



City of Moorhead Economic Development Authority

Meeting Minutes
December 03, 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 December 03, 2018, at 11:45 AM.

Roll call of the members was made as follows:

Board Member:	Nate Anderson	Present
Board Member:	Michael Burns	Present
Board Member:	VACANT POSITION	Absent
Board Member:	Violet Deilke	Present
Council Member:	Heidi Durand	Present
Council Member:	Chuck Hendrickson	Present
Board Member:	Charley Johnson	Present
Board Member:	Wyatt Johnson	Absent
Board Member:	Pat Kovash	Present
Board Member:	John Rogalla	Present
Board Member:	Marsha Weber	Present

Others Present:

Lisa Bode, Governmental Affairs Director
Brian Kounovsky, EPIC Companies
Dan Mahli, Assistant City Manager
McKenzy Olson, EPIC Companies
Amy Thorpe, Economic Development Program Administrator
Christina Volkers, City Manager, Acting Economic Development Director

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

2. [Agenda Amendments](#)

Minutes: None

3. Approve Minutes

A [October 12, 2018 - Planning Session](#)

Motion to Approve made by Pat Kovash and seconded by Nate Anderson

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

B [October 22, 2018 - Regular Meeting](#)

Motion to Approve made by Marsha Weber and seconded by Chuck Hendrickson

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

4. [Citizens Addressing the Board](#)

Minutes: None

5. [Commissioners' Reports](#)

Minutes: Kovash reported that current MBA membership was at 214. There is now a job board on the MBA website where members can post job openings. MBA will sponsor their annual "Winter's Tale Snow Sculpture Competition on January 26th during Frostival. MBA is looking for volunteers for 4th of July fireworks show.

6. [Economic Development Report](#)

Minutes: Mahli provided a summary of economic development activities which had occurred in the past month as found in packet materials.

7. [EPIC Management - 4th Street Proposal](#)

Minutes: Mahli provided background information. Brian Kounovsky, EPIC Companies, and McKenzie Olson, EPIC Management, were present to describe their idea for a mixed-use project on a city-owned parking lot located on 4th Street. Although still liquid, the project as envisioned today may include a 10,000 square foot building with underground parking, first floor (at grade) commercial units, and the remaining four floors of multi-family residential housing. The group described ways to engage and showcase the river in their project. Commissioner Burns asked if the group had considered realignment of 4th Street to strengthen the project.

It should be noted that the City has not yet noticed this property for sale because it does not have clear title to the property. The City purchased the property from the railroad in the 1970's but a deed was never recorded officially transferring the property to the City. Staff are working with the railroad to obtain clear title.

Commissioners had detailed discussion with the developers.

8. [2019 Legislative Program - Lisa Bode, Governmental Affairs Director](#)

Minutes: Bode announced that she is now a registered lobbyist for the City of Moorhead. She provided a summary of 2019 Legislative Agenda as found in packet materials. She noted that the EDA's 2019 budget included a line item for legislative lobbying and requested that the board make a motion to authorize the expenditure prior to bringing the contract extensions to the City Council for approval.

Motion to Approve made by Violet Deilke and seconded by Marsha Weber

Motion to Authorize the expenditure of \$65,000 from the 2019 EDA Tax Levy Fund (239) for the 2019 lobbying contracts and recommend that the City Council approve the 2019 lobbying contract extensions for Flaherty & Hood and Fredrikson & Byron.

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

9. [2019 Professional Service Agreement - GFMEDC](#)

Minutes: Mahli presented the GFMEDC Professional Service Agreement which included a few minor changes to the agreement which had been in place for a number of years. The agreement may be found in packet materials.

Motion to Approve made by Marsha Weber and seconded by Pat Kovash

Motion to Approve 2019 Professional Service Agreement with GFMEDC

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

10. Discuss Change in 2019 Regular Monthly Meeting Schedule and Next Meeting Date

Motion to Approve made by Marsha Weber and seconded by Nate Anderson

Motion to move the regularly scheduled EDA meetings to the first Monday of the month at 11:45 a.m.

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

11. Information / Update

A [Building & Permit Valuation Report - October](#)

12. Adjourn

Minutes: Meeting adjourned at 12:41 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