

Economic Development Board meeting August 21, 2014

Present: Ron Dickrell, Al Michalski, Bill Sennholz, Tammy Meissner and Aaron Staab
Absent: Ed Wagner and Pete Hendler
Others: Steve Barg, Angie Dieringer, Jason Angell, Amy Krogman, Karen Olson

Sennholz called the meeting to order at 3:05 p.m. in Room 108 of the City Hall Plaza.

EDB14-31 Motion to approve Meissner, 2nd by Dickrell to approve the minutes from August 7, 2014 meeting.

Motion carried

Conflicts of interest

No members indicated that they had a conflict of interest with anything on the agenda.

Citizen Comments

None

Economic Development Updates

Angell handed out the updated 2014 budget. He also handed out the August 2014 Vital Signs which shows the economic and social health of the Marshfield area community. This is a joint effort between the City of Marshfield, Marshfield Area Community Foundation, and the United Way.

Olson reported on the ICSC show. There were approximately 100 attendees. They met with a couple of developers. UPS is interested in finding someone to start a franchise here.

Dieringer is meeting with downtown businesses. She has been in contact with the Howards regarding their future plans.

Barg stated Matt McLean from the Convention and Visitor Bureau will be attending the October meeting.

Status of Housing Program and Projects

Angell stated they are waiting for site costs on the properties that were discussed at the last meeting. He also stated that Josh Miller and Sam Schroeder are currently working on the feedback from the last meeting.

Marshfield Utilities Revised Dividend Policy

Barg reported that the Utility Commission is considering amending their dividend policy. They currently give the City of Marshfield ½ of their ATC dividend which goes to the EDB. The Utility has been receiving requests from groups for

donations that they would have their name on. They want to modify their current policy to state they would give up to 50% of the dividend to the City of Marshfield. The committee discussed ways they could acknowledge Marshfield Utilities on their projects.

EDB14-32 Motion by Michalski, 2nd by Meissner to invite someone from Marshfield Utilities to serve as an ex-officio on the Economic Development Board.

Motion carried

Opportunities to escrow funds from TID #5 for future business incentives

The TIF for the Mill Creek Business Park runs out in 2015. There are several lots still available that we will need to have incentive dollars available. The City of Marshfield cannot escrow money to be spent for this purpose, but they can have another entity manage these funds. The City of Marshfield would set aside up to \$500,000 and either create a corporation or find a current group to oversee the money. This will be discussed at a future meeting.

Request to Council for 2015 budget for funds to clear structures in TID #7

The cost to prepare the clear the building on the Gust property and prepare it for sale would be approximately \$25,000.

EDB14-33 Motion by Dickrell, 2nd by Staab to budget funds in the 2015 budget to prepare the Gust property for sale.

Motion carried

EDB14-34 Motion by Michalski, 2nd by Meissner to go into closed session for 2 items: 1) Wisconsin Statutes Chapter 19.85 (1)(f), "Considering financial, medical, social or personal histories or disciplinary data of specific persons, preliminary consideration of specific personnel problems, or the investigation of charges against specific persons, except where par.(b) applies which, if discussed in public, would be likely to have a substantial adverse effect upon the reputation of any person referred to in such histories or data, or involved in such problems or investigations." Closed session has been requested to consider a CDBG grant allocation for housing rehabilitation purposes; and, 2) Wisconsin Statutes Chapter 19.85 (1)(f), "Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session." Closed session has been requested to consider possible financial assistance for a proposed development project. Roll call vote, all ayes (time: 3:47 p.m.)

Motion Carried

Present in closed session: Angell, Dickrell, Meissner, Staab, Sennholz, Michalski, Barg, and Krogman

EDB14-35 Motion by Staab, 2nd by Dickrell to go back into open session. Roll call vote, all ayes. (Time: 4:07 p.m.)

EDB14-36 Motion by Staab, 2nd by Meissner to approve CDBG Project #2014-02 as submitted.

Motion Carried

EDB14-37 Motion by Dickrell, 2nd by Staab to recommend to the Common Council the developers agreement with JT Marshfield. Sennholz and Michalski abstained from voting due to potential conflict of interest. Rest ayes

Motion carried

Motion by Meissner, 2nd by Staab to adjourn at 4:47 p.m.

Respectfully submitted,
Amy Krogman, Administrative Assistant III