



BLUE EARTH ECONOMIC DEVELOPMENT AUTHORITY  
BOARD MEETING NOTICE AND AGENDA  
November 12, 2015 at 7:15 AM  
City Council Chambers, Blue Earth, MN

Minutes:

- I. President Drake called the meeting to order at the City of Blue Earth Council Chambers
- II. Members Present: Kara Drake, Bill Eckles, Brooke Prestegard, John Huisman, Bill Rosenau  
Members Absent: Rich Scholtes  
City Staff Present: Tim Ibisch, City Administrator  
Chamber: Cindy Lyon  
City Attorney Present: David Frundt  
FCDC Staff Present: Tim Clawson, Executive Director, Beth Moss, Assistant Director  
Also Present: Chuck Hunt, Faribault County Register
- III. At this time there was a quorum
- IV. Approval of Agenda
  - **Motion was made Eckles, second by Rosenau to approve the agenda as presented. The motion was approved unanimously.**
- V. Approval of Minutes
  - **Motion was made, second to approve the minutes of the August 13, 2015 board meeting as presented. The motion was approved unanimously.**
- VI. Approval of Bills
  - **Motion was made by Rosenau, second by Eckles to approve the bills for October, 2015 as presented. The motion was carried unanimously.**
- VII. Correspondence, Budget Update and Staff Update.
  - a. Correspondence
    - No correspondences at this time
  - b. Loan Updates
    - Ibisch reported that Coxworth Water Conditioning made a payment on October 20<sup>th</sup>.
    - Ibisch reported that both Breen's Hardware Store and Rollenhagen & Associates, LLC made interest only payments for 2015
    - Ibisch reported that a reminder notice was sent out to El Tio Restaurant due to a missed payment on their Highway 169 Construction Mitigation Loan
  - c. Budget Updates
    - Ibisch stated that there were minimal changes between the 2015 and 2016 projected budgets. City Council reviewed the budget at the November, 10<sup>th</sup> meeting and it is anticipated that it will be approving at the following City Council meeting on December 7<sup>th</sup>.
    - Ibisch stated that it is difficult to estimate the Ag Center expenditures for 2016 due to recent

and upcoming changes.

- d. Chamber of Commerce Update
  - Boundary markings were placed in the anticipated location for the Giant Building and currently there is only 15' available for the building. With this new information Lyon is looking into other available locations for the building one being the gas station.
  - The Holiday Sampler Roundabout Town is taking place tomorrow, Friday, November 13<sup>th</sup>.
  - There is a Ribbon Cutting Ceremony being held for Dr. Samantha Seys at Blue Earth Family Dental on Friday at 1 pm.
  - Santa will be arriving on Saturday, December 14<sup>th</sup> to place the scarf on the Giant. Holiday tattoos will be given out and tickets will be available to purchase for the "Tour of Tables" event.
  - The Blue Earth Senior Center is holding a fall fundraiser on November 15<sup>th</sup>. There will be baked potato soup and desserts available as a free will offering.
- e. City Administrator Update
  - The Main Street Committee is looking at design options and considering hosting an open house to obtain input from the community.
  - Both the Library and Fitness center are planning on making improvements/updates to their current locations.
- f. FCDC Update
  - The workforce housing issues are a priority for the FCDC and a focal point for the organization.
  - The FCDC is hosting US Senator Amy Klobuchar's visit today, November 10<sup>th</sup> at Kibble Equipment at the Golden Spike Business Center.
  - FCDC will be presenting to the MN Senate Bonding Committee and requesting state funding for County Road 103.
  - FCDC will be facilitating the round table discussion at the Surface and Water Forum workshop on November 18<sup>th</sup>.

### VIII. New Business

- a. Michele's Sewing – Loan Extension
  - Clawson reported that Michele's Sewing requested a two year extension on her current loan. It was presented to extend the loan for 30 months which would eliminate a balloon payment at the end of a 24 month extension.
    - **Motion was made by Eckles, second by Huisman to extend the loan for 30 months, keeping the payments the same. The motion was approved unanimously.**
- b. Spencer, Barke & Vieselman
  - Clawson presented a Commercial Building Exterior Improvement Grant Application for Spencer, Barke & Vieselman to insulate and paint the west exterior wall of the building. Spencer, Barke & Vieselman provided a quote from Unruh Insulation in the amount of \$10,077.42.
    - **Motion was made by Huisman, second by Prestegard to approve the 50% grant. The motion was approved unanimously.**
- c. Cedar Inn
  - Forgivable Loan/Grant Application
    - Clawson presented a Forgivable Loan/Grant Application for the Cedar Inn in the amount of \$27,715.
    - Rosenau abstained due to a conflict of interest
    - **Motion was made by Eckles, seconded by Huisman to approve \$20,000 per the standard guidelines and a \$7,715 upfront grant will be forgiven when the application is closed with the SBA for a total of \$27,715. The motion was**

**approved unanimously.**

- Commercial Building Exterior Improvement Grant Application
  - Clawson presented a Commercial Building Exterior Improvement Grant Application for the Cedar Inn in the amount of \$10,000. The grant will be used to replace the awnings and updated the exterior of the building.
  - **Motion was made by Huisman, seconded by Eckles to approve the grant up to \$10,000. The motion was approved unanimously.**
- d. Green Giant Museum
  - FCDC will continue to work with Lyon and the Blue Earth Chamber of Commerce to facilitate the Green Giant Museum project.
  - Ibisch stated that this a priority project for 2016.
- e. Workforce Housing
  - Clawson state that there are a variety of organizations, manufacturers and public/private sectors monies available for backing the workforce housing project.
- f. Spec Building Concept
  - Clawson stated that there has been discussion to build a Spec Building in the Golden Spike Business Park.
- g. Set future date and time for meetings
  - Moss will send out an inquiry through Smartsheet to determine future date and times for meetings.
- h. Surface Water Forum – Minnesota Brownfields – November 18<sup>th</sup> at 10:30 am
  - No additional information provided

#### IX. Old Business

- a. Golden Spike Business Park – Sign Update
  - Clawson stated that the new sign will be placed in the same location as the current Kibble sign but placed closer towards the road. It is anticipated that the sign will go up in the spring of 2016.
- b. Easement/Appraisal Negotiations (Closed Session)
  - **Motion was made by Prestegard for closed session, second by Rosenau. Motion carried unanimously.**
  - **Motion was made by Prestegard to open closed session, second by Eckles. Motion carried unanimously.**
  - **Motion was made by Eckles, second by Prestegard to recommend to the City Council approval of the Settlement Agreement, Debt Renewal and Restructure Loan Agreement, and Access Easement Agreement with BPR Investments, LLC. Motion carried unanimously**

#### X. Other Business:

- No other business

#### XI. Adjournment

- Meeting was adjourned

**Next regular meeting scheduled for December 10, 2015 at 7:15 AM**