

City of Mt. Pleasant
Economic Development Corporation (EDC)
Brownfield Redevelopment Authority (BRA)

MINUTES
February 2, 2010
City Hall, Commission Chamber

- I. Chair Coscarelly called the meeting to order at 9:00 a.m. Roll call:
- Present: Tim Coscarelly (Chair), Jim Holton, Tom Krapohl, Joe Olivieri, Nancy Ridley, Jeff Smith (Vice Chair).
- Absent: Tim Dolehanty, Kathie Grinzinger, Joe Pius.
- Staff: Rich Morrison, City Economic Development Director; Mary Ann Kornexl, City Treasurer; Michelle Sponseller, Downtown Development Director; Jeff Gray, Community Development Director.
- Guest: Cason Thornsby.
- II. Approval of Agenda:
- Motion by Holton, second by Krapohl, to approve the agenda as presented. Motion carried.
- III. Approval of Minutes:
- A. November 24, 2009.
- Motion by Krapohl, second by Olivieri, to approve the minutes as presented. Motion carried.
- IV. Old and New Business:
- A. EDC – Discuss and consider issuance of Request for Proposals for 309 N. Main Street
- Morrison stated that following the notice in December that the County was no longer interested in pursuing use of 309 N. Main, staff prepared an RFP for reuse of the building for consideration by the EDC. Concurrently, staff came upon a potential opportunity to help “spin-off” a start-up business from the CMU-RC in the City.
- The business would have a first floor office presence in 309 N. Main, with living quarters above. The lease arrangement would offset some of the carrying costs of the property, with the entrepreneur making a commitment to invest in the City if the business is able to grow.
- Morrison introduced Cason Thornsby who described his planned business ventures. He noted that beyond the office presence in the City, the company will be looking at manufacturing possibilities 3 to 5 years out. He is committed to a professional image as a tenant of the EDC’s building.
- Morrison noted that the EDC could pursue proposals for reuse of the building through the RFP process, could explore an arrangement with Mr. Thornsby, or explore a combination of these options.
- Discussion followed regarding the options. It was noted that if an arrangement was made with Mr. Thornsby and he elected to grow his business outside of the City in the future, he would be expected to make payment to the EDC for its assistance in making the property available.

Motion by Holton, second by Smith, to postpone consideration of the Request for Proposals to allow an opportunity to consider a proposal for use of 309 N. Main by Mr. Thornsby at the next meeting of the EDC. Motion carried.

B. Other.

Chair Coscarelly noted that the TIFA/DDA board is moving its normal meeting day to the first Wednesday of every month to address a scheduling conflict. Although the EDC meetings are called on an as-needed basis, they are often “piggybacked” to follow the TIFA/DDA meetings since much of the membership is the same. Ridley noted that she and Grinzinger will have a conflict on the first Wednesday. It was agreed that the meetings and conflicts for EDC will be addressed case-by-case.

V. Adjournment:

There being no further discussion or business, Chairman Coscarelly adjourned the meeting at 9:30 a.m.