

**MEETING OF THE  
DULUTH ECONOMIC DEVELOPMENT AUTHORITY  
Wednesday, March 26, 2014 - 5:15 p.m.  
COUNCIL CHAMBERS, THIRD FLOOR CITY HALL**

**MINUTES**

**CALL TO ORDER:** The March 26, 2014, meeting of DEDA was called to order by President Norr at 5:15 p.m.

**Present:** Nancy Aronson Norr, Jay Fosle, John Heino, Linda Krug, Emily Larson, Tim McShane, Don Monaco

**Others Present:** Jeff Aanenson, Bob Asleson, Joan Christensen, Christopher Eng, Alex Giuliani, Howie Hanson, Sandy Hoff, Tony Janoweic, Matthew Kennedy, Bronwyn Lipinski, Ross Lovely, Heidi Timm-Bijold

**APPROVAL OF MINUTES:** February 26, 2014 Accept as written. Vote: Unanimous Heino/Krug (6-0)

**RESOLUTIONS FOR APPROVAL**

**NEW BUSINESS**

1. **RESOLUTION 14D-08: RESOLUTION AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT WITH VISION INTERNET IN AN AMOUNT NOT TO EXCEED \$36,635 FOR THE CREATION OF THE DEDA WEBSITE**

**Staff:** Eng explained that this is a resolution for a professional services agreement with Vision to create a DEDA website.

**Vote to Approve Resolution 14D-08:** Passed Unanimously Monaco/McShane (6-0)

2. **RESOLUTION 14D-09: RESOLUTION AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT WITH VISION INTERNET IN AN AMOUNT NOT TO EXCEED \$32,632 FOR SUBSCRIPTION SERVICES FOR THE DEDA WEBSITE**

**Staff:** Eng explained that this is a resolution for a professional services agreement with Vision to manage and maintain the DEDA website, which includes a complete makeover of the site after four years.

**Discussion:** Monaco participated in the RFP/RFQ process and agrees that Vision was the best choice. Larson asked if this is for web-only, or does it also include broader social media. Eng replied that it is for web presence only, but staff will use the web material for marketing, and broader social media will continue to be handled in-house.

**Vote to Approve Resolution 14D-09:** Passed Unanimously Monaco/McShane (6-0)

Norr changed the order of the agenda.

**3. RESOLUTION 14D-11: RESOLUTION AUTHORIZING A FIFTH AMENDMENT TO OPTION RENEWAL AND PRE-DEVELOPMENT AGREEMENT WITH PIER B HOLDING, LLC FOR THE PIER B PROPERTY IN BAYFRONT**

*Fosle arrives 5:22.*

*McShane will abstain from discussion.*

**Staff:** Timm-Bijold said that this is a three month extension of the option renewal and pre-development agreement which will include a \$10,000 option fee from Pier B.

**Discussion:** Hoff and Giuliani gave an update of the Pier B project to date.

**Vote to Approve Resolution 14D-11:** Passed Larson/Krug (6-0-1) McShane abstains.

**4. RESOLUTION 14D-12: RESOLUTION AUTHORIZING A LICENSE AGREEMENT WITH PIER B HOLDING, LLC FOR THE LOT C PROPERTY AND SLIP 2**

**Staff:** Timm-Bijold explained that this resolution allows the developers to start on-site geo-technical and environmental testing, and will allow them the ability to store dredge materials when available on Lot C.

**Discussion:** Eng mentioned that there is currently a contract with the DECC for parking on Lot C, but he spoke with Dan Russell and the DECC is willing to work with DEDA. Timm-Bijold added that the license agreement between the City and DEDA will be amended to rescind Lot C.

**Vote to Approve Resolution 14D-12:** Passed Heino/Larson (6-0-1) McShane abstains.

**5. RESOLUTION 14D-10: RESOLUTION APPROVING CHANGES TO THE POLICIES OF THE WEST DULUTH STOREFRONT LOAN PROGRAM**

**Staff:** Lovely explained that changes were made to make the program more attractive to businesses and make the West Duluth program more in-line with other storefront loan programs. Eng added that there is \$500,000 earmarked for this program.

**Discussion:** McShane asked what happens if a business folds before the 5 year deadline. Lovely answered that there is no security interest in this program like other loan programs, so if that happens, the building would be improved, which is the goal of the program. Fosle asked if a business that previously used the program could apply again, and Eng replied yes.



**Vote to Approve Resolution 14D-10:** Passed Unanimously McShane/Fosle (7-0)

**6. RESOLUTION 14D-13: RESOLUTION AMENDING RESOLUTION 13D-28 TO CORRECT THE LEGAL DESCRIPTION THEREIN**

**Staff:** Eng explained that this resolution is to correct a legal description error.

**Discussion:**

**Vote to Approve Resolution 14D-13:** Passed Unanimously Krug/Monaco (7-0)

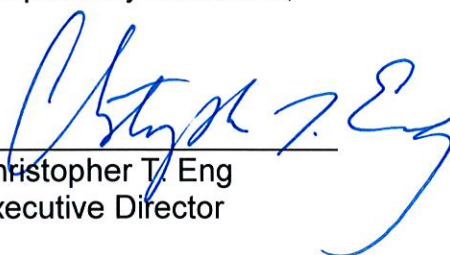
*Fosle and Larson leave.*

**DISCUSSION**

- 1. INTERSTATE PARKING PRESENTATION** – Kennedy gave an updated presentation about DEDA parking. Monaco asked if DEDA wants to look at challenging the free off-season parking in the future. Kennedy said there is support for this, and it would be necessary in order to operate a parking ramp in Canal Park; but there are also those against year-round paid parking.
- 2. DIRECTOR'S REPORT**
  - A) The house bonding bill does include \$6.9 M for the NorShor Theatre.
  - B) Two developers responded the RFP for Ramsey Village, and should work well together on different aspects of the project.
  - C) The Grandmas' Marathon agreement will be on next month's agenda.
  - D) The MHFA board meeting to consider the Seaway Agreement will be held tomorrow.
  - E) DEDA will convey land to the CN railway for track in Gary New Duluth.
  - F) The Oneota property purchase was completed from AET last week and marketing will begin soon.

**ADJOURNMENT:** President Norr adjourned the March 26, 2014 meeting of the DEDA at 6:43 p.m.

Respectfully submitted,

  
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Christopher T. Eng  
Executive Director

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