



**CITY OF JONESVILLE
LOCAL DEVELOPMENT FINANCE AUTHORITY
AGENDA
AUGUST 19, 2015 - 7:30 A.M.
CITY HALL**

1. CALL TO ORDER

2. PRESENTATIONS AND RECOGNITIONS

A. None

3. APPROVAL OF AGENDA

4. APPROVAL OF MINUTES

- A. April 15, 2015 Regular Meeting
- B. May 20, 2015 Special Meeting

5. PUBLIC COMMENT

6. NEW BUSINESS

- A. Approval of Development Plans – Lot #5 Jonesville Industrial Park [Action]

7. ONGOING BUSINESS

- A. Staff Updates
- B. Economic Development Partnership Report – Sue Smith


8. ROUNDTABLE DISCUSSION

- A. LDFA Board Member Organization Updates

9. OTHER BUSINESS

10. ADJOURNMENT – Next Scheduled Meeting: October 21, 2015, 7:30 a.m.



To: Jonesville LDFA Board
From: Jeffrey M. Gray, City Manager 
Date: August 14, 2015
Re: Manager Report and Recommendations – August 19, 2015 LDFA Meeting

6. A. Approval of Development Plans – Lot #5 Jonesville Industrial Park [Action]

The LDFA approved the sale of Lot #5 in the Jonesville Industrial Park to Hawkins, Inc., a Minnesota based company with several facilities throughout the Midwest, at the May special meeting. The property is north of Interdyne on Interdyne Drive, on the northeast end of the cul-de-sac.

Among the contingencies of the sale is approval of the development plans as consistent with the Declaration of Restrictions for the Industrial Park. A copy of the Restrictions and Development Plans are attached to this report.

Staff has reviewed the plans and recommends them for approval. In a summary review of the restrictions, we find the following:

- The 25,000 square foot warehouse building meets all of the minimum building setback requirements.
- No outdoor storage is contemplated; all material will be inside the building.
- Adequate off-street parking will be provided; all driveways will be improved with concrete and asphalt paving.
- Exterior building materials will be predominantly prefinished steel siding. Ornamental stone will be used on a portion of the south and west walls of the building to meet the finished material requirements of the restrictions. Since no single wall of the building faces the street, the corner that faces the cul-de-sac will receive the treatment to correspond with the office area of the building.
- Loading docks and doors are placed on the rear of the building, opposite the street.
- A low profile sign is proposed in front of the building.

The applicant plans to begin construction in the spring, once all approvals have been granted and the property sale has closed. *Please refer to the attached Declaration of Restrictions and Development Plans.*

7. A. Staff Updates [Information]

This item is reserved for updates from staff regarding LDFA projects.

7. B. Economic Development Partnership Report [Information]

This item reserved for updates from Executive Director Sue Smith.