



MINUTES
BOARD OF DIRECTORS
Wednesday, October 1, 2025

The meeting was called to order at 9:30 a.m. by 2026 President Brad Fricke.

Present:

Brad Fricke, President	Jessica Sawyer, (Past Pres.) Director 2026
Jill Anderson, President-Elect	Angie Thiel, 2026 Women's Council President
Charles Chadwick, Secretary-Treasurer	Trac Burkhardt 2025 Women's Council President
Darla Bengtson, Director 2026	Milt Schnieder, Diversity Scholarship Chair
Mike McGlynn, Director 2028	Brooke Ayoub, Young Professionals Network Chair
Sarina McNeel, Director, 2027	Dylan Dravland, Young Professionals Network Vice-Chair
Nicole Riddle, Director, 2028	Doug Rotthaus, Chief Executive Officer
Kyle Schulze, Director 2027	Donna Shipley, Programs Director
Angel Starks, Director 2027	Jordan Forbes, Marketing and Events
Ervin Youmans, Director 2026	

Excused:

Susan Clark, (GPRMLS Chair) Director 2026
Brent Rasmussen, (Affiliates) Director 2026

Total meeting attendance = 18 (12 Directors, 3 Staff, 4 Guests)

It was moved, second, and carried to approve the agenda for the meeting.

Brad Fricke reported on the Conduct Policies for the OABR Board of Directors meetings and requested that all Directors and guests sign and return the agreement.

Officer Reports

It was moved, seconded and carried to approve the meeting minutes dated August 27, 2025.

The monthly financial statements were reviewed and filed for audit.

It was moved, seconded, and carried to approve the applications presented for REALTOR® and Affiliate membership.

It was moved, seconded to adopt the 2026 Strategic Plan Vision and Mission Statement as presented.

The Board reviewed market activity and statistics.

ADVOCACY

Governmental Affairs

Charles Chadwick reported that guest speaker Michael Goodwillie, Douglas County Assessor/Register of Deeds spoke about exemption issues, property taxes and assessment values.

It was moved, seconded and carried for the OABR Board of Directors to contribute \$800 to Douglas County Board Chairman Roger Garcia and \$500 to Douglas County Commissioner Mike Friend.



Charles Chadwick gave an update for the Nebraska Real Estate Commission meetings which included Paul Vojchehoske appointment to fill the vacant seat formally held by Lisa Ritter.

RPAC

Sarina McNeel reported the local 2025 RPAC efforts have raised \$140,736 and \$8,056 in pledges towards a goal of \$186,550. OABR is still short under \$17,000. Hall of Fame is scheduled for October 14 at Happy Hollow Country Club and RPAC CE and Headshot Day is December 3, 2025.

KNOWLEDGE

Professional Development

Nicole Riddle reported that At Home With Diversity class was held on September 4 with national speaker, Nate Johnson. Talk Safety to Me: Inside the Response Team was held on September 18 as a “Lunch and Learn” and Blockchain Technology was held on September 25.

Diversity Scholarship

Milt Schneider reported that the Diversity Scholarship Committee interviewed 4 candidates and approved two for the Diversity Scholarship.

ENGAGEMENT

Social Events

Nicole Riddle reported the OABR Chili Cook-Off is scheduled for October 8.

YPN Advisory Committee

Brooke Ayoub reported REALTOR® games were held on September 3 at Crosskey Villages Park, Empower Hours with NREC Director Joe Gehrki is scheduled for October 28 and Tech Summit will be held on January 8, 2026 with assistance from the Professional Development Committee.

Affiliate

OABR Turkey Bowl is scheduled for November 19 at Maplewood Lanes. Sponsorships are open now and team registration will open October 13.



Foundation

Jessica Sawyer reported that the OABR Foundation approved sponsorships for the Builders of The Future event on October 2, 2025 and Heartland Hope Gala on October 24, 2025. Next meeting is scheduled for October 15, 2025 at 9:00am.

GPRMLS

Doug Rotthaus reported the Broker Public Portal has been rebranded as Cribio. Much information to follow.

