

LANCASTER COUNTY VISITORS IMPROVEMENT FUND
GRANT REQUEST

Name of Organization: The Nebraska Communities Playhouse

Contact Person: Robert Wamsley, President, Nebraska Communities Playhouse

Address/City/State/Zip: 225 Locust Street, Hickman, Nebraska 68372

Telephone: (402) 580-2435 Email: rwamsle1@yahoo.com

Organization Status: Non-Profit Association Civic Group Other
(If other, please attach explanation)

Applicant Government/organization Federal ID number: 81-2679156

If tax exempt organization, designate IRS classification: 501(c)3 501(c)6.

Provide a detailed description of your exhibit/attraction: The Nebraska Communities Playhouse is a 501(c)(3) all-volunteer, non-profit community playhouse located in Hickman, Nebraska. It was established to serve the larger Norris area in southern Lancaster County that includes over 230 square miles and includes the communities of Hickman, Firth, Panama, Cortland, Princeton, Holland, Roca, Cheney, Hallam, Sprague, and Martell. Because of Hickman's close proximity to south Lincoln (7 miles or less than 15 minutes by car) it also supports this rapidly growing area. All of these communities, including Lincoln, have provided people who helped establish the playhouse, and have directly supported and assisted it as it begins its sixth year of very successful operation. Since opening in 2013, the playhouse has completed 29 major live community theater productions, among other activities, and sold over 34,000 tickets to its over 350 performances. **See a more detailed description at Attachment 1.**

Number of attendees estimated:

- Out of town: Current – 2,100/With Grant – 4,500 (Immediate)/7,950/yr (within 3-Years)
- Local: Current – 4,200/With Grant – 8,900 (Immediate)/15,900/yr (within 3-Years)

Check all that apply:

- Expanding and improving any existing visitor attraction.
- Planning or developing such expansion improvements, exhibits or additions.
- Acquiring or expanding exhibits for existing visitor attractions.
- Promotion and advertising costs associated with such exhibits.
- New Construction

Please describe project as indicated above.

The Lancaster County Visitor Improvement Fund Grant Request is to help establish a 420-person performing arts *addition* to the Nebraska Communities Playhouse to support the growing demand for live community theater and the other performing arts in the southern Lancaster County area. **See a more detailed description at Attachment 2.**

Project Start Date: April 2019 Completion Date: NLT December 2020

Is this project part of a larger renovation project? Not at this time.

If yes, please describe the entire project: N/A

As it pertains to the grant related project, provide breakdowns of radio and television advertising, showing individual costs, call letters and cities of origin. Also give breakdowns of magazine advertising by individual publications and costs. Similarly, separate the costs for brochures, travel shows by location, billboard advertising, etc. Include target market.

Nebraska Communities Playhouse (NCP) Tourist Marketing Program (Attachment 3).

Although funding for its marketing outreach is not requested in this grant application, the Nebraska Communities Playhouse has a very aggressive and successful marketing program. A \$25,000 program, funded in part from a Tourism Marketing Grant from the Nebraska Tourist Commission, NCP's 2019 tourism marketing program is comprised of three components **The first is a State-wide Newspaper Marketing Outreach Program** that will see its performances marketed *locally* to an over 300,000-person audience, and then *non-locally* to in-state and out-of-state visitors, with performance advertisements in 160 Regional Newspapers across the State, with a circulation of over 279,000 subscribers. These local and nonlocal newspaper media advertisements will run the two weeks before the opening of each performance. Additionally, The Voice News, will run full color ads and an article in its regional newspaper before each of the performance openings. These ads and articles will be seen by The Voice's over 10,000 weekly readers in 25 Southeast Nebraska Communities. These ads will also be seen by subscribers to these newspapers in over 35 States. The 2019 marketing program is a step-up from its 2018 program that included advertising in 31 Southeast Nebraska Newspapers, with a circulation of 65,497 subscribers (**See Enclosure 1 to Attachment 3 for a complete listing of the 160 Newspaper Advertisers**).

The second component of the Playhouse's marketing program is its Billboard Impact Marketing Program. This media advertising program will have Playhouse productions marketed on multiple and rotating location billboards across the area, focused on highways and other locations with major nonlocal and out-of-state viewing by visitors to our State. Each of the playhouse's major productions will be advertised on the billboards for four weeks before and during the shows. The target market population for this program is over 360,000 people who will view these billboards over a year period.

The final component of the Playhouse's Marketing Program is its Print Advertising Outreach Program. This program includes multiple printed tourism marketing products including brochures, posters, and rack cards. The brochures include bi-folds and tri-folds with different marketing messages, including upcoming productions and other activities at the

playhouse. It also includes large and mini-posters that are distributed by the Playhouse's volunteers and displayed in county courthouses, stores, gas stations, post offices, and other locations across the state. The rack cards are placed in motels and other locations across the state by our Playhouse's volunteers, where they can be picked up and viewed by those from outside our immediate area, focused primarily on increasing the number of nonlocal, in-state and out-of-state visitors to the playhouse.

See Attachment 3 for the breakdown of newspaper, billboard and print advertising by individual publication and cost. Target markets for each type of advertising is included.

Do you anticipate submitting future applications for projects relating to this project? Yes.

Project Funding. Funding for construction of the Nebraska Communities Playhouse's new 420-person auditorium will be through a combination of donations, grants, and bank financing (as required). The intent is to complete construction with *minimal debt* to allow the communities' playhouse to be able to offer its services to the widest possible performing arts community and audience. Less or no-debt also means the Playhouse will be able to offer its tickets and seating most affordably and to wider audiences, while offering better known and, unfortunately, more expensive, productions, thus attracting a growing number of *different types* of performing arts and attendees to its facility and performances.

Currently the Playhouse has commitments to finance much of the construction through individual donations, playhouse funding, and bank loans, if required (**see Attachment 4, Donations**). Ideally, to meet the goal of less or no-debt, the remainder of the cost will be provided by grants, such as those provided through the Lincoln/Lancaster County Visitor Improvement Fund and other grantees (the Nebraska Communities Playhouse is also requesting construction grants from the Peter Kiewit Foundation, the Nebraska Department of Economic Development's Tourism Development Fund, the Dillon and Kimmel Foundations, among others). To ensure construction will be completed, even if no grants are received, a three-bank consortium (Cattle Bank, Pinnacle Bank and First State Bank Nebraska) has agreed to provide financing for the construction (**see Bank Agreement/Certification Letters at Attachment 5**). However, grant funding, such as that provided through the Visitor Improvement Fund, is critical as it helps ensure construction is completed with minimal debt, thus allowing the communities' all-volunteer, non-profit playhouse to offer better, more affordable performing arts activities, that draw in even greater audiences to the playhouse and its supported communities. **Because of the guaranteed bank financing for this construction, any grant money awarded can be assured to be used for construction of a fully financed and operating performing arts facility.**

Contractor Bids. Five separate contractors submitted construction bids for the Playhouse's new addition. From these bids, and due to the type of work and the associated costs, a combination of contractors have been tentatively selected to complete construction of the playhouse's new addition (**see Attachment 6 for contractor bids**).

Construction Cost: \$997,055.00

Total projected budget: The five-year pro-forma budget for the Nebraska Communities Playhouse (two completed years and three projected) is attached, along with detailed budget sheets for 2018-2021 to support the pro-forma entries. Construction funding is included in the

budget years for 2019-2021 (See the attached pro-forma budget and supporting four-year detailed budgets sheets at Attachment 7). The pro-forma budget also reflects the cost and payment of bank financing for the project (if grant funding is not approved).

Total Revenue: Current - \$123,616.06/With Construction Grant - \$229,028.98 (2019)/\$410,666.08 (Within 3-years, 2021)

Total Expenses: Current - \$121,517.08/With Construction Grant - \$216,511.28 (2019)/\$376,685.39 (Within 3-Years, 2021)

How will your project impact new visitor recruitment and lodging tax revenues?

The addition of the second and larger theatrical auditorium will significantly assist the playhouse support the growing demand for live theater and the other performing arts in southern Lancaster County. The larger auditorium is required to support the *immediate need* for those desiring to attend the playhouse’s live community theater, but will also be large enough to support other performing arts performances, such as musicians and dance recitals. All of these activities will attract more visitors to the southern Lancaster County area and improve lodging tax revenues appropriately. When fully operational, the Playhouse should attract over 30,000 visitors annually.

Estimated annual visitors:

Local: Current – 4,200/With Grant – 8,900 (2019)/15,900 (Within 3-Years, 2021)
Outside of Lincoln: Current – 2,100/With Grant 4,500 (2019)/7,950 (Within 3-Years, 2021)

Estimated Annual economic impact of your facility and/or project based on lodging tax use (Use multipliers listed below)

Current: # of hotel overnights utilized (State event/nonlocal) - 2,100 x \$350 = \$735,000 Annually.

Local event attendees – 4,200 x \$245 = \$1,029,000

Total Current: \$1,764,000 Annually

With Grant (2019): # of hotel overnights utilized (State event/nonlocal) – 4,500 x \$350 = \$1,575,000 Annually.

Local event attendees – 8,900 x \$245 = \$2,180,500

Total (First Year with Grant): \$3,755,500 Annually.

With Grant (3-Years, 2021): # of hotel overnights utilized (State event/nonlocal) – 7,950 x \$350 = \$2,782,500 Annually.

Local event attendees – 15,900 x \$245 = \$3,895,500 annually

Total (3-Years with Grant, 2021) = \$6,678,000.00 Annually.

(* Multiplier – see below *)

Is this based on annual use of the facility or for a specific event/exhibition? Annual.

* National/Regional event Multiplier - \$375 per night

* State event - \$350 per night

* Local event (no overnight stays expected) - \$245 per night

TOTAL ECONOMIC IMPACT BASED ON FORMULA: \$3,755,500 (Immediate in 2019)/\$6,678,000.00 (Within 3-Years, 2021) Annually.

Is this grant request in addition to other project related grant requests? Yes.

If yes, then list other grant requests: Nebraska Tourism Development Grant (Nebraska Department of Economic Development); Peter Kiewit Grant; Kimmel Grant; Dillon Grant

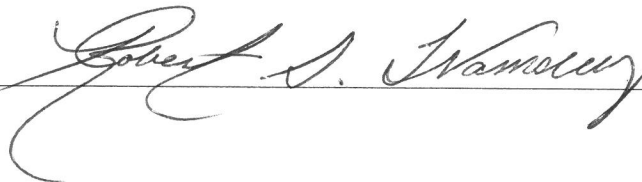
Support Letters: Support letters from the Nebraska Communities Playhouse Board of Directors, the Mayor and City Council of Hickman, and the Hickman Planning Commission are attached (see Attachment 8, Support Letters).

Non-Profit Certification: The IRS Determination Letter and Certification Letter from the Nebraska Secretary of State, identifying the Nebraska Communities Playhouse as a 501(c)(3) Nonprofit Corporation are attached (see Attachment 9, Nonprofit Certification).

Grant amount requested from Visitors Promotion Committee (see Attachment 10, Grant Amount Request).

\$295,863

Signature of Applicant



Date 1/28/19

Return 17 copies of your Application to:

Lincoln Convention and Visitors Bureau
Attn: Jeff Maul, Executive Director
1128 Lincoln Mall, Suite 100
Lincoln, NE 68508

For more information:
(402) 434-5343
jmaul@lincoln.org

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The Nebraska Communities Playhouse: Detailed Description of Exhibit/Attraction

The Nebraska Communities Playhouse was established and built in a 1920's era lumberyard and hardware store in downtown Hickman. Work began in 2013 to convert the building into the existing playhouse, and it was completed and certified for occupancy in August 2013, with its first 'sold-out' show, *Little Women*, opening on September 26, 2013.

Beginning in the summer of 2014, the playhouse established and conducted its first *Youth Theater Academy* for youth interested in live theater and the performing arts. This academy continues annually, with the program culminating in live theatrical productions, often written and directed by the youth attending the academy. In addition to the live community theater productions and the Youth Academy, the playhouse supports other performing arts activities, including musician productions, and voice and dance lessons. It also supports other charitable activities, organizations, and fund-raisers, including Hickman Haydays and other similar activities in its supported communities.

Since opening, the recipients of the over 34,000 tickets sold have come from 68 Nebraska counties, 29 States, 2 territories, and 19 foreign countries (see Enclosure 1 to Attachment 1 for a listing of these locations). Much of the success of the playhouse is due to its aggressive advertising and outreach program. In addition to advertising in the immediate Lancaster County area, with its targeted population of over 300,000, the playhouse also advertises its performances online, on billboards, and in 160 community newspapers in non-local communities across the State, with a circulation of over 279,000 subscribers.

In its first six years of operation, the Nebraska Communities Playhouse's overall social media approval rate has consistently remained above 4.9 of 5.0, with a Facebook approval rate of 5.0 out of 5.0, which is the highest of any other community theater in the State. Its social media following now exceeds all other area theaters, with the exception of the Lincoln Community Playhouse, which has been in existence for over 70 years. **Best Things Nebraska recently rated the Playhouse and its sister production company, The Stage Theater, the fifth best of the top ten live community theaters in Nebraska, behind the Orpheum, the Omaha Community Playhouse, the Lied, and the Loft.** All other top ten theaters have been in existence far longer than the Nebraska Communities Playhouse and have full-time staff supporting them.

Live community theater productions are generally run over a two-week period, with a minimum of eight performances per show, with larger productions up to 12 shows or more to meet the growing demand. Evening performances are generally scheduled for Thursdays through Saturdays, with a matinee on Sundays. The Playhouse has finalized its 2019 show productions that will begin in February with *A Gentleman's Guide to Love and Murder* (February 14-25), and then follow with *Charly's Aunt* (April 25-May 5), *Madagascar – A Musical Adventure, Jr.* (June 20-30), *South Pacific* (September 12-22), and *Bright Star* (December 5-15, 2019). Cabarets will be scheduled throughout the year, along with Youth Theater Academy activities. Voice, dance, and beginning acting lessons will also continue throughout the 2019 season. Since opening, 287

Attachment 1, Detailed Description of Exhibit/Attraction (Continued)

different actors and actresses have graced the playhouse's stage with over 900 different costumes and 142 sets.

Completed live theater productions (over 34,000 tickets sold to these performances):

- Little Women, the Musical (September 26-October 6, 2013)
- Something to Believe In (October 25-27, 2013)
- Annie, the Musical (December 12-22, 2013, Christmas production)
- Charlotte's Web (February 20-March 2, 2014)
- Steel Magnolias (April 25-May 4, 2014)
- Bonnie and Clyde, the Musical (June 19-29, 2014/August 17, 2014 (2). This was the first Nebraska debut of this musical since it was introduced on Broadway)
- Don't Dress for Dinner (October 9-19, 2014)
- The Best Christmas Present Ever (December 4-21, 2014)
- The Last Five Years (January 23-February 1, 2015)
- A Little Princess (April 9-19, 2015)
- The Drowsy Chaperone (May 28-June 7, 2015)
- Seussical the Musical, Jr. (July 6-18, 2015)
- The Addams Family, the Musical (October 22-November 1, 2015)
- G.I. Holiday Jukebox (December 3-20, 2015)
- Guys and Dolls (February 11-28, 2016)
- Dogfight (April 21-30, 2016)
- Secret Garden (June 23-July 3, 2016)
- Little Shop of Horrors (October 6-16, 2016)
- A Charlie Brown Christmas (December 1-17, 2016)
- The Drowsy Chaperone (Stagecoach Production) (February 2-19, 2017)
- Boeing Boeing (March 30-April 9, 2017)
- Big Fish (June 22-July 2, 2017)
- James and the Giant Peach (October 5-21, 2017)
- A Christmas Story (November 30-December 17, 2017)
- The 25th Annual Putnam County Spelling Bee (March 8-18, 2018)
- Honk, Jr. (May 10-20, 2018)
- Bonnie and Clyde (Stagecoach Production) (July 12-August 5, 2018)
- 5: A Cabaret (October 5-8, 2018)
- She Loves Me (Christmas Production) (November 29-December 9, 2018)

2

The Nebraska Communities Playhouse: Detailed Project Description (continued)

Interest in and support for community theater and other performing arts activities has increased exponentially with the rapid population growth of this area (Hickman, the centrally located city selected to host the communities' playhouse, was recently recognized as not only the fastest growing community of its size in Nebraska, but also the United States). Since opening in 2013 nearly every performance in the Playhouse has sold out and additional performances have had to be added to meet the growing demand for attendance. And repeatedly adding performances to meet this demand is very difficult with the all-volunteer actors and actresses, and other performing arts performers and playhouse's staff. Continually adding performances also impacts the playhouse's ability to prepare for future performances on its stage. The addition of the larger auditorium will help alleviate this problem and make the performances more available to those desiring to attend.

To support the Playhouse's expansion, the City of Hickman recently purchased the lots adjacent to the current Playhouse, tore down the existing building (the old Jack and Jill Store), leveled the lots and then sold the property to the non-profit community playhouse for its expansion. To support the Playhouse's expansion, the city invested \$195,000 in the purchase and lot preparation, and then sold the 2½ commercial lots, in the center of downtown Hickman, to the playhouse for \$14,500, the minimum amount allowed by law.

