

JEDO BOARD
Joint Economic Development Organization
Wednesday, December 8, 2004
3:00 P.M., Chamber of Commerce Board Room

The JEDO Board met in the Chamber of Commerce Board Room with the following JEDO voting members present: City of Topeka Council members, John Nave, Jeff Preisner, Bill Haynes and Deputy Mayor Clark Duffy; Board of County Commissioners Vic Miller, Marice Kane and Theodore D. Ensley.

Also present: Doug Kinsinger-GO Topeka/Topeka Chamber of Commerce, Lisa Stubbs-Topeka City Council member, Dave Jackson, Kansas State Senator, Paul Hirsch-President Madison Government Affairs, Brad Owen with Mize, Houser & Company, Raymond Irwin-Heartland Park Topeka, John Myers-City of Topeka, Henry McClure-McClure Real Estate, Dean Ferrell-Ferrell Construction, Karen Keehn-Berberich Trahan, Curtis Pitts-DBE Council, Doris Williams-DBE Council, Tom Vlach-CDM, Cindy Koupl-GO Topeka, Kris A. Robbins-GO-Topeka, Rick Jackson-GO Topeka, Brenden Long-City Attorney's office, Rich Eckert-Shawnee County Counselor, Richard Forester-Topeka Convention & Visitors Board, Christy Caldwell-Topeka Chamber of Commerce, Mike Welch-BRB Contractors, Eugene Kraus, Tony Augusto-Topeka Chamber, Thomas Officer-Topeka Chamber, Kathy Moellenberndt-Topeka Chamber, Nora Patton Taylor-Topeka Chamber, Deb Childers-Deputy County Clerk.

Item No. 1: Approval of Minutes.

A motion was made by City Council member Jeff Preisner to approve the JEDO Board Meeting minutes of August 25, 2004, seconded by County Commissioner Marice Kane. The motion passed unanimously.

Item No. 2: An incentive check in the amount of \$250,000 was presented to Bill Smith on behalf of Goodyear Tire and Rubber Company in recognition of their expansion milestones.

Doug Kinsinger reported the Local Plant Manager of Goodyear Tire and Rubber Company reported they had met their first performance benchmark and surpassed their \$50 million of investment. Mr. Kinsinger confirmed the equipment and employees were documented and verified.

Mr. Bill Smith with Goodyear Tire & Rubber Company read a statement from Plant Manager, Larry Robbins expressing his thanks to JEDO, Doug Kinsinger and the Topeka Chamber of Commerce for their support.

Item No. 3: Selection of Auditor for 2004 financial statements.

After full discussion, a motion was made by County Commissioner Ted Ensley to contract with Berberich Trahan & Co, P.A. to perform an audit of GO Topeka's financial statements for the year ended December 31, 2004. The motion was seconded by City of Topeka Mayor James McClinton. Motion passed unanimously

Item No. 4: 2004 Performance Results

a. GO Topeka Performance Measurements

Kathy Moellenberndt with the Topeka Chamber of Commerce presented the GO Topeka 2004 Performance Measurements. She reported there were four-(4) goals. (These goals are identified on page 15 of the agenda packet.)

Ms. Moellenberndt recognized Tony Augusto with the Chamber staff had researched their micro loan program. She presented the Micro Loan Program-2004, which can be viewed on page 16 of the agenda packet.

Mr. Paul Hirsch, President, Madison Government Affairs reported on the fiscal year 2005 federal appropriations requests. (This can be viewed on page 18 of the agenda packet.)

Commissioner Miller asked for clarification about the status of the TEA 21 legislation. Mr. Hirsch stated he believed the bill had been so close that the new TEA 21 authorization would be passed when it was brought to the 109th Congress in January. He clarified they would again be requesting \$20 million for the Topeka Boulevard Bridge in that TEA 21 reauthorization bill. Mayor McClinton asked if there was still commitment from the Delegation to push hard on this bill. Mr. Hirsch said yes.

Item No. 5: 2005 Priorities.

a. GO Topeka Economic Development priorities.

Ms. Kathy Moellenberndt with the Chamber of Commerce reported on the Economic Development 2002-2007 Strategic Plan. (This can be viewed on pages 21-32 of the agenda packet.)

Commissioner Miller asked if there was discussion about the economic development priorities outlined by Ms. Moellenberndt.

City of Topeka Councilman Clark Duffy suggested he would like to see as an economic development priority to increase the number of jobs created through entrepreneurial startups in the region,

.e.g., new technology deployment programs to enhance the competitiveness of local businesses. (See Strategy 4 of the Topeka-Shawnee County Economic Development Plan attached to this set of minutes.) Mr. Duffy noted the recent Kansas Economic Development Act and the United States Department of Commerce efforts in those areas. He believed there were opportunities in that area.

After a full discussion, a motion was made by Councilman Clark Duffy to add as an economic development priority, to increase the number of jobs created through entrepreneurial startups in the region, through the promotion of new technology deployment programs. The motion was seconded by Mayor McClinton. Motion carried unanimously.

