

Economic Development Committee Minutes January 16, 2013

The meeting was called to order at 7:30 p.m. with the following members present: B. Blue, Mayor Garlich, D. Dietrich, D. McDowell, D. Schill, and R. Wiech.

Also present: Dan Weir – Administrator, and Kim Breyley – Middlefield Post.

Agenda: Add to new business, business form, Jonathan Miller property, Taco Bell, Harrington Square (additional building), Ralph Spidalieri's property, Community Gardens, Revolving Loan Fund (meeting with bank), and update on theater.

Minutes for January 2, 2013: minutes were presented for approval. Blue moved to approve the minutes, seconded by Dietrich. All in favor: Yeas (5).

OLD BUSINESS

NEW BUSINESS

1. Annexation of 199.5 acres of township land for industrial purposes – Mayor stated the annexation went through. The township did not vote on the annexation due to issues with the meeting. Mayor Garlich met with a township trustee and he gave a brief update to the committee on the meeting. Mayor Garlich stated that he thinks this will be wrapped up in about 6 weeks.
2. Village of Burton's water/sewer rates – Mayor Garlich reviewed the meeting with the committee. Mayor Garlich asked what the committee felt. Blue stated that Burton's rates are considerably higher and the Village of Burton is looking at another increase. Weir stated that in is not in favor of a reduction in rates. The Village is at capacity for debt. The rates are set based on the revenue needed to cover the debt in accordance with EPA. Discussion was held regarding the benefits.
3. Business Form – Mayor Garlich stated that the Chief is working with Kraftmaid on the proper procedures in case of an emergency. Discussion was held on the form and what the Village can do.
4. Jonathan Miller Property – Mayor Garlich he stated he spoke with one of the property owners, part of the Jonathan Miller property. Discussion was held about the meeting. The property owner came in with ideas on how the property could be used. Mayor Garlich stated that the property will be included if a possible developer or business comes to the Village looking.
5. Taco Bell – Mayor Garlich stated that Taco Bell is coming to the planning and zoning meeting at the end of January. They need several variances for the Duncan property. The committee reviewed the plans. Dietrich stated that there will be a lot of congestion, with the Circle K, Taco Bell, and Rite Aid drives. Discussion was held on various opinions.
6. Harrington Square – Mayor Garlich stated that Dave Harrington is adding a building behind KFC. There is going to be a medical building and a bank. There are retention issues with the property. The system was built to accommodate what is there.
7. Ralph Spidalieri Property – The two properties North of the municipal center; Mayor Garlich met with Mr. Spidalieri and discussion was held on the purchase price; both properties, \$400,000.00. There are funds available for demolition.

Discussion was held on how the Village could obtain the property. Mayor Garlich stated he spoke with Mekeel about Village finances. The Village needs to monitor their spending. It was the consensus of the committee to have Mayor Garlich move forward with discussion on the purchase of the property and instructed Weir to get finances together.

8. Community Gardens – Mayor Garlich stated he received an email from a resident; the resident suggested the Village look into a Community Garden. Mayor Garlich suggested that the Village use the park at Woodsong for gardening. Residents could get assigned a plot. This would be beneficial for the condo residents of Woodsong. Discussion was held on the topic. Mayor Garlich stated that the Village should research other communities that have done this.
9. Revolving Loan Fund – Mayor Garlich stated the bank has decided to meet on the revolving loan fund. Unfortunately, they can only meet during the day. Mayor asked how many committee members would be able to attend a lunch meeting. Schill and McDowell stated they would be able to attend a lunch meeting and discuss the banks idea on the revolving loan fund. The meeting will be scheduled for sometime during next week. McDowell requested not on Wednesdays.
10. Update on Theater – Mayor Garlich received a telephone call from a gentleman who visits Middlefield; and the biggest issue is there is nothing to do in the evenings in the Village. This gentleman would like to build a theater. He is working on demographic study in the area.
11. Updates/News – Discussion was held. The Ace is on schedule to open in mid February. McDowell asked about the old hardware store building. Mayor Garlich stated that Fastenal is looking at opening a location at the store. Mayor Garlich asked about the electronic sign. Weir stated he would contact the company and get an update. The Village is still working on something for the Wendy's and the Ames. McDowell asked if the Village has received any hits from all the traffic the website is receiving. Dietrich asked about a promotional video for the Village.

PENDING

1. Shared Services
2. Auditor Recommendations
3. Residential Development
4. Business Proposals
5. Website Demo – Village Businesses
6. Review Signage Regulations - Commercial
7. Village Comprehensive Plan
8. W. High Street Corridor
9. Consider Acquisition of Key Properties
10. Flex Building Space

EXCUTIVE SESSION

Being no future business at this time, Mayor Garlich moved to adjourn the meeting at 8:29 p.m.