



Meeting Agenda
Monday, April 6, 2020 (7:00PM)
Green Isle City Hall
Please call 507-479-3219 if you are unable to attend

I. Call meeting to order – Meeting was called to order by Mark Wenzlaff at 7 PM.

Members Present: Mayor Joe Kruger, Diane Brown, Jason Mackenthun, Scott Vos, Mark Miller, Victor Schwartz, Denise Schuft, Mark Wenzlaff

Members Absent: None

Staff Present: Michael Kedrowski

Guests in Attendance: Alan Smith, Trisha Duncan, Sean Lawler. Each guest was on via phone/teleconference due to social distancing practices.

II. Pledge of Allegiance – all recited the pledge

III. Agendas & Minutes

1. Consider 4/6/2020 Agenda Motion by Mackenthun, seconded by Miller. Motion carried
2. Consider 3/2/2020 Minutes Motion by Brown, seconded by Wenzlaff. Motion carried.

IV. Bills and Communications: A. RLF Fund Balance: \$3028

V. Monthly Reports/Updates:

1. Mayor's report – Mayor Joe Kreger spoke with the Faust's land, they do not seem to be interested at this time but will keep trying. Kreger also asked the EDA if they may have any ideas on how they can help local businesses during these times. It was suggested to give 50% off liquor licenses when renewing for next year.

2. Council Liaison report

- i. Mark Wenzlaff - none
- ii. Diane Brown – The park project is now as phase 2, and will start planning the next phase soon.

VI. New Business:

1. Bartel's Refrigerated Warehouse Update – Alan Smith – Smith was on call to address the EDA about the status of their financing for their upcoming project. The deadline for a letter

of financing per the development agreement was April 1 and work is to begin by June 1, 2020. With the recent happenings with COVID-19, Smith stated that Bartel's is unsure of a bank signing off on their loan. He is also skeptical about the health and safety of the business until things slow down with the virus. He stated that there are far too many unknowns and aspects of this are out of their hands. It was discussed among the EDA Committee that Kedrowski remain in communication with Smith and conversations may begin with other parties, but would ultimately hope the project moves along as soon as possible with Bartel's Warehouse.

2. Excel proposal to purchase Parcel 34.0158.050 – Trisha Duncan and Sean Lawler
Excel would like to move forward with work on a lot in the industrial park. Discussions began on the scope of their project and when plans are finalized it will move onto the next steps. A purchase agreement will begin once an idea of how much land is needed because lots will possibly be resized/replotted.

VII. Unfinished business:

1. Update on areas of improvement within the City (signs, sidewalks) – Brown, Schuft

Signs have been worked on by Kirby, they are being painted and more progress will be reported next month.

2. Consider draft of Policy to waive WAC and SAC

Kedrowski made the discussed revisions from March's meeting, and also made a hand out with information. It was wished to have the program last a few years, the amount was updated as well as removing where the funds come from.

3. Discussion on Parcel 34.0037.000 – It was tabled to include at later meetings. IGS's proposal was \$850 to provide a layout and concept plan for the lot. Kedrowski has [put some thought into possibilities such as a small coffee shop or drive through type of establishment and asked for feedback or consideration for future uses.

4. Discussion on Commercial Lot Sizes

It was proposed that when Excel gets a site plan back to Kedrowski, that lots would possible be resized throughout the rest of the park to be more desirable for future uses.

VIII. Board and Director Comments

It was revisited that the EDA make a decision on prorating liquor licenses for the businesses in town. When up for renewal in June, they will be 50% of the fee. Brown motioned to approve, Schwartz seconded. Motion carried.

IX. Adjournment

Motion by Mackenthun to adjourn at 8:15, Schwartz seconded. Motion carried.