GRAND RAPIDS
ECONOMIC DEVELOPMENT AUTHORITY
MEETING MINUTES

Thursday, October 22, 2026
4:00 PM

CALL TO ORDER

President Blake called the meeting to order at 4:00 p.m.

CALL OF ROLL

PRESENT
Commissioner Al Hodnik
President Sholom Blake
Commissioner Wayne Bruns
Commissioner Bill Martinetto
Commissioner Jean MacDonell
Commissioner Molly MacGregor

ABSENT
Commissioner Tom Sutherland

STAFF
Rob Mattei
Aurimy Groom
Will Richter

SETTING OF THE REGULAR AGENDA - *This is an opportunity to approve the regular agenda as presented, or to add/delete an agenda item by a majority vote of the Commissioners present* .

The agenda was approved without addition.

APPROVE MINUTES

1. Consider approval of minutes from the October 8, 2026 regular meeting.

   Motion by Commissioner Martinetto, second by Commissioner MacGregor to approve the minutes from the October 8, 2026 regular meeting. The following voted in favor thereof: Hodnik, Bruns, MacGregor, Blake, Martinetto, MacDonell. Opposed: None, motion passed unanimously.

APPROVE CLAIMS

2. Consider approval of claims in the amount of $244,339.18

Motion by Commissioner MacGregor, second by Commissioner Hodnik, to approve claims in the amount of $244,339.18. The following voted in favor thereof: MacDonell, Martinetto, Blake, MacGregor, Bruns, Hodnik. Opposed: None, motion passed unanimously.

BUSINESS

3. Consider approval of a Commercial Building Improvement Loan with RS Legacy Properties LLC for improvements to 1420 NW 4th St.

   Commissioners Bruns and Martinetto along with staff reviewed the request submitted by RS Legacy Properties LLC for improvements to 1420 NW 4th Street the West Pines Motel. The proposed project will included siding, doors, windows, roof, deck and six new mini splits. The total project cost is $285,000 with a request of $40,000 from the CBIL program. After review staff and the Commissioners are recommending approval.

   Motion by Commissioner Martinetto, second by Commissioner Bruns to approve a CBIL with RS Legacy Properties LLC for to 1420 NW 4th Street in the amount of $40,000. The following voted in favor thereof: Hodnik, Bruns, MacGregor, Blake, Martinetto, MacDonell. Opposed: None, motion passed unanimously.

4. Consider appointing three Commissioners to review the Central School Master Lease rates.

   Commissioners MacGregor, MacDonell and Hodnik volunteered to review the Central School Master Lease rates.

   Motion by Commissioner Bruns, second by Commissioner Martinetto to appoint Commissioners MacGregor, MacDonell and Hodnik to review the Central School Master Lease rates. The following voted in favor thereof: Hodnik, Bruns, MacGregor, Blake, Martinetto, MacDonell. Opposed: None, motion passed unanimously.

UPDATES

Elevation Apartments- They have started clearing on this project and will be submitting for a foundation permit.

Mill & Miss- The project will be complete in December and units will be available January 1, 2027.

Premier Custom Homes- They have finished two more homes and are working on a third in the Great River Acres development.

Ben's Bait- Mr. Mattei did a pre-bid walk through with contractors, bids are due November 5, 2026 at 5:00 p.m.

Former Farm Co-op- Staff is making progress with BNSF and the samples have been submitted to the Department of AG. Due to weather constraints the demo is likely to take place in the spring with bids going out this winter.

Hwy 35- They have roughly 80 employees at this time and that will be closer to 90 when they hire for the manufacturing side.

ADJOURN

There being no further business the meeting adjourned at 4:11 p.m.

MEMBERS & TERMS
Molly MacGregor - 12/31/2026 Council Representative
Tom Sutherland - 12/31/2026 Council Representative
Wayne Bruns - 3/1/31
Sholom Blake - 3/1/31
Al Hodnik - 3/1/27
Bill Martinetto - 3/1/29
Jean MacDonell - 3/1/30