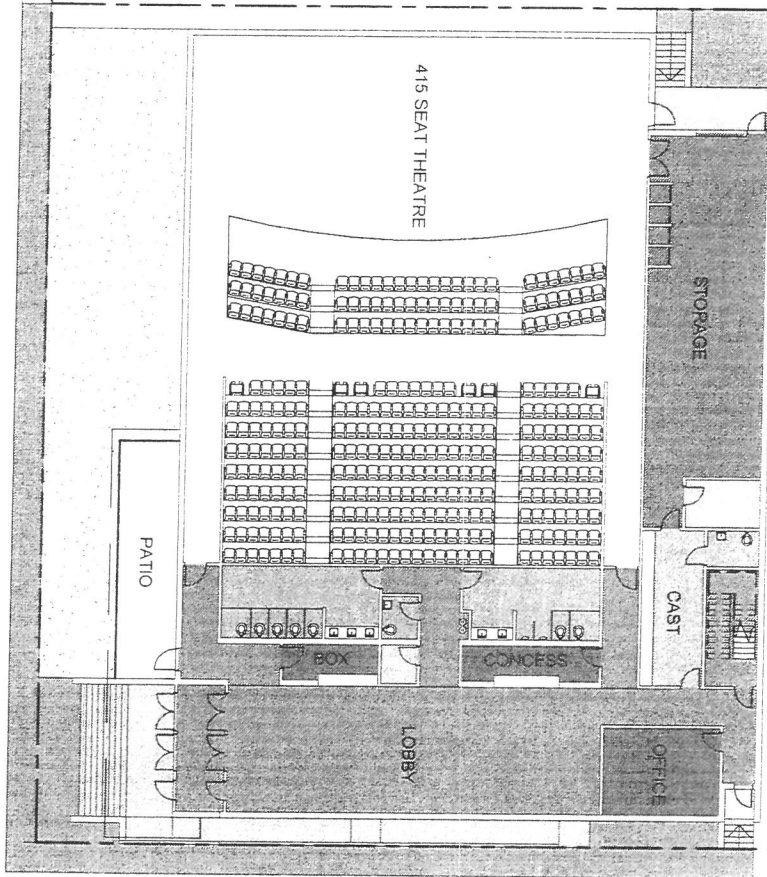
Adding a second, and larger, 420-person live performing arts space to the existing playhouse, benefits the communities in three ways. First, as mentioned, the additional seating is necessary to meet the growing demand for live theater and performing arts activities and space in its supported communities. Secondly, the new auditorium will *allow shared space* for performance rehearsals, youth theater, dance and voice lessons, musician performances, etc., while freeing larger auditorium space for major productions. The current 122-person 'one-theater space', while too small to meet the growing live theater requirements and demand, consumes much of the current playhouse's activities, with back-to-back performances, rehearsals, and set construction. However, with the addition of the second, larger auditorium, the existing playhouse theater will provide an excellent venue for supporting other performing arts activities, including youth theater. And finally, the new and larger playhouse will be a major visitor and tourist attraction for its supported communities, and bring literally thousands of people into the area that would otherwise not come there.

Enclosure 1 to this Attachment is the architect drawing of the new addition.

Enclosure 2 to this Attachment is the outside conceptual view of the new addition.

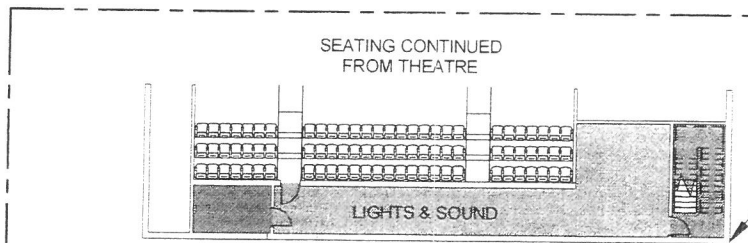
The design and scope of the project, along with the preliminary facility and project bids and budgets for this are included at **Attachment 5**.

2ND STREET

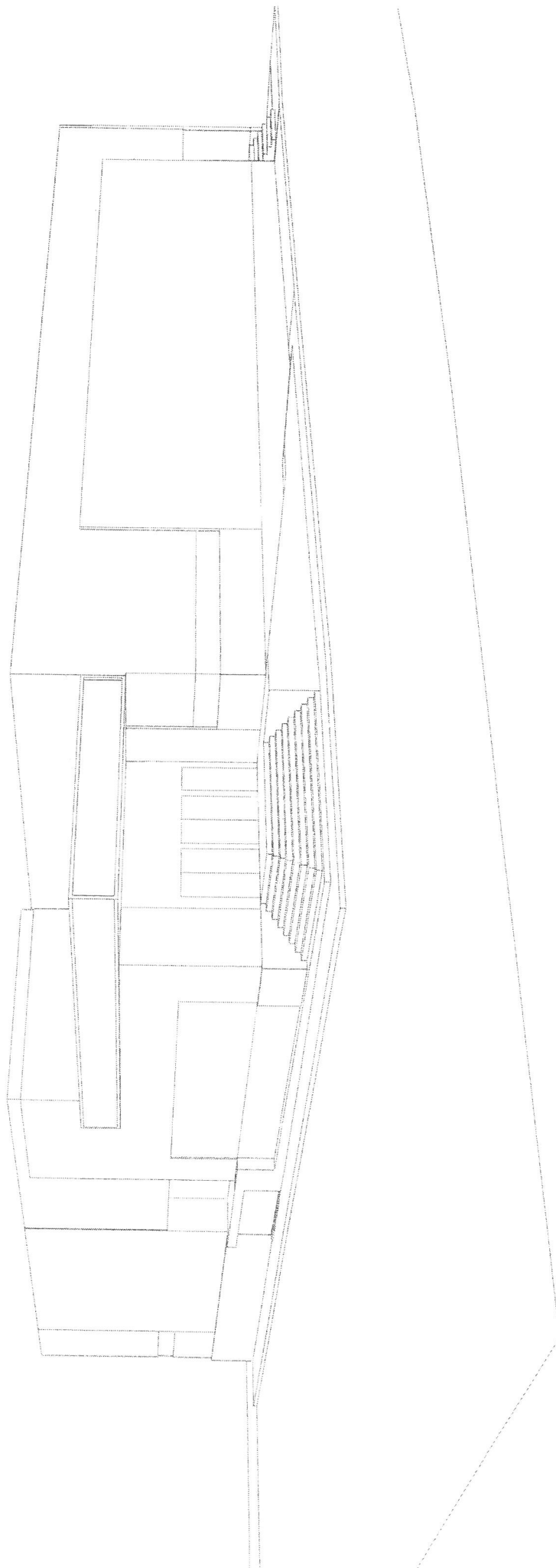


FIRST LEVEL FLOOR PLAN

LOCUST ST



MEZZANINE





3

The Nebraska Communities Playhouse: Marketing and Advertising Program

Marketing and Advertising Program.

The Nebraska Communities Playhouse has a very aggressive marketing program to support its performing arts activities. In addition to local TV and radio advertising, it routinely advertises its shows in Community Newspapers, Billboards and print advertising across the state, with the people receiving these papers living not only in Nebraska, but also 35 other States.

NCP's 2019 Newspaper Marketing Program (Breakdown by Advertisers, Costs, and Target Market).

The Nebraska Communities Playhouse reached out to several different bidders to support its Newspaper Marketing Outreach Program. After meeting with these potential supporters and bidders for this program two were selected for the final review and final recommendation. These were the Lincoln Journal Star, located in Lincoln, Nebraska and The Voice News, located in Hickman, Nebraska. Both of the finalists provided excellent program support, but The Voice News was selected for the reasons listed below.

Bidder 1, The Lincoln Journal Star (Media Plan)

Highlights of bid:

- Combination of print and digital platforms
- Market advertising in Ground Zero and Neighborhood Extra publications with over 25,000 subscribers
- Non-local advertisement targeting thru ROS and impressions for 15,000 targeted audience
- Consistent audience targeting from February 2019-final production in December 2019.

See attached Journal Star Media Plan, Schedule, and Coverage Map at Enclosure 1 to Attachment 3. **Cost: \$9,975.00**

Bidder 2, The Voice News (Advertising Bid)

Highlights of bid:

- Nebraska Statewide advertisements for 160 regional Newspapers with a subscription circulation of 279,000.
- Marketing advertisements in the 160 regional newspapers will include two weeks of advertisements prior to each major playhouse production.
- Full-color ads and article inserted in the regional Voice Newspaper before each major Playhouse production, with an outreach circulation of over 10,000 subscribers in 25 communities in southeastern Nebraska and over 35 States.

See attached The Voice News Advertising Bid, Schedule, and Coverage Map at Enclosure 2 to Attachment 3. **Cost: \$10,000.00**

Attachment 3, Marketing and Advertising Program

Selected Bidder. The Voice News Bid was selected for the Nebraska Communities Playhouse's Newspaper Marketing Outreach Program.

Rational: The Voice's State-wide Outreach program, including advertisements in 160 regional Newspapers with a subscription circulation of over 279,000, plus their nonlocal regional focused marketing to the over 10,000 subscribers in the 25 southeast Nebraska communities and 35 States, best meets the Playhouse's tourism marketing goal of promoting its attraction to increased numbers of nonlocal, in-state, and out-of-state visitors.

See **Enclosure 1 to Attachment 3** for Newspapers, Locations, and Advertising Circulation.

NCP's 2019 Billboard Impact Marketing Program (Breakdown by Advertisers, Costs, and Target Market).

The Nebraska Communities Playhouse reached out to two local bidders to support its Billboard Impact Marketing Program. The bidders for this part of the Playhouse's marketing program were WAITT/Link Media Outdoor and LAMAR Advertising Company. Both of these bidders provided quality media coverage and reasonable bids for their services, but the LAMAR Advertising Company was selected for the reasons listed below.

Bidder 1, WAITT/Link Media Outdoor

Highlights of the bid:

- Provided a stationary, but high visibility billboard (East of Lincoln along Cornhusker Highway/Highway 6, near I-80 entrance/interchange for the entire year).
- Rotating digital advertising billboard type media, in the Omaha, Nebraska advertising area.

See attached WAITT/Link Media Outdoor Plan, Schedule, and Coverage Map at Enclosure 1 to Attachment 4.

Cost: \$8,000.00

Bidder 2, LAMAR Advertising Company (Enclosure 2 to Attachment 3)

Highlights of the bid (Strategy #2 of bid proposal):

- Increased number of 'smaller' billboard advertisements (3 rotating locations per play production), with four-week advertising periods (52 weeks)
- Playhouse productions are advertised over a much wider and rotating location basis.

See attached LAMAR Advertising Company Plan, Schedule, Coverage Map at Enclosure 2 to Attachment 4.

Cost: \$7,920.00

Selected Bidder: LAMAR Advertising Company was selected for the Nebraska Communities Playhouse's Billboard Impact Marketing Program.

Rational: LAMAR's wider outreach program, including rotating billboard location coverage for the entire year over high usage highways across the State will provide a much improved, impact

Attachment 3, Marketing and Advertising Program

message, and best meets the Playhouse's tourism marketing goal of promoting its attraction to increased numbers of nonlocal, in-state, and out-of-state visitors.

See Enclosure 2 to Attachment 3 for Billboard Locations. The Advertising Outreach Contact is for a population of 300,000 viewers.

NCP's 2019 Print Media Marketing Program (Breakdown by Advertiser, Cost, and Target Market).

The Nebraska Communities Playhouse reached out to several different bidders to support its Print Media Advertising Outreach Program. After meeting with these potential bidders for this program, two were selected for the final review and recommendation. These were Pioneer Printing and Firespring. Both of the finalists provided excellent program ideas and reasonable costs for the products developed, and both offered 'separate bids' for the different types of printed marketing materials they could produce.

Bidder 1, Pioneer Printing

Highlights of the bid:

- Lowest rates for Marketing Brochures, posters and rack cards.
- Second lowest bid for Advertising Marketing Programs.
- A 10% discount for all products and services provided

Cost: \$3,693.60

Bidder 2, Firespring

Highlights of the bid:

- Lowest cost bid for the Advertising Marketing Programs.
- Higher bids on other print items, including trifolds, bifolds, and rack cards.

Cost: \$3,963.97

Selected Bidder: Because of the 'separate bids' each vendor provided for the different types of printed materials, due to the costs of the printed materials, the Nebraska Communities Playhouse recommends a combination of Pioneer and Firespring to support this marketing program. Firespring will provide the Advertising Marketing Programs and Pioneer all the other materials including the tri-folds and bi-fold advertising brochures, posters, and rack cards.

Rational. The high quality of both vendors and the lower costs of printed materials provided by each vendor was the deciding factor in this decision.

Marketing and Advertising Budget. \$25,000 (not requested from this grant application)

Nebraska Communities Playhouse 2018 Marketing Outreach Program

The recently completed 2018 marketing outreach program for the Nebraska Communities Playhouse was very successful and included advertising in 31 local and regional newspapers with a circulation of 65,497 subscribers (see below). It also included locally focused billboard advertising and print media outreach.

Newspaper Advertisers

Ashland Gazette	Nelson Gazette
Aurora News-Register	Plattsmouth Journal
Beatrice Sun	Seward County Independent
Crete Doane University Owl	Stromsburg Polk Co. News
Crete News	Superior Express
David City Banner-Press	Sutton Clay County News
DeWitt Times-News	Syracuse Journal-Democrat
Fairbury Journal-News	Tecumseh Chieftain
Falls City Journal	Voice News-Lancaster County
Friend Sentinel	Wahoo Newspaper
Geneva Nebraska Signal	Waverly News
Hebron Journal-Register	Wilber Republican
Henderson News	Wymore Arbor State
Humboldt Standard	York News-Times
Milford Times	Nebraska City News-Press
Lincoln Journal Star	

Advertising in The Village Voice, for example, which is the largest paid circulation weekly newspaper in southeast Nebraska, reaches over 12,000 readers in the 25 bedroom communities south of Lincoln every Thursday. These newspapers also outreach to subscribers in 35 other States.

Enclosure 1 to Attachment 3

Nebraska Communities Playhouse Newspaper Advertisers (2019)
(160 Newspapers with a Circulation of 279,000 Subscribers)

Southeast Nebraska

31 Newspapers with a Circulation of 65,497

Ashland Gazette	Nelson Gazette
Aurora News-Register	Plattsmouth Journal
Beatrice Sun	Seward County Independent
Crete Doane University Owl	Stromsburg Polk Co. News
Crete News	Superior Express
David City Banner-Press	Sutton Clay County News
DeWitt Times-News	Syracuse Journal-Democrat
Fairbury Journal-News	Tecumseh Chieftain
Falls City Journal	Voice News-Lancaster County
Friend Sentinel	Wahoo Newspaper
Geneva Nebraska Signal	Waverly News
Hebron Journal-Register	Wilber Republican
Henderson News	Wymore Arbor State
Humboldt Standard	York News-Times
Milford Times	Nebraska City News-Press
Lincoln Journal Star	

Northeast Nebraska

58 Newspapers with a Circulation of 102,619

Albion News	Arlington Citizen	Battle Creek Enterprise
Bellevue Leader	Blair Enterprise	Blair Pilot-Tribune
Bloomfield Monitor	Cedar Rapids Press	Clarkson Colfax Co. Press
Clearwater Record-News	Coleridge Blade	Columbus Telegram
Creighton News	Crofton Journal	Dodge Criterion
Elgin Review	Elkhorn Douglas Co.	Post-Gazette
Fremont Tribune	Gretna Guide & News	Hartington Cedar Co. News
Hooper-Scribner	Rustler-Sentinel	Howells Journal
Humphrey Democrat	Laurel Advocate	Leigh World
Lyons Mirror-Sun	Madison Star-Mail	Neligh News & Leader
Newman Grove Reporter	Niobrara Tribune	Norfolk Daily News
North Bend Eagle	Oakland Independent	Omaha Creightonian
Orchard News	Osmond Republican	Papillion Times
Pender Times	Petersburg Press	Pierce County Leader
Plainview News	Ponca Nebr. Journal-Leader	Ralston Recorder
Randolph Times	Schuyler Sun	South Sioux City Star
St. Edward Advance	Stanton Register	Tekamah Burt Co. Leader
Tilden Citizen	Verdigre Eagle	Wakefield Republican

Wausa Gazette
Wisner News-Chronicle

Wayne Herald

West Point News

Central Nebraska

48 Newspapers with a Circulation of 92,345

Ainsworth Star-Journal	Alma Harlan Co. Journal	Alma Republican Valley Review
Arapahoe Public Mirror	Arnold Sentinel	Basset Rock Co. Leader
Beaver City Times-Tribune	Bertrand Herald	Blue Hill Leader
Broken Bow Custer Co. Chief	Burwell Tribune	Butte Gazette
Cairo Record	Calloway Courier	Cambridge Clarion
Cozad Free Press	Cozad Tri-City Trib	Central City Republican-Nonpareil
Doniphan Herald	Elm Creek Beacon-Observer	Elwood Bulletin
Franklin Co. Chronicle	Fullerton Nance Co. Journal	Genoa Leader-Times
Gibbon Reporter	Gothenburg Times	Grand Island Independent
Greeley Citizen	Hastings Tribune	Holdrege Citizen
Kearney Hub	Lexington Clipper-Herald	Loup City Sherman Co. Times
Minden Courier	Ord Quiz	O'Neill Holt Co. Independent
Oxford Standard	Palmer Journal	Ravenna News
Red Cloud Chief	Sargent Leader	St. Paul Phonograph-Herald
Shelton Clipper	Spalding Enterprise	Spenser Advocate
Springview Herald	Wolbach Messenger	Wood River Sunbeam

Western Nebraska

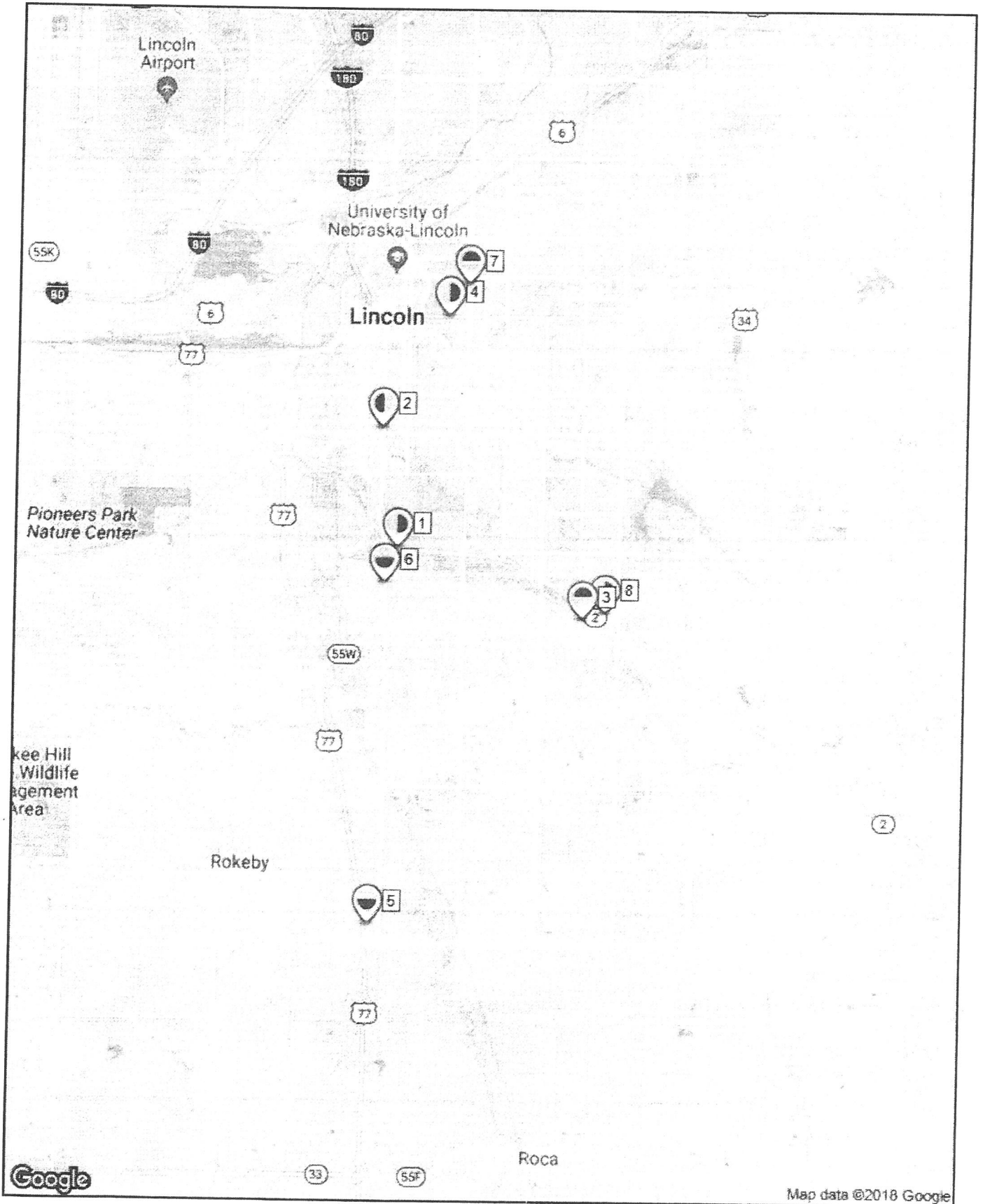
35 Newspapers with a Circulation of 69,250

Alliance Times Herald	Arthur Enterprise	Bayard Transcript
Bridgeport News-Blade	Chadron Record	Benkelman Post & News Chronicle
Crawford Clipper	Gordon Journal	Curtis Hi-line Enterprise
Grant Tribune-Sentinel	Hemingford Ledger	Hayes Center Times-Republican
Hyannis Grant Co. News	Imperial Republican	Indianola News
McCook Gazette	North Platte Telegraph	Morril Voice News West Nebraska
Ogallala Keith Co. News	Oshkosh Garden Co. News	Kimball Western Nebr. Observer
Rushville Sheridan Co. Star	Scottsbluff Business Farmer	Scottsbluff Star-Herald
Sidney Sun-Telegraph	Stapleton Enterprise	Sutherland Courier-Times
Thefdord Thomas Co. Herald	Tryon Graphic	Trenton Hitchcock Co. News
Valentine Midland News	Wauneta Breeze	



2019 Strategy 1

Map #1



4

Donations

General. Since opening in 2013, and before the decision to expand the playhouse was made in 2018, over \$900,000 in donations had been received by the playhouse. These donations allowed the playhouse to open its doors without any debt and to be able to continue to operate debt free. They assisted in purchasing building materials for the playhouse and sets on its stage, curtains, lights, computers, costumes, utilities and all the other items that make community theater and the performing arts possible. They have also assisted in construction activities relating to the playhouse's new addition.

