

## Oakes Enhancement. Inc

Date: January 18, 2006

Time: Noon

Place: Otter Tail Power

Directors Present: Schnell, Skjefte, Stizler, forward (arrived at 12:50 PM), Bohannon, Hoelscher, Kraemer,

Directors Absent: Brummund, Ptacek, Zimmer, Dawson

Guests: Whitney Andrus – Scholarship recipient

Proxy Transfer: Brummund to Hoelscher

President Gary Schnell called the January 18, 2006 meeting of the Oakes Enhancement. Inc. (OEI) Board of Directors to order at noon. The meeting took place at the Otter Tail Community room with six/seven directors and youth director Andrus present.

**MM/S/C to approve the minutes of the December 27, 2005 meeting as printed.**

**MM/S/C to approve the financial sheets as presented.**

### Items of business

- Gaming
  - Gaming legislation
    - State in communication with Bohannon
    - Bill being written to present to the legislature.
    - Ptacek was to find a % figure to make it easier for gaming function.
    - 10% change is being talked about
  - One quarter is being audited by the state – Steuck is getting the information together.
- Annual meeting
  - February 10, 2006
  - Speaker – OGSC PACE Program arranged by Sitzler.
  - Menu: Sweets 'N Stories ---- Party Sub and Soup
  - Plan for 35-50
  - 5:30 – 7:30 PM----- Ambulance Facility
  - Nominations: Steve Ketterling is interested in running for the board
  - Donations to Hospital and Park Board
    - Where from and how much
    - ½ and ½ Tax and Charitable Gaming
    - **MM/S/C: to donate \$20,000 to the hospital towards OEI pledge with \$10,000 coming from Business Expenses Checking (Sales tax) and \$10,000 Charitable Gaming Trust -**
- Roney Land
  - Lease—To cover the taxes OEI would need \$65 per acre. This is not a realistic figure - Currently @ \$45 per acre and could probably go to \$50 or \$55 -- Roney does farm it and keep the weeds down.
  - Bohannon will check with the Tax Director about OEI paying taxes on the land –Non-profit organization.
  - **MM/S/C: to charge \$50 per acre for the upcoming crop season – Skjefte will take care of this lease.**

- Sale of the land
  - Do not have a reasonable figure from Roney for the price of the land.
- Additional funding request for Community Channel
  - To get this channel up and running will cost approximately \$10,000.
  - OEI has donated \$2000 to date.
  - MM/----- Motion withdrawn: to donate an additional \$2000 with funds from the Charitable Gaming Trust Account
  - Amended motion to \$1750 died for lack of a second.
  - **MM/S/C: to donate \$1,235.22 to pay for the Dell computer with funds from the Charitable Gaming Trust**
  - The school has a club started with 20 students already signed up and the first project of the group has received positive comments.
- Financials sent to Wells Fargo.
  - JLG Bonding
- Updates:
  - A-I Property:
    - Kraemer has an intent to purchase contract-----11-22-05.
      - Zoning issues – zoning commission being formed.
      - Party offered a down payment - but were told to wait for Zoning approval.
    - Voightman brought a check for a down payment (\$500)
    - Price changed to \$5000/\$6000 a few months ago.
    - **MM/S/C: to continue with the intent to purchase contract pending approval of the Zoning Commission.**
  - Dollar Store
    - No report
  - Shafer Seed
    - Moving forward
  - Wind Energy
    - Presentation to the Lions
    - Zoning questions in other locations---a good learning experience for us
    - The loss of towers in western Dickey County has far reaching affects.
- Water Assistance
  - Working with Steph McLean
  - Working with DSLRA and their tax status 501-C-3
  - Fixed Account – only for the residents of Oakes to use.
  - Use the North Dakota Community Fund – DSLRA?????? Needs checking into
- Soy Crushing
  - No Report
- Oakes Tire Center
  - has office space for rent –
  - share secretary with Oakes Tire Center and perhaps working the floor.
- General Irrigation – visited with Kraemer.
- Harris
  - Need to come to JDA meeting.

- Kelly Welding is looking at expansion.
  - February Project

Housing Authority – breaking ground this month if weather permits – 2 4plexes rent \$690 (approximately)

There being no further business the meeting adjourned at 1:10 PM

Respectfully Reported

Audrey O'Brien, Secretary  
Oakes Enhancement, Inc.

## Oakes Enhancement. Inc

Date: February 7, 2006

Time: 4 PM

Place: Otter Tail Power

Directors Present: Schnell, Stizler, Dawson, Brummund, Ptacek, Bohannon, Hoelscher, Kraemer

Directors Absent: Skjefte, Forward, Andrus, Zimmer

Guests: Jodie Schroeder – Little Professor Learning Center—could not attend  
Tim & Terri Kelly – Kelly Welding

Proxy Transfers:

### Items of business

- Call to order.
  - President Gary Schnell called the Oakes Enhancement, Inc. (OEI) Board of Directors to order on February 7, 2006. The meeting was held at the Otter Tail Power Meeting room beginning at 4 PM.
- Correspondence:
  - Thank you was received from the Fullerton Betterment Association for the donation for the Carroll House.
- Sec. Report
  - **M(Sitzler)/S/C: to accept the minutes of the January 18, 2006 meeting as printed.**
- Guests: Kelly Welding and Sandblasting
  - Looking to expand
  - Plasma Cutting Torch \$135,000
  - Forklift \$10,000
  - Estimated startup of May 1.
  - Verbal agreement with Kustom Machine using the cutting torch.
  - Working with Starion and South-Central Dakota Regional Council
  - Kelly's will be upgrading their facility to meet the needs of the new equipment.
  - Currently 1 employee and possibly adding 2 employees.
  - Looking for more contracts and having two shifts as the machine is designed to run 24 hours per day.
  - Meeting with the SCDRC loan committee February 8, 2006
  - PACE Buydown – Estimated commitment of \$12,000
  - Piggyback with Dickey County JDA
  - **M(Dawson)SP: To fund this buydown contingent upon approval of the SCDRC and asking the Dickey County JDA to come on board for half the buydown cost. Method of payment (all up front or in installments) to be decided.**
- Treasurer's Report
  - Treasurer, Toni Ptacek, was available to review the financial statement being prepared for OEI's Annual meeting.

