



- Corner of Industrial Drive and Main Street
- Corner of Green and Locust
- Corner of Connie and Locust

Chris Yonker advised that staff will have to carefully review the locations of the signs to make sure that there are no vision obstructions for drivers.

Chris Yonker asked the LDFA if they wanted the name on the signs to make reference to “Certified Business Park” or to continue to refer to it as the “Fremont Industrial Park”. After some discussion, it was decided to retain the name “Fremont Industrial Park” on the signs since that most accurately reflects the nature of the businesses that are to reside in the Park.

Michele Ribant indicated that the design of the entryway signs for the Industrial Park will be coordinated with the design of the City entryway signs and that to get better pricing, they will be bid out together.

After some discussion, a motion was made by Jean Palmerton, seconded by Brian Scarbrough and carried to approve the design of the entryway signs as presented.

#### Landscape Plan

Chris Yonker indicated that the Landscape Plan does two things. The plan shows how the entryways will be dressed up by providing landscaping south of the driveways of the Ford and Freedom Chevy dealers. He indicated that the space north of the driveways will not have trees on it because of agreements with the dealerships. These plantings will be in the street right-of-way. He said the Plan also shows how outlot A will be landscaped. He said the wetland area is being preserved and that woody plant species that are wetland tolerant are incorporated in the Plan. There will be crushed limestone paths around the stormwater ponds and trees and shrubs around the ponds.

It was the consensus of the LDFA to accept the landscape plan as presented.

#### **Review of the Proposed FY 08/09 LDFA Operating Budget**

Chris Yonker reviewed the proposed LDFA budget for FY 08/09 with the LDFA. Mr. Yonker said that the City bonded out in the fall of 2007 for capital improvements in both the DDA District and the LDFA District and that each Authority will be responsible for paying down the portion of the debt that was incurred in their respective Districts. Chris Yonker indicated that the debt service schedule for the bonds floated for the LDFA projects will be provided to the LDFA for the next meeting. He said that bonds floated will cover the cost of the Fremont Industrial Park entryway signs and the landscaping for the entryways and Outlot A.

Chris Yonker also outlined that \$10,000 will be used to cover the costs of the updating and reprinting of the FIP marketing brochure as well as updates to the City’s and

NCEDO's websites that promote the Fremont Industrial Park. He indicated in the coming year that the City must recertify the Industrial Park in order to be eligible to be listed on MEDC's state website, which is a wonderful source of advertising for the Fremont Industrial Park.

Mr. Yonker encouraged the LDFA to review the Tax Increment Finance Plan to determine if there are any projects as outlined in the Plan that they would like to fund for the 2008/2009 fiscal year. Dan Slate asked that when the LDFA is provided with the final proposed LDFA budget that it include the balance sheet.

Stan Nieboer entered the meeting at 4:58 p.m.

### **Update on Activities in the Fremont Industrial Park**

Chris Yonker indicated that lots 19-21 within the Industrial Park will be used for the proposed Methane Digester site, which is a 15.5 acre site. He indicated that the business should generate 7 – 10 new jobs. Mr. Yonker indicated that Novi Energy had an option agreement, which has been exercised.

### **Adjournment**

There being no further business of the LDFA, the meeting adjourned at 5:20 p.m.