

COMBINED NOTICE OF MEETINGS OF THE
COMMUNITY DEVELOPMENT AGENCY
VILLAGE OF PHILLIPS, NEBRASKA
AND
BOARD OF TRUSTEES OF THE VILLAGE OF PHILLIPS, NEBRASKA

Agenda for Meetings Held
June 2, 2026 at 7:00 p.m.

Village Board Town Hall 234 5th Street
Phillips, Nebraska

- I. Call to Order Community Development Agency.
- II. Roll Call.
- III. Open Meetings Act Recitations/ Chairperson Benton.
- IV. Review and Discussion of the Village of Phillips Bartunek 3D Enterprises, LLC Redevelopment Plan and related Cost Benefit Analysis.
- V. Consideration of a Resolution Recommending Approval of the Village of Phillips Bartunek 3D Enterprises, LLC Redevelopment Plan; related Cost Benefit Analysis; and Approval of Related Actions.

Resolution – 2026-8
- VI. Recess to convene as Village Board of Trustees.
- VII. Call to Order Village Board of Trustees.
- VIII. Roll Call.
- IX. Open Meetings Act Recitations. / Chairperson Benton.
- X. **Public Hearing** on Village of Phillips Bartunek 3D Enterprises, LLC Redevelopment Plan.
- XI. Consider passage of Resolution approving the Village of Phillips Bartunek 3D Enterprises, LLC Redevelopment Plan.

Resolution – 2026-9
- XII. **Public Hearing** on Village of Phillips on proposed project to potentially construct new water transmission main connecting to the City of Grand Island or Water Treatment Facility
 - WWAC (Water Project) Pre-application/Chairperson Benton
- XIII. **Public Hearing** on USDA Rural Development Water SEARCH grant for financial assistance in the amount of \$30,000

- Resolution 2026-7 -Authorizing Chairperson and Clerk to Execute Rural Development Financial Assistance documents

XIV. Approve Minutes of the Previous Meetings: May 5, 2026 and May 14, 2026

XV. Unfinished Business

- Fire Department/Fire Chief Brandt
- Maintenance/Jamie Bergmark
 - a. Hamilton County Surveyor – property marker location cost
- Treasurer Reports/Clerk
- Property Cleanup/Trustee Crawford
- Water Project/Trustee Crawford

XVI. Neeman Well#2 Lease

XVII. Noise/Vibration Concern/William Gordon

XVIII. Use of Cargo Containers in Residential Zoning/Chairperson Benton

XIV. Lagoon ISCO Laser Rental Flowmeter Quote/Miller & Associates-Chris Miller

XX. New Business

A. July 18, 2026 Men's Slow Pitch Tournament/Ron King

B. Approve Claims

C. Adjourn as Board of Trustees.

XXI. Reconvene as Community Development Agency.

XXII. Consideration of a Resolution Authorizing Issuance of a Tax Increment Financing Promissory Note; Providing For The Terms And Provisions Of Said Note and Authorizing the Execution of a Redevelopment Contract with Bartunek 3D Enterprises, LLC.

Resolution – 2026-10

XXIII. Redevelopment Contract between Community Development Agency of the Village of Phillips and 3D Bartunek Enterprises, LLC

XXIII. Adjourn