- **M(Dawson)/S/C: to accept the financial statement as prepared with changes to be made prior to the annual meeting.**
- Annual meeting
  - February 10, 2006---5:30 PM – Ambulance Facility
  - Financial Statement—see treasurer’s report.
  - Speaker – OGSC arranged by Sitzler—they do not feel comfortable with explaining their PACE program so will not be providing the program.
  - Kraemer put together a power point presentation on housing development in the region—this will be the program.
  - Menu: Sweets ‘N Stories—Sub sandwiches will be made
  - Plan for 40
  - Election for board positions (5 on the ballot)
    - Schnell, Dawson, Ketterling, Quandt, Burris
    - Nominations from the floor
  - Donations to Hospital and Park Board
    - Photos
- Roney Land
  - Lease is signed at \$50.
  - Paperwork completed by Skjefte.
- Funding Requests
  - Verona
    - Landscaping project
    - **M(Sitzler)SC: to donate \$500 to the Verona Beautification Project (two dissenting vote)**
  - Dickey County Sheriff
    - Counter Act Program in the school
    - **M(Dawson)SC: to donate \$200 to this program from the Gaming Trust.**
- Updates:
  - Gaming (December)
    - Review gaming at the end of the year
  - A-I Property
    - Working on this
  - Dollar Store
    - Contacted Hill’s about the furniture store.
    - Kraemer’s emails have not been returned.
  - Shafer Seed
    - Expansion will take place.
    - Clean up work has begun.
  - Wind Energy
    - Replacement parts – suggest replacing everything.
    - The insurance company is involved.
    - Cost estimate: \$5000-\$6000 – mainly labor
    - Repair will take place in the spring.
    - Getting quotes on the cost of materials -
    -

- Florida Power and Light will be returning to the western part of our area – problems with zoning are being cleared up.
- Water Assistance
  - Has not been presented to the City Council.
  - The water plant is moving forward.
- Soybean
  - Kraemer needs direction.
    - It appears to be a project too big for this group.
    - Perhaps donating land – may be a possibility – it was not indicated in the proposal how much land would be needed.
    - Investment of over \$5 million -- selling shares -- small, limited liability corporation.
    - Land for shares of the corporation
    - Kramer will offer a land donation option to see if the Hanson would continue to be interested in placing the plant here.
  - Should this be channeled through the DSLRA?
  - Hanson has submitted a plan.
  - Kramer has been reviewing.
  - Suggested the REC for dollars
  - Set up as a barter business—difficult way to run a business.
    - Running 60% on bartered grain
    -
- Harris Machine
  -
- General Irrigation
  - On hold for the time being
- Paul Matthews
  - Kraft Slough stocked with perch.
  - Ice fishing is the tourism target.
  - Looking for support at their upcoming meeting
  - Is Garrison Diversion involved in this project?
  - Schnell is in communication with the project coordinators.
- Kelly Welding
  - See above presentation from the beginning of the meeting.
- Replacement for Geri Coyne on the SCDRC----She has the city aspect.
  - Recommendations: Fran Brummund will consider this position
- Employee retirement
  - **M(Dawson)SC: to pay the retirement for the three employees as calculated by Ptacek Financial Services.**
  - **M(Brummund)SC: to give a bonus of \$50 to the three employees.**

- **NOTE:** Set aside \$100 per month from the Charitable Gaming Trust as per the motion in November 2005 to donate \$100 per month to the swimming pool from the Charitable Trust account if OEI is funded by city sales tax and involved in gaming. Starting point will be January of 2006.

There being no further business the meeting adjourned at 6:20 PM

Respectfully Reported

Audrey O'Brien, Secretary  
Oakes Enhancement, Inc.

## Oakes Enhancement. Inc

Date: March 7, 2006

Time: 4 PM

Place: Otter Tail Power

Directors Present: Schnell, Stizler, Dawson, Brummund, Hoelscher, Kraemer, Zimmer, Forward, Bohannon, Skjette

Directors Absent: Andrus, Ptacek,

Guests: Jodi Bruns – Sharalee Youngman, Steve Ketterling (not available for the meeting)

Proxy Transfers:

### Items of business

- Call to order.
  - President Gary Schnell called the Oakes Enhancement, Inc. (OEI) Board of Directors to order on March 7, 2006. The meeting was held at the Otter Tail Power Meeting room beginning at 4 PM. Part of the meeting was chaired by Vice President Terry Dawson – President Schnell was called away briefly.
- Guests:
  - Jodi Bruns – NDSU Extension
    - Leadership skills and resources
    - Developing the rural areas to keep them competitive.
    - “Center for Community Vitality”
    - Horizons
      - grant applied for to develop communities.
      - community meetings – document – getting assistance.
      - Chat room with computers so people can see what comments people want to make but not verbally.
  - Jodi encouraged the group to use her and the resources she has available to her.
  - Jodi recently visited a dairy operation in Morris, MN. There is talk of relocating some farming operations due to urban sprawl.
  - How can we use her talents in our community?
    - Healthy Community Group (Doug Sitzler) could use the methods she has at her disposal, but they do come with a cost.
      - This is under the auspicious of CHI.
      - Social health, Mental health, physical health, economic health
      - Invite key players from Healthy Community Group to the Community Meeting on March 21<sup>st</sup>.
    - Are grants available? Legislation will reveal grant money availability.
    - How can we be more aggressive to make more things happen?
- Is Oakes Stagnant?????
  - We cannot rest on our laurels.
  - It is time to begin moving forward.
  - Begin the meeting process after the upcoming city election.
    - Bringing the groups together



