

FINAL
BROWNFIELD REDEVELOPMENT AUTHORITY
MINUTES
April 15, 2004

The meeting was called to order at 4:10 p.m. at Troy City Hall, Conference Room C.

Members Present: Katherine Lee, Victor Lenivov, Robert Swartz, Bruce Wilbering (Chairman), Laurence Goss, Lon Ullmann, Art Cotsonika

Also Present: Carolyn Glosby, Assistant City Attorney; Doug Smith, Secretary/Treasurer; Mark Miller, Troy Planning Director; Representative John Pappageorge.

APPROVAL OF MINUTES

Resolution # BRA 2004-04
Moved by: Ullmann
Seconded by: Swartz

Resolved, that the BRA approve the minutes of the February 26, 2004, meeting.

Yeas: All (7)

OLD BUSINESS

- A. Update on Brownfield Plan #3 – Masco Corporation. Doug Smith has talked with Grant Trigger and learned that the MDEQ seems willing to rule that Masco is not a liable party. At this point we are waiting for a letter indicating that after consideration (nature of spill and nature of remediation), MDEQ approval is expected. The ruling will be that Masco has no liability, which clears the way to use school tax financing.
- B. Preston Trucking. Doug Smith indicated that we have not received any more information to date. The Joint LDFA will be meeting within two or three weeks and will consider, as part of TIF expenses, putting in a road. The Preston Trucking site needs access to Bellingham in order to be part of the SmartZone.

NEW BUSINESS

- A. Adoption of 2004-05 BRA Budget. Doug Smith explained that the BRA budget will become part of the total City budget. There was discussion regarding payments to Grand/Sakwa. The winter tax portion has been paid and the portion from summer taxes will be paid in the fall. We have about four years yet to make payments to complete the reimbursement schedule. Doug Smith will have Nino

Licari (City Assessor) compile a chart for the next BRA meeting regarding the status of payments to Grand/Sakwa. At the next meeting the Authority will need to begin discussing the future of the revolving loan fund. Doug Smith will research site remediation issues brought up by Victor Lenivov. Mark Miller asked whether condo owners can dispute their contribution via taxes.

Resolution # BRA 2004-05
Moved by: Cotsonika
Seconded by: Lenivov

Resolved, that the BRA approve the 2004-05 BRA Budget as presented.

Yeas: All (7)

- B. Resurfacing of Maple Road, Livernois to Dequindre. Bruce Wilberding asked about the process to be used, and Doug Smith indicated he would be happy to request information from the City Engineer. It was noted that the section of Maple Road from Livernois to Coolidge is slated for resurfacing next summer.
- C. Discussion Regarding Bylaws. There was discussion of the phrase "but after May 1st of each year" in the BRA bylaws, Article II, Section 6, concerning the annual election of officers. Carolyn Glosby indicated there is no statutory necessity for the May 1 date. Ms. Glosby also discussed the title of Article II being changed from "Directors" to "Board Members" and indicated that she'll make the change. Doug Smith asked if there were any other issues regarding the bylaws – none noted.

Resolution # BRA 2004-06
Moved by: Lenivov
Seconded by: Goss

Resolved, that the BRA approve changing the language of Article II, Section 6 of BRA bylaws by striking the words "but after May 1st".

Yeas: All (7)

- D. Oakland County Brownfield Workshop Scheduled for May 4, 2004. Doug Smith asked which members were interested in attending the May 4 workshop to be held at the Southfield Public Library. Interested members are Bob Swartz and Bruce Wilberding. There are some members who may be interested if there is another date offered in the future.
- E. Expiring Terms. BRA terms are expiring for Victor Lenivov and Bruce Wilberding and both are interested in reappointment; this will be an item on the April 19, 2004, City Council agenda.

F. Election of Officers. With the change (to remove the phrase "but after May 1st") made to the bylaws, the election of officers can be carried out this date. Doug Smith indicated that with that change made, the budget approval and the election of officers can both be carried out at the April meeting each year.

Resolution # BRA 2004-07

Moved by: Lenivov

Seconded by: Swartz

Resolved, that the BRA re-elect the current officers to serve for the 2004-05 year - Bruce Wilberding, Chair; Art Cotsonika, Vice Chair; Doug Smith, Secretary/Treasurer.

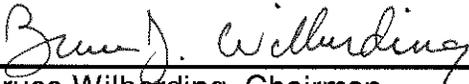
Yeas: All (7)

PUBLIC COMMENT

Representative John Pappageorge commented that the committee is doing a great job.

The meeting was adjourned at 4:45 p.m.

The next meeting scheduled is July 15, 2004.



Bruce Wilberding, Chairman



Doug Smith, Secretary/Treasurer