

MEETING MINUTES  
DELTA COUNTY BROWNFIELD REDEVELOPMENT AUTHORITY  
Wednesday, May 19, 2010

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

Members Absent: Don Spodeck

Director: Peter Van Steen

Public: Dennis Bittner, John D'Addona, Gabriel Zawadzki

1. The meeting was called to order at 6:32 pm 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. MOTION BY LARRY GRIMSBY, SECONDED BY DAVE RIVARD TO ACCEPT THE AGENDA; MOTION CARRIED.
4. MOTION BY DAVE RIVARD, SECONDED BY TOM BRAYAK TO APPROVE THE MINUTES OF THE LAST MEETING; MOTION CARRIED.
5. No public comments.
6. REPORTS:
  - A. Peter Van Steen mentioned that Don Spodeck is excused absent and the EPA has approved the 6<sup>th</sup> Quarterly Report.
  - B. Dennis Bittner presented Consultant Progress Report #13 for Bittner/ECT.
  - C. BILLING APPROVALS:
    1. MOTION BY TOM BRAYAK, SECONDED BY MARK NELSON TO APPROVE THE INVOICE SUBMITTED BY MAC IN THE AMOUNT OF \$525 FOR SERVICES RENDERED IN APRIL 2010 FOR THE DELTA COUNTY SITE ASSESSMENT GRANTS; MOTION CARRIED.
    2. MOTION BY MARK NELSON, SECONDED BY LARRY GRIMSBY TO APPROVE THE INVOICE SUBMITTED BY CUPPAD IN THE AMOUNT OF \$400 FOR SERVICES RENDERED IN APRIL 2010 FOR THE DELTA COUNTY SITE ASSESSMENT GRANTS; MOTION CARRIED.
    3. MOTION BY LARRY GRIMSBY, SECONDED BY MARK NELSON, TO APPROVE THE INVOICE SUBMITTED BY BITTNER/ECT IN THE AMOUNT OF \$31,444.83 FOR SERVICES RENDERED IN APRIL 2010 FOR THE DELTA COUNTY SITE ASSESSMENT GRANTS; MOTION CARRIED. The Board reviewed the cost summary sheet of the expenses and detailed invoices submitted by Bittner Engineering.
7. UNFINISHED BUSINESS:
  - A. Discussed the status of projects/reviewed tracking sheet.
    - i. Delta County Road Commission, Garden garage- Phase II done
    - ii. Culligan and 710- Phase I still in progress, by June meeting
    - iii. Delta Building- Phase I done

- iv. UP State Fair, state owned- Phase II done
- v. Cycle City- Phase I in progress, by June meeting
- vi. Rapid River gas station- Phase II done
- vii. Stop n Shop, Gladstone, - Phase I done
- viii. Delta County Rd Commission, Phase II done
- ix. Kennedy School- property sold, no work to be done
- x. Car wash/car detailing- to be done by June meeting
- xi. UP State Fair, Delta County- Phase II done
- xii. City Well House- Phase I done
- xiii. City Power Plant- Phase I done
- xiv. Johnson Brothers gas station-Phase II in progress, should be done by next meeting. No need to do further sampling. Perhaps in next round the county apply for clean-up funds to remove soil on property. ECT will meet with the city to discuss the Phase II study. A Due Care Plan is the next step.
- xv. Anderson Tire- Phase II essentially completed, was waiting on new air standards from MDNRE, needs final typing
- xvi. Hanson Service Station- Phase I completed; Phase II testing done. Phase II essentially completed, was waiting on new air standards from MDNRE, needs final typing.
- xvii. St. Jacques Grocery store- Phase I essentially done, needs final typing, to be done prior to June meeting.
- xviii. Brownfield Plan for Delta Building- the plan has been submitted to MEDC for comments, waiting for comments from MEDC. City will take plan through their process of review/adoption. On the agenda for city's June BRA meeting.
- xix. Immanuel Lutheran church vacant property- Phase I done
- xx. Perkins Store- ECT is starting, should be done by June meeting.
- xxi. Norfab Manufacturing- ECT is starting, should be done by June meeting

B. The County was not successful in obtaining the EPA grant. A conference call will be arranged with Darryl Owens for debriefing. Participants will be John D'Addona, Dennis Bittner, Dave Rivard, Gabriel and Peter.

C. The brownfield workshop will be held June 23 at Bay College.

D. Larry will attend the Land Bank conference on June 6, 7 and 8. Next county land bank meeting will be in September.

E. Peter has discussed the program with realtors, bankers and small business center personnel. No formal community outreach activities.

8. NEW BUSINESS

A. No New Business

9. Dave mentioned that Craig Woerpel, WDBC, would like to have someone talk about Brownfields on his radio talk show. Dave will mention the Brownfield workshop to be held at Bay College at the next county board meeting.

10. MOTION BY LARRY GRIMSBY, SECONDED BY TOM BRAYAK TO ADJOURN AT 7:39 P.M.; MOTION CARRIED.

Minutes submitted by Peter Van Steen