

Wabasso EDA
Regular Meeting
Wednesday, June 1, 2022
5:00 pm

The meeting was called to order at 5pm with Board Member Pat Eichten, Karl Guetter, Jeff Olson and Chuck Robasse in attendance. Also present were EDA Director Larry Thompson, Pat Dingels and McKenzie Fischer

The agenda was accepted with the addition of consideration of the sale of Lot 4, Block 1 Eastvail Fourth Addition to Jim Salfer.

The minutes of the March 2, 2022, meeting was approved on a motion by Olson, second by Robasse. Eichten – Yes; Guetter – Yes; Robasse – Yes; Olson – Yes.

Duplex. It was agreed that unless market changes or a private developer presents a proposal the EDA will table this matter.

5 Plex Loan – Motion by Robasse, second by Olson, to pay the remaining balance on the 5 Plex loan. Eichten – Yes; Guetter – Yes; Robasse – Yes; Olson – Yes.

May Street Utilities – Mr. Thompson noted he met with Redwood Electric Coop (REC) staff on site and REC was prepared to move ahead with a joint project with Arvig Communications. Mr. Thompson stated he was waiting for a cost sharing agreement from REC. The boundary corners had been staked.

Broadband. Redwood County and Arvig are waiting for program information from the state before application can be submitted. It does not appear the EDA can use RLF fund, but payments of its commitment would probably be over a three year period.

Highway 68 Corridor Study. The EDA reviewed a site layout of the Highway 68 corridor. Mr. Thompson indicated he would continue to work with Bolton and Menk regarding more detailed design, costs and land use.

EDA Lot Pricing – Mr. Robasse presented a proposed update to the EDA lot pricing schedule. Mr. Robasse indicated that based on recent construction values in the area taxes were increasing. Based on the increased Mr. Robasse indicated that the lot prices could be reduced \$3,000 per lot. Motion by Olson, second by Guetter to approve the revised lot pricing schedule as presented. Eichten – Yes; Guetter – Yes; Robasse – Yes; Olson – Yes.

Eastvail Lot Sale. Mr. Thompson indicated that Jim and Susan Salfer wished to proceed with purchasing Lot 4, Block 1, Eastvail Fourth Addition contingent upon the City Council granting a side yard variance to accommodate the house design. Motion by Olson, second by Robasse to adopt Resolution No. 01-2022

approving the sale of Lot 4, Block 1, Eastvail Fourth Addition and authorizing Mr. Eichten and Mr. Thompson to sign the appropriate documents.

Eichten – Yes; Guetter – Yes; Robasse – Yes; Olson – Yes.

Eastvail Lot Sale Purchase Agreement. Motion by Olson, second by Guetter to approve the Lot 4, Block 1 Eastvail Fourth Addition Purchase Agreement as to form.

Eichten – Yes; Guetter – Yes; Robasse – Yes; Olson – Yes.

Interfund Transfers. Motion by Robasse, second by Olson to approve the Interfund Transfers as noted in Mr. Thompson's report dated May 25, 2022.

Eichten – Yes; Guetter – Yes; Robasse – Yes; Olson – Yes

Treasurer's Report – Motion by Olson, second by Guetter to approve the Treasurer's Report as submitted.

Eichten – Yes; Guetter – Yes; Robasse – Yes; Olson – Yes.

Bills - Motion by Guetter, second by Olson to approve the bills totaling \$2,000.00 (Dewey Street).

Eichten – Yes; Guetter – Yes; Robasse – Yes; Olson – Yes.

Meeting was adjourned at 6:00 p.m.

Larry Thompson
EDA Director