

Wednesday, August 17, 2016

DEVELOPMENT AUTHORITY COMMITTEE MEETING MINUTES

4:00 PM Washburn Library - Basement

Committee Members: Rick Geisen, Richard Avol, Peter Bremner, Nathan Engstrom, Taylor Pearson, Jon Wheeler (late).

Excused: Robert Arquette

Municipal Personnel: City Administrator Scott J. Kluver

Call to Order – The meeting was called to order at 4:05 p.m. by Chair Geisen.

Approval of Meeting Minutes – July 13, 2016 – A motion was made by Avol to approve the minutes from July 13, 2016, second by Pearson with the correction of adding “Wheeler” to the excused listing. Motion carried 5-0).

Discussion and Action on Request to Forgive Façade Loan at 126 W. Bayfield Street, Boomtown Condominiums – Tom Trudeau was present to discuss the request. (Wheeler arrived at 4:08) Trudeau explained that they have a pending offer to purchase all four of the upper units of the property. There is a \$15,000 note recorded on the property for the façade loan which is due upon the sale of the third unit or, after 10 years, whichever happens first. Significant discussion occurred. Consensus of WDA members to request the Closing Statement, Full Accepted Offer to Purchase, and Title Work of Mr. Trudeau and Mr. Warren. There is also a legal question on personal guarantees related to the mortgage that should be asked of legal counsel. If this information is received, the WDA will consider the matter at its next meeting along with the option to negotiate a settlement in closed session.

Discussion and Action on Review of Façade Loan Policies and Procedures – Discussion continued from the previous meeting on this matter. There is a desire of the membership to change the restrictions to have the dollars available used, without depleting the fund over time. Discussion centered on the dollar limit, match amount, term, and whether or not to establish a fee. Bremer moved and Wheeler seconded to amend the Façade Loan Program to increase the maximum limit to \$10,000 and have a minimum loan of \$2,000, to not have a fee except for the existing recording fee, do not have a match requirement, and to lessen the term to seven years. Discussion. Motion carried 6-0.

Update on Omaha Street Development Project – Kluver reported that an RFQ was released and submissions are due on August 23 from entities interested in developing the property. A process has been outlined to review and select a developer by the end of the year. The WDA will have input as we move closer to reviewing plans.

Future Agenda Item Topics – No topics were discussed.

Adjourn – A motion was made by Avol to adjourn at 5:30 pm, second by Bremner. Motion carried 6-0.

Scott J. Kluver
City Administrator