Women's Council Omaha Network

Women's Council President Burkhardt reported golf was held on September 16 at Tiburon Golf Club. Member Appreciation will be October 21 at the Topsy Pig, the Holiday Boutique is November 20, and the Installation of Angie Thiel will be held on December 16 at Champion Run.

Future Meetings

Future meetings will be at 9:30 a.m. (Executive Committee at 8:30 a.m.):

- Wednesday October 29, 2026
- Wednesday November 26, 2026
- Wednesday, January 28, 2026

Adjournment

There being no further business, the meeting adjourned



MINUTES
BOARD OF DIRECTORS
Wednesday, October 29, 2025

The meeting was called to order at 9:30 a.m. by 2026 President Brad Fricke.

Present:

Brad Fricke, President	Jessica Sawyer, (Past Pres.) Director 2026
Charles Chadwick, Secretary-Treasurer	Angie Thiel, 2026 Women's Council President
Darla Bengtson, Director 2026	Milt Schnieder, Diversity Scholarship Chair
Mike McGlynn, Director 2028	Brooke Ayoub, Young Professionals Network Chair
Sarina McNeel, Director, 2027	Dylan Dravland, Young Professionals Network Vice-Chair
Nicole Riddle, Director, 2028	Debbie Williams, Social Events Vice-Chair
Angel Starks, Director 2027	Doug Rotthaus, Chief Executive Officer
Ervin Youmans, Director 2026	Donna Shipley, Programs Director
Susan Clark, (GPRMLS Chair) Director 2026	Jordan Forbes, Marketing and Events

Excused:

Jill Anderson, President-Elect	Brent Rasmussen, (Affiliates) Director 2026
Kyle Schulze, Director 2027	

Total meeting attendance = 19 (11 Directors, 3 Staff, 5 Guests)

It was moved, seconded, and carried to approve the meeting agenda.

Meeting Conduct Policies were acknowledged by all in attendance.

Secretary-Treasurer Report

It was moved, seconded, and carried to approve the meeting minutes dated October 1, 2025.

The monthly financial statements were reviewed and filed for audit.

It was moved, seconded, and carried to approve all applications presented for REALTOR® and Affiliate membership.

It was moved, seconded, and carried to approve the 2026 Committee volunteers presented.

It was moved, seconded, and carried to sponsor \$3,000 to REBarCamp. Angie Thiel abstained.

Nominating Committee Report

It was moved, seconded, and carried to recommend Megan Bengtson to the Nebraska REALTORS® Association for the 2027 NRA President-Elect position.

It was moved, seconded, and carried to recommend Jessica Sawyer to the Nebraska REALTORS® Association for the 2027 NRA Treasurer position. Jessica Sawyer abstained.

It was moved, seconded, and carried to recommend to the Nebraska REALTORS® Association that Andy Alloway be reappointed as an NAR Director At-Large Representative for Nebraska, with a term expiring in 2029.



It was moved, seconded, and carried to appoint Charles Chadwick and Mike McGlynn as Omaha Region NRA Directors, with terms expiring in 2028. Charles Chadwick and Mike McGlynn abstained.

It was moved, seconded, and carried to appoint Darla Bengtson to fill the 2026 Omaha Region NRA Director position, following the resignation of Denise Poppen, effective December 31, 2025. Darla Bengtson abstained.

ADVOCACY

RPAC Fundraising Task Force

Darla Bengtson informed the Board that the local 2025 RPAC effort had raised \$168,759, with \$3,397 in unpaid pledges, toward a goal of \$186,550.

Governmental Affairs Committee

Charles Chadwick reported that Adam Flanagan of the Welcome Home Coalition and Bluestem Capital Partners spoke about a proposed legislative bill that would allow for Public Improvement Districts (PIDs) to provide funding for redevelopment and upgrades to existing developments not covered by city operations.

ENGAGEMENT

Social Events Committee

Mandi Lackas informed those in attendance that the OABR Chili Cook-Off had raised over \$3,400 for the Food Bank for the Heartland. REALTOR® Ring Day is scheduled for December 5, and a Supernovas event is slated for February.

YPN Advisory Committee

Brooke Ayoub reported that an informative Empower Hours event with NREC Director Joe Gehrki had a good turnout. The Committee will host a Happy Hour reception at the conclusion of REALTOR® Ring Day, and is researching a Tech Summit event.

