



Charter Township of Meridian
Meridian Economic Development Corporation
5151 Marsh Road, Okemos, MI 48864
Thursday, June 7, 2018- Minutes

Members

Present: Trustee Phil Deschaine, Mikhail Murshak, Jade Sims, Kimberly Thompson, Brenda Chapman, Shawn Dunham, David Ledebuhr, Township Manager Frank Walsh and Adam Carlson

Members Joel Conn and Tom Conway

Absent:

Others

Present: Treasurer Julie Brixie, Ex-Officio, Planning Commission Vice-Chair John Scott-Craig, Director of Community Planning and Development Mark Kieselbach, Executive Assistant Michelle Prinz, Economic Development Director Chris Buck

1. CALL MEETING TO ORDER

Chair Sims called the meeting to order at 7:35 am and Member Ledebuhr read the mission statement.

2. **MISSION:** Set the standard in creating an entrepreneurial culture, be the example for revitalization of our business districts, and be the leaders in building sustainable public/private partnerships.

3. APPROVAL OF THE AGENDA

MOTION BY TRUSTEE DESCHAIINE TO APPROVE THE AGENDA. SUPPORTED BY MEMBER CARLSON. MOTION PASSES 9-0.

4. CONSENT AGENDA

- a. Communications-Bill Root, Burcham Hills Resident (5.24.2018)
- b. Development Projects Update
- c. Minutes-May 3, 2018

MOTION BY MEMBER CARLSON TO APPROVE THE CONSENT AGENDA. SUPPORTED BY MEMBER DUNHAM. MOTION PASSES 9-0.

MOTION BY MEMBER DUNHAM TO MOVE THE FINANCIAL REPORT IN FUTURE MEETINGS TO THE CONSENT AGENDA AND REMOVE APPROVAL OF PAYMENTS UNLESS THERE IS A PAYMENT. SUPPORTED BY TRUSTEE DESCHAIINE. MOTION PASSES 9-0.

5. FINANCIAL REPORT

Treasurer Brixie reports there has been no activity since the previous report. Report on file.

MOTION BY MANAGER WALSH TO APPROVE THE FINANCIAL REPORT. SUPPORTED BY MEMBER CARLSON. MOTION PASSES 9-0.

6. APPROVAL OF PAYMENTS

None.

7. PUBLIC REMARKS

Bill Root shared a letter regarding the refunding of the Burcham Hills bonds. Kirk Byrens introduced himself. He is the local State Farm agent located by Panera and lives in Okemos. He moved to Okemos from Marshall about a year ago and wants to serve the community as a means of giving back and learning the area better.

8. PRESENTATION

Bowden Brown from Dykema Gossett and Jim Kaczmarczyk, Finance Director from Burcham Hills presented the bond refinancing information. A public hearing was held on May 23, 2018. The issuer's fee of \$10,000 has been extended from 2026-2030.

9. OLD BUSINESS

a. Burcham Hills EDC Bonds Discussion and Resolution

A subcommittee met on April 27, 2018 and formulated a letter with recommendations to Willingham & Cote. A public hearing was held on May 23, 2018.

MOTION BY TRUSTEE DESCHAIINE TO APPROVE A RESOLUTION AUTHORIZING THE ISSUANCE OF LIMITED OBLIGATION FIRST MORTGAGE REVENUE REFUNDING BONDS (BURCHAM HILLS RETIREMENT CENTER II PROJECT) SERIES 2018A OF THE ECONOMIC DEVELOPMENT CORPORATION OF THE CHARTER TOWNSHIP OF MERIDIAN, MICHIGAN, FOR THE PURPOSE OF REFUNDING CERTAIN OUTSTANDING ECONOMIC DEVELOPMENT CORPORATION BONDS ISSUED TO FINANCE OR REFINANCE AN ECONOMIC DEVELOPMENT PROJECT; THE MAKING OF A LOAN TO BURCHAM HILLS RETIREMENT CENTER II, A MICHIGAN NONPROFIT CORPORATION; PROVIDING FOR THE PLEDGE OF REVENUES FOR THE PAYMENT OF SAID BONDS; AND AUTHORIZING A LOAN AGREEMENT AND TRUST INDENTURE AND OTHER INSTRUMENTS TO SECURE FURTHER THE PRINCIPAL OF AND INTEREST ON SUCH BONDS. SUPPORTED BY MEMBER CARLSON. MOTION PASSES 9-0 VIA ROLL CALL VOTE.

b. Meridian Redevelopment Fund

Director Buck reviewed the Meridian Redevelopment Fund materials. The following updates in the documents were discussed. Under eligible uses there was an extra

“within” that was deleted and added the words “project expense” under funding terms and conditions –second line. Under Section 2 should read: What is your estimated costs for the entire project? Provide in detail your anticipated and committed personal, corporate and/or partnership financial sources for this project.

MOTION BY MEMBER MURSHAK TO APPROVE THE AMENDED MERIDIAN REDEVELOPMENT FUND DOCUMENTS. SUPPORTED BY MEMBER LEDEBUHR. MOTION PASSES 9-0.

10. NEW BUSINESS

a. MABA Expo Discussion

Member Dunham reported MABA has decided to table the Expo idea for now and will begin making a plan for 2019. MABA golf outing is taking place tomorrow at Meridian Sun Golf Course. MABA has various summer socials planned also.

11. TOWNSHIP REPORT

a. Township Manager

- Monday, June 11th at 11:00am-Meet the New Fire Chief-Michael Hamel
- Wednesday, June 20th at 5:30pm-Meet the Police Chief candidates
- Emergency siren was installed at Wonch Park
- Chief Hall will be working part-time on the police accreditation process
- Saturday, June 30th-Celebrate Meridian

b. Township Board

- Recently reviewed the audit findings from the new audit firm
- Approved Jaws of Life purchase for the Fire Department
- Medical Marijuana will be on the Board agenda in August

c. Planning Commission

Planning Commission Vice-Chair John Scot-Craig provided a summary of recent Planning Commission activities.

d. Staff

- Director Buck reviewed the following new business openings: Fox Lansing Nissian, Kellie’s Wooden Skate, Baskin Robins, Commercial Bank
- Tuesday, June 19th at 4:00pm–Elevation Open House

e. Chair

- Attended Downtown Okemos press conference
- Met with Lansing Chamber to discuss what the EDC can do for the schools

12. COMMUNITY REPORTS

a. Meridian Mall

Launch construction is delayed. The Mall is working on plan for the Younkens spaces.

b. Farmers’ Market

No update. The process continues to move along.

13. OPEN DISCUSSION/BOARD COMMENTS

None.

14. PUBLIC REMARKS

None.

15. NEXT MEETING DATE

- July 12, 2018 at 7:30am

16. ADJOURNMENT

Hearing no objection, Chair Sims adjourned the meeting at 9:15 am.