
CITY OF KALAMAZOO
BROWNFIELD REDEVELOPMENT AUTHORITY BOARD MEETING
Thursday, October 17, 2019 • Community Room Conference Room, City Hall

MEMBERS PRESENT: Nathan Bolton; Fritz Brown; James Escamilla; Mayor Bobby J. Hopewell; Kyle Gulau; Jason Novotny; Patti Owens; Doug Phillips; Jasmine Vedula

MEMBERS ABSENT: Kevin Hess; Tom Schlueter

CITY COMMISSIONERS/CITY STAFF PRESENT: Scott Borling (City Clerk); John Kneas (City Attorney); Jamie McCarthy (Development Coordinator); Antonio Mitchell (Development Project Coordinator)

Meeting was called to order at 7:39AM by Chair Patti Owens

MOTION TO EXCUSE ABSENT MEMBERS: Motion to excuse the absent members was approved by voice vote unanimously.

APPROVAL OF AGENDA: Mr. Brown moved the approval of the agenda; supported by Mr. Novotny. Motion approved by voice vote unanimously.

APPROVAL OF THE MINUTES OF SEPTEMBER 19, 2019: Mr. Novotny moved the approval of the minutes; supported by Mr. Brown. Motion approved by voice vote unanimously.

NEW BUSINESS

- 1. Consideration of a recommendation that the BRA adopts the resolution approving the Purchase Agreement with the Northside Association for Community Development (NACD) for the parcel located at 447 W North Street and authorize the BRA Chair to sign.**

Ms. McCarthy provided background on the property, noting that this is a BRA-owned property on the Southeast corner of Westnedge and North. This development, including 7 other adjacent parcels, will be developed as tiny homes and affordable housing which is aligned with the masterplan and Northside neighborhood plan.

Mayor Hopewell moved to adopt the resolution approving the Purchase Agreement with the Northside Association for Community Development and authorize the BRA Chair to sign; supported by Mr. Brown. Motion approved by roll call vote unanimously.

Mayor Hopewell noted that the affordable housing space is challenging, and the board and city must continue to push affordable housing efforts forward. Mayor Hopewell wanted to reiterate that the public understands that it is not easy, but the board and city staff are continuing to drive affordable housing efforts as much as they can.

OLD BUSINESS

- 1. Consideration of recommendation options that the BRA shall select from to resolve the outstanding Brownfield Plan Development Agreement with Metropolitan Center, LLC.**

Mr. Brown moved to go into closed session for the purpose of discussing attorney-client privileged information; supported by Mr. Novotny. Motion was approved by roll call vote unanimously.

Mayor Hopewell asked whether there will be action taken in closed session and Mr. Kneas confirmed there will not be; it is simply a consideration of options because there was a request to postpone from Mr. Sielatycki, legal counsel for the Metropolitan Center.

Mr. Kneas proposed to move the other agenda items ahead of closed session and confirmed that the vote for closed session will still stand.

COMMUNICATIONS AND ANNOUNCEMENTS

None.

STAFF UPDATES

Ms. McCarthy will be sending a memo to the Board early next week with background on the partnership and accomplishments that the City has had with Southwest Michigan First for their review.

CITIZEN COMMENTS

Mr. Barker, developer of the 2830 Circle Drive marihuana facility in the Davis Creek Business Park, stated that they have a few housekeeping items with their purchase agreement and the access agreement to the pond. Mr. Barker formally asked to be on next month's agenda to discuss capturing eligible activities incurred. Mr. Kneas said it would likely not happen in time for the next meeting since there is information that will need to be provided before it is on the agenda. Mr. Barker said that that is not a problem, as they have a 12-month buildout and do not foresee a time issue.

Mayor Hopewell appreciated the formal request from Mr. Barker and Mr. Kneas reiterated that 3rd party financial analysis will need to be submitted from the developer prior to being put on the agenda. Mayor Hopewell inquired about the groundbreaking dates on these properties.

DIRECTOR'S COMMENTS

Mayor Hopewell expressed his gratitude for serving on this board, as it will be his last meeting. He thanked the board for trying to make a better city and stimulate opportunities for jobs, education and entrepreneurship. Mayor Hopewell said there will be great things coming in years

following that this Board cannot foresee, and it was an honor and privilege to work with this team.

Ms. McCarthy noted that there will be coffee and snacks immediately following adjournment to thank Mayor Hopewell for his service.

The Board began the closed session at 7:54AM

The Board closed the closed session at 8:36AM.

ADJOURNMENT: 8:36 AM

P. Owens

Patti Owens, Chair

Name/Title

J. McCarthy

Jamie McCarthy
Recording Secretary