Since the decision was made to expand the playhouse, an additional \$483,441.24 has been donated and pledged to support the playhouse's expansion. From these donations alone, \$32,256.97 has been spent on initial playhouse expansion, including the purchase of the 2 ½ commercial city lots where the addition will be constructed, architect and engineer designs, topographic and plat surveys to determine site and elevation requirements, a Geo-Technical survey to determine soil consistency and locate construction materials left from previous owners of the lots, all-hazard and flood insurance, and legal fees and CPA fees associated with the new construction, among other activities.

At Enclosure 1 to this attachment is a listing of people who have made cash donations to the playhouse expansion project.

In addition to the cash donations, over \$850,000 in 'material' donations have been received by the playhouse, including theater seats, sound and light boards, metal railings for the playhouse addition, lights, curtains, costumes, and other building supplies and materials. When renovating the Grand Theater in downtown Lincoln, for example, Marcus theaters donated over 800 commercial grade theater seats to the playhouse, along with sound modifying 'boards' for the walls, aisle and handicap railings (sufficient to outfit both the new and current playhouse auditoriums), curtains and lighting. Each commercial grade theater seat sells for over \$700 apiece if the playhouse had to purchase them, and all that were donated were in excellent, like-new, condition. The seats alone are worth over \$560,000 if the playhouse had to purchase them. Others have also made significant contributions such as velvet proscenium curtains that were donated by the Lied, and new sound and light boards from other private donors.

As a result of the cash and 'material' donations, all of the new building's interior items necessary to make the new theater auditorium operational are on-hand and ready for installation (see Enclosure 2 for a listing of 'material' donations to the playhouse's new addition).

In addition to the cash and material donations, the playhouse's many volunteers and their in-kind volunteer work, have been a major contributor to the playhouse's success. As an all-volunteer communities' playhouse, literally tens of thousands of volunteer hours have been donated and spent building the existing playhouse, in set construction, manning the box office and concession stand, by the actors and actresses on the stage, directors, musicians, choreographers, janitors, and the many others who make community theater and the performing arts possible. Volunteers have also been instrumental in helping design the new playhouse addition, and in meeting with the architect, engineers, lawyers, city and county planners and elected officials, and the many others

Attachment 4, Donations

involved with designing and authorizing the facility, and for the planning and supervision of its construction. If all of this had to be paid for in cash, the cost would easily exceed several hundred thousand dollars or more.

Finally, community support for the playhouse is also critical for its success, and the communities supported by the playhouse have all been very supportive, and the City of Hickman particularly so. As the host city for the communities' playhouse, Hickman was supportive in getting the initial playhouse facility up and operational and has been particularly supportive of the new addition to the playhouse. For example, to allow the expansion of the playhouse, the city purchased the 2½ commercial lots where the new addition will be located and then razed the old existing structure on the lots (the old Jack and Jill Store) and leveled the land to assist with construction. The city's investment in this alone was \$195,000. The city then sold the lots to the communities' playhouse for \$14,500, the minimum amount allowed by law. The city has also been helpful in getting the new addition approved through the Lancaster County and City Planning Commissions, among other activities. The support and commitment of the City of Hickman to the playhouse and its new addition could not be stronger, and is a major contributor to the playhouse's continuing success.

Summary. Donations have been and will continue to be a major source of revenue and success for the communities' playhouse. As planning for the new addition continues and construction begins, the playhouse's aggressive donations outreach program will continue, with an end-goal of completing the new addition with minimal to no debt. However, donations and playhouse income fill only part of the cost necessary to complete the playhouse's addition. Much of the current income of the playhouse is necessary and dedicated to continuing its performing arts activities and keeping the current playhouse operational. These costs are significant and include purchasing of music and play rights, costumes, prop and set pieces, and the infrastructure that keeps the playhouse operational, such as its ticketing program, phone lines, and utilities, among others. Similarly, donations not only help with the playhouse's new addition's construction, but they also assist with current playhouse operations. Therefore, the need for additional grant funding, like that provided through the Lincoln Lancaster County Improvement Grant is so important, especially for a non-profit, all-volunteer, performing arts organization like the Nebraska Communities Playhouse.

Individual Cash Donors (Playhouse Addition)

The following individuals have made cash donations to support construction of the addition to the Nebraska Communities Playhouse.

- Dana & Cindy Rose (Culvers of Lincoln)
- Rex & Cindy Wamsley
- Steve and Julie Enersen
- Doug & Beth Ivey (KONA Ice)
- Roxanne McIntyre
- Jim Stewart
- Richard G. Corner
- Carl Mesecher
- Hickman Boutique
- Roxanne McIntyre
- Kathleen Saathoff
- Steve Saathoff
- Ken & Mary Alice Jones
- Bob & Kay Marshall
- Mark Harris
- Doreen Droge
- Janene Harris
- Jill Woodruff
- Jo Farabee
- Sara Greisen
- Doug and Jackie Hanson
- Sara Greisen
- Emmy Lou Harris
- Dennis and Kathren Gosselin & Family
- The Greissen Family
- David Dudley
- Torey Dudley
- Jo Farabee
- Sandra Noecker
- Russell & Kathy Pahre
- The Fricke Family
- Tony Woodruff
- Becky & Tom Schuerman
- Duane & Kandy Wade
- Lisa Schmutte
- Keriann York
- Violet Kirk
- Al & Mitzi Cardona
- Amelia Barrett
- Janet Hinds
- Christian Cardona

Enclosure 1 to Donations Attachment

- Cohagen Wilkinson
- Heidi Meinen
- Shane Evans
- Jason & Vanessa Wamsley & Family
- Jay Wilkinson
- Jessi Miller
- Robert Wamsley
- John Miller
- Julie Weber
- Steve and Lori Heidbrink & Family
- Lori Oelling
- Michael Corner
- Melanie Hinds
- Michael & Tessa Wamsley & Family
- Marie Barret
- Mary Horst
- Pamela Magdanz
- Randy & Norma Coleman
- Samuel Pynes
- Shannon Ochoa
- Shelley & Corby Stolcpart
- Steven Davis
- Jared Flodman
- Mike & Leanne Masters
- Andrew Sorensen
- Annaliese Saathoff
- Colin Hinds
- Karen Stephensen
- Jackie Stephensen
- Brenda Chambers
- Danny Johnson
- Dominic Pynes
- Jeffrey Schumacher
- Jill Swank
- John Miller
- Judy Sorensen
- Laura Horst
- Mandi Daugherty
- Rebecca Johnson
- Sam Ninegar
- Samantha Doyle
- Shani Daws
- Sharyl Schaepe
- Sheri Russell
- Sherry Steele
- Sue Barrett

Enclosure 1 to Donations Attachment

- Teresa Brown
- Karissa Kosman
- Leslie Tien
- Pamela Pella
- Colleen Bade
- Gretchen Terpsma
- Keith Larsen
- Barbara Armstead
- Bill & Kathy Moser
- Bill Luhman
- Brandon Poppert
- Bryce Bartu
- Emily Carnes
- Jackson Mikkelsen
- Jana McGuire
- Judy Anderson
- Julie Corner
- Karen Wills
- Kimberly Corner
- Kristen Works
- Luke Heidbrink
- Maddie Stuart
- Michelle Hinton
- Robin Buckallew
- Sara Hakel
- Stuart Richey
- Theron Troxel
- Tracy Ostrander
- Tyler Lambley
- Alex Allison
- Alex Rownd
- Amanda Schumacher
- Donna and Shorty Kercher
- Roger Kercher
- Jeff & Donna Bargar
- Jennifer Van Winkle
- Jill Jasa
- Kent & Juli Steen
- Kristin Holtgrew
- Melissa Walburn
- Vino Rodriguez
- Jenna Williamson
- Lauren Hinton
- Marcia Schlegelmilch
- Dan and Lori Kercher
- Ellen Wilkinsoon

Enclosure 1 to Donations Attachment

- Maralee Maldavs
- Wes and Judy Kercher
- Aubrey Aldag
- David Dykmann
- Stephanie Meese
- March Mesarch
- Beth Nelson
- Stephanie Johnson
- Matthew and Jennifer Brinkman
- Christian Cardona
- Al & Mitzi Cardona
- Steven Davis
- Betty Jo Evans
- The Gessert Family
- Mary Horst
- Elsa Kaiser
- Merlin & Nina Lawson
- Pamela Magdanz
- Tom & Nancy Martin
- John Miller
- Jessi Miller
- Kathleen Moss
- David & Chris Obink
- Shannon Ochoa
- James Ochoa
- Kent & Lori Oelling
- Russell & Kathy Pahre
- Samuel Pines
- Lisa Schmutte
- Connie Troutwein
- Duane & Kandy Wade
- Julie Weber
- Ralph & Judy Weilage
- Cohagen Wilkerson
- Jay Wilkerson
- Keriann York
- Carol Dolittle
- Lynn Dolittle
- Kaiser Family
- Masters Family
- Numerous Anonymous

'Material' Donations to the Nebraska Communities Playhouse

Materials or non-cash donations to the playhouse have been significant and literally number in the thousands. They range from clothing and costumes, to set props, theater lighting, computers to run the ticketing program and sound and lights, to curtains, seats, phones, to heat and air conditioners, among many others. Donated materials also helped with the construction of the original playhouse. All of these continue to support playhouse operations and many will be shifted to the new playhouse auditorium when its completed. It is important to note that more than sufficient auditorium support and equipping materials are currently on-hand to completely outfit the new playhouse auditorium.

A significant contributor to the 'outfitting' of the new playhouse auditorium is Marcus Theaters. Their contribution of over 800 commercial-grade theater seats, numerous sound-enhancing wall boards, railings (aisle, handicap, and other) - sufficient to completely outfit the new and any future playhouse additions, lighting, curtains, and many other items is particularly noteworthy. If the Nebraska Communities Playhouse had to purchase all these items, the cost would be well over \$600,000, at a minimum. Similarly, the Lied has donated long velvet curtains for the new proscenium, items that would cost between \$25,000 to \$30,000 or more, if the playhouse had to purchase them.

The Pro-forma budget sheets included in the grant application reflect nearly \$1.4 million in assets and support equipment used by the playhouse, and much of this will be used in the playhouse's new addition.

S

Attachment 5, Bank Loan Agreement Letters

Nebraska Communities Playhouse Bank Loan Agreement Letters

The Bank Loan agreement letters from Cattle Bank and Trust, Pinnacle Bank, and First State Bank Nebraska are attached.

Cattle

— BANK & TRUST —

December 12, 2018

TO: Whom it may concern
RE: Nebraska Communities Playhouse
PROPERTY
ADDRESS: 217 Locust
Hickman NE 68372

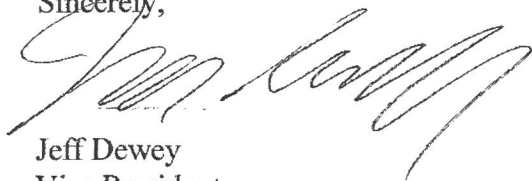
Please allow this letter to serve as notice that Cattle Bank & Trust has prequalified a loan for Nebraska Communities Playhouse for the Capital Project located at 217 Locust, Hickman NE 68372 for up to \$450,000 at a rate of 5.50% fixed for five years with an amortization over twenty years with monthly payments of principal and interest. We will hold the 5.50% interest rate until December 31, 2018.

Before construction on the new building, we will need to reassess qualifications, rate and terms of the construction and permanent loan

This loan prequalification is subject to all legal requirements being met to insure clear title is transferred along with appraisal equal or greater than the purchase price, sufficient down payment, verification from creditors, and verification of income, and all underwriting requirements.

If any additional information is needed do not hesitate to contact us.

Sincerely,



Jeff Dewey
Vice President
jeff@cattlebank.com
6550 Merchant Drive
Lincoln NE 68521
402-420-8030



December 28, 2018

Rex E. Wamsley
Lou Cinda M. Wamsley
18545 S 96th St.
Hickman, NE 68372

Dear Mr. and Mrs. Wamsley,

Complete and return:

1. Affiliated Business Arrangement Disclosure

Thank you for your recent credit application. Federal guidelines require us to advise you of the following disclosures:

1. Home Equity Line Early Disclosure
2. Appraisal Notice
3. Homeownership Counseling List
4. Privacy Policy
5. What You Should Know About Home Equity Lines of Credit Booklet

Pinnacle Bank is required to notify our customers that we hold an interest in Bankers Title whom we use when ordering titles searches and title insurance.

Should you have any questions regarding your Home Equity Line disclosures, feel free to contact your loan officer.

Sincerely,

A handwritten signature in black ink, appearing to read "M Elam".

Mitch Elam
Loan Assistant



MEMBER FDIC

APPRAISAL NOTICE

Principal	Loan Date	Maturity	Loan No	Call / Coll	Account	Officer	Initials
\$450,000.00	01-11-2019	01-20-2024	2300149188	5101		NE503	
References in the boxes above are for our use only and do not limit the applicability of this document to any particular loan or item. Any item above containing "****" has been omitted due to text length limitations.							

Applicant: REX E. WAMSLEY
LOU CINDA M. WAMSLEY
18545 SOUTH 96TH STREET
LINCOLN, NE 68372

Lender: PINNACLE BANK
LINCOLN BRANCH OFFICE
1401 N STREET
LINCOLN, NE 68508

Document Date: December 28, 2018

We may order an appraisal to determine the property's value and charge you for this appraisal. We will promptly give you a copy of any appraisal, even if your loan does not close.

You can pay for an additional appraisal for your own use at your own cost.



January 10, 2019

Nebraska Communities Playhouse
Rex Wamsley
Lou Cinda Wamsley
18545 South 96th Street
Hickman, NE 68372

RE: Commitment Letter

Dear Rex & Cindy:

First State Bank Nebraska is looking forward to a banking relationship with you and supporting your non-profit organization in Hickman, NE. Your loan request has been approved subject to the following terms, conditions, and contingencies:

1) First State Bank Nebraska [the "Bank"] commits to Nebraska Communities Playhouse (owner of the real estate) and Rex and Lou Cinda Wamsley (Guarantors) [together the "Borrowers"] the following:

- a. \$450,000.00 construction loan for 9 months.
- b. \$450,000.00 permanent loan with a 5-year fixed rate based on a 25 year amortization.

2) The Bank will secure a 1st lien position on the real estate being purchased using a Deed of Trust and a blanket UCC filing.

3) Appraisal

A professional appraisal by a Certified General appraiser will be required. Maximum loan-to-appraised value will be 50%. If the loan request exceeds 50%, Rex and Lou Cinda Wamsley agree to pledge additional personal real estate to create the 50% loan-to-value requirement. Currently the Bank has a bid sheet showing the estimated cost at around \$1,400,000 for the building and real estate.

4) Fees

The Borrowers will be responsible for the cost of filing fees, title insurance, appraisal, flood insurance, and any other closing costs that may be incurred. The title insurance will show clear & clean title to the property. Construction loan advances will be made through the title company.

5) There will be property and liability insurance on the property naming the Bank as first mortgagee and or loss payable.

6) If this property is located in the flood plain, then flood insurance will be required.

7) Rex and Lou Cinda Wamsley will personally guaranty the loans with the Bank. Their credit history has been reviewed showing a strong credit report. They have also provided income documentation that shows that they could make the payment on the loan personally if needed.

8) This loan is contingent upon receiving enough donations and grants to limit the borrowing to \$450,000. The Bank loan will be last in behind the grants and donations. Proper documentation will be provided to the Bank showing solid proof of the grant and donation commitments.

9) There is no prepayment penalty.

10) The Borrowers will comply with all laws, ordinances, rules, regulations, and restrictions pertaining to the construction and running of their business including, but not limited to zoning, permits, licenses, and surveys.

11) The corporate structure and ownership structure will meet the approval of the Bank and all necessary corporate paperwork will be made available to the Bank.

12) The Bank will receive a construction contract for the building of the facility and an updated bid sheet.

