

KALAMAZOO COUNTY BROWNFIELD REDEVELOPMENT AUTHORITY

MEETING DATE: Thursday, June 25, 2009
PLACE OF MEETING: County Administration Building
201 West Kalamazoo Avenue, Board Chambers
Kalamazoo, Michigan 49007

MINUTES

Present were: Larry Baumgart, Thell Woods, Clare Annen,
Ken Peregou, Julie Rogers, Ruth Blake, Matthew VanDyk,
Leroy Crabtree, Katrina Schuur
Absent: Marc Hatton, Robert Barnard, Tim Hudson,
Staff Support: Lotta Jarnefelt, David Artley, Jeff Hawkins (consultant)
Recording Secretary: Tracy Free

- I. Meeting called to order – by Chair Ms. Rogers at 4:05 pm
- II. The following corrections were made to May 28, 2009 minutes:
1X. Staff Report C. 2. Browne should be spelled Brown.
Clare Annen made a motion to approve the amended May 28, 2009 minutes. The motion was seconded by Julie Rogers. The motion carried with 100% approval.
- III. Citizens Comments: No comments were given.
- IV. Consent Calendar
 - A. Three Bills for Payment
 1. Invoice #25483: Total \$240.00
General Programmatic Activities
Work order #16 (Bill Group D) -\$240.00
This can be split between Haz. Substances Grant and Petroleum Grant Activities included communications with County staff, project updates and quarterly report and preparation of BRA meeting.
 2. Invoice #25488: Total \$3,310.26
Davis Creek Business Park Methane Investigation, Kalamazoo, MI
Work Order #12 (Bill Group F) - #3,310.26
This can be applied only to the Petroleum Grant
Activities include: data review, methane point installation and monitoring activities

3. Invoice #25484: Total \$300.00
Midlink – 5200 East Cork Street, Comstock Twp., Michigan
Work Order #10 (Bill Group B) - \$300.00 – This can be applied
only to the Hazardous Substances Grant. Activities include
communications and meetings with County and Midlink related to
Act 381/Loan issues.

Thell Woods made a motion to accept the Consent Calendar and to pay the three bills numbers 25483, 25488 and 25484. Leroy Crabtree seconded the motion. The motion carried with 100% approval.

IV. Staff Report – (No specific actions required/ SEE PROJECT UPDATE SHEET)

- a. 5200 East Cork – Midlink – Staff REPORT Only
 1. Presentation was canceled and rescheduled for
 - a. 7:30 am – Executive Committee Meeting on 7/8 location – 207A County Building
 - b. 4:00 pm – Project / Finance Committee Meeting on 7/8 location – 207A County Building
 - b. 2805 East Cork – Davis Creek – City of Kalamazoo
 1. More samplings have been done
 2. A future presentation will be given
 3. An update was completed on 6/24.
 2. Moving along with multiple samplings that will be reported soon
- c. 2700 North Pitcher – Goodwill Site
 1. Brown Family Holdings is closed
 2. Goodwill is working on the electric and hopes to move in draft of Brownfield site
 3. Closing went well but was complex
 4. BRA is hoping to recoup costs and to provide recommendations over the next 10 years
 5. Dave Artley will check on a news release
- d. Former Sun Chemical Site – update
 1. The soil located around the concrete structures that was not accessible was removed
 2. One sample is pending and is still below criteria for Chromium Contamination. It is not necessarily DEA, due care or bronchia from site. A discussion for clean up will most likely be given. It will not be used but could be used for work with cleanup incurred by Tim the Developer.
 3. Dave Artley has not yet received a request that is accurate regarding Delisle and Associates report
 4. Jeff Hawkins suggested that the Developer should come with the request to be given to Dave Artley and leave it at the

Finance Committee meeting for review at the July meeting.

- e. City of Kalamazoo Wellhead Protection/Petroleum Concerns –
 - 1. Rapid Transit Site – moved up
 - 2. Super Duper Site – Stadium sties almost on top of the well. Jeff Hawkins has not herd back on this. Attorney General forced the liable party to do more investigation
 - 3. New site for approvals should be looked at July 09 meeting
 - f. Future funding:
 - 1. RFP might not come out until early fall.
 - 2. Extension Process
 - a. Program Officer gave extension request to Grant Specialist
 - 1. Have not herd back
 - 2. Nothing should stand in the way
 - 3. Dave Artley will send an email to Board Members once he gets hears something
 - 2. Most have a Third Party
 - a. The Nature Center can not be the third party for a variety of reasons
 - g. Other ?
10. Committee Reports
- a. PR / Media Committee
 - 1. Sign for sites
 - a. Midlink – Signs have been ordered
 - 2. Name Tags
 - a. A special “Thank You” was given to Jeff Hawkins for the design and distribution of name tags.
 - 3. Banner
 - a. Jeff Hawkins will order this
 - b. Executive Committee
 - 1. Schedule Executive Committee Meeting for Wed., July 8th – 7:30 am
 - c. Project/ Finance Committee
 - 1. EPA Budget Adjustments/Grant Extension/10%/One Year
 - a. The net for the extended contractual year is \$25,414.00
 - b. The change will be 7% if approved by EPA
 - c. July 09 meeting a request to move \$25,414.00 to contractual might be asked
 - 2. Schedule Project and Finance Committee for Wed., July 8th – 4pm
11. Other
- a. Rotary Club July 23 will need to be rescheduled
 - b. CPICS – Commercial Board of Realtors KC
 - 1. Thell Woods will get the cost and information on joining

V. Board Member Comments

1. Story about Brownfield - Lotta quite a process – some issues on the property are pretty impressive. This might be a success story for magazine article Encore Fact Sheet

VI. Meeting was adjourned at 4:50 pm

The next meeting is scheduled for Thursday, July 23, 2009