- Funding availability will then be known.
- Oakes needs the Leadership training available through Jodi Bruns.
- **M(Dawson)SP: to proceed with filling out grant funding for Community Development working through Jodi Bruns with Fran Brummund being the contact person.**
- **M(Dawson)SP: to investigate compensation for Brummund and her time.**  
 Payment per day – per hour –travel -- - Need a committee to draw up guidelines  
 – Definition of projects-----On the committee: Bohannon, Skjefte, Forward
- Guest: Sharalee Youngman
  - Dickey County Historical Society
  - 125<sup>th</sup> Anniversary of Dickey County
  - July 8, 2006
  - Donation request for the celebration
  - **M(Brummund)SP: To match Ellendale's JDA donation up to \$500 from the Charitable Gaming Account.**
  - Businesses are asked to display historical materials and have historical artifacts in their window displays.
  - Goal for the Historical Museum in Oakes is to remove the green rock and restore the building to the original structure. Youngman is acquiring grant funds to assist with this project.
- Correspondence:
  - Thank you was received from Oakes Public School for the donation of a Community Channel Computer and from the We Care Campaign.
- Election of President & Vice President
  - **M(Brummund)SP: to cast a unanimous ballot: Dawson for president and Sitzler for Vice President**
- A Schnell was thanked for serving as president.
- Dawson took over the meeting at this time.
- Sec. Report
  - **M(Sitzler)/S/C: to accept the minutes of the February 7, 2006 meeting as printed.**
- Treasurer's Report
  - **M(Sitzler)SP TO accept as printed.**
- Annual meeting
  - Storm prevented many from attending – small attendance.
  - Need to create interest in attending the meetings.
  - Drive for increased membership.
  - Send out a letter to membership to remind them they are members.
  - Do this prior to the next annual meeting or semiannually.
  - Send out a reminder they are a member in good standing and what would you like to see OEI doing --
- Scholarship
  - Is the scholarship program in the best interest of the group?
  - Work more with the Marketing Department at the Career Center – Kelli Sitzler's class.
  - Business Challenge is an option for the award---could we send two.

- Take to the Vocational Center
- **M(Brummund)SP: Fund two individuals, registration, and mileage to Dickenson and back, for Business Challenge up to \$250 per individual. Upon return they will be required to give a report on their experience to the OEI Board.**
- Students show interest and If there are more than two – there will be an interview process.
- Due date for interest will be the first part of April.
- Brummund will address the school assembly.
- SCDRC – City Rep
  - Dawson will take this position.
  - Replaces Geri Coyne
- GNDA Community Leadership Award
  - Resubmit the Vculeks.
- REAP Alliance – recap of meeting held Mar. 1-2
  - Energy development was the focus.
  - Weather played a factor in attendance from communities and speakers.
  - Wind energy and hydrogen production are major topics.
  - Essential Function Bond financing was a success for our area.
  - Bowman was the host community.
  - Brenda DeSett is the new president.
  - Holding seminars to “Train the Trainer” and encourage youth.
  - Tying the functions of this group to the Community Meeting and the Healthy Community Group
- Updates:
  - Gaming (January)
    - VCR issue
    - Audit by state: Gaming Manager Steuck said some points are already on their way to being corrected – some things we are doing but in a different way -
    - Set up a separate gaming meeting—O’Brien will talk to Steuck about a date.
  - A-I Property
    - Changed the zoning on the property.
    - Proceed with the legal work and complete the deal.
  - Dollar Store
    - No Report
  - Shafer Seed
    - Communicate with JDA as to the partial funding of the buy down.
    - They approved paying ½.
    - Visit with Brenda Tyre of the JDA for reimbursement
  - Wind Energy
    - Repair
    - Insurance issue
    - Recommendation to submit the claim and pay the \$500 deductible.
    - Parts \$3150 and labor will be \_\_ (unknown at this time) \_\_\_\_\_
    - **M(Sitzler)SP: Pending review of the insurance submit a claim however = if insurance does not cover labor, we should accept the offer from the tower company.**
  - Water Assistance
    - This assistance is for water only.
    - Discussion at the city council meeting was to bring it back to OEI.
    - Sitzler explained the process to the city.
    - Recommendation to the city as to how the program should be set up.

- Should OEI set up the guidelines? The program would be administered by the city---DSLRA---
    - Setting up the foundation—bylaws – board of directors
    - Set up with guidelines like fuel assistance.
    - Does OEI want to establish the guidelines or should the city-- for disbursement of the funds?
    - Zimmer will check with the county as to how they run programs –patterning after fuel assistance. Ask the county if they would administer the foundation funds.
    - Rod Buck was interested in assisting with the setting up and working of the foundation.
    - We should start funding a few months in advance of the beginning of the program.
  - Soybean
    - Take off.
  - Harris
  - General Irrigation
    - Take off.
  - Kelly Welding
    - Check with Brenda Tyre of the Dickey County JDA – to receive the ½ payment of the interest buydown.
- Community Meeting on March 21, 2006
    - See above.
    - Letter included with the agenda.
    - Attendance encouraged.
  - Business Challenge—taken care of with the scholarship.
  - Data Center
    - 100 people employed.
    - High technology
    - RFP 11398
    - Need large supplies of water for cooling.
    - See Development Directors sheets
  - Development Director
    - Development Director Wages
    - **M(Bohannon)SP: To pay January and February 2006 wages and expenses as per sheets.**

\*\*\*\*\*Update of the Strategic plan---Kraemer will email the strategic plan to everyone.

