



WRIGHT COUNTY
Economic
Development
Authority

MEETING MINUTES

ECONOMIC DEVELOPMENT AUTHORITY

MAY 13, 2021

Darek Vetsch, President
Christine Husom, Vice-President
Mark Daleiden
Mary Wetter
Michael Kaczmarek
Teri Lachermeier
Phil Kern

DATE APPROVED: JUNE 10, 2021

Members Present: Commissioner Vetsch, Commissioner Husom, Commissioner Wetter, Commissioner Kaczmarek, EDA Executive Director Kelly, Attending Remotely: EDA Commissioner Kern, EDA Commissioner Lachermeier

Members Absent: Commissioner Daleiden

Others Present: Elizabeth Karels, Jennifer Nash, City of Buffalo, Jolene Foss, WCEDP, Erin Walsh, Buffalo Resident; Attending Remotely: Bruce Kimmel, Ehlers Inc, Lindsey Meyer, John Holler, Heather Lemieux, Greg Kryzer

I. Approve previous meeting minutes

EDA Commissioner Husom moved to accept the minutes from 4-8-21. The motion was seconded by Commissioner Wetter and carried 5-0. EDA Commissioner Lachermeier was connected remotely however, were unable to vote.

II. Update on city and township participation in the EDA

Project Administrator Elizabeth Karels gave an update on the EDA. There are 16 cities and townships that have opted into the EDA, two have opted out, and the other 17 have not decided.

III. RFP - Redevelopment Assessment of the Wright County Government Center

Karels said the Request for Proposals (RFP) were posted on April 19, 2021 and advertised in several different locations. Direct contact was made with several firms and five firms submitted notice of intent to bid; however, only two firms submitted proposals.

The two firms that submitted proposals were, WSB teaming up with IAG Commercial and HR&A Advisors, Inc. The two firms had similar proposals in terms of the approach, schedule and experience. The biggest difference was the price point.

Bruce Kimmel, Ehlers Inc., said he believed WSB was more on the mark with what the EDA wants to get from this project. Kaczmarek said when you are deciding between two different firms, references are important when making this decision.

Husom moved to approve WSB, pending reference checks. The motion was seconded by Kaczmarek and carried 6-0 on a roll call vote.

IV. Health and Human Services Building – next steps

Vetsch said the County needs to ramp up marketing for the Health and Human Services Building and whomever purchases it can take occupancy in mid-January 2022. County Administrator Lee Kelly confirmed with the new timeline that would be about the time the new owners could start to occupy the building.

Husom and Kaczmarek said there should be a grace period from the time the building is vacant until the time someone else will be moving in. There could be unexpected issues that come up and the County needs to plan for such.

Kelly said over the past few years he has been contacted by various people interested in the Health and Human Services Building. Vetsch suggested having Communications Specialist John Holler put out a press release in late June, early July regarding the liquidation of the Health and Human Services Building.

Husom asked how many acres the property is. Kelly said the building itself is 33,000 square feet.

RECOMMENDATION:

The Board recommends Holler and Karels work on putting together a marketing plan and press release for late June, early July regarding the sale of the Health and Human Services Building.

V. Action items / agenda for next meeting

Vetsch would like to have a goal setting summit for cities and townships participating in the EDA. He would also like to discuss the American Rescue Plan as more information comes out. Lachermeier said it would be good to have stakeholders meetings so the EDA can be transparent for those cities and townships that are participating in the EDA.

The meeting adjourned at 10:48 A.M.

Economic Development Authority Minutes submitted by Angie Fisher, Administrative Specialist.