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**SPECIAL MEETING
BOYNE CITY
LOCAL DEVELOPMENT FINANCE AUTHORITY**

Monday, October 17, 2016 12:00 P.M.
364 N. Lake St., Boyne City, MI 49712

- 1. CALL MEETING TO ORDER**
- 2. ROLL CALL**
Excused Absences
- 3. READING AND APPROVAL OF MINUTES**
Approval of September 12, 2016 meeting minutes
- 4. HEARING CITIZENS PRESENT (ON NON-AGENDA ITEMS)**
- 5. CORRESPONDENCE**
- 6. REPORTS OF OFFICERS, BOARDS, AND STANDING COMMITTEES**
- 7. NEW BUSINESS**
 - a. Northern Logistics – Site Plan Amendment
- North Parking Area Expansion -827 Moll Drive
- 8. OLD BUSINESS**
 - a. LDFA Plan Amendment Update with Mac McClelland, Consulting Engineer with Otwell Mawby
- 9. GOOD OF THE ORDER**
- 10. ANNOUNCEMENTS**
 - The next regular meeting is scheduled for November 14, 2016.
- 11. ADJOURNMENT**

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Cindy Grice, City Clerk/Treasurer, 364 North Lake Street, Boyne City, Michigan 49712 (231) 582-0334



Approved: _____

MEETING OF
September 12, 2016

MINUTES OF THE BOYNE CITY LOCAL DEVELOPMENT FINANCE
AUTHORITY MEETING DULY CALLED AND HELD ON MONDAY, SEPTEMBER
12, 2016 AT City Hall~364 N Lake St, Boyne City

CALL TO ORDER

Chair Gillett called the meeting to order at 12:08 p.m.

ROLL CALL

Present: Pat Anzell, Kelly Bellant, Michael Cain, Michelle Cortright, Todd Fewins, Pete
Friedrich, Ralph Gillett
Absent: Josette Lory

EXCUSED ABSENCES
MOTION

Friedrich moved, Bellant seconded, PASSED UNANIMOUSLY to excuse Josette Lory

MEETING
ATTENDANCE

Staff: Recording Secretary Jane Halstead and City Clerk/Treasurer Cindy Grice
Public: Three

APPROVAL OF
MINUTES
MOTION

Friedrich moved, Fewins seconded, PASSED UNANIMOUSLY to approve the August 8,
2016 minutes

HEARING CITIZENS
PRESENT

None

UNFINISHED BUSINESS

LDFA Plan Update Considerations with Mac McClelland, Consulting Engineer with Otwell Mawby. The LDFA wants to extend the Development and Tax Increment Financing Plan which expires in April 2017. McClelland recommended implementing another 20 year plan and provided a rough initial draft for discussion. The board discussed whether it would be beneficial to instead institute a 30 year plan and would like to pursue that. McClelland stated that in regards to affordable housing, no LDFA has done that. It was discussed whether the plan could include flexible language that may allow for affordable housing and/or childcare in the future.

McClelland will provide a timetable for implementation of the plan.

Bellant suggested that future signage and correspondence refer to the park as the Boyne City Business Park – discontinuing the use of the Boyne City Air Industrial Park name.

McClelland was asked whether the district can be non-contiguous and if the airport can be part of the LDFA – yes to both questions. Property acquisition will be discussed at another time.

The budget was reviewed.

The board discussed contacting businesses in the park to determine a “wish list” for improvements. Also, what makes a business choose one park over another? Cain will reach out to other agencies to gather information.

Cain encouraged the board to check out the drainage improvements along the Boyne River – they have been effective.

NEW BUSINESS

None.

GOOD OF THE ORDER

Jim Baumann announced that the State of the Community is on October 13, 2016 and that the Business Expo will take place on November 2nd at Boyne Mountain. Ashley Cousens starts 9/13/16 as the new Chamber of Commerce Director. The board thanked Jim for his years of service.

NEXT MEETING

The next meeting of the Local Development Finance Authority is scheduled for Monday, November 14, 2016.

ADJOURNMENT

The September 13, 2016 Local Development Finance Authority meeting was adjourned at 12:50 p.m.

Pete Friedrich, LDFA Secretary

Jane Halstead, Recording Secretary