There being no further business the meeting adjourned at 6:45 PM

Respectfully Reported

Audrey O'Brien, Secretary  
Oakes Enhancement, Inc.

- **NOTE:** Set aside \$100 per month from the Charitable Gaming Trust as per the motion in November 2005 to donate \$100 per month to the swimming pool from the Charitable Trust account if OEI is funded by city sales tax and involved in gaming. Starting point will be January of 2006.

## Oakes Enhancement. Inc

Date: April 4, 2006

Time: 4 PM

Place: Otter Tail Power

Directors Present: Schnell, Stizler, Dawson, Brummund, Hoelscher, Kraemer, Zimmer, Forward, Bohannon

Directors Absent: Andrus, Ptacek, Skjefte

Guests: Jodi Schroeder

Proxy Transfers:

### Items of business

- Call to order.
  - President Terry Dawson called the April 4, 2006 meeting of the Oakes Enhancement, Inc. (OEI) board of directors to order at 4 PM. The meeting was held at Otter Tail Power with nine (9) members and two (2) guests present.
  - Jessica Quandt was thanked for her part in seeking to keep the Oakes Job Service site open. Many played a great part in this process.
    - Jessica explained the Lunch & Learn – April 6<sup>th</sup> – Noon at Otter Tail Power and invited those gathered to attend.
    - Starion will host the first Caffeine Fix on April 18<sup>th</sup> 8-9 AM
    - Jessica will attend as many meetings as possible in an advisory capacity.
  - Guests
    - Jodi Schroeder and Jessica Quandt
      - Jodi would like to open a pre-school for 3-4-5-year olds.
      - Property purchased.
      - Would like assistance with equipment purchase-supplies.
      - Working with licensing
      - Would like to have a small group operating this summer.
      - Little Professors is the name selected for business.
      - Jodi has done a great deal of preliminary work to this point.
      - She is seeking input from the parents of the community.
      - Action – waiting for figures from the lead lender and fill in the gap –
      - A meeting will be set up to vote on the financing once the figures are in
      - Current OEI policy:
        - Interest @ 2% (two percent) paid monthly for the first year with no payment on the principle during the first year of the loan.
        - During the second year of the loan, monthly payments on the principle in addition to 2% (two percent) interest will be made.
        - Beginning in the third-year payments will be made on the remaining principle along with interest computed at the Bank of North Dakota Market Rate
      -
- Meeting for city business scheduled for:
  - Thursday – April 6<sup>th</sup> – 5:30 PM
  - Please attend the meeting if possible
  -
- Sec. Report (Pages 13-17)

- **M(Sitzler) SC: to accept as printed.**
- 
- Treasurer's Report (Pages 3-6—statements not balanced- 2 CD's updated)
  - **M(Sitzler)SC: to accept as printed.**
  -
- Brummund Compensation
  - Committee has not met.
  - Skjefte, Forward, Bohannon
  -
- Northwest Area Foundation grant funding
  - Program not available currently
  -
- Business Challenge Update
  - Five candidates interested.
  - B. Engel, Eisle (Sp), C. Breitbach, A. Miller, C. Deering
  - School Counselor Kleingarn will meet with the students and get back to the group.
- Updates:
  - Gaming (Pages 7-12)
    - Setting meeting for later in April: Audit update
    - Repair of Blackjack table at the Beaver as well as a hinge on a cabinet—these have been taken care of.
    - Video equipment needs updating--- the current equipment does not meet state requirements and the old one needs repair. Computer Express will look at the equipment and give an evaluation. Kraemer will bring it in.
    -
  - A-I Property
    - The money is not in hand, but the deal has been written.
    - Purchase by Lee & Doris Bredeson
  - Dollar Store
    - No report
  - Shafer Seed
    - Moving forward with the project
    - There will be additional interest buydowns as the project continues.
    - OEI portion will eventually be \$25,000.
  - Wind Energy
    - Repair: not completed
    - Insurance check has been secured.
    - EAPC has been given a down payment for the repair parts.
  - Water Bill Relief Fund
    - Purpose: Counter act the changes in water bills with changes to the water system
    - Rod Buck and Kraemer will draw up the guidelines.
    - Plan Explained to city hall by Zimmer.
    - Wanda Larson – run this program through Social Service – like the fuel assistance program.
    - Money to pass through DSLRA –

- Funding passed by OEI was up to \$500 per month providing city sales tax continues and OEI is involved with gaming.
- Harris
  - Asking JDA for funding as well
  - Need to get Harris before the JDA.
  - Schnell is checking on the date for the next JDA meeting.
  - Plasma torch---this is a change to their original plan.
  -
- Kelly Welding
  - Plasma Torch
  - Lead lender will get the buydown figure to the secretary.
- Healthy Community
  - Community Survey
  - Funding by CHI???
  - Try to coordinate this funding avenue.
- Community Meeting
  - Several organizations in the community were represented.
  - F & L available to explain the housing.
  - Park Board is stressing ball games this year instead of capital improvements.
- Bill Geffre---Sabastian
  - Purchase of the Motel
  - Tear down the Oakes Times building – acquire Rath’s building and expanding the motel.
  - A pool!?!?!?!?!?
- Strategic Plan
  - Reviewed and updated.
  - Funding guideline will be updated at the next meeting and placed on the web site.
  -
- Other

There being no further business the meeting adjourned at 6:20 PM

Respectfully Reported,

Audrey O’Brien, Secretary  
Oakes Enhancement, Inc.

