

Sleepy Eye EDA Meeting Minutes

October 27, 2020 @ Noon at The Sleepy Eye Golf Course

Mission Statement: The mission of the Sleepy Eye Economic Development Authority is to maintain and improve the community through the retention and growth of business, industry, and services.

Board Members Present: Gary Windschitl, Mike Carr, Dan Schmid, Joann Schmidt, Casey Coulson, Kathy Haala

Advisory Board Members Present: Kurk Kramer, Christina Andres, Bob Elston, Wayne Pelzel

Absent Members: Mark Kober

- A. **Call to Order:** The meeting was called to order by President Kathy Haala at 12:02pm on October 27, 2020.
- B. **Approval of Agenda:** M/S/C Mike, Casey
- C. **Approval of September Minutes:** M/S/C Dan, Joann
- D. **Approval of Financial Reports:** M/S/C Joann, Mike
 1. **RLF Report:** As Written
 2. **Business Rehab Program:** As Written
 3. **All Active EDA Resources:** As Written
- E. **Approval of Bills:** None
- F. **Reports**
 1. **EDA Coordinator's Report:** As Written; Kurk informed the Board that things are still progressing with the Del Monte property but that the timeline has shifted from November to now more like Feb/Mar.
 2. **Chamber Director Report:** As Written
 3. **St. Peter Business Services -** As Written
- G. **Old Business**
 1. **Incubator Space Information Update & Discussion** – Kurk has not heard back from Nicole Fuchs yet, so he will reach out to others from Starry Night for some suggestions on who can assist in floor/buildings plans for the Community Center.
 2. **CARES Act Grant Applications** – The Board approved grant dollars payments for the Twenty-one Sleepy Eye businesses and organizations that applied. Each grant awarded will be in the amount of \$4000.00.
M/S/C Joann, Mike
 3. **Blaalid Property/136 Main St W.** – Kurk informed the Board that he is still receiving push back from the realtor for the space. Kurk has spoken with the individual and the attorneys explaining the reasoning for the EDA's business plan request. The EDA is concerned about the prospective future of what would go into the building and making sure it didn't hinder the goals and precedents that have been set for the downtown business district. The EDA Board therefore unanimously still requests to see a general business plan from the prospective buyers before a releasing of the building from the loan (Release of Mortgage). Kurk will send an email to all parties involved.
 4. **EDA/HRA Housing Discussion** – Hold off until January Planning Meeting. The Board has an interest in meeting with the HRA Board to bring discussion to the table between the two organizations as the need for Sleepy Eye housing is considered.
 5. **Orchid Inn/DEED Redevelopment Grant Requirements** - Hold off until January Planning Meeting. The board requested that there be a presentation either in person or via electronically from a DEED

representative that would be able to explain the process and assist with the grant and/or loan application process for demolition and redevelopment programs.

H. New Business

1. **RLF & DRIP Fund Principal and Interest Breakdown (Spreadsheet)** – Kurk presented a breakdown of the Revolving Loan Fund and Downtown Rehabilitation Improvement Program beginning in 2015 (when DRIP was developed) to present of the EDA loan funds and interest which has incurred in both programs.
2. **EDA Budget and 5 Year Capital Plan** – City Manager Bob Elston is requesting that all departments put together a budgeted 5 year plan that can be submitted to the City Council by May 2021. This will give the City a better outlook on the financial plans for each of the departments and in turn assist with the projections when setting long term planning with future budgeting numbers for the City. The EDA Board agreed to begin discussion of this in the upcoming monthly meetings with the possibility of including discussion in the January Planning Meeting. However, normally this meeting has a full agenda, so it will be discussed monthly until completion prior to May 2021.

Adjourned: Kathy Haala @ 1:05pm

Next EDA Board Meeting meeting will be **Tuesday, November 24, 2020** @ Noon – SEGC