

AGENDA
MONROE COUNTY ECONOMIC DEVELOPMENT CORPORATION
REGULAR MEETING
FIRST MERCHANTS BANK, 10 WASHINGTON STREET, 4TH FLOOR BOARDROOM
TUESDAY, SEPTEMBER 13, 2022 – **9:15 A.M.**

Committee Members:

Tom Allen, Mike Baker, Barry Buschmann, Kim Comerzan, Stacey Goans,
Tim Janssen, Scot Laskey, Dan Minton, Tracy Oberleiter, Randy Richardville,
David Swartout and Matt Vanisacker

Mission Statement

To Promote County-Wide Economic Growth and Employment Stability by Attracting
and Retaining Business Development Through Partnering With Government, Business,
Industry and Labor, Which Will Better the Quality Of Life for All People
Living and Working In Monroe County

- I. CALL TO ORDER
- II. ROLL CALL
- III. APPROVAL OF AGENDA
- IV. APPROVAL OF MINUTES- (06/14/2022 – Regular Meeting)
- V. STAFF & SPECIAL REPORTS
 - 1. COVID 19 Monroe County Update-Kim Comerzan
 - 2. Michigan Works update-Stacy Goans
 - 3. Utilities update-Michigan Gas Utilities-Mike Baker
 - 4. Monroe County Developers Streamlining Guide/Prepare for Investment Pillar Team update-Matt Vanisacker
 - 5. Planning & Zoning Seminar on Electric Vehicles “EV” on 10-12-22 at MCCC-Matt Vanisacker
 - 6. Entrepreneurship & Innovation Task Force/Launch 734 Pillar Team update-Matt Vanisacker
 - 7. Monroe County Link Project update-Matt Vanisacker
 - 8. Farming update-Tim Janssen
 - 9. ProMedica Matching Funds @ BDC update-Matt Vanisacker
 - 10. Monroe County Board of Commissioners update-Dave Swartout & Randy Richardville
 - 11. Labor update-Dan Minton
 - 12. Automotive industry update-Tom Allen
 - 12. Consulting/General Business comments-Scot Laskey

- VI. COMMUNICATIONS—None
- VII. INFORMATION
- VIII. OLD BUSINESS
- IX. NEW BUSINESS
- X. CITIZENS TIME
- XI. NEXT MEETING— December 13, 2022
- XII. ADJOURNMENT

MONROE COUNTY ECONOMIC DEVELOPMENT CORPORATION
REGULAR MEETING MINUTES

June 14, 2022

I. Chairman Oberleiter called the Regular Meeting of the Monroe County Economic Development Corporation held at the First Merchants Bank Headquarters at 10 Washington Street, Monroe, Michigan 48161 on Tuesday, June 14, 2022 to order at 9:31 a.m.

II. Roll call by Clerk as follows:

PRESENT: Tom Allen, Kim Comerzan, Stacey Goans (arrived at 9:45 am), David Swartout, Barry Buschmann, Tim Janssen, Scot Laskey, Tracy Oberleiter and Randy Richardville (arrived at 10:42 am) and Matt Vanisacker

ABSENT: Dan Minton and Mike Baker (both excused)

A quorum being present, the Committee proceeded to conduct business.

III. APPROVAL OF AGENDA

Motion by Barry Buschmann, supported by Dave Swartout to approve the June 14, 2022 Agenda as presented.

Voice vote taken. Motion carried.

IV. APPROVAL OF MINUTES (3-8-22 Regular Meeting)

Motion by Kim Comerzan, supported by Matt Vanisacker to approve the minutes of the March 8, 2022 Regular Meeting, as presented, and waive the reading thereof.

Voice vote taken. Motion carried.

V. STAFF AND SPECIAL REPORTS

1. COVID 19 Monroe County Update-Kim Comerzan

- Positivity rate is currently 13.2% Was higher in May 2022 @ 30%
- Vaccinations still slow going with distribution about 51.7% now.
- Most cases are mild with hospitalizations still down
- Still available-4th shot for immunocompromised people—3 dose series + 1 booster
- No problem with Tuberculosis in Monroe County, No Polio in USA & no Monkey Pox in Monroe County

2. Michigan Works update-Stacy Goans

- 183 people signed up (usually 300) for the Making

Connections event at Monroe High School.

