

MEETING MINUTES

CLARA CITY ECONOMIC DEVELOPMENT AUTHORITY (EDA) REGULAR MEETING

Monday
March 9, 2020
12:00 Noon

CITY HALL COUNCIL CHAMBERS CLARA CITY, MINNESOTA

Members present: Chip Goeman, Robert Schwitters, James Thein, Chad Forkrud, Gary Nelson, Rhonda Pieper, and Windy Block

Members absent: None

Staff present: Gene Wenstrom (EDA Consultant) and Matt Blum (Clara City Senior Living)

Others present: Sam Peterson (Clara City Herald), Sherri Broderius (MACCRAY #2180 Superintendent), and Jeffrey Lopez (Chippewa County Commissioner)

1. Call to Order—*By President Chip Goeman at 12:03 P.M. A Quorum was declared present.*

2. Additions/Deletions/Modifications/Approval of Agenda

***Action taken:** Upon calling for any additions/deletions/modifications to the draft agenda and receiving none, Chairman Goeman declared the Meeting Agenda to be approved as presented.*

3. Approval of Minutes

3. (A) Regular EDA Meeting Minutes for February 10, 2020.

***Action taken:** M/S/P 7-0 (Schwitters/Forkrud) to approve the EDA Meeting Minutes for February 10, 2020, as presented.*

4. Communications/Notices—*None.*

5. Reports from Officers and Committees

5. (A) Financial Report—*Staff reported that there was little change since the last report.*

5. (B) Loan Servicing Requests, if any—*Staff reported that there were no such requests.*

6. Reports from Staff and Administrative Officers

6. (A) Consideration of receiving an update on items of interest to the EDA. Gene Wenstrom, EDA Consultant, presented his prepared report for March 2020. The topics covered included Kay's Processing, Design Innovations, and the South Hawk Creek Business Park.

Action taken: *Inasmuch as this agenda item was informational only, there was no official action either requested nor taken.*

7. General Business

7. (A) Consideration of receiving information from Superintendent Sherri Broderius, MACCRA Y I.S.D. # 2180, regarding additional current planning activity in support of the construction of the One-Campus MACCRA Y facility. Ms. Broderius walked the group through a schematic drawing of the proposed construction plan (dubbed Iteration #2) and highlighted some of its current features. She also indicated that the district had just completed the hiring of two new teachers who are both in the process of looking for housing. She also answered questions of the group under a broad-ranging discussion.

Action taken: *Inasmuch as this agenda item was informational only, there was no official action either requested nor taken.*

7. (B) Consideration of commencing a policy discussion regarding the pricing of land in the South Hawk Creek Business Park. Wenstrom presented a written draft copy of some initial concepts entitled “Industrial Park Incentives.” A discussion ensued with various ideas offered.

Action taken: *M/S/P 7-0 (Nelson/Pieper) to adopt, as a beginning base policy from which to work, the concepts of offering credit on property to be sold in the South Hawk Creek Business Park as outlined in the “Draft Industrial Park Incentives” as provided by Wenstrom at the meeting, and to direct staff to develop individual lot pricings.*

7. (C) Consideration of receiving an update of the City’s submittal of an application for a Redevelopment Grant from DEED. for the demolition and redevelopment of the former “Junior High School Property.” Staff reported that the grant was still in the evaluation stage. Jeffrey Lopez highlighted some of the background work that he had been involved with in getting the County to implement a 4-month speed testing program for North Division Street.

Action taken: *Inasmuch as this agenda item was informational only, there was no official action either requested nor taken.*

7. (D) Consideration of receiving an update regarding the status of the City’s search for a new City Administrator. Mayor Gary Nelson reported on the latest results of the City Council’s search.

Action taken: *Inasmuch as this agenda item was informational only, there was no official action either requested nor taken.*

8. Announcements—*No action is required.*

8. (A) The next meeting of the EDA will be on ***Monday, April 13, 2020, 12:00 Noon***. Robert Schwitters offered that he will be unavailable for the next EDA meeting due to a heart-valve surgery that he is scheduled to have soon.

9. Adjournment—*Upon realizing that there was no other business to be considered, M/S/P 7-0 (Nelson/Schwitters) to adjourn the Meeting. Upon recognizing the passage of the motion, President Goeman declared this meeting of the EDA to be adjourned as of 12:55 P.M.*

ATTEST: _____
Winthro C. Block, Secretary