

## **BATTLE CREEK BROWNFIELD REDEVELOPMENT AUTHORITY**

**Tuesday, May 8, 2018**

At a special meeting of the Battle Creek Brownfield Redevelopment Authority held on Tuesday, May 8, 2018, at 3:00 p.m. at the Frederick R. Brydges Customs Cargo Center, the following were in attendance: Messrs. Bowman, Christensen, Claywell, Czerney, Stewart and Mmes. Darner, and White.

Absent were: Mr. Newsome and Ms. Fleury.

Also in attendance were: Messrs. Bobrofsky, Corder, Dearing, Gibson, Karre, Mumford, Sobieralski, Voshell, and Mmes. Jones, Tuggle and Young.

Mr. Stewart called the meeting to order at 3:00 p.m. Roll call of attendance was recorded.

### **APPROVAL OF MINUTES**

**MOTION:** Mr. Christensen moved that the Battle Creek Brownfield Redevelopment Authority Board of Directors approve the minutes of the April 17, 2018 as presented. Mr. Bowman supported the motion and it was unanimously approved.

### **PUBLIC HEARING TO TERMINATE BROWNFIELD PLANS (POST-2001)**

Mr. Gibson stated the Public Hearing was scheduled to terminate nine Brownfield Plans that remain Post-2001. On April 17, 2018 a Public Hearing was held to terminate Brownfield Plans Pre-2001. If a project identified with eligible activities fails to occur with respect to eligible property for at least two-years following the date of approval by the Board, the project should be terminated. Staff is working to close out all but the four active plans. MDEQ and MEDC have provided staff with the protocol for closure of these projects. The developers were notified by certified mail of the Public Hearing scheduled today.

The projects either have been completed and closed out, or have not been acted upon during the past two years. As a result the following nine plans need to be terminated so that the projects do not require reporting to the State of Michigan:

- #2 - 4750 W. Dickman Road
- #3 - 183 West Street
- #4 - 115-123 W. Michigan Avenue / 15 Carlyle Street
- #6 - 171 West Michigan Avenue
- #7 - South McCamly and West Jackson Street
- #8 - 55 E. Hamblin Avenue
- #10 - 182 Elm Street
- #11 - 1346 W. Columbia Avenue
- #12 - 17 and 25 W. Michigan Avenue

Mr. Gibson stated that once the Board approves the termination of the plans, it will also require City Commission approval.

MOTION: Mr. Bowman moved that the Battle Creek Brownfield Redevelopment Authority Board of Directors terminate Brownfield Plans Post-2001 as presented. Mr. Czerney supported the motion and it was unanimously approved.

### **PUBLIC COMMENTS**

Mr. Voshell stated that the State of Michigan has changed the reporting process, requiring more reporting requirements, therefore, the need to terminate the inactive Brownfield Plans and take the projects off the records.

Shouldice Brothers – Mr. Gibson stated he is working to get an estimate on the cost to remediate the site behind 182 Elm Street. In order to get the costs estimate, we need to know what is in the soil. Staff is working with the City of Battle Creek and Calhoun County Land Bank to get a \$10,000 grant to do the characterization of the soil. Once we find out what is in the soil, we will know how to proceed with the removal of the soil to a landfill and costs associated with the tipping fees. Additional funding could come from multiple sources: a grant from the MDEQ, or a loan from MDEQ.

### **ADJOURN**

There being no further business, the meeting was adjourned at 3:05 p.m.