Councilman Duffy then made a motion to add as a priority to target all economic development efforts to result in a regional economy capable of sustaining growth at a rate of 1.5% annually with ten years by inducing residents to stay in Topeka and Shawnee County by improving the quality of life by development of the Advantage Topeka Program. (See Goal 7, Strategy 2 of the Topeka-Shawnee County Economic Development Plan.) City of Topeka Councilman John Nave seconded the motion. After full discussion, Commissioner Miller called for the vote. Motion carried 5-2 with Commissioners Kane and Ensley dissenting.

A motion was made by Commissioner Ensley to approve the goals/priorities as presented by Ms. Moellenberndt, and as amended, seconded by Councilman Jeff Preisner. Motion carried 6-1, with Commissioner Kane dissenting.

b. Establishment of federal funding priorities (page 17)

Christy Caldwell with the Chamber of Commerce explained the Fiscal Year 2006 Federal Request Recommendations (page 17). Mr. Hirsch explained the funding for each of the recommendations.

Councilman Duffy made a motion to amend the Heartland Park facilities improvements and add the phrase "associated technologies". The motion was seconded by Councilman Preisner. Motion passed unanimously.

Councilman Duffy then made a motion to add JEDO support for Mayor McClinton's interaction with trade initiatives.

Mayor McClinton explained they wanted to initiate more effort and energy into making a partnership between foreign nations and the City of Topeka. The Mayor pointed out the City of Topeka sat between Mexico and Canada and he believed there might be some trade opportunities. He said they would like assistance from JEDO to help bridge some of those opportunities, especially through federal assistance. Mr. Hirsch said he could do some research on the issue.

A motion was made by Councilman Duffy to add to the list of federal requests support for International Foreign Initiatives. The motion was seconded by Councilman Nave. Motion carried unanimously.

Councilman Duffy made a motion to add as a priority matching funds to establish Constitution Hall and its environs as a Free-State Museum and the National Interpretation Center for the National Underground Railroad Freedom Network. The motion was seconded by Mayor McClinton. After full discussion, the motion passed unanimously.

Mr. Hirsch advised the National Director was in town December 7, 2004. After that meeting, he felt there was much support for the Underground Railroad initiative. He did not feel the resources were there to ever be successful locally with Constitutional Hall, but he did believe it had national indications.

A motion was made by Councilman Preisner to approve the revised list of federal appropriations requests. The motion was seconded by Councilman Nave. The motion carried unanimously.

ITEM NO. 6 Proposed renewal of JEDO/GO Topeka Contract.

Commissioner Miller expressed the need to have an interlocal agreement in place before JEDO had any legal authority to have a binding agreement with GO Topeka for services for next year. He felt GO Topeka needed some indication whether it was this body's intention to contract with them. He believed language had been incorporated into the proposed document making approval of this today contingent upon the bodies' (City and County) including their interlocal agreement.

County Counselor Rich Eckert reported the proposed contract was essentially in the same form as in the past two years. Mr. Eckert noted three places in the contract that were slightly different. The first being in paragraph 2: the contingency language. He stated this contract would take effect January 1, 2005, or at the time the City and County agreed upon a new

interlocal agreement. The next change was in paragraph 7, last sentence: "GO Topeka agrees to respond promptly to written inquiries from both voting and non-voting members of the JEDO." The final change was in paragraph 18. This change incorporated the new DBE language adopted earlier this year.

After a full discussion, a motion was made by Commissioner Ensley to adopt JEDO Contract No. C1-2004. The motion was seconded by Councilman Preisner. Motion carried with Councilman Duffy dissenting.

ITEM 7: Proposed 2005 Budget

a. Approval of 2004 carry-over

Brad Owen with Mize, Houser & Company reviewed the 2004 budget analysis on page 33 of the packet.

After full discussion, Commissioner Kane made a motion to approve the 2005 budget, which would include the 2004 carryover. The motion was seconded by Councilman Nave. Motion carried unanimously.

ITEM NO. 8: Review of incentive offers and approval of multiple year commitments.

Kathy Moellenberndt with the Chamber of Commerce reviewed the multi-year commitments/offerings. (Page 34 of the agenda packet.)

Ms. Moellenberndt said one of the facilities they were considering leasing as DBE incubator space was along 29th Street and Cunningham. That would allow them to establish an incubator facility for retail type operations. The owner of the property (Jamie Henderson) had drafted an agreement proposing a 3-year lease. There were some minor improvements needed, which the owner said he would spread over the 3-years.

Commissioner Miller stated the JEDO needed to affirm their commitments to Josten's and Mainline as outlined. A motion was made by Councilman Nave to approve the commitments to Josten's and Mainline as presented. The motion was seconded by Councilman Preisner. Motion carried unanimously, with Mayor McClinton being absent.

After full discussion, a motion was made by Commissioner Ensley to authorize GO Topeka to enter into a three-(3) year lease with Jamie Henderson for DBE incubator space along 29th Street and

Cunningham. The motion was seconded by Councilman Preisner.
Motion carried unanimously, with the Mayor being absent.

Meeting adjourned.