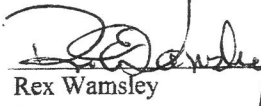
13) The Bank can obtain financial information as requested on the Borrowers.

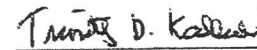
14) The obligation of the Bank under this commitment is further subject to the accuracy of all information, data, representations, exhibits, and other matters submitted to the Bank in connection with this loan request. The Bank shall have the right to terminate this commitment at any time in the event of a material adverse change in the financial condition of the Borrowers, if the Borrowers file for bankruptcy, or in the event of a material misrepresentation of the facts upon which this commitment is made. In no event will the Bank be obligated to fund the loans herein in contravention of any federal or state statute or regulation.

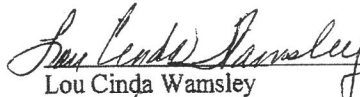
All terms of this commitment are agreed upon and accepted.

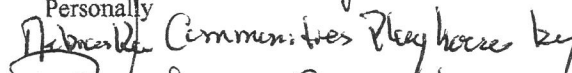
Borrowers

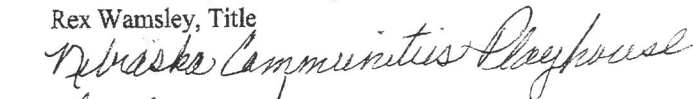
First State Bank


Rex Wamsley
Personally
1-10-2019
Date


Timothy D. Kalkowski,
Branch President/Sr. Ag Lender
1-10-19
Date


Lou Cinda Wamsley
Personally
1-10-2019
Date


Nebraska Communities Playhouse by
Rex Wamsley, CEO/Board Member
1-10-2019
Date
Rex Wamsley, Title


Nebraska Communities Playhouse
Lou Cinda Wamsley, Treasurer
1-10-2019
Date
Board Member

6

Nebraska Communities Playhouse Contractor Bids

The contractor bids for construction of the playhouse's new addition are attached.

- A.J. Donner Construction/Chief Buildings (Enclosure 1)
- Constructive Enterprises/Behlen Buildings (Enclosure 2)
- B6 Building and Development LLC/Topline Steel Buildings(Enclosure 3)
- Paul Davis (Enclosure 4)
- Benchmark Excavating (Enclosure 5)

A.J. Donner Construction Bid



Prime Contract 1

AJ Donner Construction
PO Box 6205
Lincoln, Nebraska 68506
Phone: 4024196583

Project: 18-1105 - Nebraska Community Playhouse
Locust St. & 2nd Street
Hickman, Nebraska 68434
Phone: 402-610-0687

Nebraska Community Playhouse Prime Contract

OWNER/CLIENT:	The Stage Theater 225 Locust Street Hickman, Nebraska 68372	CONTRACTOR:	AJ Donner Construction PO Box 6205 Lincoln, Nebraska 68506
ARCHITECT/ENGINEER:		DATE CREATED:	11/06/ 2018
CONTRACT STATUS:	Draft	CREATED BY:	Adam Donner (AJ Donner Construction)
EXECUTED:	No	SIGNED CONTRACT RECEIVED DATE:	12/28/2018
SUBSTANTIAL COMPLETION DATE:	2/21/2020	ORIGINAL SUBSTANTIAL COMPLETION DATE:	2/21/2020
START DATE:	03/04/2019	ESTIMATED COMPLETION DATE:	03/04/2020
DEFAULT RETAINAGE:	0.0%	ACTUAL COMPLETION DATE:	

DESCRIPTION:

This is a budget proposal for the construction of a new theater in downtown Hickman. All pricing is based on the layout drawing of the theater as well as discussions we have had in our meeting that took place on November 8th, 2018.

I have gathered up as much information from sub contractors, suppliers and code officials to put together a budget number that is realistic to the construction of a new structure with only necessary components included. We have filled in areas and made assumptions in places where we have no details as to the construction. I have compared this project to other projects we have done in the past of similar size, shape and material usage to come up with as close of a comprehensive and accurate price as we possibly could.

In coming up with this number, I have obtained actual budgetary estimates based on the limited amount of information that we have. I have attached them to this proposal for your reference.

Also, with this process I have obtained several verbal and emailed donations based on what we know. These have all been percentage numbers and we did not take them into consideration when pricing the budget. If we are awarded the project and things move forward with planning, then I can get hard numbers on where the costs will end up and that will determine the amount of \$ in donations that we will be able to deduct from the overall costs.

If A&J Donner Construction Inc is awarded this project, we will begin a donation campaign at supply houses, on social media, through friends and family and anywhere that we think we can get donations to make this project happen under budget. A&J Donner Construction Inc has a very long and lasting relationships with many suppliers and sub contractors that will serve us well in this process.

All that being said, the last metal building that we built, we built it for \$56.56 per square foot. In this case that would be \$592,183.20 for the square footage you have. This theater will take a much more sophisticated HVAC system as well as a much more complicated foundation, interior finish, mezzanine level, riser system, exiting and ADA compliant components.

Our budget price range for this project, based on information from the RS Means cost data eBooks and previous projects would be in the \$95.00 per square foot (\$994,650.00) to \$110.00 per square foot (\$1,151,700.00) range. These range amounts are **BEFORE** any discounts or donations that I would work towards receiving. Estimated donation/discount range could be as high as \$100,000.00. Prices are based on the **DRAWINGS**, we **CAN** eliminate several portions of this project to give you a functional building for a much cheaper price.

Any time I spend in donation raising or in receiving discounts would be donated to the project. A&J Donner Construction Inc would also donate the concrete work in the prop storage area on the West side of the existing building to this project as well as any concrete sidewalk replacement in front of the East side of the existing building.

At our meeting tomorrow I will bring the pre engineered building brochure showing you what building system we plan on using. I have already received a verbal donation from the supplier on this project if we are selected for this project. This donation is not included in our overall budget number.

INCLUSIONS:

- Dirt work
- Footings & foundation
- Concrete flat work
- Pre engineered metal building & insulation system
- Electrical basic work



Prime Contract 1

- Minimal HVAC system
- Plumbing
- Interior framing & drywall work
- Bathroom partitions
- Project management
- Equipment costs
- Profit
- Risers
- Doors & hardware
- Permits
- Countertops
- Donation campaign
- Railings

EXCLUSIONS:

- Floor Finishes
- Any lighting beyond the code minimum
- Storefront openings
- Finish on risers
- Seating
- Any tie in to underground storm sewer systems
- Any exterior work beyond the building
- Any architectural or engineering fee's
- Additional costs brought on by plan design or development

This is a 'bare bones' estimate for a building that will function. We eliminated absolutely everything we could think of to still allow occupancy of the space. This will essentially be a box with restrooms. I included a number for HVAC based on the last project of this size which did not include A/C for the large space but did include heat. The HVAC system will have to be engineered before a price can be given being that this is a theater.

ATTACHMENTS:

josh@ajdonnerconstruction.com 20181220_144418.pdf

#	COST CODE	DESCRIPTION	TYPE	AMOUNT
1	01-010 - Project Manager	Project Manager	Professional Services	\$ 75,000.00
2	01-741 - Dumpsters	Dumpsters	Professional Services	\$ 10,000.00
3	02-001 - Equipment Rental	Equipment Rental	Professional Services	\$ 3,500.00
4	02-320 - Excavation and Fill	Excavation and Fill	Professional Services	\$ 80,000.00
5	02-750 - Concrete Pads and Walks	Concrete Pads and Walks	Professional Services	\$ 22,125.00
6	03-219 - 4" Interior SOG <i>slab on grade</i>	4" Interior SOG	Professional Services	\$ 65,000.00
7	03-300 - Footings	Footings	Professional Services	\$ 168,000.00
8	05-100 - Structural Metals	Structural Metals	Labor	\$ 98,000.00
9	05-100 - Structural Metals	Structural Metals	Materials	\$ 126,000.00
10	06-101 - Wood & Metal Framing Backing	Wood & Metal Framing Backing	Professional Services	\$ 14,000.00
11	07-050 - Basic Thermal and Moisture Protection Materials and Methods	Basic Thermal and Moisture Protection Materials and Methods	Commitment	\$ 26,600.00
12	08-050 - Basic Door and Window Materials and Methods	Basic Door and Window Materials and Methods	Professional Services	\$ 25,000.00
13	09-250 - Gypsum Wallboard	Gypsum Wallboard	Professional Services	\$ 18,000.00
14	09-900 - Paints and Coatings	Paints and Coatings	Professional Services	\$ 3,000.00
15	10-600 - Partitions	Partitions	Professional Services	\$ 8,500.00



Prime Contract 1

16	13-900 - Fire Suppression	Fire Suppression	Professional Services	\$ 57,000.00
17	15-100 - Plumbing	Plumbing	Professional Services	\$ 45,000.00
18	15-700 - Heating, Venting and Air Conditioning	Heating, Venting and Air Conditioning	Professional Services	\$ 50,000.00
19	16-100 - Electrical	Electrical	Professional Services	\$ 73,290.00
20	17-040 - Profit	Profit	Professional Services	\$ 29,040.00
Grand Total:				\$997,055.00

The Stage Theater
 225 Locust Street
 Hickman, Nebraska 68372

AJ Donner Construction
 PO Box 6205
 Lincoln, Nebraska 68506

SIGNATURE _____ DATE _____ SIGNATURE _____ DATE _____ SIGNATURE _____ DATE _____



Prime Contract 1

AJ Donner Construction
 PO Box 6205
 Lincoln, Nebraska 68506
 Phone: 4024196583

Project: 18-1227 - Nebraska Communities Playhouse - Foundation
 308 Locust Street
 Hickman, Nebraska 68372

Nebraska Communities Playhouse - Foundation Prime Contract

OWNER/CLIENT:	The Stage Theater 225 Locust Street Hickman, Nebraska 68372	CONTRACTOR:	AJ Donner Construction PO Box 6205 Lincoln, Nebraska 68506
ARCHITECT/ENGINEER:		DATE CREATED:	12/27/ 2018
CONTRACT STATUS:	Draft	CREATED BY:	Adam Donner (AJ Donner Construction)
EXECUTED:	No	SIGNED CONTRACT RECEIVED DATE:	
SUBSTANTIAL COMPLETION DATE:		ORIGINAL SUBSTANTIAL COMPLETION DATE:	
START DATE:		ESTIMATED COMPLETION DATE:	
DEFAULT RETAINAGE:	0.0%	ACTUAL COMPLETION DATE:	

DESCRIPTION:

This is a budget price for the foundation for the new Nebraska Communities Playhouse project in Hickman Nebraska. This price is based on the one page layout of the theater. No considerations have been taken into account by any engineer or architect. Price is based on previous projects and all available data up to this point.

INCLUSIONS:

- Excavation/fill dirt materials
- Excavate, prep, pour & finish new footings & walls per limited layout plans.
- Project coordination
- Site clean up
- Job site superintendent fee's
- Materials including concrete & rebar
- Permit

EXCLUSIONS:

- Demolition
- Disposal of any debris found in the existing site
- Utility or service work
- Any concrete flat work

ATTACHMENTS:

#	COST CODE	DESCRIPTION	TYPE	AMOUNT
1	01-010 - Project Manager	Project Manager	Professional Services	\$ 18,600.00
2	01-540 - Construction Aids	Construction Aids	Other	\$ 2,500.00
3	02-320 - Excavation and Fill	Excavation and Fill	Professional Services	\$ 80,000.00
4	03-300 - Footings	Footings	Professional Services	\$ 168,000.00
5	17-040 - Profit	Profit	Professional Services	\$ 7,201.82
			Grand Total:	\$276,301.82



Stephens & Smith Construction Co., Inc.
An Owner on Every Project

December 14, 2018

AJ Donner Construction
2511 S 78th Street
Lincoln, NE 68506

RE: NE Community Playhouse Budget, Hickman, NE
BID # 50240

It is our pleasure to submit the following budgetary quote for the above named project as a concrete subcontractor:

CONCRETE FOUNDATIONS: **\$ 168,000.00**

Scope of work for this project includes footings, grade beams, and CIP foundation walls for the NE Community Playhouse Budget, Hickman, NE.

NE Community Playhouse Budget, Hickman, NE

Pad Footings:

3'0" x 3'0" x 3'4"	10 each
4'0" x 4'0" x 3'4"	6 each
6'0" x 6'0" x 2'6"	7 each
7'0" x 7'0" x 3'4"	9 each

Grade Beams:

1'4" x 3'4"	Approx. 596'
-------------	--------------

Cast-in-Place Walls:

0'8" x 6'0"	Approx. 700'
-------------	--------------

Pilasters:

2'0" x 2'0" x 6'0"	19 each
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BID INCLUSIONS:

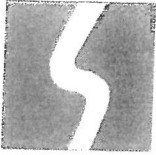
4000 psi concrete; labor only on all anchor bolts and misc. steel; furnishing and placing rebar and dowels; footing layout from pre-established gridlines and benchmark elevations; digging the footings from subgrade, dirt stockpiled on site; smooth commercial wall forms with full width wall ties.

BID EXCLUSIONS:

sales tax; anchor bolts, bollard pipe, and misc. steel; mechanical pads, light pole bases and sign bases; grouting; backfill; hand-rubbing exposed concrete walls; perimeter footing insulation; foundation wall insulation; demolition sawing, tear out, patching, or hauling; precast items; mass excavation or site prep (assume grade @ +/- 0.1 ft.); allowance for bonds or concrete testing; setting building lines or elevations; allowance for winter service, additives, winter protection, heating or snow removal; dewatering of ground water, springs, and aquifers; daintile; trench drains, inlets or pits; barricading.

www.stephensandsmith.com

1542 South 1st St. Lincoln, NE 68502 Phone (402) 475-8087 Fax (402) 475-0119
5711 South 60th St. Omaha, NE 68117 Phone (402) 731-0363 Fax (402) 731-6388



Stephens & Smith Construction Co., Inc.
An Owner on Every Project

1. Payment is to be received by Stephens & Smith on or before the tenth of the month following completion of any portion of the job, which has been properly billed. Accounts past due will bear interest of 1 1/3% per month, accrued from the first of the month from which they are billed.
2. Price is based on preliminary plans and take-off included above.
3. Preliminary sitework is not included in this bid.
4. Elevations and building lines are to be established by an Engineer or Surveyor.
5. This proposal assumes ground conditions are suitable for proper bearing. Existing conditions requiring extra excavation, concrete, or labor to reach bearing will be at owner's expense.
6. Price does not include backfill behind new concrete.
7. Price does not allow for cold weather pouring. Any increase in cost due to cold weather conditions will be billed in addition to the price on this proposal.
8. Heating and covering of walls or footings after concrete has been placed is not included in this proposal. If blankets are required to protect dug footings or poured concrete, an additional charge will be included.
9. Waterproofing is not included in this proposal.
10. No CMU block or concrete sills have been included.
11. Concrete pumping is included in this bid.
12. Walls are based on our commercial forming system. No facing or rubbing of walls is included in this bid.
13. This proposal assumes that soil conditions will allow for Earth Formed footings. If soil stability does not allow for this type of construction, then there will be an additional charge.
14. This proposal is based upon the understanding that any work herein specified shall be done in a normal 8-hour day, 5-day workweek, and those days being Monday through Friday. In the event the Contractor or owner requires Stephens and Smith Construction to perform overtime other than that specified above, such premium time plus applicable taxes and insurance expenses will become an additional charge.
15. The General Contractor will be responsible for maintaining access to the job site and maintaining all OSHA requirements including the excavation of the foundation.
16. This proposal shall become part of the contract documents.
17. Contractor shall supply a dumpster for debris from construction activity.

This price quote is effective for thirty days from the bid date. If you have questions, please contact me.

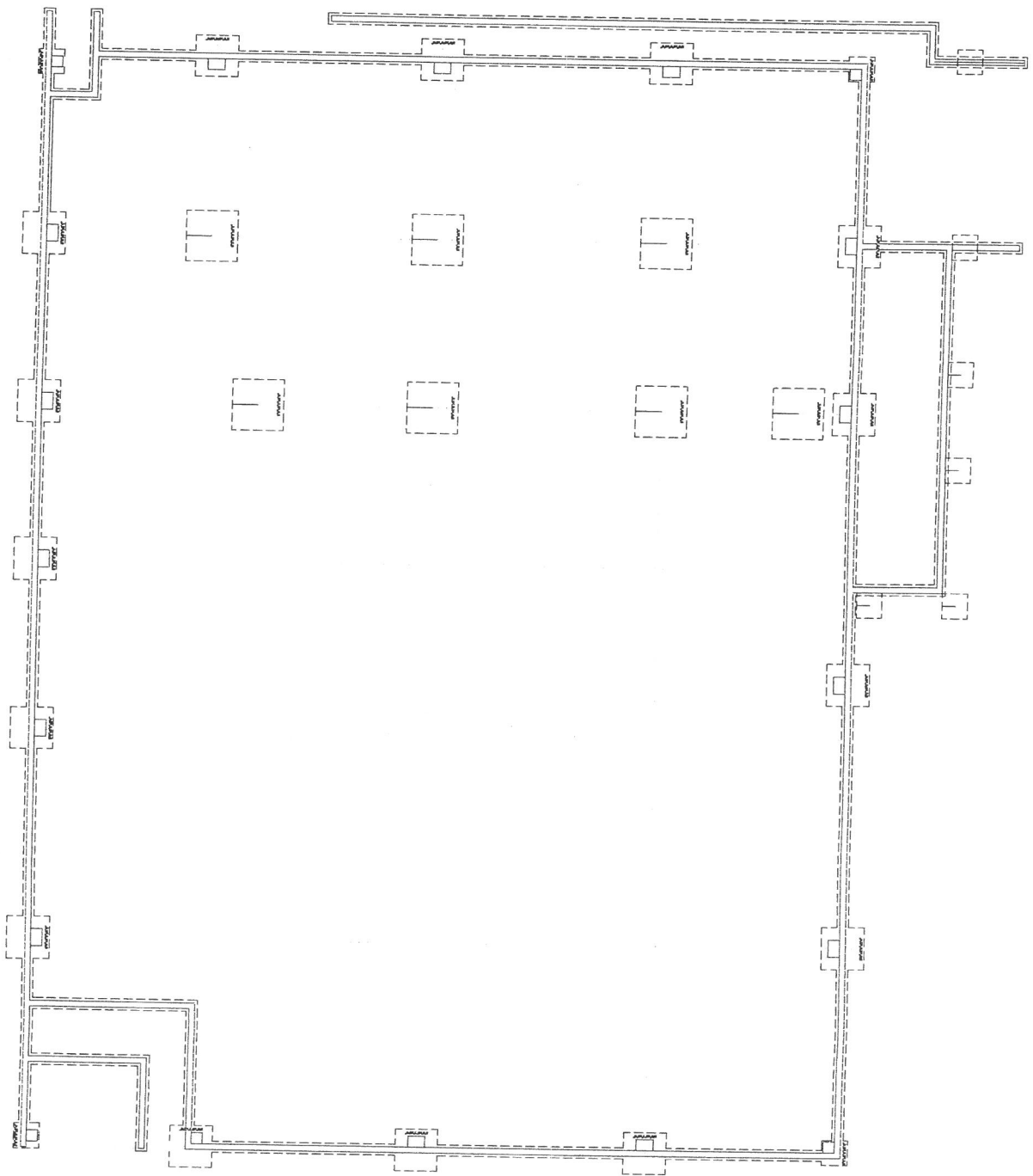
Sincerely,

Stephens & Smith Construction Co. Inc.

