

**CITY OF GRAND HAVEN
GRAND HAVEN, MICHIGAN
ECONOMIC DEVELOPMENT CORPORATION
BROWNFIELD REDEVELOPMENT AUTHORITY**
May 6, 2024

The Regular Meeting of the Economic Development Corporation/Brownfield Redevelopment Authority was called to order at 4:02 pm by Chairperson Jim Bonamy in the Grand Haven City Council Chambers, 519 Washington Avenue, Grand Haven, MI 49417.

Present: Bob Monetza, Jim Bonamy, Mike Fritz, Bill Van Lopik, Linda Weavers

Absent: Tom Braciak, Brook Bisonet, Larry Schutt

Others Present: Emily Greene, Elizabeth Butler, Ashley Latsch, Roman Wilson

Informal discussion was held regarding possible formal membership on the Board of the City Finance Director, Emily Greene, which is allowed by statute. There was a consensus that the Mayor and City Council should consider making the appointment.

APPROVAL OF MEETING MINUTES

Motion by Fritz, second by Van Lopik, to approve the minutes of the regular EDC/BRA meeting of March 4, 2024, as submitted.

Ayes: 5

Nays: 0

This motion carried.

APPROVAL OF AGENDA

Motion by Fritz, second by Van Lopik, to approve the agenda as submitted.

Ayes: 5

Nays: 0

This motion carried.

FIRST CALL TO AUDIENCE

No response.

UNFINISHED BUSINESS

6a. Continued Discussion of EDC/BRA Bylaws:

Redline edits of Bylaws were received from the City Attorney and reviewed.

The following additional changes were discussed: In Section 2, the membership of the Board would be 9 persons, reduced from 10 in the draft; the requirement to stagger terms such that 1/3 of seats expire each year to be removed, and in Section 3, the requirement that open seats must be filled within 30 days to be removed. In Section 10, use of the term “quorum” to be clarified so that, if a quorum is present at a meeting, a majority vote of directors present shall constitute official board action, unless a larger majority is required by statute, bylaws, or other legal requirement. Article 4 Section 7 language describing the role of the Treasurer to be clarified as the functions of the City Treasurer. Article 5 Section 2 to be revised to the depositaries selected by the city.

Motion by Van Lopik, second by Fritz, to adopt the changes to the Bylaws as received, with the changes as discussed.

Ayes: 5

Nays: 0

This motion carried.

NEW BUSINESS

7a. Board Officer Elections

On the advice of Chair Bonamy, the existing Board was to be closed “sine die”.

Motion by Bonamy, second by Weavers, to close the Board and begin the selection of officers.

Ayes: 5

Nays: 0

This motion carried.

Motion by Fritz, second by Van Lopik, to choose Bonamy to manage the election of officers.

Ayes: 5

Nays: 0

This motion carried.

Bonamy opened the floor for Nominations. The following Nominations were made:

- Bonamy nominated to be Chairperson by Monetza, second by Weavers
- Weavers nominated to be Vice Chairperson by Fritz, second by Van Lopik
- Monetza nominated to be Secretary by Fritz, second by Van Lopik
- Greene nominated to be Treasurer by Fritz, second by Weavers

No other nominations were made.

Motion by Van Lopik, second by Fritz, to close nominations and elect the slate of candidates as nominated.

Ayes: 5

Nays: 0

This motion carried.

Chair Bonamy made a new call to order at 4:41 pm.

7b. 518 S. Harbor (Grand Power Works) Developer Reimbursement Agreement

Roman Wilson summarized the status of the project, including the OPRA. The developer is working with MEDC on grants, should be settled by September 2024.

Costs and responsibilities for verification for reimbursement need to be spelled out in the reimbursement agreement.

No action taken.

7c. Robinson Landing Assignment and Assumption of Development Reimbursement Agreement

This item was for notification to the Board.

No action taken.

REPORT BY BOARD MEMBERS

8a. City Manager Latsch reported that three proposals were received on the RFP for Chinook Pier Redevelopment, and the proposals would be presented to various Boards and Commissions of the City for review and feedback. The first presentation would be to the MSDDA Board on May 16, 2024.

8b. Financial documents submitted for Board information by Greene. Greene noted that Adorn Kids was not paying on their installment agreement. The loan to Off the Chain Brewstillery had been executed.

CALL TO AUDIENCE SECOND OPPORTUNITY

No response.

ADJOURNMENT

After hearing no further business, Chairperson Bonamy adjourned the meeting at 5:17 pm.

Bob Monetza