- Michigan Works in Monroe County has established a working agreement with the BDC for Business Services that promotes apprenticeship programs, on the job training and other services that Michigan Works offers.
 - Apprenticeship programs can be found in all industries and can be custom designed for the business needs. A lot of money seems to be available for this.
 - There is a Veterans Workshop on July 12, 2022.
3. Utilities update-Michigan Gas Utilities-Mike Baker was absent so no report was given.
 4. Monroe County Developers Streamlining Guide/Prepare for Investment Pillar Team update-Barry Buschmann
 - Updating Streamlining Booklet—Continuing working with local municipalities to get updated information from them. Communication back to us has been slow.
 - Continuing in looking for and reviewing additional development sites in the County
 5. Planning & Zoning Seminar on EV “electric vehicle” at MCCC on 10-12-22-Barry Buschmann
 - 5:30 P.M. - 7:30 P.M. (5:30 to 6 pm networking) at the Monroe County Community College Room (L-140) in person only. Representatives from DTE and Consumers Energy along with a SEMCOG representative will be making presentations. Looking to also get some representative from other communities that have incorporated EV charging stations in their communities.
 6. Entrepreneurship & Innovation Task Force/Launch 734 Pillar Team update-Matt Vanisacker
 - Kickoff event went very well the first week in May.
 - 10 new people participated in 3 separate events that were hosted.
 - We have 20 active clients using our services in the first month.
 - One of the first companies we assisted, Zoom Broom is now moving to the third floor of our building.
 - We are working on ways/funding to keep the operation viable going forward as we only have \$100,000 now to keep operations going. Looking into all possible opportunities.
 7. Monroe County Link Project update-Matt Vanisacker
 - Working on a new 2.0 Link Plan
 - 6 of the PDA’s remain available, 2 have sold with developments planned and 1 taken into the Monroe County Land Bank for future development opportunities.
 - \$2.3 million in investments made with 800 jobs created from the PDA’s sold with developments made.
 - Ford facility at the LaPlaisance Road Golf Course should be

1.1 million SF with 600 employees expected. Will be a customer support-parts packaging facility. Insite is the owner and developer of the site and has room left over for an additional project.

8. Farming update-Tim Janssen—

- Increasingly challenging continue in finding laborers
- Fertilizer costs are increasing significantly now at 200% to 300% higher than last year.
- Ag prices are all over the place
- Fuel prices are increasing significantly
- Ceres Partners is buying a lot of land in Monroe County and in the Dundee area near Dundee Cement. They own 155,000 acres in 11 different states.

9. ProMedica Matching Funds @ BDC update-Matt Vanisacker

- Funding is no longer limited to medical related businesses.
- We have had four businesses apply for this funding opportunity.
- One business has already paid back their loan.

10. Monroe County Board of Commissioners update-Dave Swartout & Randy Richardville

- County system was recently shut down by the Michigan Court System for Juneteenth (6-19-22)
- Randy Richardville discussed the ARPA funding process now going on at the county that will soon be approved by the Board of Commissioners.
- \$776,000 opioid funding coming to Monroe County-16% more because we are leaders in our programs.

11. Automotive Industry Update-Tom Allen

- Major changes in the industry-In USA all electric vehicles by 2035-Europe is also doing the same.
- At his dealership, Allen Chevrolet Cadillac they are installing EV charging stations-require 480 volts and new lines of service to get that much voltage.
- Breaking grown on their new Cadillac Showroom-in 18 months the cost of materials has doubled.
- China is the leader in the world on EV vehicles-far ahead of everyone else.
- Automotive industry has changed a lot as it relates to internet selling.
- Carvana vehicle sales not doing well.
- Used car prices have been declining in recent months.

12. Consulting/General Business comments-Scot Laskey—No report given.
13. Labor Update-Dan Minton-no report given as Dan Minton was absent.

VI. COMMUNICATIONS- None

VII. INFORMATION – None

VIII. OLD BUSINESS – None

IX. NEW BUSINESS—None

X. CITIZENS TIME – None

XI. NEXT MEETING – September 13, 2022

XII. ADJOURNMENT –

Motion to adjourn by Matt Vanisacker, supported by Stacey Goans. Voice vote taken. Motion carried. Adjournment by Chairman Oberleiter at 11:51 a.m. with no further business.