(Riley Petersen)
1542 S. 1st Street
Lincoln, NE 68502
(402)-475-8087

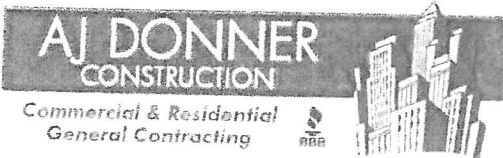
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5711 South 60th St. Omaha, NE 68117 Phone (402) 731-0363 Fax (402) 731-6388





Nebraska Community Playhouse
Preliminary BUDGET
12/13/2018



Adam Donner
Owner / Partner
Cell : (402) 419-6583
Office: (402) 770-1223
Fax: (855) 339-5439

Chief offers the following budget as information only, pending final plans and specification. The below information was considered in determining this budget number...

Building Loading-

- Governing Code - IBC2015
- MBMA 2002 Occupancy Category – Essential Facilities; Basic Wind Speed - 115 MPH
- Roof Live Load - 20 PSF; Roof Tributary Area Reduction Allowed: Yes.
- Required Minimum Uniform Roof Snow Load: 25 PSF.
- Ground Snow Load - 25 PSF
- Exposure Category - C; Importance Factor - 1.0; Topographical Factor - 1.0
- Spectral Response Acceleration at Short Periods – 13.06%
- Spectral Response Acceleration for 1 second – 4.92%
- Seismic Use Group – I; Seismic Site Class – C; Importance Factor - 1.0
- Collateral Load: 10# PSF

Building:

- Project will be a single building configuration:
Building: 108'-6" x 96'-6" w/ Single Slope Roof; 25:12 Slope.
17'-9" Low Side Eave; 20'-0" High Side eave.
- Mainframe columns are Tapered, Base Plate Elevation: 100'-0"
- End Walls: Non-Expandable Rigid Frames. Base Elevation: 100'-0"
- Bracing: X- Bracing, if required. Portal Frames, if required.
- Girts –Inset all walls.
- Base Condition: No notch in concrete, Base trim with drip edge.
- Roof: Chief MSC Mechanically Seamed Roof, 24 ga, Galvalume Finish; Thermal Blocks..
- Wall Panel – Chief Stand AP Profile Panel, (PVDF) Painted Finish, 26 ga.
- Trims: Chief Standard Color (PVDF): 26 ga. Transition Trims; Gable Trims: and Gutter & Downspouts.
- Mezzanine: Beams, columns, and bar joist construction with one set of steel pan stair system.

4400 East 39th Street
P.O. Box 848
Kearney, NE 68848-0848
Phone (308) 238-2755 Fax (308) 389-6704

3935 Westgate Road
P.O. Box 2078
Grand Island, NE 68802-2078
Phone (308) 389-7222 Fax (308) 389-7393

Building:

(continued)

- Deflection- Chief Standard:
 - Rafter and purlins without ceiling under Snow Load, Wind Load, or Live Load *L/ 180
 - Rafter and purlins with non-plaster ceiling under Snow Load, Wind Load, or Live Load L/ 240
 - Rafter and purlins supporting plaster ceiling under Snow Load, Wind Load, or Live Load L/ 360
 - Frame side-sway with metal walls under 10 year wind load EH/ 60
 - Frame side-sway with brittle wall material under 10 year wind load **H/ 100
 - Girts with metal wall panel under 10 year wind load L/ 90
 - Girts supporting brittle wall material under 10 year wind load L/ 240
 - Roof panel under Dead Load + Live Load L/ 60; Wall panel under 10 year wind load L/ 60
 - Note: if the Governing Code requires more stringent deflection criteria, the Governing Code will take precedence.
- * Live Load L/150 supporting metal roofing
- ** Brittle finish walls must be designed with hinge at the base unless noted otherwise.

Building Framing Coatings

- Standard Electro-coated Gray Oxide Primer for all Primary Framing & Secondary Framing.

Building Warranties

- Standard Limited Warranty- 5 Years
- Galvalume Panel Finish Limited Warranty- 25 Years.
- Ultra-Kote Premium Wall Panel Finish Limited Warranty-35 years.

Building Insulation

- Energy Saver System utilizing a black colored liner system, grid work of retainer straps, insulation, and fasteners.
Roof: R-35 Walls R-25

Building Canopy

- Based on utilization of fabricated structural steel tube columns and frame work, standard building purlins, standing seam roof panels, and flat soffit panel. All Chief standard products.
Approx 792 Sq Ft.

Not Included

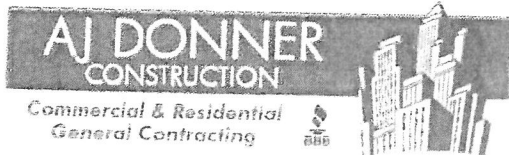
- Anchor Bolts.
- Light gauge framing.
- Erection; Unloading; Storage.
- Roof Curbs; Wall & Roof Penetration Sealing;
- Special coatings or finishes, Painting, Epoxies, Tnemec, etc
- Additional Loading and/or Openings Required by the HVAC Systems and/or Other Trades.
- Architectural plans; Engineering & Plans; Permits.
- Verification of material quantities upon delivery.
- Any items not specifically referred to in this proposal.
- Sales or Use Taxes.

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Nebraska Community Playhouse
Preliminary BUDGET
12/13/2018



Adam Donner
Owner / Partner
Cell : (402) 419-6583
Office: (402) 770-1223
Fax: (855) 339-5439

Chief offers the following budget as information only, pending final plans and specification. All amounts are for materials only and delivered to site. No taxes have been included in these budgets...

Chief Pre-Engineered Building System:	\$ 146,600.00
Fabricated Structural Steel Mezzanine/Stair System:	\$ 44,900.00
Covered Patio Canopy:	\$ 36,200.00
Energy Saver Insulation System:	\$ 26,600.00

Please contact me with any questions concerning this budget information. Chief appreciates this opportunity to be a part of this project.

Jim Fiala

Project Manager
308.238.2752 / 308.440.5753
Chief Construction Company
jim.fiala@chiefind.com



Trusted. Tested. True.

4400 East 39th Street
P.O. Box 848
Kearney, NE 68848-0848
Phone (308) 238-2755 Fax (308) 389-6704

3935 Westgate Road
P.O. Box 2078
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TABLE 403.3
MINIMUM VENTILATION RATES

OCCUPANCY CLASSIFICATION	PEOPLE OUTDOOR AIRFLOW RATE IN BREATHING ZONE, P_p , CFM/PERSON	AREA OUTDOOR AIRFLOW RATE IN BREATHING ZONE, P_a , CFM/FT ² ^a	DEFAULT OCCUPANT DENSITY #/1000 FT ² ^b	EXHAUST AIRFLOW RATE CFM/FT ² ^a
Correctional facilities				
Cells				
without plumbing fixtures	5	0.12	25	—
with plumbing fixtures [‡]	5	0.12	25	1.0
Dining halls (see food and beverage service)	—	—	—	—
Guard stations	5	0.06	15	—
Day room	5	0.06	30	—
Booking/waiting	7.5	0.06	50	—
Dry cleaners, laundries				
Coin-operated dry cleaner	15	—	20	—
Coin-operated laundries	7.5	0.06	20	—
Commercial dry cleaner	30	—	30	—
Commercial laundry	25	—	10	—
Storage, pick up	7.5	0.12	30	—
Education				
Auditoriums	5	0.06	150	—
Corridors (see public spaces)	—	—	—	—
Media center	10	0.12	25	—
Sports locker rooms [‡]	—	—	—	0.5
Music/theater/dance	10	0.06	35	—
Smoking lounges [¶]	60	—	70	—
Day care (through age 4)	10	0.18	25	—
Classrooms (ages 5-8)	10	0.12	25	—
Classrooms (age 9 plus)	10	0.12	35	—
Lecture classroom	7.5	0.06	65	—
Lecture hall (fixed seats)	7.5	0.06	150	—
Art classroom [‡]	10	0.18	20	0.7
Science laboratories [‡]	10	0.18	25	1.0
Wood/metal shops [‡]	10	0.18	20	0.5
Computer lab	10	0.12	25	—
Multiuse assembly	7.5	0.06	100	—
Locker/dressing rooms [‡]	—	—	—	0.25
Food and beverage service				
Bars, cocktail lounges	7.5	0.18	100	—
Cafeteria, fast food	7.5	0.18	100	—
Dining rooms	7.5	0.18	70	—
Kitchens (cooking) [¶]	—	—	—	0.7
Hospitals, nursing and convalescent homes				
Autopsy rooms [¶]	—	—	—	0.5
Medical procedure rooms	15	—	20	—
Operating rooms	30	—	20	—
Patient rooms	25	—	10	—
Physical therapy	15	—	20	—
Recovery and ICU	15	—	20	—
Hotels, motels, resorts and dormitories				
Multipurpose assembly	5	0.06	120	—
Bathrooms/toilet—private [‡]	—	—	—	25/50 [†]
Bedroom/living room	5	0.06	10	—
Conference/meeting	5	0.06	50	—
Dormitory sleeping areas	5	0.06	20	—
Gambling casinos	7.5	0.18	120	—
Lobbies/prefunction	7.5	0.06	30	—

(continued)

TABLE 403.3—continued
MINIMUM VENTILATION RATES

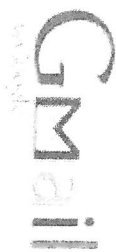
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Storage				
Repair garages, enclosed parking garages ^{b,d}	—	—	—	0.75
Warehouses	—	0.06	—	—
Theaters				
Auditoriums (see education)	—	—	—	—
Lobbies	5	0.06	150	—
Stages, studios	10	0.06	70	—
Ticket booths	5	0.06	60	—
Transportation				
Platforms	7.5	0.06	100	—
Transportation waiting	7.5	0.06	100	—
Workrooms				
Bank vaults/safe deposit	5	0.06	5	—
Darkrooms	—	—	—	1.0
Copy, printing rooms	5	0.06	4	0.5
Meat processing ^c	15	—	10	—
Pharmacy (prep. area)	5	0.18	10	—
Photo studios	5	0.12	10	—
Computer (without printing)	5	0.06	4	—

For SI: 1 cubic foot per minute = 0.0004719 m³/s, 1 ton = 908 kg, 1 cubic foot per minute per square foot = 0.00508 m³/(s · m²),
C = [(F) - 32]/1.8, 1 square foot = 0.0929 m².

- a. Based upon net occupiable floor area.
- b. Mechanical exhaust required and the recirculation of air from such spaces is prohibited (see Section 403.2.1, Item 3).
- c. Spaces unheated or maintained below 50°F are not covered by these requirements unless the occupancy is continuous.
- d. Ventilation systems in enclosed parking garages shall comply with Section 404.
- e. Rates are per water closet or urinal. The higher rate shall be provided where periods of heavy use are expected to occur, such as toilets in theaters, schools and sports facilities. The lower rate shall be permitted where periods of heavy use are not expected.
- f. Rates are per room unless otherwise indicated. The higher rate shall be provided where the exhaust system is designed to operate intermittently. The lower rate shall be permitted where the exhaust system is designed to operate continuously during normal hours of use.
- g. Mechanical exhaust is required and recirculation is prohibited except that recirculation shall be permitted where the resulting supply airstream consists of not more than 10 percent air recirculated from these spaces (see Section 403.2.1, Items 2 and 4).
- h. For nail salons, the required exhaust shall include ventilation tables or other systems that capture the contaminants and odors at their source and are capable of exhausting a minimum of 50 cfm per station.

12/19/2018

AJ Donner Construction Mail - Nebraska Communities Playhouse



Adam Donner <adam@ajdonnerconstruction.com>

Nebraska Communities Playhouse

jon@ieselectricinc.com <jon@ieselectricinc.com>
To: Adam Donner <adam@ajdonnerconstruction.com>

Wed, Dec 5, 2018 at 1:56 PM

RS Means is telling me \$25/Sq Ft.

From: Adam Donner <adam@ajdonnerconstruction.com>
Sent: Wednesday, December 5, 2018 1:46 PM
To: Jon Carpenter <jon@ieselectricinc.com>; Cesar Guerrero <cesar@luxurycomfortsolutions.com>; Randy Bouwens <randy@bouwensplumbing.com>; Cori Wernhof <cori@ieselectricinc.com>; Kevin@bouwensplumbing.com; Nate Kreiser <nate@krieserdywall.com>; Nathan Krieser <nkrieser1@hotmail.com>; Chris Beecham <chris@empirepaintingne.com>; Fiala, Jim <Jim.fiala@chiefind.com>; Riley Petersen <RPetersen@stephensandsmith.com>; gandgconst@yahoo.com
Subject: Nebraska Communities Playhouse

[Quoted text hidden]



Adam Donner <adam@ajdonnerconstruction.com>

Nebraska Communities Playhouse

chris@empirepaintingne.com <chris@empirepaintingne.com>
To: Adam Donner <adam@ajdonnerconstruction.com>

Sun, Dec 16, 2018 at 7:17 PM

looking at a budget of \$17,000 as long as its just walls and no trim or ceilings We can donate 5,000 worth of paint/labor so take off that so \$12,000 would be estimated cost

Chris Beecham
Owner, Empire Painting
402-805-0085
www.empirepaintingne.com

----- Original Message -----

Subject: Nebraska Communities Playhouse
From: Adam Donner <adam@ajdonnerconstruction.com>
Date: Wed, December 05, 2018 1:46 pm
To: Jon Carpenter <jon@ieselectrinc.com>, Cesar Guerrero <cesar@luxurycomfortsolutions.com>, Randy Bouwens <randy@bouwensplumbing.com>, Cori Wernhof <cori@ieselectrinc.com>, Kevin@bouwensplumbing.com, Nate Kreiser <nate@krieserdrywall.com>, Nathan Krieser <nkrieserrt@hotmail.com>, Chris Beecham <chris@empirepaintingne.com>, "Fiala, Jim" <Jim.fiala@chiefind.com>, Riley Petersen <RPetersen@stephensandsmith.com>, gandgconst@yahoo.com
[Quoted text hidden]

12/19/2018

AJ Donner Construction Mail - Nebraska Communities Playhouse



Adam Donner <adam@ajdonnerconstruction.com>

Nebraska Communities Playhouse

jon@ieselectrinc.com <jon@ieselectrinc.com>

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Subject: Nebraska Communities Playhouse

[Quoted text hidden]

PROPOSAL
BY
Custom Countertop Inc

4905 N. 56th Lincoln NE
402-466-9730
Fax 466-9723

Date: 12-7-2018

Bid To: AJ Donner Construction
Job Location: Hickman, NE
Project: Nebraska Communities Playhouse
Prepared By: Bruce

3cm Vicostone Quartz, Eased Edge Profile @ Concession Area and Box
Office, 4" Apron @ Vanity Tops, 4" Set on Backsplash @ Vanity Tops,
Undermount Sink Prep/Mount, Sinks Not Included, Supports Not Included,
Measured and Installed

Vicostone Group A Quartz	\$5403.00
<u>10% Discount</u>	<u>\$540.00</u>
	\$4863.00

Thank you,
Custom Countertop Inc.

*Sinks, countertop supports, and removal are not included unless noted above. Plumbing, electrical work, and backsplash are homeowner and/or contractor responsibility. Material, labor and tax is included in the installed price. Bid estimates are subject to change based on field measurements and all "remnant" pricing is based on Custom Countertop material selection.

**Granite and other stones are products of nature. Stone countertops WILL CONTAIN natural inclusions, fissures, and/or pits as a result of their geological formation. These are not flaws and material containing them will be fabricated as a standard and quality product.

Constructive Enterprises, Inc. Bid



6700 SW 16th Street • Lincoln, NE 68523 • Phone: 402-937-7009

Stage Theater
402-580-2435

217 Locust St.
Hickman, NE

Lead Opportunity Address:
217 Locust St.
Hickman, Ne

Print-date: 12-20-2018

Constructive Enterprises is pleased to present to you a preliminary estimate for your project. This estimate has been created with the details, plans and specifications that were provided to CEI at the time of estimate. The prelim drawings completed by Davis Design, dated 11/26/18 were used. Structural steel for risers, Labor to install structural steel, and Exterior finishes to meet City of Hickman's overlay corridor district regulations are not included.

Once a complete set of architectural drawings have been completed by Davis Design, CEI recommends that the project be rebid based off the approved and completed set.

Price Breakdown

Code	Description
1010 - Building permits	Not included at this time.
1120 - Surveys	
Soil Testing	Testing of soil as building pad is developed
2120 - Rough grading	
1400 - Temporary electric	
1490 - Other utility connections	
2100 - Footings and foundation	budget number only per prelim drawing provided by Davis Design estimated footings/foundations cost including interior footing pads for future risers system.
3500 - Flatwork material	budget number only per prelim drawing provided by Davis Design (no risers included)
3550 - Flatwork labor	budget number only per prelim drawing provided by Davis Design (no risers include)
PEMB	per prelim drawing provided by Davis Design price is for a Behlen Building
4400 - Insulation	To include black fabric in ceiling and walls, per prelim drawing provided by Davis Design with Energy Saver R-38 in roof and R-25 in walls
4300 - Exterior doors	Glass Store Front doors per prelim drawing provided by Davis Design
5730 - Electrical—final	With \$50,000.00 allowance for lighting fixtures (non stage)

5710 - Plumbing—final	includes restrooms per prelim drawing provided by Davis Design, all rough -in, and fixtures.
3610 - HVAC—rough	HVAC based off of cubic volume of space per prelim drawing provided by Davis Design
5100 - Drywall	Metal stud framing and drywall per prelim drawing provided by Davis Design
5300 - Painting—interior	prime and paint 2 coats per prelim drawing provided by Davis Design
5200 - Interior trim material	
5520 - Special flooring	commercial carpet tile
restroom acc. materials and labor	(8) partitions for stalls, handrails, soap and paper towel dispensers, mirrors
Framing Materials and labor	framing material to build a pergola over porch area and frame awnings over 2 windows on south side of building.
6200 - Final grade	
PEMB Erection	Erection of Behlen building
Constructive Enterprise Fee	
Fire Sprinklers	budget number only per prelim drawing provided by Davis Design
Misc. material	caulking, sealants, anchor bolts, baking material for grab bars and fire extinguishers
5400 - Cabinets and vanities	base cabinets and basic counter tops based budget number only per prelim drawing provided by Davis Design
Equipment	Equipment for construction process
6100 - Clean-up	project clean up during construction and post
5520 - Special flooring	Rubber flooring for stage area

Total Price: \$1,702,728.15

The above price is a base budget number based off the Davis Design prelim layout provided.

