

Sleepy Eye Economic Development Authority Meeting Minutes

July 24, 2018

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, Kathy Haala, Nate Stevermer, Mike Carr, Joann Schmidt, Mike Schmid, Dan Schmid, Mike Carr

Advisory Board Members Present: Kurk Kramer, Christina Andres

Special Guest: Wayne Pelzel

Absent: Mark Kober

- A. **Call to Order:** The meeting was called to order by President Kathy Haala at 12:01pm on July 24, 2018.
- B. **Approval of Agenda: M/S/C Mike C., Dan**
- C. **Approval of June Minutes: M/S/C Gary, Dan**
- D. **Financial Report:**
 1. **RLF Report:** payment received for Shane's Tire on 7/23/18; New balance: \$19,075.45
 2. **Revolving Loan Fund Accounts Due total is:** \$221,961.71
 3. **RLF Checking Account Balance:** \$91,662.22
 4. **DRIP Report:** monthly update of current balances DRIP Total: \$71,955.95
 5. **Active EDA Resources Report:** As Written w/above updates
- E. **Approval of Bills:** NONE
- F. **EDA Coordinator's Report:** As Written; Dan inquired about conversations that Kurk is having with Eric Bode, to which Kurk informed the Board that they have yet to have an actual conversation but have been playing phone tag. Kurk stated that he believes his interest is in The Mill Building and with Bob Pelzel. When he makes contact he'll update us. Also, Kurk informed the Board about a visit from one of our councilmen who came to voice his concerns about the EDA spendings and processes. Kurk assured this official that all the decision making and numbers are recorded within the various Minutes, as well as published on multiple platforms accesible to the Public. Essentially, the EDA's transparency was brought into question. Kurk will keep us posted on any further discussions.
- G. **Chamber Director Report:** As Written
- H. **Old Business:**
 - 1) **Paul Warshauer Renovation Plan Discussion** – hearing set for the August City Council Mtg; It looks as though the layouts have changed from the previously presented plans.
 - 2) **Update Status of Mayma's Delinquent Account** – Kurk contacted Alissa on how the Board wished to proceed with this issue (from the June meeting). Kurk is waiting to hear back from Alissa.
 - 3) **Update Little Sprouts Learning Center** –Kurk and Mayor Pelzel met with Mnsgr. Lowsinski and Mary Gangelhoff again about a possible St. Mary's location today. There are some expenses to consider but it was agreed that a Fire Marshall and Licesing Official should walk the space to verify if it may qualify as a future location. Kurk also reported that the lease with Tri-Valley has been agreed upon and Tri-Valley has agreed to rent for FREE to LSLC the equipment and items that currently reside in the classrooms. This is huge! The LSLC Board also hired and Executive Director and are interviewing for teacher positions. Still waiting on Licensure from DHS.
 - 4) **Discussion on High School Reps as Advisory EDA Board Members** – Kurk will put together a more comprehension summary/plan in August based off of the paperwork handed out. Something more relatable to our smaller community and various boards/committees.
 - 5) **Shane's Tire Property – Chamber Office/Welcome Center Consideration** – Mayor Pelzel informed the EDA Board that at the recent Finance/Council meeting it was brought to the Council's attention the previously mentioned suggestion of the Chamber relocation. It was also made aware to the Council that there had been some interest in the current Community Center for purchase as well. Both of these issues and their timing could be very financially useful if done properly but it would have to be a decision from the Council as the City would be the ones who would approach the county for sale. There are some other factors that will come into play but overall the generally consensus seemed positive for the prospective rehabbing of a blighted building and making the Chamber more visible on Main Street.

6) **Preliminary Plan for Downtown Renovations/Updates** – This is something that the EDA Board will really work towards based on our previous discussions on Downtown options. Kurk mentioned that we may have to look at Interior Assistance just as importantly as Exterior. Nate also suggested that as we look at assistance and using other government funded programs, to look at the planning that was used for the Sunrise Apartment project and work towards a similar setup. It was also agreed upon by the Board that whatever direction the renovations head, each must be looked at as individuals and not a blanket approach.

7) **EDA Assistance/Applications Still Pending**

- a) **BJ's Salon Application (SPFCU)** – August installation
- b) **Carrier's Building Acquisition & Application (FSB)** – Waiting; nothing new to report
- c) **DQ Loan** - Kurk presented a letter informing that Dairy Queen's loan has been paid off in full.

I) **New Business**

- 1) **Sports Signage** – Kurk and Kathy were approached by Dean Mathiowetz, who has updated the State Championship sign on Hwy 4 & 14, for possible EDA or City assistance with the cost. He is also looking at private funders as well but wanted to know if there would be any programs that this might qualify under. The Board agreed to look into this; possibly the Sign & Awning program but criteria would need to be reviewed. Kurk will keep the Board posted.
- 2) **Update on Ag Global:** Kurk had mentioned that he moved some more furniture items from Nuvera into the Orchid Inn but that the elements were beginning to have their way with the facility. He also reported that he received an email from Elia Bruggeman on the current status of Ag Global progress. Unfortunately most of her contacts are on sabbatical or out of the country but they will be reconvening come early September. She has met with both Brad and Nick Finstad and both are excited for the prospects of partnership. Elia also wants to hold another presentation, especially inviting the schools to see how they can integrate their needs into the Ag Global facility.

Adjourned: at 1:05pm.

Next EDA Board Meeting meeting will be **Tuesday, August 28th** – NOON @ Railway

EDA President Kathy Haala

EDA Sec/Treas. Gary Windschitl