

ALBERT LEA PORT AUTHORITY

MINUTES

MARCH 9, 2016 - 7:30 a.m.

Regular Meeting

Albert Lea Business Development Center

1. CALL TO ORDER & NOTATION OF ROLL

The Regular Meeting of the Albert Lea Port Authority was called to order on Wednesday, March 9, 2016 at 7:00 a.m. by President Heinemann. Roll was noted by the Board Secretary.

COMMISSIONERS PRESENT: Mike Moore, Al Brooks, Mark Heinemann, and Sarah Hensley

COMMISSIONERS ABSENT: Ginny Larson, Vern Rasmussen, and Nate Jansen

EX-OFFICIO MEMBERS PRESENT: Chad Adams, City of Albert Lea representative and Mike Lee, Freeborn County representative

EX-OFFICIO MEMBERS ABSENT: Randy Kehr, business community representative

STAFF MEMBERS PRESENT: Ryan Nolander, Executive Director and Julie Dandrea, Board Secretary

STAFF MEMBERS ABSENT: None

GUESTS: Bryan Skogheim and Mike Murtaugh from Freeborn Mower Cooperative and Shannon Berns

Executive Director Nolander introduced Shannon Berns who will join the ALEDA staff on 3/21/16 as the Business and Marketing Manager.

2. APPROVAL OF MINUTES FROM FEBRUARY 3, 2016 MEETING

The minutes from the February 3, 2016 meeting were reviewed. Commissioner Brooks made a motion to approve the minutes as presented, seconded by Commissioner Moore. President Heinemann asked for any discussion and hearing none, the motion carried 4 in favor; 0 opposed.

3. RESOLUTION PA-16-07 AUTHORIZING PAYMENT OF CLAIMS

The claims were presented for review. Commissioner Brooks made a motion to accept the claims as presented in the amount of \$22,103.66, seconded by Commissioner Hensley. President Heinemann asked for any discussion and hearing none, the motion carried 4 in favor; 0 opposed.

4. EXECUTIVE DIRECTOR'S REPORT

Project Updates:

- Project Flight – The project specs and the marketing brochure submitted were passed around. There are a couple other sites in the U.S. being considered however, Albert Lea is the only one in MN. They liked the location that was pitched in ALEDA Park. The city and the school district agreed to a tax abatement incentive. We have put together a strong package.
- Project Confluence – This project wants to be near New Ulm. They emailed us to say we're no

longer in the running. We asked for feedback from company as to why we were not chosen to help us with future projects, but they have not responded.

- Local Company Strategic Planning Sessions – Yesterday, Executive Director Nolander and other business leaders met with a local company to bring ideas for future planning. It was a good session and process, and may lead to doing similar sessions with other companies.
- Enderes Property – The demolition is now completed. A local company was contacted again about their interest in purchasing the property. We would get our costs back and be able to help another company, who could also help a second local company by potentially leasing rail access to them.
- Ring Roof - ZRT met with a contractor yesterday so we will know more about how detailed the re-roof will be.

SE MN Together Strategies for Action – A meeting was on 2/25/16 in Stewartville. City Manager Adams and Executive Director Nolander were both facilitators for a table. Each table had a topic and Nolander’s table was education based on school and industry relationships. Another follow-up meeting is planned for 4/1/16. How future efforts will be funded will be discussed in an upcoming meeting with SMIF. SMIF may have funds to move initiatives. This group could be the research arm for Journey-to-Growth.

J2G Food & Dairy Roundtable – The meeting was held on 3/1/16. A smaller group came due to snow that day. Nate Jansen attended, along with dairy farmers and others. Next time, manufacturing could be the focus.

Annual Financial Audit – The audit went fine and the process is getting smoother.

Upcoming Events:

- Ag Lunch – It will be held at the fairgrounds on 3/15/16. The commissioner of agriculture will be the speaker.
- CGMC Legislative Day – Those going to the capital on 3/16/16, are Chad Adams, Vern Rasmussen, Larry Baker, Jerry Gabrielatos, Randy Kehr, and Ryan Nolander. They will be updated at coalition office and then meet with Senator Sparks and Representative Bennett. Earlier in the day, they will go to the governor’s office to talk about bonding projects.
- MERC Rate Increase Public Hearing – This will be held on 3/29/16 at city hall. They’ve been granted a 3% interim increase.
- JOBZ Audits – Final audits for the program are due 4/1/16. There are 7 clients.

5. EX-OFFICIO UPDATE

Freeborn County – Mike Lee, Freeborn County Representative

- The commissioners passed a resolution of support for the Union Pacific Bike Trail and hope to get bonding money for its development.
- They also passed a resolution to contribute \$300K toward the sewer addition to the Stables area.
- The county has received over \$1600 for the canine program.
- There will be a workshop on 3/29/16.
- Bridge Street was recently approved for \$4M in federal funding for 2021. Bridge Street from Hammer Road to Marshall Street will be completed first. Hammer to the interstate will be done next. Plaza Street will be realigned in 2017.

City of Albert Lea – Chad Adams, City of Albert Lea Representative

- The bank building RFP deadline is this Friday. The city is expecting one other proposal and now two firms are working together. The following Monday proposals will be reviewed and taken to the city council. The city will enter into an exclusive agreement for

one year with the firm chosen.

- The watershed sales tax is on Monday night's agenda. Payments would cap at 15 years or \$15M, whichever comes first. Commissioner Brooks met with watershed members and they're open for dialogue.
- On the upcoming legislative day, topics planned are the Blazing Star Landing, the Stables area sewer need, and the water treatment plant.
- The city will find out in June if they'll receive the small cities grant they applied for to rehab building interiors downtown.
- The SE MN Together meeting was already talked about and his topic was housing in general. Chad served on a panel at a meeting Monday with Congressman Walz in Austin. Albert Lea is getting a lot of attention with the housing project we did and it may be replicated in other areas. Didn't get workforce housing grant from DEED – flaws are being tweaked. League of MN Cities & Coalition working on it.


Chamber of Commerce – none

6. COMMISSIONER/OTHER ITEMS - None

7. ADJOURNMENT

Commissioner Brooks made a motion to adjourn the meeting, seconded by Commissioner Moore. The motion carried 4 in favor, 0 opposed. The meeting adjourned at 7:45 a.m.

Filed and attested March 9, 2016.



President



Board Secretary