Signature

Print Name:

Date:

B6 Building and Development LLC Bid

B6 Building and Development LLC
724 S. 210th Cir.
Elkhorn, NE 68022
402-672-9929
Brandon Borgmann
brandon.borgmann@gmail.com

Brandon Borgmann
brandon.borgmann@gmail.com

Nebraska Communities Playhouse Hickman, NE - Initial Budget 12/20/18

Clarifications and Assumptions:
-This pricing is based in part on reasonable assumptions and is budgetary in nature. Prices may change based on final engineering and design.
-Architectural Design, Engineering, Permits, Surveying, Material Testing, and Utility Tap Fees are not included in this bid.
-Pricing does not include any special theater equipment, lighting, rigging, etc., provided and installed by others

PROJECT	DESCRIPTION	Building and Site	Comments
Nebraska Community Playhouse Hickman, NE			
SEC.			
A	Earthwork	\$56,550	Bid From Benchmark, Excavating
B	Utilities	\$22,540	Site Utilities
C	SWPPP	\$1,809	Silt Fence during construction
D	Site Paving	\$39,666	Sidwalks, Curbs and Exterior Stairs
E	Building Foundation and Slab	\$214,964	Building Slab on Grade, Building Footings and Stem Wall Supply and install of pre-engineered metal building shell, including standing seam metal roof R-19 wall insulation and R-35 roof insulation
F	Pre-Engineered Metal Building	\$258,533	Concrete block wall supporting hollowcore plank floor system for Mezzanine Seating, Lights and Sound area and Upper Level Storage. Stair is also included in this line item
G	Upper Level Mezzanine Seating Area, Light and Sound Booth and Support Wall	\$109,206	Exterior Building Allowance to meet the City of Hickman Design Standards- This line item covers exterior material not supplied and installed by pre-engineered building manufacturer
H	Building Exterior	\$66,774	Aluminum storefront doors at Entry Vestibule
I	Aluminum Storefront Vestibule and Patio Doors	\$29,595	Drywall, Paint, Ceiling Tile, Doors and Hardware at Loading Dock, Storage and Cast Area
J	Loading Dock, Storage and Cast Area	\$74,259	Drywall, Paint, Ceiling Tile, Doors and Hardware at Concessions Stand, Office and Box Office
K	Concession Stand, Office and Box Office	\$22,418	Doors, Hardware, Grab Bars, Toilet Partitions and Misc. Building Specialties
L	Doors, Hardware and Building Specialties	\$27,527	Interior Drywall, Paint and finishes not included in any other line item
M	Interior Walls	\$80,697	Supply and install Plumbing and Sewer per fixture count shown on drawings
N	Plumbing	\$70,097	Roof Top Forced Air units
O	Heating and Air Conditioning	\$63,612	Basic Electrical Package for standard lights and power. Theater Specialty Lighting system is not included
P	Electrical	\$110,445	Sod, small plantings and sprinkler system
Q	Landscaping	\$6,875	Supply and install Fire Suppression System as Required
R	Fire Sprinkler	\$30,429	Concrete Riser slab on Geo Foam Blocks, Install of owner provided seating
S	Seating and Riser System	\$75,980	Exterior Covered Patio Structure and Concrete Patio Slab
T	Exterior Covered Patio Area	\$27,048	
Total Construction Cost:		\$1,389,023	Thanks for the opportunity to bid this project!
\$/PSF	14,111	\$98.44	

Brandon Borgmann - B6 Building and Development LLC

BLB

Paul Davis Inc. Bid



Paul Davis Restoration

PAUL DAVIS RESTORATION - Lincoln
3641 S. 6th Street
Lincoln, NE 68502
Phone: (402) 474-1414
Fax: (402) 474-1467
Federal Tax Id #84-1691066

2018-12-18-1030ADDS

2018-12-18-1030ADDS

DESCRIPTION

QTY

1. Roof covering for patio	1.00 EA
2. Storefront - alum. frame	1.00 EA
3. Storefront - double door	1.00 EA
4. Stone veneer - DECORATIVE VENEER FOR PORTIONS OF STREET SIDES	1.00 EA
5. Aluminum window units	1.00 EA
6. Metal studding, PARTITION WALL TO SEPARATE AUDITORIUM FROM CAST AREA	1.00 EA
7. 5/8" drywall - PARTITION WALL	1.00 EA

Grand Total

\$98,877.98

Erik Robart



Paul Davis Restoration

PAUL DAVIS RESTORATION - Lincoln
3641 S. 6th Street
Lincoln, NE 68502
Phone: (402) 474-1414
Fax: (402) 474-1467
Federal Tax Id #84-1691066

2018-12-18-1030SHELL

2018-12-18-1030SHELL

DESCRIPTION

QTY

1. Pre-eng. Metal Building w/o sheeting (13500 sf)	1.00 EA
2. Wall panel	1.00 EA
3. Metal roofing	1.00 EA
4. Vinyl-faced insulation - 6"- WALLS	1.00 EA
5. Vinyl-faced insulation - 12"- ROOF	1.00 EA
6. Gutter / downspout	1.00 EA
7. Exterior doors	4.00 EA
8. Lockset - keyed - Heavy duty - Commercial grade	4.00 EA
9. Boom lift	1.00 EA
10. Scissor lift	1.00 EA
11. Permits & fees	1.00 EA

Grand Total

\$436,615.33

Erik Robart

PAUL DAVIS RESTORATION - Lincoln
3641 S. 6th Street
Lincoln, NE 68502
Phone: (402) 474-1414
Fax: (402) 474-1467
Federal Tax Id #84-1691066

2018-12-18-1030FOUND

2018-12-18-1030FOUND

DESCRIPTION

QTY

1. Building foundation excavation	1.00 EA
2. Trackhoe/excavator and operator	1.00 EA
3. Footings - labor & materials - Reinforced	1.00 EA
4. Concrete piers- 4'6" X 4' 6" X 3' 4"	1.00 EA
5. Concrete piers- 3'0" X 3'0" X 3'4"	1.00 EA
6. Rigid foam insulation board - 2"	1.00 EA
7. Concrete anchor bolt/epoxy	1.00 EA

Grand Total

\$76,950.98

Erik Robart

PAUL DAVIS RESTORATION - Lincoln
3641 S. 6th Street
Lincoln, NE 68502
Phone: (402) 474-1414
Fax: (402) 474-1467
Federal Tax Id #84-1691066

2018-12-18-1030FLAT

2018-12-18-1030FLAT

DESCRIPTION

QTY

1. Concrete slab on grade- 6"	1.00 EA
2. Concrete slab reinforcement	1.00 EA
3. Skid steer loader and operator	1.00 EA
4. Compacted fill material	1.00 EA
5. Concrete slab on grade - 4" - finished in place- PATIO AREA	1.00 EA

Grand Total

\$93,425.37

Erik Robart

PAUL DAVIS RESTORATION - Lincoln
3641 S. 6th Street
Lincoln, NE 68502
Phone: (402) 474-1414
Fax: (402) 474-1467
Federal Tax Id #84-1691066

2018-12-18-1030FLAT2

2018-12-18-1030FLAT2

DESCRIPTION

QTY

1. Add for depressed slab- FIRST THREE ROWS OF SEATING BELOW GRADE	1.00 EA
2. Drain pipe - corrugated - BELOW GRADE SUNKEN SEATING ROWS	1.00 EA
NOTE: FINAL WATER MANAGEMENT SYSTEM SPECS HAVE NOT BEEN DETERMINED AT THIS POINT	
3. Concrete steps- SOUTHEAST ENTRY	1.00 EA
4. Loading dock	1.00 EA
5. Concrete ramp slab on grade	1.00 EA

Grand Total

\$68,552.84

Erik Robart

PAUL DAVIS RESTORATION - Lincoln
3641 S. 6th Street
Lincoln, NE 68502
Phone: (402) 474-1414
Fax: (402) 474-1467
Federal Tax Id #84-1691066

2018-12-18-1030SIDE

2018-12-18-1030SIDE

DESCRIPTION

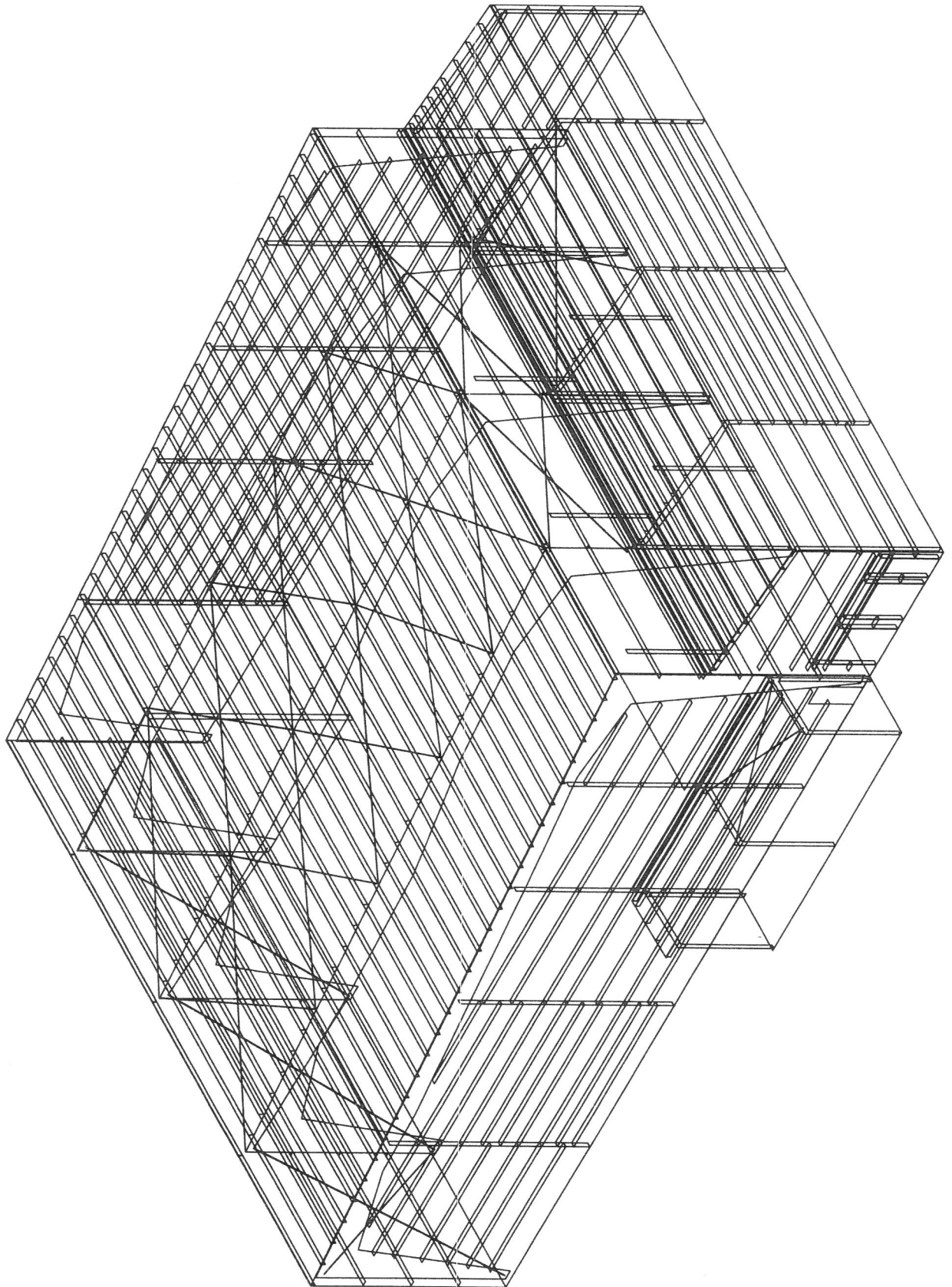
QTY

1. Concrete sidewalk - finished in place	1.00 EA
2. Add for reinforcement in concrete slab	1.00 EA
3. Curb and Gutter	1.00 EA
4. Compacted fill materials	1.00 EA
5. Skid steer loader and operator	1.00 EA

Grand Total

\$23,742.95

Erik Robart



Benchmark Excavating Bid

BENCHMARK EXCAVATING

ADDRESS: P.O. Box 6121 LINCOLN, NE 68506

PHONE: 402-601-1252

EMAIL: scottd@benchmarkexcavating.com

Date: 11-20-18

Bid to: Nebraska Communities Playhouse

Attn: Rex Wamsley

Project: Community Playhouse

Scope: Earthwork

Benchmark Excavating will provide the following scope of work for the above stated project.

1. Strip the site of all vegetation and haul off.
2. Remove the rock drive and parking area on the North side and haul off.
3. Scarify the existing soils and moisture condition as needed before placement of structural fill.
4. Strip the borrow site of vegetation and replace the striping material when all of the clay mining and export is complete. The clay borrow site shall be re graded back to farmable ground.
5. Import engineered approved clay soils from owners borrow site.
6. Place and compact the approved clay soils in controlled 1' lifts and have each lift tested for compaction and moisture content by owners geotechnical engineer every 1' vertically.
7. The entire site is to be built up to a sub grade elevation of 1250.0 which is 1' above the 100 year base flood elevation of 1249.0
8. Backfill the engineered foundation exterior walls after they are poured and cured.
9. Backfill all interior walls, ramp and grade the sloped theatre floors to proposed sub grades.
10. Grade all sidewalks and ramp to proposed grades.

Total Price \$56,550.00

Notes:

1. All work to be done in 4 mobilizations.. **Mobilization #1** to include items 1-7, **Mobilization #2** to include item 8, **Mobilization #3** to include item 9, **Mobilization #4** to include item 10.

Exclusions: layout, grade staking, over excavation, liability for underground unknowns, locating any private utilities, removal of hazardous materials, footing excavation, utility excavation, removal of footing or utility spoils, dewatering, geo grid or rock stabilization below any grades, under slab base material, silt fence installation or maintenance, inlet protection, construction entrance or maintenance, construction fencing, shoring, bonding and anything not included in the above scope of work.

* continued on page 2

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The Nebraska Communities Playhouse's Pro-Forma and Detailed Annual Budgets

The Nebraska Communities Playhouse's five-year pro-forma budget sheet (2017-2021), with supporting detailed budget sheets (2018-2021) are attached. These budget sheets reflect actual playhouse income and expenses for the most recent completed budget years (2017 and 2018) and projections for the next three years (2019-2021). For clarification, an explanation for certain budget entries is included as foot-notes to the budgets.

Included in budget years 2019-2021 is the cost for bank loans to complete construction if limited or no grants are approved for the construction project.

These budget sheets are based on actual playhouse receipts and realistic projections of future activities and support, due to past performance and support from the many people who have attended playhouse productions and other activities.

The Nebraska Communities Playhouse
Pro Forma Budget, Years 2019-2021

Current and Projected Operating Statement – Cash Basis

For the Cumulative Years with Year Ending on December 31, 2018

	Actual 2017	Actual 2018 (1)	Budget 2018 % (2)	Projected 2019 (3)	Projected 2020 (4)	Projected 2021(5)
Performance, Support, and Other Revenues						
Playhouse Income						
Ticket Sales	\$47,483.59	\$55,268.00	100%	\$121,400.00	\$236,640.00	\$297,070.00
Advertising	\$5,369.40	\$2,225.00	100%	\$18,750.00*	\$18,750.00*	\$18,750.00*
Concessions (6)	\$0.00	\$0.00	100%	\$3,000.00	\$5,850.00	\$7,371.00
Support						
Sponsor/Other Contributions	\$21,910.19	\$0.00	100%	\$6,000.00	\$12,000.00	\$12,000.00
Donor Contributions (Cash)	\$7,364.27	\$30,907.25	100%	\$50,000.00	\$35,000.00	\$25,000.00
Other Revenues						
Fund Raiser Income	\$11,344.84	\$13,887.33	100%	\$15,000.00	\$15,000.00	\$15,000.00
Storage Units' Rent	\$0.00	\$2,221.85	100%	\$12,780.00	\$12,780.00	\$12,780.00
Total Performance Income/Revenues	\$93,472.31	\$104,509.43	100%	\$226,930.00	\$336,020.00	\$387,971.00
Previous Year Cash Assets	\$397.50	\$19,106.63		\$2,098.98	\$12,517.70	\$22,695.08
Total:	\$93,869.81	\$123,616.06		\$229,028.98	\$348,537.70	\$410,666.08
Playhouse Expenses						
Salaries:						
Contractor	\$6,000.00	\$5,600.00	100%	\$10,500.00	\$10,500.00	\$10,500.00

