

**MEETING OF THE
DULUTH ECONOMIC DEVELOPMENT AUTHORITY
Wednesday, April 22, 2015 - 5:15 p.m.
COUNCIL CHAMBERS, THIRD FLOOR CITY HALL**

MINUTES

- Call To Order:** The April 22, 2015 meeting of DEDA was called to order by President Norr at 5:17 p.m.
- Present:** Nancy Aronson Norr, Jay Fosle, Linda Krug, Emily Larson, Tim McShane, Don Monaco
- Excused:** John Heino
- Others Present:** Bob Asleson, Joan Christensen, Christopher Eng, Bronwyn Lipinski, Alison Lutterman, Jim Philbin, John Ramos

APPROVAL OF MINUTES: March 23, 2015 Special Meeting. Accept as written. Vote: Unanimous Krug/McShane (6-0)

Eng presented Commissioner Monaco with a certificate of appreciation for his years of service on the DEDA Board because this is his last meeting during his current term as commissioner. Norr added her appreciation.

RESOLUTIONS FOR APPROVAL

NEW BUSINESS

- 1. RESOLUTION 15D-13: RESOLUTION AUTHORIZING A DEVELOPMENT AGREEMENT WITH ONE ROOF COMMUNITY HOUSING IN AN AMOUNT NOT TO EXCEED \$70,000**

Staff: Eng explained that DEDA would provide assistance to One Roof to acquire two homes in the Irving Park neighborhood to renovate to sell. The funds would come from TIF District #7.

Discussion: Philbin reported that One Roof has scouted out some vacant or blighted homes to acquire, renovate then sell at market rate. Fosle asked about the newest Ken Talle development, which would use money from the same source. Eng said the developer has not yet chosen specific properties.

Vote to Approve Resolution 15D-13: Passed Fosle/Krug (5-0-1) Larson abstains

- 2. RESOLUTION 15D-14: RESOLUTION AUTHORIZING AN AGREEMENT WITH VEIT FOR THE IMPORT OF CLEAN CLAY TO ATLAS INDUSTRIAL PARK**

Staff: Timm-Bijold explained that to complete the stormwater project at Atlas, some clay is needed to line the area, and Veit agreed to donate and transport clean clay to Atlas at no cost to DEDA. Barr will test the clay before it is delivered to Atlas.

Vote to Approve Resolution 15D-14: Passed Unanimously Fosle/Larson (6-0)

3. RESOLUTION 15D-15: RESOLUTION AUTHORIZING A REDEVELOPMENT PROGRAM GRANT AGREEMENT WITH THE STATE OF MINNESOTA AND FURTHER AUTHORIZING A SUB-RECIPIENT FUNDING AGREEMENT WITH HARBOR BAY FLATS

Staff: Timm-Bijold reported that DEDA was awarded a \$250,000 state grant in March for this project. This resolution accepts the grant and authorizes DEDA to enter into a sub-recipient agreement with the developer; this will allow DEDA to collect a 3%, \$7,500 fee.

Vote to Approve Resolution 15D-15: Passed Unanimously Fosle/Monaco (6-0)

4. RESOLUTION 15D-16: RESOLUTION AMENDING A CONTAMINATION CLEANUP GRANT AGREEMENT WITH THE STATE OF MINNESOTA WITH PIER B HOLDING, LLC

Staff: Timm-Bijold said that in 2012, DEDA received a \$999,000 cleanup grant for Pier B. Because the project has evolved since then, the need for approval from DEED for the modified approach was required. This does not change dollar amount or closing date of June 30, 2015, but moves some line items around.

Vote to Approve Resolution 15D-16: Passed Fosle/Krug (5-0-1) McShane abstains

DISCUSSION

1. DIRECTOR'S REPORT

- A) Staff recently testified at the Capitol for funding for the Cirrus expansion. Monaco asked if the project is at risk if they don't get the funding, and Eng said that it would be at risk.
- B) There was a press conference today for a new housing/retail development at Kenwood Rd and Arrowhead Rd by United Properties.
- C) Mark Lambert is starting the next phase of his Bluestone development.
- D) Closing is scheduled for next week for the 21st Avenue East & London Road project.
- E) A budget update will be on the May agenda.

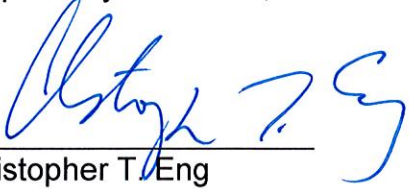
Norr moved to close the meeting pursuant to Minnesota Statutes section 13D.05 for the purpose of engaging in consultation with legal counsel which is protected by the

attorney-client privilege and related to a litigation matter.
Passed Unanimously Norr/Monaco (6-0)

Ramos asked for a case number more information about this before it can be closed.
Lutterman gave him a copy of the agenda.

ADJOURNMENT: President Norr adjourned the April 22, 2015 meeting of the DEDA at 5:44 p.m.

Respectfully submitted,



Christopher T. Eng
Executive Director

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