

Minutes of the Proceedings of the Economic Development Authority of the City of Champlin in the County of Hennepin and the State of Minnesota Pursuant to Due Call and Notice Thereof

Joint City Council/EDA Board
Work Session
September 26, 2016
Municipal Center

- Call to Order The Champlin City Council and Economic Development Authority met in a Joint Work Session and was called to order by Mayor ArMand Nelson at 7:20 p.m.
- Roll Call Present were Mayor ArMand Nelson and Councilmembers Eric Johnson, Ryan Karasek, Bruce Miller and Kara Terry.
- Absent: None.
- Also present were City Administrator Bret Heitkamp, Community Development Director John Cox, City Clerk Roberta Colotti, City Attorney Scott Lepak and City Planner Scott Schulte.
- Approval of Agenda Motion by Councilmember Miller and seconded by Councilmember Johnson to approve the agenda for the September 26, 2016 Joint City Council/EDA Board Work Session as presented. Voting in favor were Mayor Nelson, Councilmembers Johnson, Karasek, Miller and Terry. Voting against: none. Motion carried.
- (September 26, 2016)
Motion
- Mann Theatres: Champlin The Community Development Director stated that earlier this year the owners of Mann Theatres Cinema 14 advised him that they were contemplating a closure of the Champlin Theatre. On August 8th and 22nd the EDA Board outlined possible assistance packages tied to the Mann's reinvestment in the Champlin Cinema 14.
- The Community Development Director presented the counter proposal from the Mann's to the City's August 22nd economic assistance proposal.
- City Council/EDA Board Consensus
It was the consensus of the City Council/EDA Board to direct staff to work with the City Attorney to prepare a counter proposal of 5-7% of the project cost, not to exceed \$300,000 with notation that this is a maximum number and the lowest viable amount of assistance should be offered for a first run movie theatre. The economic assistance offer is to include the auxiliary terms terms as presented by staff with the exception that the land for a billboard is not to be part of the agreement. Terms should include the City's approval of all project related expenses. (Voting in favor: Mayor Nelson, Councilmembers Johnson, Karasek, and Terry. Voting against: Councilmember Miller.)
- The Community Development Director stated that he would have a developer's agreement drafted for City Council and/or EDA Board approval. He stated that project cost overruns will not be part of the agreement. He stated that at this time it was uncertain if the economic assistance would be provided as part of building financing or payment when they are issued a certificate of occupancy.
- Electronic Message The Community Development Director reviewed the City Council decision to exclude land acquisition Billboards for an electronic message billboard from the Mann Theatres discussion.
- City Council/EDA Board Consensus
It was the consensus of the City Council/EDA Board to direct staff to initiate the review of a possible City Code amendment regarding Electronic Message Billboards.
- Adjournment The Champlin City Council/Economic Development Authority adjourned the Work Session at 8:29 p.m.

ArMand Nelson, Mayor

Attest: _____
Roberta Colotti, CMC, City Clerk