

Brownfield Redevelopment Authority
Minutes August 8, 2017
Smartzone Building

1. **Call to Order**

Chairperson Worley called the meeting to order at 1:14 p.m.

2. **Roll Call**

Members Present:	Gwen Worley	Dan Dasho	Tom Veum
	Bob Mattson	Dr. Rachael McCoy	Steve Glezen

Members Absent:	Kelley Bunker	Doug Welton	Jim Devaprasad
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Staff Present:	Jeff Holt	Tracey Laitinen
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Also Present:

David Pawley, City of SSM Finance Dept.
Oliver Turner, City Manager
Jeff Hagan, EUP Regional Planning & Development
Ray Bauer, City Commission Liaison

3. **No changes or Additions to the Agenda**

4. **Matters presented by the public**

No public present at this time.

5. **Approval of Minutes**

Moved by Dasho, supported by Veum to approve the May 9, 2017 minutes. The motion carried unanimously.

6. **Approval of Financial Report**

Laitinen submitted the financial report ending June 30, 2017 for City Fund 242 with a balance of \$35,806.55. Projected revenue is approximately \$35,800 annually.

Moved by McCoy, supported by Veum to approve the financial report as presented. The motion was carried unanimously.

7. **Remediation & Demolition Costs for 606 Eureka and 629 Magazine**

Turner gave some history on the 2 residential structures and noted that this item has come before the BRA previous. Following Public Act 381, funds from the Site Remediation Revolving Fund (SRRF), which are fund collected from last projects, can be utilized to clean up blight in Sault Ste. Marie. Turner reported that the City Attorney had advised that a specific plan be drafted in accordance with the Act and accepted by the BRA. Turner and Freeman will work on specifics and Laitinen will get a draft out to the board prior to a special meeting to be held on 8.22.17 at Noon at the Smartzone building. The goal is to have this go before the City Commission on 9.5.17 in order to have the structures cleaned up and demolished this fall.

Moved by Veum, supported by Dasho to table the item as presented until the special meeting on 8.22.17 at Noon. The motion was carried unanimously.

8. Review of Phase 1 Applications

An initial application was received regarding the Seaway Motel at 1800 Ashmun St. Discussion was had about the proposed low income housing development made up of efficiency units for 18 families. While it was agreed that this was an opportunity to clean up the property, the increase in taxable value would be negligible and the assessor and finance departments weren't sure that the increase in value could support the reimbursement the applicant was looking for with this minor facelift to the existing property. Worley noted that the LaFrance Motel turned Freedom Inn might be a comparable. It was noted that several private motel owners in the Sault regularly finance their own operations and it might not be wise to utilize taxpayer dollars on a project that doesn't increase value or add jobs to our region. Hagan noted that we would want to confirm with the Master Plan for the City which is under review to make sure we are sticking with the overall goal for economic development for that corridor.

Moved by Veum, supported by Glezen to table the item as presented until further discussion with the City Attorney. The motion was carried unanimously.

9. Current Project Updates

Holt reported that the old Bambi turned Family Dollar site was still not open barring some fencing issues. Once final approval has been received from the Planning Commission we anticipate a Grand Opening.

10. Marketing & Outreach

Laitinen briefly mentioned the website materials and beginning stages of community outreach to spread the word about the potential for Brownfield funds to clean up blight in the Sault. Worley agreed that the EDC presence online is much improved.

11. Other Matters

None at this time.

12. Adjournment

It was moved by Dasho, supported by McCoy to adjourn the meeting at 1:46 p.m. The motion was carried unanimously.



Dan Dasho, Secretary