- **NOTE:** Set aside \$100 per month from the Charitable Gaming Trust as per the motion in November 2005 to donate \$100 per month to the swimming pool from the Charitable Trust account if OEI is funded by city sales tax and involved in gaming. Starting point will be January of 2006.





-----Original Message-----

**From:** Fran Brummund [mailto:fran\_brummund@yahoo.com]

**Sent:** Tuesday, April 18, 2006 11:53 AM

**To:** 'Moe Bohannon'; Oakes Chamber; 'Terry Dawson'; Jeff Forward; Karla K. Hoelscher; Charlie Kraemer; Toni L. Ptacek CPA; 'Gary Schnell'; 'Doug Sitzler'; 'Dale Skjefte'; Monty Zimmer

**Subject:** OEI - Business Challenge Students & Post Prom Raffle Request

### **Business Challenge**

I have been working through Sue Kleingarn regarding the Business Challenge opportunity. We met with the interested students on April 12th. As a result, there are 5 committed students:

- Ben Engel
- Cassandra Deering
- Ashley Miller
- Cari Henninger
- James Maddock

OEI voted to approve \$500 (registration and mileage for 2). We may want to consider funding all 5 through registration and mileage for one vehicle to transport kids to and from the event. Working with Sue, it is suggested we write a formal letter to the students and parents advising of this and having them sign a liability waiver form.

### **Post Prom Request**

Jan Quandt, Post Prom Committee, is wondering if OEI would allow them to run a Post Prom Raffle for a four-wheeler prize. The 4-wheeler is over \$2500 in award funds and they must have an entity to sponsor such an activity that has a gaming license.?

## Oakes Enhancement. Inc

Date: May 2006

Time: 4 PM

Place: Otter Tail Power

Directors Present: Schnell, Stizler, Hoelscher, Kraemer

Directors absent: Ptacek, Bohannon, Dawson, Forward, Brummund, Zimmer, Skjefte

Guests: Jan Quandt, Vicky Jorgenson—Post Prom

Proxy Transfers: Please note proxies: Forward to Sitzler; Zimmer, Bohannon and Brummund to Hoelscher; Dawson to Schnell.

### Items of business

- Vice President Doug Sitzler called the May 2, 2006 meeting of the Oakes Enhancement Board of Directors to order at 4:00 PM recognizing guests, Jan Quandt and Vicky Jorgenson. The meeting was held at Otter Tail Power.
  - Guests: Jan Quandt-Vicky Jorgenson—Post Prom  
Jan Quandt—Vicky Jorgenson, Post Prom Committee, are wondering if OEI would allow them to run a Post Prom Raffle for a four-wheeler prize. The 4-wheeler is over \$2500 in award funds and they must have an entity to sponsor such an activity that has a gaming license.?
  - There would be some expense for OEI - running through the Charitable Trust Account – giving them the net proceeds.
  - **M (Hoelscher by proxy) SP:** to pursue this project. Sitzler abstained.
  - Details to be worked out with City Hall and Eyvonne Steuck---Quandt will check on the details with the prize being a motorized vehicle and those eligible for purchasing tickets.
  - Location for the drawing – site must be licensed for gaming.
  -
- Sec. Report
  - **M(Schnell)SP: To accept as printed.**
- Treasurer's Report
  - Quote from Ptacek Financial Services
    - **M(Schnell)SP: to accept the bid from Ptacek Financial Services as printed – no change from the 2005 bid.**
  - **M(Schnell)SP: To accept the treasurer's report as printed.**
  - **M (Hoelscher by proxy) SP: To approve the hours submitted by the Development Director.**
  - The State Tax Table was studied – there were questions concerning the comparison between Oakes and Lisbon -- Does Lisbon have implemented dealers within city limits.
- Brummund Compensation
  - Issue comes from the Annual Meeting – some OEI members thought Brummund should be compensated for her time in some form.
  - Should this be paid by the city – is tourism part of the city or OEI -- Is this being done on behalf of OEI?
  - Compensation for work by board members that goes above and beyond the normal work for a board member.
  - Wage versus flat fee---must proceed with caution.
  - Hoelscher – Bohannon – and Brummund will meet to get some direction on this matter.
  - A policy is needed.

- 
- Meetings
  - Sitzler is interested in attending a government lending conference on May 25<sup>th</sup> in Fargo. Registration is \$20 per participant. **M (Hoelscher by proxy) SP: to send Sitzler and any other volunteers who are interested.**
  - Bio –energy meeting in Grand Forks—Kraemer is checking into this.
- Bylaws Changes
  - Asking Toni and Jessica to change positions to stay in compliance with the Bylaws and hence no change would be required.
  - Quandt would be advisory and Ptacek would become an as needed financial consultant.
- Community Development grant funding
  - On Hold
- Business Challenge Update
  - **Business Challenge**
    - I have been working through Sue Kleingarn regarding the Business Challenge opportunity. We met with the interested students on April 12th. As a result, there are 5 committed students:
      - Ben Engel
      - Cassandra Deering
      - Ashley Miller
      - Cari Henninger
      - James Maddock
    - OEI voted to approve \$500 (registration and mileage for 2). We may want to consider funding all 5 through registration and mileage for one vehicle to transport kids to and from the event. Working with Sue, it is suggested we write a formal letter to the students and parents advising of this and having them sign a liability waiver form.
  - **M(SCHNELL)SP: To Amend motion and Fund early bird registration for all five plus \$125 for group mileage hence bringing the total to \$600.**
  - O'Brien will contact F. Brummund and Mrs. Kleingarn at the school with this change.
- Updates:
  - Gaming
    - Quarterly sheets available—Blackjack recently had an excellent weekend.
    - Video recorder is unrepairable – Jamie Nelson will check out what equipment to determine what is needed to come into code.
  - A-I Property
    - OEI has paid Dickey County Abstract and Steph McLean
    - **M(Schnell)SP: To pay the above bills.**
    - Contract indicated Bredesons to pay all legal fees – however the above fees are dated and between the city and OEI.
  - Dollar Store
    - Kraemer has been in contact with the owner of the Dollar Store in Ellendale and they are currently has not interested in locating in Oakes.
    - Look for the names of the ladies who have previously contacted us.
  - Shafer Seed
    - Moving forward
  - Wind Energy
    - Scheduled to repair the tower on Thursday and Friday – Kraemer has the parts.

