

PORT AUTHORITY OF WINONA MINUTES

DATE: March 12, 2009

PRESENT: President Cichanowski, Commissioners, Kiekbusch, Hansen, Borzyskowski, Glubka, Thurley, Johnson and Assistant Executive Secretary Bodway

ABSENT: Executive Secretary Sorensen

1. CALL TO ORDER – APPROVAL OF MINUTES

The meeting was called to order at 4:00 p.m. by President Cichanowski. A motion was made by Commissioner Borzyskowski, seconded by Commissioner Thurley to approve the minutes from the January 29, 2009 meeting. The motion carried with all present voting aye.

2. REMARKS BY PRESIDENT

President Cichanowski had no remarks.

3. OLD BUSINESS

A. Revolving Loan Fund Guidelines

Lucy McMartin reported the Revolving Loan Fund Committee had met to review the Revolving Loan Fund Guidelines which were approved in 1999. The State recently passed legislation that allowed for an increase in loan amounts for RLF operated by communities. The summary of recommended changes listed below was reviewed with Commissioners:

- Loans from \$10,000 to \$75,000 continue to be reviewed and acted upon by the RLF Committee.
- Loan applications over \$75,000 will be reviewed by the Committee and a recommendation will be brought before the Port Commissioners for final determination on the loan.
- The current fee for a Port Loan is \$100, which at times, does not cover closing fees. A recommendation to change the fee to \$100 and recording and legal fees is recommended.
- The revised guidelines now reference current State Statute numbers. The most significant is 116J.993 to 116J.995 which adjusted the level of what constitutes a business subsidy. The new threshold is \$150,000 for a grant or loan and raised the threshold for a public hearing requirement to \$150,000. However loans above \$75,000 require that criteria be established in a Subsidy Agreement. The new guidelines reference the correct and current Statute sections covering this.
- Other clarifications of application process and loan review criteria are have been modified in the guidelines.

After a brief discussion a motion to approve the revised guidelines was made by Commissioner Glubka, seconded by Commissioner Kiekbusch. The motion carried with all present voting aye.

4. **NEW BUSINESS**

A. **Nominating Committee**

President Cichanowski appointed a Nominating Committee consisting of Commissioner Johnson and Commissioner Glubka. The Committee will present a slate of officers for consideration at the April 9, 2009 meeting.

B. **Riverfront Rezoning**

Assistant Executive Secretary Judy Bodway explained the status of the Riverfront Rezoning request. The City is creating a new B-2.5 Mixed-use Business District. After the new district is created an area from Winona to Johnson Street and Second Street to the Levee could be rezoned to the new Mixed-use district. There is a parcel of land owned by the Port Authority located within the proposed new zone area and information was forwarded to Commissioners about the process. General discussion about the potential use for the Port land in this area was discussed. Due to the minimal size of the site, proximity to the levee and pump stations the land has limited use. It was noted in the comprehensive plan to provide an overlook area if a development occurred on adjacent property. A motion to approve the reclassification process was made by Commissioner Borzyskowski, seconded by Commissioner Johnson. After further review and discussion it was noted the item was presented for informational purposes and that official Port Authority action was not necessary. The motion was withdrawn.

5. **FINANCIAL REPORT**

The financial report was presented to Commissioners review. The report will be placed on file.

6. **ADJOURNMENT**

A motion to adjourn the meeting was made by Commissioner Borzyskowski, seconded by Commissioner Thurley. The motion carried with all present voting aye.



Lucy McMartin
Program Development Director