



City of Moorhead Economic Development Authority

Meeting Minutes
May 29, 2018 at 11:45 AM
1st Floor, Council Chambers, Moorhead City Hall

Pursuant to due call and notice thereof, a regular meeting of the Economic Development Authority was held in the 1st Floor, Council Chambers, Moorhead City Hall, on May 29, 2018, at 11:45 AM.

Roll call of the members was made as follows:

Board Member:	Bruce Bekkerus	Present
Board Member:	Michael Burns	Absent
Board Member:	Kathy Cochran	Absent
Alt. Council Member:	Del Rae Williams for Mari Dailey	Present
Board Member:	Violet Deilke	Present
Council Member:	Chuck Hendrickson	Present
Board Member:	Charley Johnson	Present
Board Member:	Wyatt Johnson	Present
Board Member:	Pat Kovash	Present
Board Member:	John Rogalla	Present
Board Member:	Marsha Weber	Present – Entered at 11:48 a.m.

Others Present:

Matt Baasch, representing T & M Graham Management
Cindy Graffeo, EDA Executive Director
Amy Thorpe, Economic Development Program Administrator

1. [Call meeting to Order / Roll Call](#)

2. [Agenda Amendments](#)

Minutes: None

3. [Approve Minutes](#)

A [April 23, 2018](#)

Motion to Approve made by Pat Kovash and seconded by Wyatt Johnson

Motion Passed: For: 8; Against: 0; Abstain: 0; Absent: 3

4. [Citizens Addressing the Board](#)

Minutes: None

5. [Commissioners' Reports](#)

Minutes: Kovash reported that David Hunstad resigned his position as Executive Director of the MBA and that Shari Larson had been appointed Interim Director; that fundraising for the July 4th fireworks display was going well; and that the MBA Goal Tournament will be held at Meadows Golf Course on Aug. 9, 2018.

Rogalla reported that the City and MPS were working on an agreement to finance \$1-1.4 million for moving utilities for the 20/21st Street Rail Grade Separation due to a budget shortfall. He stated that it is unknown whether that revenue would come from rate increases or reserves.

6. [Director's Report](#)

Minutes: Graffeo provided a summary of activities this month as found in packet materials.

7. [Motion to Approve Development Assistance Agreement by and between MEDA and T & M Graham Management Inc. \(Phase 2 Project\)](#)

Minutes: Graffeo provided a summary of the request of T & M Graham Management for a DAA for TIF Assistance.

Vince Proulx, 1304 4th Street South, Moorhead, addressed the board to provide his opinion on the appearance of the Red Door Apartment project on 8th Street South, as well as general comments on rental properties, property management issues, and code enforcement.

Matt Baasch, representing T&M Graham Management, responded to the comments on management of T & M's rental properties as well as outlined changes made to the original site plan for phase two after meeting with the Comstock neighborhood.

John Sherman, 906 7th Ave S, Moorhead, addressed the board regarding establishing a historic overlay district and was referred to the Planning & Zoning Department for more information.

Motion to Approve made by Pat Kovash and seconded by Violet Deilke

Approve Development Assistance Agreement by and between MEDA and T & M Graham Management Inc. (Phase 2 Project)

Motion Passed: For: 9; Against: 0; Abstain: 0; Absent: 2

8. [Mayor Del Rae Williams Request to Address the EDA Board](#)

Minutes: Mayor Del Rae Williams stated that the time is right to expand the economic development program by hiring additional EDA staff to assist Graffeo. She distributed a proposed Draft EDA Budget showing 2019 through 2022 in a way that would not impact tax payers. She stated that the a public hearing would be held at this evening's City Council meeting to discuss changing the EDA's enabling resolution which would eliminate the EDA's ability to hire staff, including the Executive Director position. She stated that this proposal would work best if staff stays with EDA for financial reasons.

It was also noted that although the public hearing regarding this matter would be held on May 29, 2018, there would not enough council members attending to vote and that a special meeting held June 4 would be added to the calendar.

9. Information / Update

A [GFMEDC Activity Report - April](#)

B [Building & Permit Valuation Report - April](#)

10. [Adjourn](#)

Minutes: Meeting adjourned at 1:10 p.m.

APPROVED BY:

ATTEST:



Charley Johnson
Chair

Marsha Weber
Secretary

The proceedings of this meeting are digitally recorded and are available for public review.

Respectfully submitted by:
Amy Thorpe, Economic Development Program Administrator