- Water Assistance
  - Water Assistance concept was presented to the Dakota State Line Regional Alliance – There it was tabled until all the details are in place.
  - Zimmer has been in contact with the county – the County has indicated they are not interested in contributing but would assist with setting up and guiding the process.
  - Rod Buck is assisting in setting up a plan for carrying out this project.
- Harris Machine
  - Have not been able to meet with the JDA.
- Kelly Welding
  - Starion will let us know our part.
- Housing
  - Sitzler stated the complex is open for anyone to look at – any time.
  - Two units are spoken for.
- Little Professors
  - Kraemer met with Jodi Schroeder.
  - Put together a business plan but labor needs to be added.
  - Schroeder explored some other means of funding.
  - Jodi is Currently working with a financial institution –
- Call to Karla on relocation
  - Does OEI or the City have a Free lot incentive—someone is thinking of moving to Oakes and found this incentive in other communities?
  - Currently OEI does not have this policy.
- Does OEI contribute to the Relay for Life?
  - This has not happened in the past.
  - Is this in the scope of OEI?
  - OEI donates – or sponsors parts of events but does not contribute directly to a team or cause.
- Other
  - Dawson and Kraemer attended a meeting of the South-Central Dakota Regional Council – see handout.
    - Revolving loan fund
    - Kraemer explained new rulings on the funding from the EDA. It is now a dollar-for-dollar match -

There being no further business the meeting adjourned at 5:40 PM

Respectively reported,

Audrey O'Brien, Secretary  
 Oakes Enhancement, Inc.  
 Oakes Enhancement, Inc

Date: June 6, 2006

Time: 4 PM

Place: Otter Tail Power

Directors Present. Skjefte, Stizler, Dawson, Brummund, Zimmer, Bohannon, Hoelscher, Kraemer

Directors Absent: Quandt, Forward, Schnell

Guests: Oakes Truck & Trailer Center

Proxy Transfers:

President Terry Dawson called the June 6, 2006, meeting of the Oakes Enhancement, Inc. (OEI) Board of Directors to order at 4:05 PM.

- Guests: Julie Mangnall – Kris and Warren Moe
  - Oakes Truck & Trailer Center
    - Received funding from the SCDRC.
    - They have a lead lender in place.
    - Asking for funds for electronic equipment
    - Suggestion to approach Dickey County JDA – as this is a business located within the county.

**M(Bohannon)SP: To participate in a loan pending partnership with the Dickey County JDA up to 50%. \$23,410 is the total request. Terms:**

interest at 2% (two percent) for 2(two) years and then up to Bank of North Dakota Market Rate for three additional years. Total loan period of 60 (sixty) months.

- Interest @ 2% (two percent) paid monthly for the first year with no payment on the principle during the first year of the loan.
- During the second year of the loan, monthly payments on the principle in addition to 2% (two percent) interest will be made.
- Beginning in the third-year payments will be made on the remaining principle along with interest computed at the Bank of North Dakota Market Rate
- Grant funding is not available currently.

Items to remember:

- GNDA Community Leadership Award
  - Our nominees (Bernie & Marlene Vculek----ssshhhh a secret) were accepted, and we will be working on making the presentation at Evening in the Park.
  -
- Funding request from Dickey County Fair
  - **MSP: to match the Ellendale JDA dollar for dollar up to \$500 with funds from the Charitable Trust Account.**
- Sec. Report
  - **M(Sitzler)SP: To approve the minutes of the May 2, 2006 meeting of the OEI Board of Directors as printed.**
- Treasurer's Report
  - **M(Bohannon)SP to approve the Treasurer's report ending May 31, 2006 as printed.**
  - FYI
    - B & K (2001 & 2002)) \$863.96
    - Rudy's (January 5, 2004) (\$15,000) \$5500
    - Oakes Feed (**April 2006** – April 2008) \$15,600 (**\$15,600**)
    - Oakes Bowling Lanes (**June 2006** – June 2012) \$7000 (**\$7,000**)
    - Body by JoJo (December 2004-December 2009) \$10,000 (**\$7434.68**)
    - Novak Electric (April 2005-May 2010) **\$4250**

- Irrigation City Electric (Nov. 2005 – Oct. 2010) **\$4900**
- **NOTE:** Letters were recently sent to Oakes Feed and Oakes Bowling Lanes to begin the repayment plan—Ptacek Financial ran amortization schedules at ND Prime Rate – 8.25%
  
- Brummund Compensation
  - Notes from the City Council Meeting on what was discussed concerning compensation through tax dollars.
  - Pre-approval for services for activities that pertain to OEI.
  - City is hoping to get assistance from OEI and the City.
  - Open to job applications.
  - Web Master – and Special Events Coordinator
  - Special events coordinator is not in the realm of OEI.
  - **M(Sitzler)SP: To support a Web Master, pending approval of the city for \$250 – to pay an additional \$150 per month.**
  - Thinking to have the Chamber pay \$100 per month.
  
