

MEETING MINUTES

DELTA COUNTY BROWNFIELD REDEVELOPMENT AUTHORITY

Wednesday, March 18, 2009

Members present: Tom Rymkos, Gary Olsen, Dave Rivard, Larry Grimsby, Don Spodeck, Tom Brayak, Mark Nelson

Members Absent: None

Director: Peter Van Steen

Public: Joe Erickson, Dennis Bittner, Flo McCormack, Michael Wiesner, Miles Anderson, Gary Branz, Darrel Bengry, John D'Addona

1. The meeting was called to order at 6:30 p.m. by Chairman Tom Rymkos in the Circuit Courtroom of the Delta County Courthouse. A quorum was present.
2. The Pledge of Allegiance was recited.
3. Chairman Rymkos noted the changes to the agenda: Presentation by Bittner/ECT would be after Public Comments, Item 7A would include discussion on nomination forms, Item 7B different groups to contact and item 7C joint meeting with DCBRA and other brownfield authority, Item 8C website for DCBRA and item 8D policies and procedures would be added to the agenda. The agenda was accepted as presented with the changes.
4. MOTION BY L/ GRIMSBY, SECONDED BY D. RIVARD TO APPROVE THE MINUTES OF THE PREVIOUS MEETING; MOTION CARRIED.
5. No public comments.
6. Bittner/ECT gave a presentation on the Delta County Site Assessment Grant. The presentation stopped at Tax Incremental Financing (TIF) discussion. The remainder of the presentation will be at the next meeting. The partners of the grant application were invited to the presentation. Letters from the Community Foundation for Delta County and NewPage were received indicating they were not able to attend. Michael Wiesner from the City of Gladstone attended.
7. P. Van Steen reported there was a presentation on County Land Bank Authority at last night's county board meeting; there is the opportunity for a county land bank authority and the Brownfield Authority to work together on different projects. The county is just in the exploratory stage of establishing a Land Bank Authority. Peter mentioned that he received a request from Brian Horst for a Phase I ESA for a parcel in Gladstone. He has not completed the paperwork yet but in discussions with him, it appears there will be development on the property this spring. There was discussion that there needs to be communications with the local government where potential projects will take place, whether there should be a resolution of support or other means. Flo and Peter will meet with Brian Horst to discuss the project. The project will be presented to the Authority at the next meeting along with other requests that have been received.

MOTION BY M. NELSON, SECONDED BY L. GRIMSBY TO PAY THE BILLS SUBMITTED BY PETER VAN STEEN FOR GRANT IMPLEMENTATION EXPENSES OF \$725 FOR JANUARY AND \$175 FOR FEBRUARY; MOTION CARRIED.

MOTION BY D. RIVARD, SECONDED BY D. SPODECK TO PAY THE BILLS SUBMITTED BY MAC FOR GRANT SERVICES OF \$1,775.70 FOR JANUARY AND \$510.66 FOR FEBRUARY; MOTION CARRIED.

8. Unfinished Business

- A. A proposed site nomination form prepared by Bittner/ECT was presented to the members for review and comments. This one page form will be available at county, city and township offices and other locations in the county to encourage people to nominate potential brownfield sites for listing. Additional information on the site will be obtained through a more extensive two-page property information form. MOTION BY D. RIVARD, SECONDED BY T. BRAYAK TO APPROVE USING THE NOMINATION FORM; MOTION CARRIED.

The prioritization criteria form was reviewed and discussed. MOTION BY D. RIVARD, SECONDED BY L GRIMSBY TO APPROVE THE CRITERIA FORM. D. RIVARD AND L. GRIMSBY WITHDREW THEIR MOTION. Discussion on the criteria is tabled until the next meeting. Peter will provide the members with two hypothetical site descriptions for each member to use to apply the criteria to determine how well the criteria works.

- B. There will be joint meeting schedule with the Delta County Brownfield Authority and the Authorities of Escanaba, Gladstone and Wells Township. No date was set.

9. New Business

- A. There will be a pre-QAPP conference call with EPA, Bittner/ECT, Peter and Joe. Approval of a QAPP by EPA is a requirement before the consultants can begin doing Phase II studies.
- B. Peter will meet next Tuesday with Brandon to discuss how the Brownfield Authority can have a presence/utilize on the county's website.

10. Flo mentioned she has a conflict with the next meeting date of April 15. MOTION BY D. RIVARD, SECONDED BY L. GRIMSBY TO MOVE THE NEXT MEETING DATE FROM APRIL 15 TO APRIL 22; MOTION CARRIED.

Flo mentioned she has a 50-page summary of the stimulus package from Congressman Stupak. EPA may have another funding cycle before the fall. EPA may fund all applications it received last year and another funding cycle before the next regular funding cycle. Flo mentioned the county should consider applying for cleanup funds now. The match requirement may be waived. Funding is up to \$200,000 for site specific and up to \$1 million dollars for establishment of a local revolving loan fund with 40% given as grants and 60% as a loan. MOTION BY T. BRAYAK, SECONDED BY G. OLSEN TO RECOMMEND THE COUNTY BOARD APPLY FOR EPA CLEAN UP GRANTS; MOTION CARRIED.

Flo and Dave commented on the recent trip to Washington DC meeting with legislators. They had a discussion on the Escanaba River Restoration Project to remove structures in the Escanaba River. Senator Levin will put funds for the removal in the Transportation Budget.

11. MOTION BY L. GRIMSBY, SECONDED BY G. OLSEN TO ADJOURN AT 9:16 P.M.; MOTION CARRIED.

Minutes prepared by Peter Van Steen