

EDC/TIFA/BRA BOARD OF DIRECTORS MEETING MINUTES

August 3, 2017

Members Present: Garrett Brown (phone) Art Kale
Ray Campbell Herm McCall
Ed Haas Joyce Spicer

Ex Officio Non Voting: Sheri Deevers on behalf of the GACC

Others: Ryan O'Dell Sheryl Mitchell
Andrew French Tia Page
Christopher Herweyer Jim Reed

Staff: Caitlyn Berard Neely Kent
Amy Deprez

The AEDC meeting was called to order by McCall at 7:30 a.m.

1. Consent agenda items were reviewed as a group, consisting of approval of minutes from June 1, 2017; Consolidated State as of May 31, 2017 and June 30, 2017; and action to excuse absent director, Konkle. Spicer made a motion to approve the consent agenda and was supported by Kale. All items under Consent Agenda were accepted as presented.
2. Deprez introduced the new Albion Food Hub Manager, Caitlyn Berard. Deprez then updated the Board on the Albion Food Hub progress.
3. Deprez discussed the AEDC Quarterly Update #2 and Prospect Report with the Board. She then answered all questions.
4. Deprez introduced the AmeriCorps Vista members: Christopher Herweyer, Tia Page, and Ryan O'Dell. The Vista members then explained their Vista Assignment Description to the Board.
5. Deprez informed the Board of the success at the Community Visioning Celebration.
6. Haas updated the Board on the Eaton Corridor AEDC Board Championed Project.

7. Deprez once more shared the AEDC Mission and Strategic Roadmap with the Board.
8. Deprez discussed business development, attraction, and retention. She answered all of the Board's questions.
9. Deprez stated that the Redevelopment Ready Certification is on track.
10. Deprez stated that the AEDC is working on developing an Economic Development Strategic Plan (EDSP). She then informed the Board that the AEDC has formed an EDSP Steering Committee and a brainstorming session was held with the EDSP Steering Committee on July 24, 2017. She answered all questions.
11. Deprez and Kent updated the Board on Sinclair Design & Engineering's success and growth at the Business Incubator.
12. Deprez informed the Board that the Tech Bay at the Business Incubator was leased to a company from Lansing that wanted to relocate to Albion, but they had to terminate their lease. She explained that the company owes back rent and back utilities to the AEDC, which may have a potential bad debt.
13. Deprez informed the Board that a new AC unit had to be installed for the office area of the Business Incubator.
14. Deprez updated the Board on Project Chance. She answered all questions.
15. McCall stated that the two Key Talking Points are:
 - a. Changing the perception of Albion starts with all of us.
 - b. Encourage public participation at the August 7th 7pm City Council meeting.
16. The AEDC meeting was adjourned by McCall at 8:22 a.m.