

**HASTINGS LOCAL DEVELOPMENT FINANCE AUTHORITY  
BROWNFIELD REDEVELOPMENT AUTHORITY**  
***February 23, 2023 Communication***

**To:** LDFA/BRA Members and Staff

**From:** Dan King – Community Development Director

**Date:** **February 17, 2023**

**Subject:** **Information regarding the February 23, 2023 regular meeting**

**Meeting will be held in the Council Chambers Second Floor of City Hall**

Chris Stafford, Founder of the HUB of Barry County, will be attending to give a progress update. The HUB of Barry County is a hands-on career exploration concept that will provide workforce development training across many business and industrial disciplines.

We will give an update on the RFP selection for the property located at 1500 Star School Road as well as a budgeted expenditure for a property survey of that subject parcel.

We look forward to seeing you all at the meeting next Thursday morning.

Respectfully,

Dan King

**HASTINGS LOCAL DEVELOPMENT FINANCE AUTHORITY  
AND BROWNFIELD REDEVELOPMENT AUTHORITY**

**AGENDA**

**Meeting Thursday February 23, 2023**

**MEETING AT CITY HALL**

---

1. Call to Order/Roll Call. (Meeting starts at 8:00 a.m.)
2. Pledge to the Flag
3. Approval / Additions / Deletions to Agenda
4. Receive Notes: January 26, 2023, Meeting
5. Public Hearing: None
6. Receive Financial Statements:
7. Old Business: None
8. New Business:
  - A. Chris Stafford – The HUB of Barry County
  - B. 1500 Star School Road Survey Information and RFP Update
9. Public Comments and Communications Concerning Items Not on Agenda
10. LDFA/BRA Board comments
11. Adjourn

\* Denotes Attachment

*Local Development Finance Authority (LDFA)*  
**Notes**  
**January 26, 2023**

Due to a lack of a quorum, the meeting was not called to order

**1. Roll Call - Observational**

Present: Cowan, Neil, Schneiderhan, Tossava

Absent: Davis, Hatfield, Krueger

Others Present: King, Moyer-Cale, Ponsetto

**2. Pledge of Allegiance**

**3. Approval of the Agenda**

Lack of quorum

**4. Approval of Minutes**

Lack of quorum

**5. Public Hearing-** None

**6. Receive Financial Statements –**

King said the updated financial statements were included in the board packet and there was no action to report

**7. Old Business-**

**A. Lofts @ 128-**

King said that all market rate apartments at Lofts are currently leased; King also answered questions about the Tyden Lofts, an attainable housing development, which is being planned for the corner of W. State and S. Park St.

**B. LDFA Development Plan -**

King gave an overview of the Development Plan and board members discussed some of the elements

**8. New Business-**

**A. RFP for 1500 Star School Road Parcel-**

King said that as a result of a request at the October meeting, staff has created an RFP for real estate agent/broker services for the parcel at 1500 Star School Rd.

**9. Public Comments and Communications Concerning Items Not on Agenda-**  
None

**11. Adjournment-**

No quorum

Prepared by Sandy Ponsetto, City of Hastings

<b>L DFA Budget 2022/2023</b>					
				7-1-22 - 01-31-23	
<b>Revenue</b>		Budget	Previous Periods	Current Period	YTD
250-100-404-000	Tax Capture	\$27,500.00		\$17,635.97	\$17,635.97
250-100-654-000	Electricity Use Fee	\$150.00			\$0.00
250-100-573-000	LCSA Share	\$12,000.00	\$39,363.15		\$39,363.15
250-100-667-000	Rentals	\$7,000.00	\$2,340.00	\$810.00	\$3,150.00
250-100-665-000	Investment/Interest	\$50.00	\$2,980.12		\$2,980.12
250-100-693-000	Sale of Capital Assets	\$0.00			\$0.00
<b>Total Revenues</b>		\$46,700.00	\$44,683.27	\$18,445.97	\$63,129.24
<b>Expenditures</b>					
250-728-751-000	Supplies	\$100.00			\$0.00
250-728-803-000	Administrative Services	\$3,000.00			\$0.00
250-728-806-000	Legal Services	\$2,000.00			\$0.00
250-728-807-000	Contractual Services	\$0.00			\$0.00
250-728-867-000	Title Fees/Insurance	\$1,500.00			\$0.00
250.728.869.000	Survey Services	\$2,000.00			\$0.00
250-728-879-020	Website	\$250.00			\$0.00
250-728-900-000	Printing and Publishing	\$0.00		\$17.00	\$17.00
250-728-915-000	Memberships	\$0.00			\$0.00
250-728-920-000	Electric	\$700.00	\$273.11		\$273.11
250-728-929-000	Grounds Repair/Maintenance	\$1,000.00			\$0.00
250-728-955-000	Promotions/Marketing	\$0.00			\$0.00
<b>Total Charges and Services</b>		\$10,550.00	\$273.11	\$17.00	\$290.11
<b>Capital Outlay</b>					
250-728-971-000	Land				\$0.00
<b>Total Exp. &amp; Cap Outlay</b>		\$10,550.00	\$273.11	\$17.00	\$290.11
<b>Net Increase (Decrease)</b>		36,150.00			62,839.13