

Sleepy Eye EDA June Meeting Minutes

July 27, 2021 @ 4pm at Sleepy Eye Brewing Co.

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, Joann Schmidt, Kathy Haala, Mike Carr, Casey Couslon, Toby Arneson, Mark Kober

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

A. Call to Order: The meeting was called to order by President Kathy Haala at 4:05pm on July 27, 2021.

B. Approval of June Minutes: M/S/C Mike, Joann

C. Approval of Financial Reports: M/S/C Joann, Casey

1. **RLF Report:** As Written w/ update to checking balance total
2. **Business Rehab Program:** As Written
3. **All Active EDA Resources:** As Written
4. **2021 EDA Program Disbursements:** As Written

D. Approval of Bills:

1. None

E. Reports

1. **EDA Coordinator's Report:** As Written
2. **Chamber Director's Report:** As Written

F. Old Business

1. **Del Monte ponds update:** Progressing along with MPCA permitting transfer and hopefully something to officially announce in the coming weeks.
2. **Alliance Building Corp. Update:** Bob presented a new location proposed to ABC that would be a better fit for multiple parties on the east end of the snow addition. All parties seemed pleased with the new layout and configuration. The plan is to move forward with this new proposal and get abatement plans lined up for a spring build.
3. **Orchid Inn:** Kurk presented tot he Board a purchase proposal from Bob Pelzel & Drew Cook. After hearing the proposal which included the following: 1) give property at no cost, 2) provide \$75,000.00 for rehab work on building, 3) no asbestos removal requirements, 4) provide electrical hookup to facility at no charge tot he buyers, the Board voted not to accept the proposal at this time. M/S/C Casey, Gary
4. **Professional Office Spaces in Community Center:** City Council approved moving forward with steps to utilize the empty office space in the Community Center.
5. **EDA 5-Year Capital Plan & Budget Info** – Bob distributed a handout with the first look at budget numbers pertaining to the EDA.
6. **Meeting with Region 9, MSU, SCTC and businesses** – Kurk had met with invested parties and emailed a short questionnaire pertaining to the possible Region 9 and SouthCentral College project. Kurk is waiting on responses. Another development would be using the current Orchid Inn location as a possible build site for an education facility. This would also help us utilize the MN DEED Redevelopment Grant option again, as it would tick more boxes for possible acceptance. Kurk will keep the Board posted.
7. **Local Housing Developers/Construction** – Kurk said that there are two parties still interested in getting things moving on the Snow 2nd Addition sites. The Board instructed Kurk to move forward with those individuals who were ready and willing to discuss planning.

8. **Purchase Agreement Bertrand Building** – The Finance Committee will meet with Gene Bertrand to discuss and propose purchase of his former bank building. The board asked that Kurk work with Alissa on getting a purchase agreement to have in hand when they meet with Gene about purchasing his building and requesting he sign and return it asap.

G. New Business

1. **EDA Business Startup Inquiry** – Kurk presented two packets of information for possible Business Start-Up Incentive Program formats. The Board approved the Finance Committee to look over the proposals and determine which would be the best program for approval and implementation.
2. **First Security Agency Rehab Application Approval** – The Board approved the Rehab Application for First Security Agency based on the recommendation of the Finance Committee. M/S/C Joann, Mark

Adjourned: Kathy Haala @ 4:47pm

Next EDA Board Meeting will be **Tuesday, August 24, 2021** @ Noon, in the Council Chambers.

EDA President Kathy Haala

EDA Sec/Treas. Gary Windschitl