Affiliate Committee

OABR Turkey Bowl is November 19 at Maplewood Lanes. Sponsorships and spectator passes are still available.

KNOWLEDGE

Professional Development Committee

Nicole Riddle reported that the committee is discussing topics and venues for the next OABR Annual Business meeting.

Diversity Scholarship Committee

Milt Schneider reported that the Diversity Scholarship Committee interviewed three candidates and approved two for the Diversity Scholarship.



Other Reports

OABR Foundation

Jessica Sawyer reported that Foundation Directors attended the Heartland Hope Gala in October.

MLS Boards

Susan Clark acknowledged that the GPRMLS Inc. Directors are focused on the future of the MLS. The Regional MLS Board reached an agreement with the Broker Public Portal as it introduces the cribio.com website.

Women's Council Omaha Network

Angie Thiel reported the Holiday Boutique is November 20 with a different format, and her Installation will be held on December 16.

Executive

Doug Rotthaus stated he received positive feedback on the new OABR Strategic Plan and highlighted the new banner located outside the OABR Boardroom. An update was also given on the downstairs rental space.

Future Meetings

Future meetings will be at 9:30 a.m. (Executive Committee at 8:30 a.m.) –

- Wednesday, November 26, 2026
- Wednesday, January 28, 2026
- Wednesday, February 25, 2026

Adjournment

There being no further business, the meeting adjourned



MINUTES
BOARD OF DIRECTORS
Wednesday, November 26, 2025

The meeting was called to order at 9:30 a.m. by 2026 President Brad Fricke.

Present:

Brad Fricke, President	Susan Clark, (GPRMLS Chair) Director 2026
Jill Anderson, President-Elect	Jessica Sawyer, (Past Pres.) Director 2026
Charles Chadwick, Secretary-Treasurer	Brent Rasmussen, (Affiliates) Director 2026
Darla Bengtson, Director 2026	Angie Thiel, 2026 Women's Council President
Mike McGlynn, Director 2028	Dylan Dravland, Young Professionals Network Vice-Chair
Sarina McNeel, Director, 2027	Debbie Williams, Social Events Vice-Chair
Nicole Riddle, Director, 2028	Doug Rotthaus, Chief Executive Officer
Kyle Schulze, Director 2027	Donna Shipley, Programs Director
Angel Starks, Director 2027	Jordan Forbes, Marketing and Events
Ervin Youmans, Director 2026	

Excused:

Total meeting attendance = 19 (14 Directors, 3 Staff, 2 Guests)

It was moved, second, and carried to approve the agenda for the meeting.

Brad Fricke reported on the Conduct Policies for the OABR Board of Directors meetings and requested that all in attendance who have signed to do so.

Officer Reports

It was moved, seconded and carried to approve the meeting minutes dated October 29, 2025.

The monthly financial statements were reviewed and filed for audit.

It was moved, seconded, and carried to approve the applications presented for REALTOR® and Affiliate membership.

The Board reviewed market activity and statistics.

It was moved, seconded and carried to approve the 2026 OABR Committees as presented.

ADVOCACY

Governmental Affairs

Charles Chadwick reported that guest speaker State Senator Kathleen Kauth spoke about Legislative issues and evaluating bills and finding different ways to get things done that are more cost effective, including new housing construction.



NRA's Political Action Days are scheduled for February 2-4, 2026 at the Innovation Campus in Lincoln and Bill Review will be on Saturday, January 31.

RPAC

Sarina McNeel reported that the local 2025 RPAC efforts have raised \$175,438 and \$1,158 in pledges towards a goal of \$186,550. The MLS Directors approve to contribute up to \$12,700 to the RPAC Corporate Ally Program, ensuring the 2025 Omaha RPAC goal is met but not exceeded. RPAC Thank-a-Thon is scheduled for December 9 from 11:00am-1:00pm. A FitBit Challenge will be in January for a \$31 investment. Liz Otto will be taking over for Darla Bengtson as Co-Chair.

