**GROVE ECONOMIC DEVELOPMENT AUTHORITY**

**REGULAR MEETING**

**MONDAY, JANUARY 26, 2015**

**4:00 PM**

The Grove Economic Development Authority met in regular session on Tuesday, January 26, 2015 at 4:00 PM with Chairman David Adzigian presiding. Members present were Keith Martin and Ron Lay. Member(s) Bob Henkle and Mike Lewandowski was absent. Also present was General Manager, Bill Keefer; Assistant General Manager, Debbie Bottoroff; City Treasurer, Lisa Allred and City Clerk, Bonnie Buzzard.

Lay made the motion to approve the minutes of the previous meeting. Seconded by Martin. AYE: Martin, Lay and Adzigian. NAY: None. Motion carried.

Lay made the motion to approve the purchase order register. Seconded by Martin. AYE: Martin, Lay and Adzigian. NAY: None. Motion carried.

Adzigian opened the floor for discussion with respect to assistance in funding the agreement with Retail Strategies for retail development consulting. Keefer reported that in December, the City of Grove entered into an agreement with Retail Strategies to prepare a retail strategic plan and represent the City’s interest in retail recruitment for the community. In the agreement, the fees were broken out into three years as follows:

* In the first year the fee is $50,000
* The second year the fee is $26,000, and
* The third year $26,000

Keefer added that because retail and commercial recruitment and the development / enhancement of our sales tax base is an important part of the economic vitality of the City of Grove. Keefer respectfully requested that that the Board consider assisting with the funding of this plan in the amount of $10,000. There is $49,500 in the 2014-2015 GEDA budget for contingencies that could be utilized for this purpose. Keefer entertained questions, comments and concerns from the Board. Keefer noted that Retail Strategies will be in Grove on or about February 17th to study the proposed market and demographics. Lay strongly expressed his opposition against the spending of funds as presented. Adzigian made the motion to approve the funding assistance in the amount of $10,000 for the Retail Strategies agreement with the City of Grove. Seconded by Martin. AYE: Martin and Adzigian. NAY: Lay. Motion carried.

Adzigian opened the floor for discussion with respect to Staff updates on various issues, activities and projects. Keefer reported on the following projects:

* The City sent out letters last fall to owners of property located within or adjacent to our industrial park inquiring on whether their property was available for sale or lease. The City received approximately 12 responses of which all but one were open to the City passing their information on to prospective buyers/tenants.
* The City has an inquiry from an owner of property that is located adjacent to the 30+ acres that the City owns on the east side of the industrial park in regards to leasing a portion of this tract to graze cattle. Keefer mentioned that wouldn’t be possible because it would be in violation of the current zoning ordinance pertaining to agricultural animals.
* The City Council has elected to move forward with the placing of the hotel tax on the ballot again for the April 7th general election for members of the City Council.
* The Staff has visited with the Downtown Merchants and other to see what the City can do to assist them. Keefer added that it might help once the City completes Phase II of the Downtown Revitalization project, which is scheduled to begin this summer.
* Extreme Batteries has been getting attention from the news media lately. Again, the City has offer their assistance to them in regards to their property being located in the flood plains. He understood that they are working with the State on some type of incentives to create jobs.
* Keefer added that he recently attended a ribbon cutting ceremony for the Ferra Company.
* Bottoroff reported that the City of Grove advertised for the re-designing of the City’s website, and received 6 proposals. Bottoroff added that she and Keefer studied the proposals, and narrowed it down to three (3) companies. After further interviews they elected to offer the proposal to Aha Consulting. Bottoroff added that Staff is excited about this project because they offer so many different task options the City will be able to achieve, and that it should be online in approximately 6 months.

At 4:40 PM Lay made the motion to adjourn. Seconded by Martin. AYE: Martin, Lay and Adzigian. NAY: None. Motion carried.