

Business Improvement District Board Minutes
Noon, January 20, 2026
Fremont Art Association, 92 W 6th St. Fremont Ne

Board Present: Tom Coday, Roxie Kracl, Brenden Murray, Daniel Cech, Berta Quintero, and Howard Krasne

Absent: Kevin Main, J J Bixby, Lindi Janulewicz,

Guests: Michael, Dan Gillis, Troy and Lainey Paquette

1. Meeting was called to order by Tom Coday at 12:05pm roll call was taken. Those present are identified above, a quorum was determined present. Identified that a copy of the Open Meeting Act was available in the room for inspection.
2. Minutes of the December 16, 2025 meeting were passed out. Motion made to approve by Howard and seconded by Daniel motion carried 6/0 vote.
3. Election of Officers: Motion made by Howard to nominate the following: Tom Coday Chairman, J.J. Bixby Vice-Chair, and Roxie Kracl Secretary, seconded by Daniel, motion carried 6/0 vote.
4. Chairman Coday announced received resignation letter from Sam Heineman as he will be traveling the first quarter of the year and will not be able to participate. Tom is working on finding a new member to fill his spot. In the meantime Sam is still willing to help with items that he had been working on with Howard. No action at this time.
5. Discussion on Trash cans, Benches and Picnic Tables- Howard reported 10 of the benches came in already- problem that they were shipped and not suppose to be so he is working with the company to come up with a reasonable solution to the additional costs. Some of the other items were supposedly shipped as well but have not been received. Will work with the Parks Department to see where items will be stored until Spring., No action taken.
6. 2026 Budget item discussed was paying 1st of four quarterly payments to MainStreet for our contract price of \$7500.00 for the year. Daniel made motion to cut check to MainStreet for \$1,875.00 seconded by Brenden. Motion carried on 6/0 vote.
7. Parking Lot Update- Troy updated Board said running a bit late but still feels like parking lots should be complete before JCF Days like originally planned. Each lot should only take 3-5 days to complete. Part of the Bid process is to include screening and we will have to see when bids come in if screening can still be done within budget if not we can do parking lots without the screens. Had discussions on naming parking lots and renaming some lots if we would want to honor someone that has recently passed that contributed a great deal to Main Street. Troy said those requests would go through the City Council.

We also discussed archways and where we were in the grant process. Troy reported it was part of Phase III of the park plan and they are still working on the project.

8. Committee Reports –

Marketing: Lindi was unable to attend today's meeting but a suggestion was made to cut back on some of the sponsorship's we have done in the past with MainStreet and possibly have the funds to sponsor new programs. Tom suggested sending the list to Lindi for her to review.

Future Projects: Howard said this year's focus will be to finish up the projects that are already started and approved.

9. MainStreet Report: Lainey passed out the list of Sponsored Items that we help support. Gave update on the new Branding that is taking place. Updates to Website, Logo, and Colors.
10. Next Meeting will be held February 17, 2026 at the Art Association.
11. Motion to adjourn at 12:41 pm was made by Brenden and seconded by Berta motion carried 6/0.

Respectfully submitted,
Roxie Kracl, Secretary