KNOWLEDGE

Professional Development

Nicole Riddle reported that the committee scheduled numerous CE classes for 2026 which include Brent and Brad's Excellent VA and FHA Adventure on January 29, Sellers Representative Specialist on August 10 & 17 and E-Pro Certification on September 8 & 9.

Recharge Series will take place at Relevant Community Church on February 20 with Quintavius "Q" Burdette, April 9 with Leigh Brown and June 8 with Terry Watson.

Diversity Scholarship

Ervin Youmans reported that the Diversity Scholarship Committee interviewed and denied 1 candidate for the Diversity Scholarship.

ENGAGEMENT

Social Events

Mike McGlynn reported that REALTOR® Ring Day is scheduled for December 5 with open locations, and Supernovas will take place in February. Some members of the committee will be volunteering for Heartland Hope Mission next week.

YPN Advisory Committee

Kyle Schulze reported the Empower Hours with NREC Director Joe Gehrki was held on October 28 and January 15 will be the next one with a topic to be determined. YPN will be doing a Happy Hour after REALTOR® Ring Day.



Affiliate

OABR Turkey Bowl was held on November 19 at Maplewood Lanes and the Affiliate Committee stuffed bags for REALTOR® Ring Day.

Foundation

Jessica Sawyer reported the next Foundation meeting is scheduled for December 17, 2025 at 9:00am.

GPRMLS

Susan Clark reported the GPRMLS LLC Directors discussed the NAR policy changes that were approved at NXT and expanding the GRPMLS service area. The GPRMLS Inc Directors reappointed Justin Lorimer as Category 2 Director on the GPRMLS LLC Directors and appointed David Carrig as a Director on the MRECIE Directors. Milt Schneider was also appointed as 2026 Vice Chair of the MLS Users Group. Susan Clark informed the board that Cribio.com is now live.

Women's Council Omaha Network

Angie Thiel reported the Holiday Boutique was November 20, and her Installation will be held on December 16 at the Hispanic Arts Center.

Executive

Doug Rotthaus reported the Omaha City Council is considering updated electrical codes that could add hundreds of dollars to new homes and electrical projects. The OABR has installed water bottle stations in place of the water fountains.

OABR Directors in attendance spoke on the NXT Meetings and the NAR's Strategic Plan.

Future Meetings

Future meetings will be at 9:30 a.m. (Executive Committee at 8:30 a.m.):

- Wednesday, January 28, 2026
- Wednesday, February 25, 2026
- Wednesday, April 1, 2026

Adjournment

There being no further business, the meeting adjourned



MINUTES
BOARD OF DIRECTORS
Wednesday, January 28, 2026

The meeting was called to order at 9:30 a.m. by 2026 President Brad Fricke.

Present:

Brad Fricke, President	Brent Rasmussen, (Affiliates) Director 2026
Jill Anderson, President-Elect	Angie Thiel, 2026 Women's Council President
Charles Chadwick, Secretary-Treasurer	Brooke Ayoub, Young Professionals Network Chair
Darla Bengtson, Director 2026	Karen Jennings, Governmental Affairs Vice-Chair
Mike McGlynn, Director 2028	Liz Dennis, RPAC Fundraising Co-Chair
Nicole Riddle, Director, 2028	Trac Burkhardt, 2025 Women's Council President
Kyle Schulze, Director 2027	Doug Rotthaus, Chief Executive Officer
Angel Starks, Director 2027	Donna Shipley, Programs Director
Ervin Youmans, Director 2026	Jordan Forbes, Marketing and Events

Excused:

Sarina McNeel, Director, 2027	Susan Clark, (GPRMLS Chair) Director 2026
Jessica Sawyer, (Past Pres.) Director 2026	

Total meeting attendance = 18 (11 Directors, 3 Staff, 4 Guests)

It was moved, second, and carried to approve the agenda for the meeting.

Brad Fricke reported on the Conduct Policies for the OABR Board of Directors meetings and requested that all in attendance who have not signed to do so.

Officer Reports

It was moved, seconded and carried to approve the meeting minutes dated November 26, 2025.

The monthly financial statements were reviewed and filed for audit.

It was moved, seconded, and carried to approve the applications presented for REALTOR® and Affiliate membership.