Nebraska Communities Playhouse Pro Forma Budget

Full-time Employee	\$0.00	\$0.00		\$0.00	\$36,000.00	\$72,000.00
Part-time Employee	\$0.00	\$0.00		\$0.00	\$25,000.00	\$25,000.00
Property Taxes	\$1,704.90	\$0.00	100%	\$0.00	\$0.00	\$0.00
Employee (SS, Medicare, etc.)	\$0.00	\$0.00	100%	\$0.00	\$11,476.00	\$19,533.00
Rent	\$12,000.00	\$10,000.00	100%	\$0.00	\$0.00	\$0.00
225 Locust Street Loan Payment	\$0.00	\$1,036.00	100%	\$12,432.00	\$12,432.00	\$12,432.00
Utilities	\$4,454.08	\$5,841.53	100%	\$7,500.00	\$11,500.00	\$11,500.00
Ticketing (TA Fees)	\$199.00	\$199.00	100%	\$199.00	\$199.00	\$199.00
Credit Card Fees	\$762.00	\$1,084.26	100%	\$1,250.00	\$2,437.50	\$2,948.77
Internet	\$667.92	\$667.92	100%	\$667.92	\$667.92	\$667.92
Play Rights/Scripts	\$0.00	\$0.00	100%	\$0.00	\$0.00	\$0.00
Printing	\$624.69	\$648.25	100%	\$1,200.00	\$2,400.00	\$2,750.00
Postage	\$49.00	\$49.00	100%	\$98.00	\$147.00	\$147.00
Advertising	\$0.00	\$0.00	100%	\$21,875.00	\$21,875.00	\$21,875.00
Insurance	\$900.00	\$4,331.47	100%	\$7,749.00	\$7,749.00	\$7,749.00
Professional Fees (Legal, Surveying, Engineers, etc)	\$0.00	\$17,505.96	100%	\$24,000.00	\$2,000.00	\$500.00
New Construction Bank Loan Payments (\$575,000.00)	\$0.00	\$0.00	100%	\$47,464.20	\$47,464.20	\$47,464.20
Production Contracts/Payments	\$35,731.90	\$39,106.87	100%	\$76,165.08	\$118,320.00	\$130,152.00
Licenses	\$0.00	\$0.00	100%	\$1,500.00	\$250.00	\$250.00
Repairs and Maintenance	\$1,669.78	\$10,663.32	100%	\$2,500.00	\$2,500.00	\$2,500.00
Concessions	\$0.00	\$0.00	100%	\$1,500.00	\$2,925.00	\$3,517.50
Stage Props/Sets	\$5,000.00	\$5,000.00	100%	\$0.00	\$5,000.00	\$2,500.00
Costumes	\$5,000.00	\$5,000.00	100%	\$0.00	\$5,000.00	\$2,500.00
Asset Purchase (Lots)	\$0.00	\$14,783.50	100%	\$0.00	\$0.00	\$0.00

Nebraska Communities Playhouse Pro Forma Budget

Total Playhouse Expenses	74,763.18	\$121,517.08	100%	\$216,511.28	\$325,842.62	\$376,685.39
Excess (Deficiency) of Performance, Support, and Other Revenues and Over Expenses	\$19,106.63	\$2,098.98		\$12,517.70	\$22,695.08	\$33,980.69
Playhouse Assets (7)						
Costumes	\$110,000.00(8)	\$115,000.00	100%	\$115,000.00	\$120,000.00	\$122,500.00
Props and Sets	\$90,000.00 (9)	\$95,000.00	100%	\$95,000.00	\$100,000.00	\$102,500.00
Playhouse Support Infrastructure (Lights, curtains, computers, concession, etc.)	\$85,000.00(10)	\$85,000.00	100%	\$85,000.00	\$85,000.00	\$85,000.00
Playhouse Building at 225 Locust Street, Hickman, NE	0.00	\$485,000.00		\$485,000.00	\$485,000.00	\$485,000.00
Real Estate at 217 Locust Street, Hickman, NE (new theater auditorium on 2 ½ commercial lots with projected 2019 construction)	\$0.00	\$195,000.00	100%	\$1,192,500.00	\$1,192,500.00	\$1,192,500.00
New Playhouse Items (Awaiting/Installed in new playhouse) (11): Seats, Sound Boards, Lighting, etc. (Marcus Donation)	\$392,000.00	\$392,000.00	100%	\$392,000.00	\$392,000.00	\$392,000.00
Total Assets	\$677,000.00	\$1,367,000.00	202%	\$2,364,500.00	\$2,374,500.00	\$2,379,500.00

- (1) The specifics of the playhouse's 2018 Operating Budget is included in a separate attachment to the grant application.
- (2) The annual budget for 2018 is current as of December 31, 2018 (Performance Income, Support, Other Revenues). The NCP fiscal calendar years ends on December 31, 2018.
- (3) The projected 2019 income and expenses (budget) is based on the following factors and assumptions

Nebraska Communities Playhouse Pro Forma Budget

- a. Income. Income for the playhouse in 2019 will include recurring performance income from the existing playhouse, plus income from grants and donations, fund raising, and construction related grants, bank loans, etc. See attachment for a detailed listing of performance and new playhouse construction income.
 - b. Expenses. Expenses include all items related to recurring performance expenses, along with expenses related to funding for construction of the new playhouse.
 - * The \$25,000 tourism budget is supported and provided through a grant from the Nebraska Tourism Commission (Nebraska Tourism Development Grant).
- (4) The projected 2020 income and expenses (budget) is based on the following factors and assumptions
- a. Income. Income for 2020 will include partial activation of the new playhouse's multi-auditorium facility. Three 8-performance shows and two 12-performance shows will be conducted in Auditorium 1 and three 8-performance children theater productions in Auditorium 2. Other 'performing art' performances will also be conducted in the auditoriums, including youth theater, band/musicals, and dance recitals.
 - b. Expenses. Expenses include all items related to performance activities, along with continued financing expenses related to construction of the new playhouse.
 - * The \$25,000 tourism budget is supported and provided through a grant from the Nebraska Tourism Commission (Nebraska Tourism Development Grant).
- (5) The projected 2021 income and expenses (budget) is based on the following factors and assumptions
- a. Income. Income for 2021 will include receipts for the full-activation of the new playhouse's multi-auditorium facility. Five live theater and other performing arts performances will be conducted in both Auditoriums 1 and 2 (including youth theater, dance recitals, and band/musical performing arts in addition to the live, community theater performances).
 - b. Expenses. Expenses include all items related to performance activities, along with continued financing expenses related to the construction of the new playhouse.
 - * The \$25,000 tourism budget is supported and provided through a grant from the Nebraska Tourism Commission (Nebraska Tourism Development Grant).
- (6) Concessions for the Community Playhouse are allocated to the production companies/organizations putting on performances at the playhouse. This will change beginning in December 2019 and NCP will receive concession revenues (based on increased seating revenues from the new playhouse for the production companies/organizations).
- (7) Playhouse 'Production' Assets are listed separately from 'budget items' to reflect NCP's long-term capital assets and net worth.
- (8) Playhouse Costumes were consolidated under NCP beginning in the 2017/2018 season.
- (9) Playhouse Props and Sets were consolidated under NCP beginning in the 2017/2018 season.
- (10) Playhouse support infrastructure, including lights, curtains, sound equipment, etc., was consolidated under NCP beginning in the 2017/2018 season.

Nebraska Communities Playhouse Pro Forma Budget

- (11) New Playhouse items includes the over 800 commercial grade theater seats, sound boards, lighting, rails, and other items donated to the playhouse by Marcus Theaters

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PThe Nebraska Communities PlayhouseOperating Statement – Budget and Actual – Cash Basis (12/31/2018)
For the Cumulative Months and Year Ending on December 31, 2018

Performance, Support, and Other Revenues	Year to Date Actual	Annual Budget (1)	% to Date	Remaining Budget Balance	Total Actual (2)
Performance Income					
Ticket Sales	\$55,268.00	\$47,000.00	118%	\$0.00	\$55,268.00
Advertising	\$2,225.00	\$2,225.00	100%	\$0.00	\$2,225.00
Concessions (3)	\$0.00	\$0.00	100%	\$0.00	\$0.00
Sponsor Contributions	\$0.00	\$0.00	100%	\$0.00	\$0.00
Donor Contributions (Cash)	\$30,907.25	\$25,000.00	131%	\$0.00	\$30,907.25
Other Revenues					
Fund Raiser Income	\$13,887.33	\$10,000.00	139%	\$0.00	\$13,887.33
Storage Units' Rent	\$2,221.85	\$2,330.00	95%	\$0.00	\$2,221.85
Total Income/ Revenues	\$104,509.43	\$85,225.00	123%	\$0.00	\$104,509.43
Previous Year Cash Assets	\$19,106.63				\$19,106.63
Total:	\$123,616.06				\$123,616.06
Playhouse Expenses					
Salaries (Contractor)	\$5,600.00	\$5,600.00	100%	\$0.00	\$5,600.00
Rent	\$10,000.00	\$10,000.00	100%	\$0.00	\$10,000.00
225 Locust Street Loan Payment	\$1,036.00	\$1,036.00	100%	\$0.00	\$1,036.00
Utilities	\$5,841.53	\$5,841.53	100%	\$0.00	\$5,841.53
Ticketing (TA Fees)	\$199.00	\$199.00	100%	\$0.00	\$199.00
Credit Card Fees	\$1,084.26	\$1,084.26	100%	\$0.00	\$1,084.26
Internet	\$667.92	\$667.92	100%	\$0.00	\$667.92
Play Rights/Scripts	\$0.00	\$0.00	100%	\$0.00	\$0.00
Printing	\$648.25	\$648.25	100%	\$0.00	\$648.25
Postage	\$49.00	\$49.00	100%	\$0.00	\$49.00
Insurance	\$4,331.47	\$4,331.47	100%	\$0.00	\$4,331.47

Nebraska Communities Playhouse 2018 Operating Statement – Budget and Actual

Professional Fees (Legal, Surveying, Engineers, etc.)	\$17,505.96	\$17,505.96	100%	\$0.00	\$17,505.96
Production Contracts/Payments	\$39,106.87	\$39,106.87	100%	\$0.00	\$39,106.87
Licenses	\$0.00	\$0.00	100%	\$0.00	\$0.00
Repairs and Maintenance	\$10,663.32	\$10,663.32	100%	\$0.00	\$10,663.32
Concessions	\$0.00	\$0.00	100%	\$0.00	\$0.00
Stage Props/Sets	\$5,000.00	\$0.00	100%	\$0.00	\$5,000.00
Costumes	\$5,000.00	\$0.00	100%	\$0.00	\$5,000.00
Asset Purchase (217 Locust Street Lots)	\$14,783.50	\$14,783.50	100%	\$0.00	\$14,783.50
Total Expenses	\$121,517.08	\$121,517.08	100%	\$0.00	\$121,517.08
Excess (Deficiency) of Performance, Support, and Other Revenues and Over Expenses	Income/Cash Assets	Expenses	Percent to Date	Remaining Budget	Total Actual
Total:	\$123,616.06	\$121,517.08	102%	\$2,098.98	\$2,098.98
Playhouse Assets	Beginning	Added	%	Remaining	Total
Costumes (4)	\$110,000.00	\$5,000.00	100%	\$0.00	\$115,000.00
Props and Sets (5)	\$90,000.00	\$5,000.00	100%	\$0.00	\$95,000.00
Playhouse Support Infrastructure (Lights, curtains, computers, concession, etc.) (6)	\$85,000.000	\$0.00	100%	\$0.00	\$85,000.00
Playhouse Building at 225 Locust Street, Hickman, NE (7)	\$0.00	\$485,000.000	100%	\$0.00	\$485,000.00
Real Estate at 217 Locust Street, Hickman, NE (Commercial Lots, Hickman) (8)	\$0.00	\$195,000.00	100%	\$0.00	\$195,000.00
New Playhouse Items (Awaiting Construction): Seats, Sound Boards, Lighting, etc. (Marcus Donation) (9)	\$392,000.00	\$0.00	100%	\$0.00	\$392,000.00
Total Assets	\$677,000.00	\$690,000.00			\$1,367,000.00

Nebraska Communities Playhouse 2018 Operating Statement – Budget and Actual

- (1) Annual budget includes ticket sales, donations, etc.
- (2) Total Actual is Cumulative, with Fiscal Year ending on December 31, 2018
- (3) Concession income is provided to the production company/organization until the new playhouse addition opens.
- (4) Costume Assets is cumulative and includes those purchased/donated in earlier years
- (5) Props and Sets is cumulative and includes playhouse property purchased/donated in earlier years
- (6) Playhouse Support Infrastructure is cumulative and includes property purchased in earlier years
- (7) The playhouse building located at 225 Locust Street in Hickman, NE was purchased on November 2, 2018 and has a \$150,000 loan on it from Cattle Bank.
- (8) Real Estate is comprised of the playhouse owned 2 ½ commercial lots in downtown Hickman
- (9) New Playhouse items includes the over 800 commercial grade theater seats, sound boards, lighting, rails, and other items donated to the playhouse by Marcus Theaters.

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The Nebraska Communities Playhouse

Projected Operating Statement – Budget Vs Actual – Cash Basis

For the Cumulative Months and Year Ending on December 31, 2019

Performance, Support, and Other Revenues	Actual Previous Year (2018)	2019 Projected Budget	2019 % Change	Comments/Rational
Playhouse Income				
Ticket Sales	\$55,268.00	\$121,400.00	220%	Increased Revenue from 2 nd Auditorium performances in December 2019 (84% Occupancy:350/performance)
Advertising	\$2,225.00	\$18,750.00	491%	Revenue increase from NE Tourism Development Grant
Concessions	\$0.00	\$3,000.00	100+%	Begins with new Theater Aud. in December 2019
Support				
Sponsor Contributions	\$0.00	\$6,000.00	100+%	Sponsor of opening of new auditorium in December 2019
Donor Contributions (Cash)	\$30,907.25	\$50,000.00	162%	Increased donor contributions to support the new theater auditorium
Other Revenues				
Fund Raiser Income	\$13,887.33	\$15,000.00	110%	Increased fund raising to support the new theater auditorium
Storage Units' Rental	\$2,221.85	\$12,780.00	575%	Full year of storage unit rentals
Total Income/Revenues	\$104,509.43	\$226,930.00	233%	Increase due to addition of the new playhouse auditorium in December 2019
Previous Year Cash Assets	\$19,106.63	\$2,098.98		
Total:	\$123,616.06	\$229,028.98	195%	
Playhouse Expenses				

Nebraska Communities Playhouse 2019 Operating Statement – Budget and Projected

Salaries (Contractor)	\$5,600.00	\$10,500.00	186%	Increased contractor support for the new auditorium addition
Rent	\$10,000.00	\$0.00	0%	The current playhouse has been purchased
Bank Loan Payment	\$1,036.00	\$12,432.00	100+%	Monthly bank loan payments
Utilities	\$5,841.53	\$7,500.00	128%	Increased due to new auditorium addition
Ticketing (TA Fees)	\$199.00	\$199.00	0%	No change
Credit Card Fees	\$1,084.26	\$1,250.00	115%	Increased credit card use to support the new auditorium
Internet	\$667.92	\$667.92	0%	No change
Play Rights/Scripts	\$0.00	\$0.00	0%	No change expected
Printing	\$648.25	\$1,200.00	185%	Additional printing to support the new auditorium
Postage	\$49.00	\$98.00	200%	Additional postage required to support new auditorium activities
Advertising	\$0.00	\$21,875.00	100+%	
Insurance	\$4,331.47	\$7,749.08	177%	Increased insurance on the new building addition
Production Contract Agreement-Stage Theater	\$39,106.87	\$76,165.08	188%	Increased contract agreement payments to support activities in the new auditorium
Professional Fees (Legal, Surveying, Engineers, etc)	\$17,509.96	\$24,000.00	197%	Increase due to engineer and building contractor fees for new construction
New Construction Bank Loan Payments (\$575,000.00)	\$0.00	\$47,464.20	100+%	Construction Loan Payments for new auditorium
Licenses	\$0.00	\$1,500.00	100+%	Construction Licenses
Repairs and Maintenance	\$10,663.32	\$2,500.00	-234%	Additional Repairs due to new construction activity
Concessions	\$0.00	\$1,500.00	100+%	Cost of concessions for Dec
Stage Props/Sets	\$5,000.00	\$0.00	0%	None expected at this time
Costumes	\$5,000.00	\$0.00	0%	None expected at this time
Asset Purchase	\$14,783.50	\$0.00	0%	None expected. Construction costs figured separately
Total Expenses	\$121,517.08	\$216,511.28	178%	
Excess (Deficiency) of Performance, Support, and Other	\$2,098.98	\$12,517.70	100+%	

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Projected Operating Statement – Budget Vs Actual – Cash Basis

For the Cumulative Months and Year Ending on December 31, 2020

Performance, Support, and Other Revenues	Previous Year (2019) Budget	2020 Projected Budget	2020 % Change	Comments/Rational
Performance Income				
Ticket Sales	\$121,400.00	\$236,640.00	195%	Five performances in the new larger auditorium and three youth performances in the smaller auditorium (60% sold seats)
Advertising	\$18,750.00	\$18,750.00	0%	
Concessions	\$3,000.00	\$5,850.00	195%	
Support				
Sponsor Contributions	\$6,000.00	\$12,000.00	200%	Two shows in the main auditorium sponsored
Donor Contributions (Cash)	\$50,000.00	\$35,000.00	-142%	
Other Revenues				
Fund Raiser Income	\$15,000.00	\$15,000.00	0%	
Storage Units' Rent	\$12,780.00	\$12,780.00	0%	
Total Income/Revenues	\$226,930.00	\$336,020.00	148%	
Previous Year Cash Assets	\$2,098.98	\$12,517.70		
Total:	\$229,028.98	\$348,537.70	152%	
Expenses				
Salaries Contractor	\$10,500.00	\$10,500.00	0%	
Full-time		\$36,000.00	100%	
Part-time		\$25,000.00	100%	
Employee Social Security, Medicare, Income taxes, etc.	\$0.00	\$11,476.00	100%	Added benefit costs for full and part-time employees
Rent	\$0.00	\$0.00	0%	

Nebraska Communities Playhouse 2020 Operating Statement – Budget and Projected

Bank Loan Payment (225 Locust Street, Hickman, NE)	\$12,432.00	\$12,432.00	0%	
Utilities	\$7,500.00	\$11,500.00	153%	Increase due to new addition
Ticketing (TA Fees)	\$199.00	\$199.00	0%	
Credit Card Fees	\$1,250.00	\$2,437.50	195%	Increase due to increased ticket sales
Advertising	\$21,875.00	\$21,875.00	0%	25% of NE Tourism Grant of \$10,500/ \$15,000
Internet	\$667.92	\$667.92	0%	
Play Rights/Scripts	\$0.00	\$0.00	0%	
Printing	\$1,200.00	\$2,400.00	200%	
Postage	\$98.00	\$147.00	150%	
Insurance	\$7,749.08	\$7,749.00	0%	
Production Contract Agreement-Stage Theater	\$76,165.08	\$118,320.00	155%	
Professional Fees (Legal, Surveying, Engineers, etc)	\$24,000.00	\$2,000.00	- 1,200%	
New Construction Bank Loan Payments (\$575,000.00)	\$47,464.20	\$47,464.20	0%	
Licenses	\$1,500.00	\$250.00	-600%	
Repairs and Maintenance	\$2,500.00	\$2,500.00	0%	
Concessions	\$1,500.00	\$2,925.00	195%	
Stage Props/Sets	\$0.00	\$5,000.00	0%	
Costumes	\$0.00	\$5,000.00	0%	
Asset Purchase	\$0.00	\$0.00	0%	
Total Expenses	\$216,511.28	\$325,842.62	152%	
Excess (Deficiency) of Performance, Support, and Other Revenues and Over Expenses	\$12,517.70	\$22,695.08	181%	Added cost of full and part-time employee plus benefits
Playhouse Assets				
Costumes	\$115,000.00	\$120,000.00	.01%	
Props and Sets	\$95,000.00	\$100,000.00	.01%	
Playhouse Support Infrastructure (Lights, curtains, computers, concession, etc.)	\$85,000.00	\$85,000.00	0%	

