meeting. Matzke seconded the motion. Endicott called for a vote and it was unanimous. There will be two fees expected. The first fee is \$3600 fee to scan and survey the building, the second fee of \$25,000 is to the architects as they interview the interested parties as well as go over the scans and put a proposal together, then make their recommendations.

7. INSURANCE ON PAINTINGS AND OTHER VALUABLE ITEMS

As we prepare for a renovation, the question of the protection of the contents comes up, most importantly paintings both owned and on loan. Mark Suhr reported that we have a \$50,000 policy, the committee discussed whether that policy should be increased. Megan Kahler asked if there was an inventory of possessions that could be assessed. Erin will collect a listing of paintings, Betty Jean added there is a Silver Service gifted by the Graff family that should be included in that inventory list. This item will be an agenda item for the next meeting.

8. CONSENT ITEMS

Endicott asked for a motion to accept the consent items, Matzke made a motion to accept and Kolterman seconded that motion. A unanimous vote was accepted.

Aye: Jan Matzke, Mark Suhr, Rick Endicott, Mark Kolterman, Betty Jean Kolterman, Sandy Wright

Nay: None

Absent: Pat Sanley

Motion carried.

9. ADJOURN The meeting was adjourned at 5:32pm by President Rick Endicott

Respectfully Submitted,

Sandy Wright

Secretary