



The Wells Economic Development Authority (EDA) convened on October 21, 2014 at 5:00 pm in the Wells City Hall Conference Room. President Brad Heggen called the meeting to order with the following members present: Jim Heckman, John Herman, Bruce Mandler, Sue Nasinec and Kim Sorenson. Members absent: Gary Robbins. Also present was City Administrator Robin Leslie.

AGENDA

The agenda for the October 21, 2014 meeting was reviewed. Motion by Mandler and second by Nasinec to approve as presented. Motion carried.

MINUTES

The minutes of the September 16, 2014 meeting were reviewed. Motion by Nasinec and second by Mandler to approve as presented. Motion carried.

PUBLIC COMMENT

None.

CONSENT ITEMS

The bills and financial reports were discussed. Motion by Nasinec and second by Sorenson to approve bills as presented. Motion carried. Motion by Sorenson and second by Mandler to approve financial reports. Motion carried. President Heggen asked about the status of Wildcat's delayed payment. Leslie stated she hadn't gotten an update prior to the meeting.

NEW BUSINESS

Frank Brothers Elevator- Leslie stated she checked with DEED about using funds for blight removal. She stated approximately \$40,000 is available, but that there has to be an end user, one who is going to create jobs, to be able to use those funds. Leslie will continue to work on it throughout the coming months.

Community Building Enhancement Grant- Ms. Leslie stated the Wells Golf Club has submitted a Community Enhancement Grant application for \$2,763.00 for new siding and stencil work. The Board decided the grant application is not eligible for consideration because it's a City-owned building.

OLD BUSINESS

Incubator- Ms. Leslie stated Mr. Jensen failed to turn in his business plan and other required information. Leslie informed the board that she has been in communication with Dick Raimann from Land Prep, LLC regarding the use of the incubator building for their snow removal and landscaping business.

Interested Parties

Amos Boeck- Boeck stated he has been in contact with the State of Minnesota regarding the setbacks for the North Industrial Park and has also finished his budget. Boeck also questioned the Board whether there has been other interest in the North Industrial Park. Ms. Leslie stated she has talked to both the Wells Public Utilities and the City Engineer regarding getting water utilities out to the North Industrial Park. Leslie stated there are DEED funds available for that as well. Boeck stated he would like to acquire the land then do the necessary ground work. He is looking to have 2 acres of buildable land to allow for a building big enough to also house a tenant space. Boeck also mentioned with a new building, he would look to create 1-2 new jobs. The board asked Leslie to look into the farmland leases dates.

Pat Mithun- No update.

Lacey Hassing- Ms. Leslie stated she had sent Lacy an email with a list of different property options, but she had not heard back at this time.

South Industrial Park- President Heggen stated he feels the Board needs to set a goal for 2015 and sell at least two lots or give away a set number of lots contingent upon a certain number of jobs being created. The Board instructed Leslie to offer a free lot to Lacy Hassing in the South Industrial park as a way to promote it.

North Industrial Park- President Heggen suggested having a meeting with Bolton & Menk to discuss costs.

Community Development Staffing- President Heggen said a full time staff person would be his first choice, however; he would be open to looking at different options. The consensus of the board was in favor of hiring FCDC for a trail case and have her work with Lacy Hassing on finding a property, then see about a contract in the future.

SFS Site- Ms. Leslie stated she talked to the realtor last week. Currently the auction is open and the minimum bid is 3.5 million. To date no one has met their minimum bid.

ANNOUNCEMENTS

President Heggen reminded the Board that the next meeting would be held on Tuesday, November 18, 2014 at 5:00 pm.

ADJOURNMENT

Motion by Sorenson and second by Nasinec to adjourn. Motion carried. Meeting adjourned at 7:15 pm.

Jim Heckman, Secretary/Treasurer

Megan Boeck, Deputy City Clerk