- Northwest Area Foundation
  - Oakes does not qualify.
  
- Business Challenge Update
  - Five are interested.
  - Waiting to hear from Dickinson on the completion of the registration forms from the students.
  - Dollars for the student's expense – (\$25 for each student) should come from the business checking – Registration at \$95 for each student should come from the Charitable gaming account.
  -
- Updates:
  - Gaming
    - The April report was reviewed.
    - Counting of tickets—continue as in the past.
    - Update on video recorder situation—Recorder is not repairable – Jamie is visiting with Steuck about what requirements are to make the video meet state specs.
  - A-I Property—REMOVE from the agenda
  - Motels purchased in LaMoure and Oakes.
    - OEI Should be aware of the plans for the Motel and the Oakes Times building
    - These two projects are tied together by ownership.
  - Dollar Store:
    - Developing a business plan with Jim Lees
    - Want to rent a building.
    - Dollar items – some new clothing – used clothing.
  - Shafer Seed
    - Moving forward
  - Wind Energy

- Continue with the study.
  - Tower is repaired.
  - The next step creating a wind grid and how a wind farm would be laid out – require approximately \$8000 for the work.
  - Sargent County is willing to partner with OEI.
  - It is harder and harder to work with Florida Power and Light
  - Kraemer is working to set up a meeting with Florida Power & Light as well as Sargent County entities
  - An additional grant could be available as we move through the process.
  - The FAA is trying to stall wind production – checking into how wind towers and their equipment affect planes navigation systems.
  -
- Water Assistance
  - Nothing new to report
  - City has approved running it.
- Harris
  - On the agenda for JDA
  - The new facility is very nice – some have toured the facility.
- Kelly Welding
  - Buydown payment made.
  - Holescher arranged for training on use of the equipment.
- Housing—New apartments – Essential Bond Project
  - Moving along
  - Looking to get the infrastructure completed by September.
  -
- Little Professors
  - Kraemer is working with this business.
  - Upgrading the business plan
  -
- Job Service – Parole office – relocation
  - Job Service relocation is to Career and Tech Center
  - Probation Center moved to City Hall.
  - Social Services stayed where they were.
  -
- Oakes Truck & Trailer Center
  - See Above
- Hill's Furniture Downtown Location – Hometown Variety -
  - List space available for rent – description of the building etc.
  - Look to the future to see where the business is heading.
- Other
  - Signatures on accounts: Signatures for accounts will be updated. Names were submitted for each account at Starion.
  -

There being no further business the meeting adjourned at 6:05 PM

Respectfully reported,

Audrey O'Brien, Secretary  
Oakes Enhancement, Inc.



## Oakes Enhancement. Inc

Date: July 11, 2006

Time: 4 PM

Place: Starion Financial

Directors Present: Schnell, Skjefte, Stizler, Dawson, Zimmer, Hoelscher, Kraemer

Directors Absent: Brummund, Quandt, Bohannon, Forward

Guests: Sharalee Youngman – Dickey County Heritage Center

Proxy Transfers:

Visitor: Mayor Garry Opp

### Items to remember:

- Oakes Video
- Strategic Plan Review—Working with Healthy Community Plan
- 

### Items of business

- President Terry Dawson called the July 11, 2006 meeting of the Oakes Enhancement, Inc. (OEI) Board of Directors to order at 4 PM. The meeting was held in the board room of Starion Financial with seven directors and two guests present.
  - Recently elected Mayor, Garry Opp was welcomed to the meeting.
  - Guest: Sharalee Youngman – Heritage Center Restoration Presentation
    - Sharalee Youngman, representing the Dickey County Historical Society and the Heritage Center
    - The Historical Society does not produce revenue, but it is a tourist attraction and there is a great amount of positive Feedback.
    - The building is falling into disrepair and the Historical Society is looking to restore the outside of the building to its original 1907 form.
    - Funding sources / grants are being pursued – just beginning a campaign of local area businesses and organizations—Grant time allotments August 2006 – August 2007
    - Renaissance Zone: Tax relief for the investors.
    - Thoughts: Wait to see what grants materialize and move forward from that time or pledge an amount to utilize matching fund grants
    - **M(Skjefte)SP: to pledge \$2500 currently from the Charitable Gaming account**
- The Hospital and Good Samaritan Center sent people to a training session on grouping together community fund raising – donations- estates—establishing an umbrella organization to disperse funds as needed or stipulated.
  - A meeting will be held on July 18.
  - Community leaders have been invited.
- Sec. Report
  - **M(Skjefte)SP: To accept the minutes of the June 30, meeting as printed.**
- Treasurer's Report
  - **M(Sitzler)SP: to accept the reports as printed.**
  - Directors Pay – May and June

