



Approved: 9/13/21  
JP

**MEETING OF**  
**July 12, 2021**

**MINUTES OF THE BOYNE CITY ECONOMIC DEVELOPMENT CORPORATION**  
**MEETING DULY CALLED AND HELD ON MONDAY, July 12, 2021.**

**CALL TO ORDER**

Chair Gillett called the meeting to order at 12:00 p.m.

**ROLL CALL**  
**MEETING ATTENDANCE**

Present: Pat Anzell, Kelly Bellant, Michael Cain, Ralph Gillett, and Josette Lory  
Absent: Drew May, Craig Scachitti, and Michelle Cortright

Staff: Recording Secretary, Jessica Puroll  
Public: Three

**EXCUSED ABSENCE**  
**Motion**

**Bellant moved, Anzell seconded, PASSED UNANIMOUSLY**, to excuse the absences of Michelle Cortright and Craig Scachatti.

**MINUTE APPROVAL**  
**Motion**

**Lory moved, Bellant seconded, PASSED UNANIMOUSLY**, to approve the January 18, 2021 minutes as presented.

**HEARING CITIZENS**  
**PRESENT**

-Tim Nemecek introduced himself to the board. His EDC board member application is on the agenda, and he wanted to put a face to the name.  
-Brian Eckerle introduced himself to the board. He is here to answer any questions regarding his board member application.

**CORRESPONDENCE**

None

**UNFINISHED BUSINESS**  
**BOARD TERMS**

**Drew May Resignation Letter**

Drew May made contact with City Manager Michael Cain. He is now in a new position, and does not have adequate time to be on the board.

**Lory moved, Anzell seconded, PASSED UNANIMOUSLY**, to recommend to the City Commission the resignation of Drew May from the Economic Development Corporation.

## **Reappointment of Michelle Cortright**

**Anzell moved, Bellant seconded, PASSED UNANIMOUSLY**, to recommend to the City Commission the re-appointment of Michelle Cortright to the Economic Development Corporation (EDC) for a 6 year term expiring March 11, 2027.

### **Tim Nemecek Board Member Application**

Tim Nemecek spoke regarding his EDC board member application. He is a resident of Boyne City, on the Planning Commission, Historic District, Charlevoix Veteran's Committee, and Boyne City Veteran's Park Committee. He is also a 2021 City Commission candidate.

### **Brian Eckerle Board Member Application**

Brian Eckerle spoke regarding his board member application. He is relatively new to the Boyne City community. He lives in Petoskey, and works at Precision Edge in the Boyne City Industrial Park.

City Manager Michael Cain has reached out to Jervis Webb to see if they have anyone in their departments interested in joining the board. At this time they do not have anyone interested.

**Lory moved, Anzell seconded, PASSED UNANIMOUSLY**, to recommend to the City Commission the appointment of Brian Eckerle to fill the remainder of Drew Mays' term on the Economic Development Corporation (EDC) expiring March 11, 2026.

## **NEW BUSINESS**

### **BUSINESS PARK UPDATES**

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#### **425 Agreement with Boyne Valley Township**

City Manager Michael Cain reported that the 425 agreement with Boyne Valley Township has been executed. Phase 2 of the 425 agreement will never expire. This is a change between the new and old agreement. Phase one of the agreement is a 50 year term expiring in 2052. It will then convert to an extended 425 agreement. Boyne Valley Township will continue to get revenues. This is a unique arrangement which will hopefully provide framework for future joint corporation. The splitting of the tax revenues will have no impact on businesses. This provides a long term relationship with Boyne Valley Township. Either party can opt out at any time. There are provisions in the agreement that protect the revenues.

#### **Jervis Webb**

Jervis Webb is on track for opening next year. Fund will go back into the account after the formal closing of Jervis Webb.

#### **Lot Inquires/Updates**

City Manager Cain reported that he is meeting with someone this week who has inquired about lots in the Industrial Park. At this time they do not want to be named.

The previous Dogs World North building will be a new outdoor sports training facility.

Temprel has expressed interest in expanding or relocating. City Manager Cain put them in touch with developers, and discussed available lots.

**CLOSED SESSION  
REQUEST**

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Request by the City Manager to go into closed session to consider the purchase of real property as provided in MCL 15.268 (a) of the Michigan Act (PA 267 of 1976).

**Motion**

**Anzell moved, Lory seconded, PASSED UNANIMOUSLEY**, to approve the request to go into closed session at 12:26 p.m.

**Motion**

**Anzell moved, Cain seconded, PASSED UNAIMOUSLEY**, to approve the return to open session at 12:34 p.m.

**GOOD OF THE ORDER**

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- Copy of ad that will be in the Chamber Directory was included in agenda packet

**ANNOUNCEMENTS**

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The next regular meeting of the EDC is scheduled for September 13, 2021.

**ADJOURNMENT**

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The July 12, 2021 Economic Development Corporation meeting was adjourned at 12:36 p.m.

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Jessica Puroll, Recording Secretary