Nebraska Communities Playhouse 2020 Operating Statement – Budget and Projected

Playhouse Building at 225 Locust Street, Hickman, NE	\$485,000.00	\$485,000.00	0%	
Real Estate at 217 Locust Street, Hickman, NE (new theater auditorium on 2 ½ commercial lots)	\$994,500.00	\$994,500.00	0%	
Playhouse Items (Awaiting/Installed in new playhouse) (8): Seats, Sound Boards, Lighting, etc. (Marcus Donation)	\$392,000.00	\$392,000.00	0%	
Total Assets	\$2,364,500.00	\$2,374,500.00	.01%	

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The Nebraska Communities Playhouse

Projected Operating Statement – Budget Vs Actual – Cash Basis
For the Cumulative Months and Year Ending on December 31, 2021

Performance, Support, and Other Revenues	Previous Year (2020) Budget	2021 Projected Budget	2021 % Change	Comments/Rational
Performance Income				
Ticket Sales	\$236,640.00	\$297,070.00	125%	Five performances and one cabaret in the main and three in the smaller, youth auditorium (70% sold seats) plus two musician and two dance recitals
Advertising	\$18,750.00	\$18,750.00	0%	
Concessions	\$5,850.00	\$7,371.00	126%	
Support				
Sponsor Contributions	\$12,000.00	\$12,000.00	0%	
Donor Contributions (Cash)	\$35,000.00	\$25,000.00	-140%	
Other Revenues				
Fund Raiser Income	\$15,000.00	\$15,000.00	0%	
Storage Units' Rent	\$12,780.00	\$12,780.00	0%	
Total Income/Revenues	\$336,020.00	\$387,971.00	115%	
Previous Year Cash Assets	\$12,517.70	\$22,695.08	194%	
Total:	\$348,537.70	\$410,666.08	118%	
Expenses				
Salaries Contractor Full-time	\$10,500.00	\$10,500.00	0%	Addition of a second full-time employee in 2021.
Part-time	\$36,000.00	\$72,000.00	200%	
	\$25,000.00	\$25,000.00	0%	
Employee Social Security, Medicare, Income Taxes, etc.	\$11,476.00	\$19,533.00	170%	Addition of a full-time employee
Rent	\$0.00	\$0.00	0%	

Nebraska Communities Playhouse 2021 Operating Statement – Budget and Projected

Bank Loan Payment (225 Locust Street, Hickman, NE)	\$12,432.00	\$12,432.00	0%	
Utilities	\$11,500.00	\$11,500.00	0%	
Ticketing (TA Fees)	\$199.00	\$199.00	0%	
Credit Card Fees	\$2,437.50	\$2,948.77	121%	
Advertising	\$21,875.00	\$21,875.00	0%	25% of NE Tourism Grant of \$10,500/ \$15,000/\$20,000
Internet	\$667.92	\$667.92	0%	
Play Rights/Scripts	\$0.00	\$0.00	0%	
Printing	\$2,400.00	\$2,750.00	114%	
Postage	\$147.00	\$147.00	0%	
Insurance	\$7,749.00	\$7,749.00	0%	
Production Contract Agreement-Stage Theater	\$118,320.00	\$130,152.00	110%	
Professional Fees (Legal, Surveying, Engineers, etc)	\$2,000.00	\$500.00	-400%	
Licenses	\$250.00	\$250.00	0%	
New Construction Bank Loan Payments (\$575,000.00)	\$47,464.20	\$47,464.20	0%	
Repairs and Maintenance	\$2,500.00	\$2,500.00	0%	
Concessions	\$2,925.00	\$3,517.50	120%	
Stage Props/Sets	\$5,000.00	\$2,500.00	-200%	
Costumes	\$5,000.00	\$2,500.00	-200%	
Asset Purchase	\$0.00	\$0.00	0%	
Total Expenses	\$325,842.62	\$376,685.39	116%	
Excess (Deficiency) of Performance, Support, and Other Revenues and Over Expenses	\$22,695.08	\$33,980.69	150%	
Playhouse Assets				
Costumes	\$120,000.00	\$122,500.00	.01%	
Props and Sets	\$100,000.00	\$102,500.00	.01%	
Playhouse Support Infrastructure (Lights, curtains, computers, concession, etc.)	\$85,000.00	\$85,000.00	0%	
Real Estate at 225 Locust Street, Hickman, NE	\$485,000.00	\$485,000.00	0%	

Nebraska Communities Playhouse 2021 Operating Statement – Budget and Projected

Real Estate at 217 Locust Street, Hickman, NE (new theater auditorium on 2 ½ commercial lots)	\$994,500.00	\$994,500.00	0%	
New Playhouse Items (Awaiting/Installed in playhouse) (8): Seats, Sound Boards, Lighting, etc. (Marcus Donation)	\$392,000.00	\$392,000.00	0%	
Total Assets	\$2,374,500.00	\$2,379,500.00	.01%	

8

Nebraska Communities Playhouse Support Letters

Support Letters from the Nebraska Communities Playhouse Board of Directors, Hickman's Mayor and City Council, and the Hickman Area Planning Commission are attached.

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The Nebraska Communities Playhouse

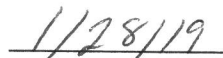
To: Whom it May Concern

December 20, 2018

From: The Nebraska Communities Playhouse Board of Directors

On this date a meeting of the Nebraska Communities Playhouse's Board of Directors was convened to discuss and review the ongoing planning and initial construction related activities for the new 420-person performing arts addition to the playhouse. During the meeting all Board of Director Members affirmed their support for the new addition and pledged to continue their work and efforts to make this new addition a reality for the playhouse's supported communities.


Robert S. Wamsley, President
Nebraska Communities Playhouse


Date



115 Locust Street, P.O. Box 127
Hickman, NE 68372-0127
Phone 402.792.2212 - Fax 402.792.2210
www.hickman.ne.gov



January 23, 2019

Lincoln Convention & Visitors Bureau
Visitors Promotion Committee
3 Landmark Centre
1128 Lincoln Mall, Suite 100
Lincoln, NE 68508

RE: Letter of Support for Lincoln Lancaster County Visitor Improvement Grant

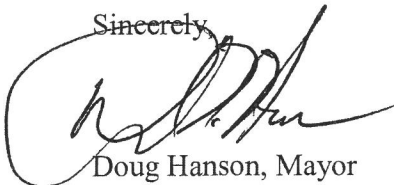
Visitors Promotion Committee members,

On behalf of the City of Hickman, it is with great pride to offer our support for the Nebraska Communities Playhouse application to the 2019 Lincoln Lancaster County Visitor Improvement Grant. The Nebraska Communities Playhouse plays a vital role in the attractiveness of Southern Lancaster County and brings visitors from throughout the region to the City of Hickman.

The addition of a new 415-person theatrical auditorium in downtown Hickman will have an immensely positive impact on the economic revitalization of the area. Through your support, the addition of a large playhouse will provide an anchor for the continued redevelopment of Hickman's downtown.

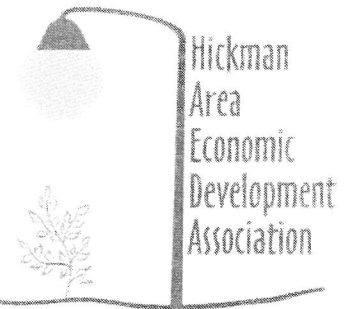
Thank you for your consideration of the Nebraska Communities Playhouse application and your continued assistance in helping make Southern Lancaster County attractive to new visitors and businesses.

Sincerely,



Doug Hanson, Mayor

**H. A. E. D. A.
PO Box 127
Hickman, NE 68372**



January 23, 2019

Lincoln Convention & Visitors Bureau
Visitors Promotion Committee
3 Landmark Centre
1128 Lincoln Mall, Suite 100
Lincoln, NE 68508

RE: Nebraska Communities Playhouse Letter of Support

Visitors Promotion Committee members,

On behalf of the Hickman Area Economic Development Association, we would like to extend our strong support for the Nebraska Communities Playhouse application to the 2019 Lincoln Lancaster County Visitors Improvement Grant for a new theatrical auditorium. Nebraska Communities Playhouse has been a great attraction to downtown Hickman and we are excited for their efforts to come to fruition on the construction of a new 415 seat auditorium.

The addition of the new Nebraska Communities Playhouse will boost the economic revitalization of downtown Hickman and be a substantial attraction for Southern Lancaster County. We respectfully request your financial grant support to the Nebraska Communities Playhouse project.

Sincerely,

Silas Clarke, Director

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Nebraska Communities Playhouse Non-Profit Certification

The IRS Determination Letter and Certification Letter from the Nebraska Secretary of State, identifying the Nebraska Communities Playhouse as a 501(c)(3) Nonprofit Corporation are attached.

INTERNAL REVENUE SERVICE
P. O. BOX 2508
CINCINNATI, OH 45201

DEPARTMENT OF THE TREASURY

Date: **MAY 25 2016**

THE NEBRASKA COMMUNITIES PLAYHOUSE
18545 SOUTH 96TH STREET
HICKMAN, NE 68372-0000

Employer Identification Number:
81-2679156

DLN:
26053544002606

Contact Person:
CUSTOMER SERVICE ID# 31954

Contact Telephone Number:
(877) 829-5500

Accounting Period Ending:
December 31

Public Charity Status:
509(a)(2)

Form 990/990-EZ/990-N Required:
Yes

Effective Date of Exemption:
May 17, 2016

Contribution Deductibility:
Yes

Addendum Applies:
No

Dear Applicant:

We're pleased to tell you we determined you're exempt from federal income tax under Internal Revenue Code (IRC) Section 501(c)(3). Donors can deduct contributions they make to you under IRC Section 170. You're also qualified to receive tax deductible bequests, devises, transfers or gifts under Section 2055, 2106, or 2522. This letter could help resolve questions on your exempt status. Please keep it for your records.

Organizations exempt under IRC Section 501(c)(3) are further classified as either public charities or private foundations. We determined you're a public charity under the IRC Section listed at the top of this letter.

If we indicated at the top of this letter that you're required to file Form 990/990-EZ/990-N, our records show you're required to file an annual information return (Form 990 or Form 990-EZ) or electronic notice (Form 990-N, the e-Postcard). If you don't file a required return or notice for three consecutive years, your exempt status will be automatically revoked.

If we indicated at the top of this letter that an addendum applies, the enclosed addendum is an integral part of this letter.

For important information about your responsibilities as a tax-exempt organization, go to www.irs.gov/charities. Enter "4221-PC" in the search bar to view Publication 4221-PC, Compliance Guide for 501(c)(3) Public Charities, which describes your recordkeeping, reporting, and disclosure requirements.

Letter 5436

THE NEBRASKA COMMUNITIES PLAYHOUSE

Sincerely,

A handwritten signature in black ink, appearing to read "Jeffrey I. Cooper". The signature is stylized with a large initial "J" and a long horizontal stroke at the end.

Jeffrey I. Cooper
Director, Exempt Organizations
Rulings and Agreements

STATE OF NEBRASKA

United States of America, }
State of Nebraska }

Secretary of State
State Capitol
Lincoln, Nebraska

I, John A. Gale, Secretary of State of the
State of Nebraska, do hereby certify that

THE NEBRASKA COMMUNITIES PLAYHOUSE

a Nonprofit Corporation filed Articles of Incorporation on May 17, 2016.

I further certify that attached is a true and correct copy of the above
mentioned Articles of Incorporation.

*This certificate is not to be construed as an endorsement,
recommendation, or notice of approval of the entity's financial
condition or business activities and practices.*

In Testimony Whereof,



I have hereunto set my hand and
affixed the Great Seal of the
State of Nebraska on this date of

May 17, 2016

John A. Gale
Secretary of State

Articles of Incorporation

ARTICLES OF INCORPORATION

OF

The Nebraska Communities Playhouse

ARTICLE I. CORPORATE NAME

The name of this Corporation is "The Nebraska Communities Playhouse." The Corporation hereby elects to be organized under the provisions of the Nebraska Nonprofit Corporation Act as a nonprofit organization.

ARTICLE II. PURPOSE

This Corporation is formed exclusively for educational and charitable purposes within the meaning of section 501(c)(3) of the Internal Revenue code, as amended, or the corresponding section of any future federal tax code. The Nebraska Communities Playhouse will operate under the provisions of the Nebraska Nonprofit Corporation Act as a public charity under Section 501(c)(3) of the Internal Revenue Code. The Corporation's principle purpose is to enhance the quality of life in its supported southeast Nebraska communities by providing quality theatrical experiences for the communities' residents and others living in Nebraska and across the country, and providing for the training and education of Actors, Directors, and others involved in theater productions and by providing an opportunity to demonstrate and improve their skills by participating in theatrical productions. The playhouse will also support and participate in other charitable activities supporting and enhancing the quality of life for its supported communities.

This Corporation is a Public Benefit Corporation.

This Corporation will not have members.

ARTICLE III. POWERS

This Corporation shall have and possess all powers that may be lawfully exercised by a nonprofit corporation under the laws of the State of Nebraska, so long as the exercise of such powers is not inconsistent with the provisions of Article II.

ARTICLE IV. PROHIBITED ACTIVITIES

Capital Stock and Dividends. Prohibited. The corporation shall not have or issue shares of capital stock. No part of the net earnings of the Corporation shall inure to the benefit of, or be redistributable to its trustees, its directors, officers, or other private persons, except that the Corporation shall be authorized and empowered to pay reasonable compensation for services rendered and to make payments and distributions in the furtherance of the purposes as set forth in Article II. No part of the activities of the corporation shall be the carrying on of propaganda, or otherwise attempting to influence legislation, and the Corporation shall not participate in, or intervene in (including, without limitation, the publishing, lobbying or distribution of statements) any political campaign on behalf of or in opposition to any candidate for public office. Notwithstanding any other provisions of these articles, the Corporation shall not carry on any other activities not permitted to be carried on by (a) a corporation exempt from Federal income tax under I.R.C. Section 501(c)(3), as amended, or the corresponding section of any future federal tax code or (b) a corporation, contributions to which are deductible under I.R.C. Section 170(c)(2), as amended, or the corresponding section of any future federal tax code.

Notwithstanding any other provision of these articles, this corporation shall not, except to an insubstantial degree, engage in any activities or exercise any powers that are not in furtherance of the purposes of this corporation.

ARTICLE V. DURATION

The period of existence of this corporation shall be perpetual.

ARTICLE VI. PLACE OF BUSINESS

The principal place of business of this corporation is:
18545 South 96th Street
Hickman, NE 68372
Lancaster County

The Registered Agent is Rex E. Wamsley
The Registered office is located at:
18545 South 96th Street
Hickman, NE 68372

ARTICLE VII. INCORPORATOR

The Incorporator for the Nebraska Communities Playhouse is Rex E. Wamsley. His address and phone number is:

Rex E. Wamsley
18545 South 96th Street
Hickman, NE 68372
(402) 610-0687

ARTICLE VIII. AMENDMENTS

These articles may be amended by a majority vote of the Directors at any regular meeting or special meeting called for that purpose.

ARTICLE IX. DISSOLUTION OF CORPORATION

Upon dissolution of the Corporation, the Board of Directors shall, after paying or making provisions for the payment of all liabilities of the Corporation, dispose of all the assets of the Corporation exclusively for the purposes of the Corporation in such manner, or to such organization or organizations organized and operated exclusively for charitable, educational, religious, literary or scientific purposes as shall, at the time qualify as an exempt organization or organizations under I.R.C. Section 501(c)(3), as amended, or the corresponding section of any future federal tax code, as the Board of Directors shall determine. Any such assets not so disposed of shall be disposed of by a Court of Competent Jurisdiction in Lancaster County, Nebraska, exclusively for such purposes or to such organization or organizations, as said Court shall determine, which are organized and operated exclusively for such purposes.

ARTICLE X. RACIALLY NONDISCRIMINATORY POLICY

The Nebraska Communities Playhouse Corporation will not discriminate against any person on a basis of race, color, religion, national or ethnic origin, or sexual orientation. In its hiring, educational, charitable or other operations the Corporation offers full and equal access to all of its rights, privileges, programs, and activities in a nondiscriminatory manner.

ARTICLE XI. LIMITATION OF LIABILITY

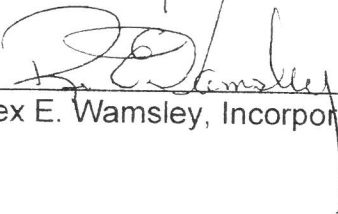
To the maximum extent permitted by applicable law and effective immediately, no Director of the Corporation shall be liable to the Corporation for monetary damages for breach of fiduciary duty as or conduct as a Director; provided however that this article shall not eliminate or limit the liability of a Director (a) for any breach of the Director's

duty of loyalty to the corporation; (b) for acts or omissions not in good faith or which involve intentional misconduct or a knowing violation of law; (c) a violation of Conflict of Interest Laws; or (d) for any transaction for which the Director derived an improper benefit. This article shall not eliminate or limit the liability of a Director for any act or omission occurring prior to the date on which this article becomes effective.

ARTICLE XII. TAX EXEMPT PURPOSES

Notwithstanding any other provision of these Articles, the Corporation shall not carry on any activities not permitted to be carried on by (a) a corporation exempt from Federal income tax under I.R.C. Section 501(c)(3) (or corresponding provision of any future United States Internal Revenue laws) or (b) a corporation contribution to which are deductible under I.R.C. Section 170(c)(2) (or corresponding provisions of any future United States Internal Revenue law).

IN WITNESS WHEREOF, I have hereunto set my hand this 17th day of May, 2016.



Rex E. Wamsley, Incorporator

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Nebraska Communities Playhouse Grant Amount Request

The Nebraska Communities Playhouse requests the following grant amounts be authorized to support the 420-person performing arts addition to the playhouse.

Expanding and Improving any existing visitor attraction/New Construction

1. New playhouse site preparation, including excavating, fill dirt, grading, compaction, and elevation of site above the 100-year flood plain base elevation of 1249.0. This includes backfill of all interior walls, ramp and grade the theater floors to proposed subgrades. Grade all sidewalks and ramp to proposed grades.

Request Grant Assistance of \$56,550

2. Playhouse building foundation and slab, plans, footings, and related construction preparation, including the emplacement of plumbing, electrical and other utility items supporting construction.

Request Grant assistance of \$239,313

Total Grant Request: \$295,863