

City of Litchfield
TIFA Meeting Minutes
October 11, 2017

Call to order

Chairman Ed Smith called to order the regular meeting of the Litchfield TIFA at 7:00 p.m. on **October 11, 2017** in **Litchfield City Hall**.

Chairman Smith conducted a roll call. The following persons were present: Ed Smith, Bill Nobles, Matt Wolfinger, Brendan Sanger, Don Failing, and Mike Warren

Absent: None

Others Present: Julie Games, Hillsdale County Commissioner, Doug Terry, TIFA Administrator

Minutes: A motion was made by Nobles and seconded by Warren to approve the minutes of the Regular TIFA Meeting held on September 13, 2017. Motion passed unanimously.

- I. **Balance Sheet and Revenue & Expenditure Statements:** After board review, a motion was made by Warren and seconded by Nobles to accept and place on file the September Balance Sheet & Revenue Report. Motion passed unanimously.
- II. **City Manager Report:** Doug Terry requested that the TIFA Board discuss a letter from Jeff and Patricia Dora concerning the loan and their request to adjust the original and agreed loan documents in light of some difficulties they have encountered in trying to develop a mobile food service venture. Mike Warren understood from the content of their letter the problems of cash expectations. However, Mike Warren suggested that it is very important that Jeff and Patricia Dora be present at our November TIFA Meeting to discuss. Don Failing stated that he has witnessed Jeff's hard work and effort. Brendan Sanger stated he would not have voted for this loan but also stated, that he felt with Mike Warren that they should address the TIFA Board at our next meeting. After brief discussion it was felt by

consensus that Jeff and Patricia Dora attend our next meeting in November.

Golf Course liquor license. Doug Terry asked Bill Nobles to report to the TIFA Board of a meeting held with an attorney who specializes in liquor license. Bill stated that he, Mayor Smith, and city staff met with Mr. Mike Brown J.D. to discuss options for renewing or retrieving a liquor license for the golf course. Bill stated that the different concepts could be to look for an available license currently in escrow which could be purchased. Another option could be to sue the State of Michigan Liquor Control Commission in Circuit Court. After discussion, the TIFA Board by consensus requested Doug Terry and staff to research the availability and cost of a liquor license.

Doug Terry reported that new language has been inserted into the proposed purchase agreement for the Gonzalez property which he believes add some more protection for TIFA concerning any environmental exposures.

Chairman Ed Smith explained that Roger Winchell's passing would justify a plaque honoring Roger's contribution and should be developed. By consensus TIFA Board members suggested Ed Smith use his judgement for the recognition.

- III. **Bills for Approval:** A motion was made by Sanger and seconded by Warren to approve the October bills in the amount of \$128,432.22. Motion passed unanimously.
- IV. **Manual Checks:** A motion was made by Sanger and seconded by Warren to approve the manual checks in the amount of \$846.57. Motion passed unanimously.
- V. **Public Comments:** Julie Games, Hillsdale County Commissioners requested that our TIFA should make a presentation to the Hillsdale County Commission describing recent projects and job numbers.

Adjournment: A motion was made by Sanger and seconded by Nobles to adjourn the October 11, 2017 meeting at 8:20 p.m. Motion passed unanimously.

Attested: Douglas K. Terry, TIFA Administrator, October 11, 2017