

Florence County Economic Development

COMMISSION MEETING MINUTES

MISSION: EDC will retain, expand and recruit a diversified business population which provides broad and varied job opportunities while safeguarding the area's natural surroundings.

Date: May 6th, 2014

Time: Tuesday, 5:00 pm, 2nd Floor Conference Room – Courthouse

1. Call to order & roll call

The meeting was called to order by Chairman G. Steber. Board members G. Steber, T. Bomberg, E. Wenger and C. Nelson were present along with FCEDC Director, W. Gehlhoff. S. McLain was excused.

2. Approve agenda

An agenda was approved on a motion by E. Wenger, T. Bomberg 2nd, motion carried.

3. Approve minutes

The minutes were approved on a motion by T. Bomberg, C. Nelson 2nd, motion carried.

4. RLF Loan Program (discussion and/or action)

- a. **Current RLF loans – monthly payment status:** All loans are current with the exception of one loan coming off of a deferral. There is \$111,800 in the fund available to loan out.
- b. **RLF #2006-34 payment restructuring:** On a motion by E. Wenger, T. Bomberg 2nd, RLF #2006-34 will be restructured for \$250 payments due in the months of May through December. Motion carried.
- c. **RLF #2011-52 Collateral change:** On a motion by T. Bomberg, C. Nelson 2nd a satisfaction of mortgage was approved to release a mortgage on a parcel of land the client wishes to sell. There is still a UCC as collateral for the remaining loan balance for RLF #2011-52. Director should remind the client to come to the board to discuss ideas if finances become a problem. Motion carried.
- d. **Monthly Bill Approval:** On a motion by C. Nelson, E. Wenger 2nd, the Jan-April monthly bills were approved. Motion carried.

5. Industrial Park: The group discussed when the lot 5, 6, 7 lot leveling will be possible. The Town has had several big road and infrastructure projects this summer. The storm water management permit for the lot leveling project is good through October of 2015. It will be worked into schedule prior to 10/2015.

6. Update on projects: The attached EDC Project Update was reviewed. There are many exciting projects.

7. Board member concerns: C. Nelson suggested being more careful with how statements in the paper are worded. Unfortunately, reporters never let folks review the articles before they are printed, so sometimes statements are taken out of context. T. Bomberg thanked the Director for her hard work on the grocery store project. E. Wenger mentioned a FSC Oconto project he is part of to help get more hardwoods harvested in the CNNF via the new Farm Bill initiatives.

8. Adjournment: On a motion by E. Wenger, T. Bomberg 2nd, the meeting was adjourned. Motion carried.

Respectfully submitted,

Wendy Gehlhoff – FCEDC Director

EDC Project Update 5/6/14

- **RLF Loan Program**
 - Currently 16 RLF loans being serviced for businesses in Fence, Fern, Florence, Tipler, Long Lake.
 - Balance available to loan out is \$111,800. Current loans created 64 jobs, leveraged \$1,959,200.
- **Forest Products Industry Support**
 - Florence Hardwoods expansion underway with \$50,000 infrastructure help from TIF monies.
 - WEDC CNNF Stewardship grant team has Region 9 signature for 10 year Master Agreement.
 - Supplemental Project Agreement #1 has been defined (224 acres, 1.6 MMBF for \$150,000 of goods)
 - Marking will occur in late June with corresponding service work to occur in the fall
 - CNNF stalling SPA #2, but committee rec. drafting it and then if they turn it down go to legislators
 - \$40,000 NewNorth/Grow North WEDC Grant to market wood products industry submitted last week.
 - 10th Annual Sustainable Forestry Conference on 4/10/14 had 160 attendees with several good speakers.
- **Business Development and Entrepreneur Support**
 - Family Dollar: requesting \$40,000 TIF assistance for soil issue - 2014 construction of 8400 sq ft building.
 - \$250,000 WEDC Community Investment Grant for grocery store was submitted on behalf of Campioni's 2/9/14. WEDC approved the grant on 4/28/14. Ben and Joe Campioni closed on the property 4/29/14.
 - Hosted 2 WWBIC entrepreneur seminars (2/19 & 3/19) re starting a business. 15 people attended each.
 - Hosted Social Media and Online Marketing for Business Owners seminar 4/24/14. 8 people attended.
- **TIF District (TID)**
 - TID #1 was officially "Certified" by state DOR on 3/6/14.
 - Meeting with auditor and key County/Town staff to talk through yearly paperwork who/how/when.
 - Once grocery, Florence Hardwoods & Family Dollar projects are finalized then Sr. Living project next.
- **Northwoods Rail Transit Commission (NRTC)**
 - Now 13 Wisconsin Counties and 6 MI Counties have officially joined. Others in the process of joining.
 - As Chair, worked with CN, consultant and WCG to prepare \$14 million DOT TIGER grant app by 4/28/14 for 150 log cars to be public owned and leased to any rail carrier to move logs in Great Lakes region.
- **Tourism and Website Projects**
 - Was awarded \$5452 2nd year Tourism JEM Grant for Badwaters Bash on 7/12/14. Promotions underway.
 - Attended Madison 3/7-9/14 Canoecopia trade show with P. Smith and A. Kennedy. Attendance was up, Wild Rivers were well received, mobile app was pushed. Alane doing volunteer website data entry.
- **Signage Projects**
 - Promotions underway for new Wild Rivers Tour via \$18,935 JEM grant. Mobile app is now live.
 - Final step is brochure development once more data is received from river users. Rollout event later.
 - Worked with Blue Ox Trail Riders, Chamber and Don Egelseer for Hwy 2 banner re great trails here.
- **Other Projects**
 - Taught Junior Achievement – Economics of Success to FMS 8th graders (12 total class sessions).
 - Wrote February Chamber Connections Newsletter inserted into 2000 Mining Newspapers.
 - Attended InDevelopment event in Appleton to promote TIF projects to 60 developers.
 - Green Bay Media push re TIF district creation has provided leads for Sr. Living project and others.
 - An outdoor writer from Road Trips for Families called from AGLOW networking to plan Aug trip.