

Meeting of the Board of Directors

LA VISTA/METROPOLITAN COMMUNITY COLLEGE
CONDOMINIUM OWNERS ASSOCIATION, INC.

MINUTES OF MEETING

August 11, 2025

4:06 p.m.

Members Present:	Julie Ashley KT Nelson	Rose Barcal Rita Ramirez	Cody Meyer
Members Absent:	Scott Kardell		

Agenda Item #1: Announcement of Location of Posted Open Meetings Act

A copy of the Open Meetings Act is posted on the wall of the conference room for public access and reference. A copy of the act is also available.

Agenda Item #2: Approval of the Notice of the Meeting

Notice of Meeting was published by the City and College in the Times and Omaha World Herald. Moved by Barcal and seconded by Meyer to approve. Board members voting aye: Ashley, Barcal, Meyer, Nelson, and Ramirez. Nays: none. Absent: Kardell. Motion approved.

Agenda Item #3: Approval of the Minutes from May 12, 2025

Moved by Meyer and seconded by Ramirez to approve the May 12, 2025 meeting minutes. Board members voting aye: Ashley, Barcal, Meyer, Nelson, and Ramirez. Nays: none. Absent: Kardell. Motion approved.

Agenda Item #4: Long Range Capital Improvement Plan

- a. Re-gasket of panes in rotunda (FY27 for City)
- b. Parking lot: west and southeast lots (FY26 for MCC)
 - i. West curb deterioration - Barcal sent pictures to City of La Vista Public Works Director Soucie. Barcal was instructed to forward the pictures to City of La Vista Street Superintendent Brady Small.

Agenda Item #5: External Signage for 9110 Building: Pricing

Ramirez will follow up with the City's wayfinding committee regarding pricing.

Agenda Item #6: Entryway Carpet

Barcal reported that the hallways are complete. Meyer will reach out to Kardell on status of entryway carpeting and a completion estimation.

Agenda Item #7: Tree replacement at Sarpy Center

There is no update on the tree replacement.

Agenda Item #8: Dog Park Interlocal Agreement Approval for a Five-Year Term

The Dog Park Interlocal Agreement was approved at the City Council meeting on May 6th. Nelson will verify and email the board if MCC Board of Governors approved.

Agenda Item #9: Reschedule of Movie Night from July 22 to August 15

Barcal shared the reschedule date for the city's movie night.

Agenda Item #10: Library Window Concern

In July, Barcal emailed Meyer pictures of a window in the children's area. Meyer will follow up with Kardell.

Agenda Item #11: Other Business

- a. Meyer reported the city mowed the north field as the current contract terminating their agreement. Meyer will follow up with Kardell to see if a new company has been hired.
- b. In corporation of board: Nelson asked about the certificate of dissolution. McKeon was not present at the meeting but Ramirez will follow up with him to verify the standing.
- c. Heat pumps: Barcal reported the repair person fixing one of the ceiling units in the library. He reported a number of units that are out, which explains the humidity in the library. Meyer will follow up with Kardell concerning the units.

Agenda Item #12: Next Meeting

The next meeting will be Monday, November 10, 2025 at 4:00 p.m. at the La Vista Public Library, Room #142. Annual Meeting of the Board of Directors will follow the regular meeting in the same room.

It was moved by Ashley and seconded by Nelson to adjourn the meeting at 4:18 p.m.