

Special Meeting of the Holdingford City Council November 3, 2016

The Special Meeting was called to order at 5:00 p.m. by Mayor Sue Marstein to consider the tax abatement application from WD Scepaniak, Inc. for the pending purchase of the old Polar Tank Building at 450 Main Street.

Members present: Sue Marstein, Mike Odden, Bob Sanchez, Eric Berscheid, Sandra Meer, Jason Murray, Bill Scepaniak, Joe Scepaniak, Jim Jarnot, Kevin Headley, Jeremy Freudenrich, Gary & Jordy Opatz, Janice Paggen, and Bob Warzecha.

Jason Murray from David Drown Associates explained the tax abatement process and benefits to the city. The city would need to consider the tax repercussions if the city portion of taxes were abated for the existing building and property. By approving the tax abatement application it would cause the resident tax base to rise by about 1.5% per year.

Joe Scepaniak noted that their Job Z program is ending this year and the taxes that the city would gain from that program would offset the tax increase of an abatement agreement. Joe reviewed the application, noting they are asking for a 15 year abatement of city taxes of \$5,656.54 per year for a total of \$84,848.40. The roof needs repair and 4-10 jobs would be created. Fifteen years is the statutory limit for a tax abatement program.

Several city business owners voiced their support for Scepaniak's proposal and the tax abatement program. There was discussion on options for the tax abatement plan to include a requirement for WD Scepaniak to hire four new employees in the first eight years, then an additional four employees during the last seven years of the agreement.

In order to meet posting and publishing requirements, a public hearing would need to be published with a minimum of 11 days' notice. Eric Berscheid made a motion to set the public hearing for November 21, 2016 and have David Drown Associates start the tax abatement process. Bob Sanchez seconded the motion. Berscheid, Sanchez and Marstein voted in favor. Odden opposed.

Eric Berscheid made a motion to adjourn. Bob Sanchez seconded the motion. Meeting adjourned at 5:30pm.

Respectfully Submitted,

Sandra Meer
Holdingford City Clerk