

City of Dayton Economic Development Authority (EDA)

October 20, 2020- 7:30 a.m.

Agenda

1. Call to Order
2. Approve Agenda
3. Approval of Minutes-August 18, 2020
4. Update on Small Business Emergency Grants
5. Review of 2020 Goals
 - a. Discuss remaining goals for completion by year end
6. Development Update
 - a. Residential
 - b. Industrial/Commercial
7. Update on Historic Village- concept plan work by Wenck

The mission of the EDA is to promote economic growth in the City of Dayton through the attraction of new business, retention of existing business and promotion of managed growth and redevelopment of key areas by providing resources that enable development and enhance the quality of life in Dayton.

MINUTES OF THE August 18, 2020 ECONOMIC DEVELOPMENT AUTHORITY MEETING

Chair Bernens called the August 18, 2020 EDA to order at 7:30 AM.

Roll Call

Present: EDA members McNeil, Huttner, Bernens, Berge

Absent: Fisher

Also, in attendance: Tina Goodroad, City Administrator/Development Director

Approval of the Agenda

Commissioner McNeil asked to add discussion on Historic Village as item 3.5 Motion to approve the agenda by McNeil seconded by Huttner, all ayes. Motion Passed.

Approval of EDA Minutes from May 19, 2020

Motion to approve the minutes by McNeil seconded by Berge; all ayes; the motion passed.

AGENDA ITEMS

Discuss planning item for Historic Village – McNeil presented some work Wenck is doing (high level concept) to help identify some ideas for redevelopment of some parcels and how they could be redeveloped if key parcels are purchased. What could a typical lot line look like if we did a zero lot line; how to handle parking, building access, parking at rear to serve multiple parcels. Effort would take time as the city would need to acquire individual sites; some of which are in the flood plain. Explore what other options for access to the river, trails linking public space on the Mississippi and Crow rivers including a pedestrian bridge linking the Village and Slab Town. Work that Wenck completes will be a more detailed plan that we can take to the council and property owners to seek interested willing sellers and eventually a developer.

Bernens would like to see what the city can do to dress up the village.

Discussion continued developing a task force to start work on redevelopment of the historic village once a concept plan is completed.

Huttner would like to explore what the EDA can do to get involved in ordinances such as digital signage.

Consider Resolution 01-2020 Adopting the Proposed EDA/HRA Property Tax Levy
Goodroad reviewed the memo; draft resolution is prepared with \$135,000. Overall, the City levy increase is close to 10% with the EDA included with a tax rate reduction to 52% which is a reduction.

Berge questioned if there was a reason for not maxing out the levy. Believes we should increase but should we max? Last year we did not due to the new franchise fees.

McNeil stated he was going to abstain as he would like have the business representatives of the EDA making the recommendation

Berge motion to adopt Resolution 01-2020 with a levy of \$167,760. Seconded by Huttner. McNeil abstained. Motion passed

Review Small Business Assistance Grant Program

Goodroad reviewed the guidelines for the grant program. Staff will review with the council and also get an application prepared. Bernes added that all businesses were impacted to an extent, even if it was PPE related.

Huttner added that the Dentist and US Inflatables were shut down.

All applications reviewed during the timeframe the application is open will be considered versus first come first serve.

Motion Berge; seconded by Huttner; all ayes

Development Update

- SW Dayton- Application by Scannel for 123,000 sq ft spec warehouse building north of Cemstone between Terr and Co. Rd. 81
- Zeigler CAT received approval for a CUP for existing building at 18171 Terr Rd
- Getting a lot of interest in vacant land in SW of the interchange.

Next Meeting October 20, 2020

ADJOURN

Motion by McNeil and seconded by Huttner to adjourn at 9:00 a.m. All ayes; the motion passed.

Respectfully submitted,
Tina Goodroad, City Administrator/Development Director