



City of Duluth

411 West First Street
Duluth, Minnesota 55802

Meeting Agenda

Duluth Economic Development Authority.

Wednesday, August 28, 2024

5:15 PM

Council Chambers

CALL TO ORDER

PUBLIC TO ADDRESS THE COMMISSION

PUBLIC HEARINGS

[.16](#) NOTICE OF CANCELLATION OF PUBLIC HEARING FOR RESOLUTION AUTHORIZING PARCEL TRANSFER NO. 1 TO ONE ROOF AND PARCEL TRANSFER NO. 2 TO ONE ROOF

[24D-35](#) RESOLUTION AUTHORIZING A PRE-DEVELOPMENT AGREEMENT AND OPTION AGREEMENT WITH GOODWILL INDUSTRIES VOCATIONAL ENTERPRISES INC. FOR THE TRUE NORTH GOODWILL RESOURCE CENTER PROJECT

Attachments: [Exhibit A - Pre-Development Agreement](#)

[24D-36](#) RESOLUTION ADOPTING A MODIFICATION TO THE DEVELOPMENT PROGRAM FOR DEVELOPMENT DISTRICT NO. 17, ESTABLISHING TAX INCREMENT FINANCING DISTRICT NO. 38: ECONOMIC DEVELOPMENT DISTRICT THEREIN AND ADOPTING A TAX INCREMENT FINANCING PLAN THEREFOR

Attachments: [Exhibit A - TIF Plan 38](#)
[Exhibit B-Sofidel Analysis Memo](#)
[Exhibit C-Business Subsidy Report Sofidel COUNCIL](#)

APPROVAL OF MEETING MINUTES

[.17](#) MINUTES FROM JULY 24, 2024 MEETING

Attachments: [07-24-24 DEDA Meeting Minutes-draft](#)

[.18-](#) MINUTES FROM AUGUST 5, 2024 SPECIAL MEETING

Attachments: [08-5-24 DEDA Special Meeting Minutes](#)

[.19](#) MINUTES FROM AUGUST 12, 2024 SPECIAL MEETING

Attachments: [08-12-24 DEDA Special Meeting Minutes](#)

APPROVAL OF CASH TRANSACTIONS

[21](#) JULY 1, 2024 - JULY 31, 2024

Attachments: [DEDA Monthly Cash Activity July 2024](#)

NEW BUSINESS

RESOLUTIONS FOR APPROVAL

[24D-35](#) RESOLUTION AUTHORIZING A PRE-DEVELOPMENT AGREEMENT AND OPTION AGREEMENT WITH GOODWILL INDUSTRIES VOCATIONAL ENTERPRISES INC. FOR THE TRUE NORTH GOODWILL RESOURCE CENTER PROJECT

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[24D-37](#) RESOLUTION UPDATING DULUTH ECONOMIC DEVELOPMENT AUTHORITY'S FEE SCHEDULE

Attachments: [Exhibit A - DEDA Fee Schedule 8.28.24](#)

[24D-38](#) RESOLUTION AUTHORIZING CONVEYANCE OF A STREET AND UTILITY EASEMENT OVER LESTER RIVER ROAD PROPERTY IN LESTER PARK TO THE CITY OF DULUTH

Attachments: [Exhibit A - DEDA Easement Lester River Road](#)

[24D-39](#) RESOLUTION APPROVING A GRANT AGREEMENT WITH THE 1200 FUND TO IMPLEMENT A STORE FRONT LOAN PROGRAM IN THE AMOUNT OF \$500,000

Attachments: [Exhibit A - 1200 Fund Agreement with DEDA](#)

[24D-40](#) RESOLUTION APPROVING APPOINTMENT OF TRICIA HOBBS AS TEMPORARY DEDA EXECUTIVE DIRECTOR

DISCUSSION

ADJOURN