The Board reviewed market activity and statistics.



ADVOCACY

Governmental Affairs

Charles Chadwick reported that guest speaker NREC Director Joe Gehrki spoke about his first year as the Director for the NREC and there was discussion on Omaha City Council passing the electrical code changes that exceed state requirements.

NRA’s nACT Days, formally Political Action Days are scheduled for February 2-4, 2026 at the Innovation Campus in Lincoln and Bill Review will be on Saturday, January 31.

It was moved, seconded and carried to approve the following RPAC Contributions:

- Jim Cavanaugh, Douglas County Commissioner -District 2 \$1250
- PJ Morgan, Douglas County Commissioner – District 4 \$1000
- Dakotah Smith, Douglas County Assessor/Register of Deeds \$5000
- Aaron Hanson, Douglas County Sheriff \$5000
- Tony Vargas, Douglas County Treasurer \$1000
- David Klug, Sarpy County Commissioner – District 2 \$1000
- Jim Warren, Sarpy County Commissioner – District 5 \$1000
- Ashley Erickson, La Vista City Council – Ward 2 \$500

RPAC

Liz Dennis reported that the local 2026 RPAC efforts have raised \$45,123 towards a goal of \$188,691. The RPAC Kick-off at Women’s Council breakfast event is scheduled for February 26, 2026 at Champions Run.

KNOWLEDGE

Professional Development

Nicole Riddle reported that the committee scheduled numerous CE classes for 2026 which include Brent and Brad’s Excellent VA and FHA Adventure on January 29, Raise the Roof on April 17, Sellers Representative Specialist on August 10 & 17 and E-Pro Certification on September 8 & 9.

Recharge Series will take place at Relevant Center on February 20 with Quintavius “Q” Burdette and Heather Haase, April 9 with Leigh Brown and June 8 with Terry Watson.

Angel Starks reported the committee discussed doing a tour at The Durham Museum on the “Green Book” and to do a celebration for all for NAR’s Designations and Certifications. More to follow.

Diversity Scholarship

Ervin Youmans reported that the Diversity Scholarship Committee interviewed 3 candidates and approved 2 for the Diversity Scholarship.



ENGAGEMENT

Social Events

Mike McGlynn reported that Heartland Hope Mission was selected again for the “Bowls of Hope” cereal drive. Supernova’s event is scheduled for February 12.

YPN Advisory Committee

Kyle Schulze reported the Empower Hours on Financial Fitness was held on January 15. The next Empower Hours is May 12 with guest speaker Matt Meister to speak on Article 10 of the Code of Ethics.

Affiliate

Brent Rassmussen reported the Golf Outing is scheduled for May 11 at Oak Hills Country Club and Turkey Bowl is scheduled for November 18 at Maplewood Bowling.

Foundation

Brad Fricke reported guest speakers Mike Riedmann and Melissa Glen from The Builders of the Future updated the directors on their progress and their upcoming plans. For the organizations the Foundation supports, they are refining the timing of donations to maximize OABR Foundations involvement with their annual events.

GPRMLS

Jill Anderson reported the GPRMLS LLC Directors elected their 2026 officers; Susan Clark as Chair, Eric Lemke as Vice Chair and Jay Brown and Secretary Treasurer. The directors approved removing “Increase” and “Decrease” statuses in paragon and is adding “Existing ADU” as a Yes/No field and approved an expanded 63 county GPRMLS Service Area map.

Women’s Council Omaha Network

Angie Thiel reported the Membership Mixer was held on January 20 and the RPAC Breakfast event is February 20 at Champions Run.

Executive

Doug Rotthaus reported the annual audit is in progress and reminded the directors of NRA’s nACT Days, formally Political Action Days are scheduled for February 2-4, 2026 at the Innovation Campus in Lincoln and Bill Review will be on Saturday, January 31, 2025. A RPAC list of investors will be February issue of the Review magazine.

Future Meetings

Future meetings will be at 9:30 a.m. (Executive Committee at 8:30 a.m.):

- Wednesday, February 25, 2026
- Wednesday, April 1, 2026
- Wednesday, May 27, 2026

Adjournment

There being no further business, the meeting adjourned