

Yukon Economic Development Authority

August 28, 2014

The Yukon Economic Development Authority met in regular session on August 28, 2014 at 3:00 p.m. in the Council Chambers of the Centennial Building, 12 South Fifth Street, Yukon, Oklahoma.

ROLL CALL: (Present) Mike Geers
 Ken Smith
 John Nail, Vice-Chairman
 Tara Peters
 John Alberts (Absent)
 Rena Holland
 Ray Wright, Chairman

OTHERS PRESENT:

Grayson Bottom, City Manager	Mike Segler, City Attorney
Leslie Batchelor, Attorney	Doug Shivers, City Clerk
Gary Cooper, Technology Director	Amy Phillips, Administrative Assistant
Sara Hancock, Deputy City Clerk	

1. Consider approving the minutes of the July 24, 2014 Regular meeting

The motion to approve the minutes of the July 24, 2014 Regular meeting, was made by Mike Geers and seconded by John Nail.

The vote:

AYES: Nail, Geers, Smith, Peters, Holland, Wright

NAYS: None

VOTE: 6-0

MOTION CARRIED

2. Discuss and set the date and time for the next and future regular Yukon Economic Development Authority meetings.

The trustees discussed various options for alternative meeting times.

Ken Smith made the motion to set the third Thursday at 4pm as the next and future regular Yukon Economic Development Authority meetings and seconded by Mike Geers.

The vote:

AYES: Holland, Peters, Wright, Geers, Smith, Nail

NAYS: None

VOTE: 6-0

MOTION CARRIED

3. Progress report on results of the Community Design Study for the Frisco Road Retail Development; Asa Highsmith, Project Manager.

Asa Highsmith introduced Sam Day. Mr. Day presented a power point presentation regarding the Design Survey. There were 630 responses, which was very impressive. He discussed multi-use purposes for parking lots. Mr. Wright asked, if the City was going to change Parking Ordinances. Mr. Bottom stated the work is in the City Attorney's office. The review will take two to three Study Sessions for the City Council to fully consider. Mr. Day continued discussion of survey findings. He stated the best investment is street trees. Furthermore, the citizens preferred entertainment, restaurants and shopping, which needs to be entertaining, such as Farmers and Flower Markets. They prefer local business over chains. Survey also showed a demand for residential locations above shops.

Mr. Smith was shocked at numbers. He was excited about public agreement. Mr. Nail exited meeting at 3:20pm. Mr. Wright stated survey results helps city position. It is a great tool to get what we want. Mr. Bottom thanked them for the work.

4. Report from General Manager/ Executive Director and Related Discussion/Questions

- A. Fully executed Resolution 2014-15 executing Project Agreement No. 30715(04) by and between**
- B. the City of Yukon and the Oklahoma Department of Transportation**
- C. Review of Heath Center Parkway construction plans**
- D. Report on initial meeting with I-40 Properties, LLC (Leslie Batchelor)**

Mr. Bottom stated about a month ago, there was a monumental agreement to construct and move up the Frisco Road Interchange. City Council has approved the engineering in two phases. It will take approximately 18 to 24 months to construct. It moved bid letting up by two and a half years. Mr. Wright questioned five year range. Mr. Bottom stated this will replace some funding holes in the ODOT eight year plan.

Mr. Bottom directed the members to the provided drawing of Health Center Parkway. Mr. Segler gave update of land acquisition. There is one owner not willing to donate. Appraisal was done, but the owner felt it was too low. We could condemn, which would allow us to enter. However, it would be friendlier and easier to agree to terms. Mr. Wright asked if hospital land works with traffic circle. Mr. Bottom stated yes. Mr. Segler anticipates recommendation to City Council soon, but not by the September 2 meeting.

Mrs. Batchelor stated they will have a meeting when Mr. Mitchell gets back. The letter she has attached lays out the initial process. Meeting is important, because early plans often premature and take on finality. There are many options for developers, but need to understand survey. Mr. Wright asked, if they would be receptive to our wants. Mrs. Batchelor stated very receptive. Call with Charles Hodges didn't go well. The City needs to think about how to ensure vision is carried

out. They may sell off individual pieces. Mr. Wright stated we have to do something that carries with ground. Mrs. Batchelor stated she and Mr. Mitchell intend to carry vision of YEDA to them. Article provided is good summary of current extremes, it is a market driven approach.

5. Informational Material (included in packet)

A. Updated Hotel/Motel Tax Collections Report; FY 2014-2015

B. YEDA Timeline; August 06, 2013-current.

C. Announcement of New Quarterly Business Magazine, *Oklahoma: The State of Success*; provided by the Oklahoma Department of Commerce

D. OEDC Annual Training Meeting; October 9-10, 2014

Mr. Bottom stated the Hotel/Motel Tax is very positive, both amount and trend. Mr. Wright asked about Fairfield opening. Mr. Bottom stated open and full.

Mr. Smith stated timeline was an interesting read. Mr. Wright thanked advisors.

Mr. Bottom stated magazine was another resource. The Department of Commerce usually tracks jobs, this is retail.

No comments were made on OEDC item.

Mr. Wright reminded everyone the next meeting is September 18, 2014 at 4:00pm.

6. Adjournment