

REGULAR MEETING

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

MINUTES

June 2, 2010

City Hall, Commission Chamber

- I. Chairman Coscarelly called the meeting to order at 9:00 a.m. Roll call:
 - Present: Tim Coscarelly (Chair), Tim Dolehanty, Kathie Grinzinger, Jim Holton (arrived at 9:17), Tom Krapohl, Joe Olivieri (arrived at 9:07), Joe Pius, Nancy Ridley, Jeff Smith (Vice-Chair).
 - Absent: None.
 - Staff: Rich Morrison, Economic Development Director; Jeff Gray, Community Development Director.

- II. Approval of Agenda:
 - Motion by Krapohl, second by Pius, to approve the agenda as presented. Motion carried.

- III. Approval of Minutes:
 - A. February 2, 2010.
 - Motion by Grinzinger, second by Pius, to approve the minutes as presented. Motion carried.

- IV. Old and New Business:
 - A. EDC – Consider action as recommended by Legal Counsel regarding Billboards by Johnson law suit.
 - Motion by Dolehanty, second by Smith, to enter into a closed session to consider action recommended by legal counsel on pending litigation. Roll call vote:
 - Ayes: Coscarelly, Dolehanty, Grinzinger, Krapohl, Pius, Ridley, Smith.
 - Nays: None.
 - Absent: Holton and Olivieri.
 - Motion carried. The EDC entered into closed session at 9:01 a.m. A separate set of minutes was taken for the closed session.
 - The EDC resumed the regular meeting at 9:07 a.m. No action taken.

 - B. EDC – Discuss and consider issuance of Request for Proposals for 309 N. Main Street.
 - Olivieri arrived.
 - Morrison indicated that Cason Thornsby has been unable to secure financing for his proposed wild game soup endeavor for the property. He noted that staff has included the previous Request for Proposals and asked if the EDC wished to proceed with soliciting proposals for use of the property.

It was agreed that the RFP would be advertised in the newspaper and on the City website, with applicants to be given approximately one month to respond. If no responses are received, then an alternate marketing campaign will be considered, including direct contact with local realtors.

The EDC noted that the intent is to accomplish a short term use of the property and that the long term plan is redevelopment of the property, along with those adjoining parcels owned by the CBD TIFA and the City. It was suggested that the RFP should indicate that a larger parcel is available.

Motion by Grinzinger, second by Smith, to issue the Request for Proposals for lease and re-use of the property located at 309 N. Main. Motion carried.

C. EDC/BRA – Ethics Policy.

Mayor Holton arrived.

Morrison noted that the Ethics Policy has been provided by the City Commission's Ethics Committee for discussion and comments by all affected boards and commissions. He stated that staff would provide a summary of comments received to the Ethics Committee.

Members noted that membership of this board consists of individuals and business owners with a vested interest and a goal of increasing private gain. They questioned whether the members have an inherent conflict of interest under the policy.

Members also questioned how the policy relates to the statutes that establish the EDC, BRA, TIFAs and DDA.

Members appreciated the addition of language in the last paragraph on the first page excluding lenders from those having a conflict of interest. It was noted that the ownership of stock with a value of \$50,000 or more is a concern.

D. Other.

1. Election of Officers.

Coscarelly opened the floor for nominations for Chair. Olivieri accepted a nomination for chair. Motion by Coscarelly, second by Grinzinger, to close the nominations and to cast a unanimous ballot for Olivieri to chair the EDC/BRA. Motion carried unanimously.

Coscarelly opened the floor for nominations for Vice Chair. Smith indicated that he would be willing to continue to serve as Vice Chair. Motion by Ridley, second by Grinzinger, to close the nominations and to cast a unanimous ballot for Smith as Vice Chair. Motion carried.

V. Adjournment:

There was no further discussion. Chairman Coscarelly adjourned the meeting at 9:32 a.m.