



Economic Development Commission

Wednesday, June 23, 2021 at 6:00 p.m.

City Hall and Zoom Conference Call

Meeting Minutes

1. Call to Order—meeting called to order 6:12pm (delayed due to zoom technical issues)
2. Roll Call
 - a. Present: Christy Lindsey, Deb Townsend, Scott DeVries, Tim Havenstrite, Rob Hoffman, Mitch Seiberling, Jeff Davidson, Chief German
 - b. Excused: Mason Nickols
 - c. Guests: Kim Thomas, Jamee Pierson
3. Approval of Agenda—moved to approve Tim, second Rob. Passed unanimously
4. Approval of Minutes (from April 28, 2021 meeting)—moved to approve Tim, second Rob. Passed unanimously
5. New Business—none at this point
6. Old Business:
 - a. Live, Work, Play Flyer—reached out to Monroe to have them included, thought was to have two members from Monroe, two from Prairie City and one from Jasper County Conservation office. Meeting to be arranged once members have been identified.
 - b. Wayfinding Signs—continue to talk with IDOT about sign positions (the light green) and information contained on each. Also necessary to have the rest of the trail finding signs outlined when presenting the IDOT plan. Plan to have signs made to direct to new library location (follow up point, there are currently pictograph signs pointing to current library location off 117). Discussion about downtown businesses using Garden Square landmark to indicate location of business. Would we be adding bike trailhead signs? Likely the trailheads would fall under IDOT Tourism sign (like the Prairie Refuge—side discussion, is it necessary to have an additional sign directing to the Prairie from 117). Need to add Rec Complex to Second/State street sign. IDOT prefers to not have forward direction sign, need to look at possibly asking for Forward direction sign to PCM Schools (for baseball traffic). Also, possible to add PCM Schools Forward direction, community park and Rec Complex to new sign at corner of Second/State.

- c. JEDCO / Prairie City Downtown grant programs—Downtown façade program to open July 1; 50K allocated; city will be the applicant to JEDCO; must be a three-way match (JEDCO, city and applicant) up to 10K; applications reviewed when submitted. PC downtown program consideration to expand the façade grant to 10K to fully match the JEDCO grant monies—question whether this would help to spur further downtown development/improvement. JEDCO program would not provide money to non-profit (intent of the program should increase tax base, lift property values). Idea is to start with a façade program and separate a commercial interior grant program into a different program. Monroe has \$7,500 façade program or up to 50% match, no commercial interior program. Scott to create a draft program for discussion—to also define what properties to include within this program. Need to talk about what is the focus on commercial interior grant program and how to accomplish this focus (applied across the community differently than façade grant).
- d. Real Estate Update
 - i. Commercial Property update / availability—no real change from previous list. New project west of Goldies is building, tentative move in date Sept; Williams property has an offer; Van Haalen building up for sale; possibility to reach back out to Royal Plumbing about future office project; old Roberts Bros building status/potential; limited move-in ready office spaces in surrounding communities either
 - ii. Housing Project Update—building will soon start, reaching out to the builder about completing a couple of spec homes at the same time; what is the plan to move forward with the rest of the development. Need to search out a developer interested in moving forward with the rest of the land.
- e. Red Rock Prairie Trail Update—received another 900K in grant money; working on securing congressionally designated funding which will allow for construction all the way to Mitchellville (asking for 1.5 million); planning for Sept/Oct bid letting (with majority construction in spring 2022)
- f. EDC (Corporation) Update—sold far west piece to wedding venue center (smaller building with planned future expansion); center plats still available; discussion around what is next development plan
- g. JEDCO Update—Downtown grant program; small projects grant program extended by board; Central IA broadband study about 50% completed, next steps to reach out to private partners (like Mahaska Communications Group) to explore what options are possible for expansion; Newton Development Corp job fair July 8, 4 to 7pm at Legacy Plaza; COLine Mfg is expanding to Jasper County (50,000 sq ft facility for new product)

h. Hometown Pride Update—no update

7. General Discussion—Tim wants to focus on the downtown, need to develop programs and have conversation with downtown property owners about what is needed to lift the downtown space. Rob would like to see more businesses coming in, streamline the process between city and business owners (make things more business friendly).
8. Next Meeting: July 28, 2021 - 6:00 PM City Hall/Zoom Meeting
9. Adjournment—motion to adjourn, passed unanimously. Adjourned 8:07pm.

American with Disabilities Act Compliance:

If there is anyone wishing to attend that may require special assistance in being able to participate in this public meeting, please advise City Hall of your needs forty-eight (48) hours prior to the meeting.