- **M(Sitzler)SP: to approve payment of the Development Director wages and expenses for May and June of 2006**
- Funds out
  - **B & K** (2001 & 2002)) \$863.96 (late payment in February 2006)
  - **Rudy's** (January 5, 2004) (\$15,000) \$5500 (Missed the May payment)
  - **Oakes Feed (April 2006 – April 2008)** \$15,600 (\$15,600) (Letter sent first of June with payment schedule – have not received any payment)
  - **Oakes Bowling Lanes** (June 2006 – June 2012) \$7000 (\$7,000) (Letter sent the first of June with payment schedule – no payment to date)
  - **Body by JoJo** (December 2004-December 2009) \$10,000 (\$7434.68) (Missed the May payment)
  - **Novak Electric** (April 2005-May 2010) \$4250 (Last payment in April – Payments should be \$112.90)
  - **Irrigation City Electric** (Nov. 2005 – Oct. 2010) \$4900 (Paid interest for the year all up front – payments to start in November 2006)
  - **Little Professors Learning Center** (July 2006 – June 2011) \$11,050
  - **Oakes Truck & Trailer Center** (July 2006 – June 2011) \$11,410
- CD at First Community Credit Union
  - It was agreed to shop after the first of the month. The CD is due on August 2, 2006 – which will be after the August OEI meeting.
- Condition of the City Flags –
  - Welcome banners look nice when people drive through Oakes.
  - 4<sup>th</sup> of July flags looks great but need more.
  - Need to investigate - Terry Dawson will do the leg work on this project.
  - The Chamber office has information dating back to 2000 when a project like this was done.
- 
- Brummund Compensation
  - Sitzler and Zimmer attended the meeting of the three entities—city, OEI, chamber.
  - Contract Labor – see the sheet.
  - City voted to pay Brummund \$1500 for work so far, this year.
  - 15 hours per month was a figure the group thought workable.
  - Hourly wage will be put out on bids.
  - Funding of such a position would need to be worked out.
  - Lodging tax could aid in the support of this position.
  - Event Coordinator is a different topic --OEI does not sponsor events and therefore does not need this type of service.
  - The Chamber should be able to support this through their businesses and the events - advertising.
  - Need a contract between the City – The Chamber and OEI – A three-way equal split would be the most ideal.
  - Anything done for OEI will need to be pre-approved.
  - Review the job description and check with Doug concerning any changes you would like to see.
  - **M(Sitzler)SP: OEI is in favor of entering into an agreement with the City and Chamber concerning the hiring of a web master.**
- Business Challenge Update
  - Thank you received from Business Challenge for the Scholarship Investments
  - Students have been asked to attend an OEI meeting to report on experience and collect the additional expense funds.

➤ Updates:

- Gaming
  - report—the report for May 2006 was included in the agenda.
    - Kraemer explained the reports.
  - counting of tickets – leave as is.
  - Update on video recorder situation—Jamie is working with Eyvonne to resolve this problem.
- Oakes Truck & Trailer Center
  - Loan agreements have been signed and the check is signed and ready for disbursement.
  - OEI Membership—Dawson will encourage the businesses to become a member of OEI --which is part of the loan agreement.
  - Dawson took the check and will deliver it.
- Little Professors
  - Loan agreement signed and checked ready to disburse.
  - OEI Membership-- Dawson will encourage the businesses to become a member of OEI ---which is part of the loan agreement.
  - Dawson took the check and will deliver it.
- Harris
  - Will the lead lender provide a figure for this project?
  - Is OEI paying all up front?
- Dollar Store
  - Putting together a business plan
  - Kraemer will do a follow up.
- Wind Energy
  - Tour was successful – well attended from the Sargent County Group
  - Kraemer expects the Sargent County Contingency will be most cooperative when moving forward with wind energy.
  - OEI is getting closer to moving forward with the data that has been collected to date. Question to ask: Does the current data support a positive potential for wind as a viable energy resource from our site?
- Water Assistance
  - The City will have to work out the details on this project.
  - Need a set of criteria and how many would be potential users of the program.
  - OEI is waiting for the proposal to be set in motion.
- Housing
  - Please visit the site– some units are painted.
  - One person has made a definite commitment.
  - Three are on the thinking list.
- Main Street Property
  - Motel is the same status—No report.
  - Hill's and Hometown – No report

➤ Other

- SCDRC Annual meeting July 12<sup>th</sup> in Jamestown – both Kraemer and Dawson will be unavailable to attend.
- 600 seat businesses – should this be pursued – the group thought not.
- Kraemer received the labor survey - he will email to everyone.
- Biomass conference: July 18-19 in Grand Forks

○

There being no further business the meeting adjourned at 5:50 PM.

Respectfully Reported,

Audrey O'Brien, Secretary  
Oakes Enhancement, Inc.

## Oakes Enhancement. Inc

Date: August 1, 2006

Time: 4 PM

Place: Otter Tail Power

Directors Present: Schnell, Skjefte, Stizler, Dawson, Bohannon, Hoelscher, Quandt

Directors Absent: Zimmer, Brummund, Forward, Kraemer,

Guests: No guests

Proxy Transfers: Brummund and Zimmer to Hoelscher, Forward to Sitzler

President Terry Dawson called the August 1, 2006 meeting of the Oakes Enhancement, Inc. (OEI) Board of Directors to order at 4:00 PM. There were seven directors in attendance. The meeting was held at the Otter Tail Power Community Room in Oakes, ND.

### Agenda Items

- Oakes Video: No report
- Strategic Plan Review—Working with Healthy Community Plan: No report
- CD at First Community Credit Union – maturing on August 2, 2006.
  - **M(Sitzler)SP: to reinvest at FCCU with the 13-month special. The secretary will for an increased amount if possible**
- Women's Song request
  - **M(Sitzler)SP: to donate \$250 from the Charitable Trust Funds to Women's Song.**
- Sec. Report: **M(Sitzler)SP: To accept the Secretary's report of the July 11, 2006 meeting as printed.**
- Treasurer's Report: **M(Skjefte)SP: to approve printed report.**
  - **B & K (2001 & 2002)) \$863.96** (late payment in February 2006)
  - **Rudy's (January 5, 2004) (\$15,000) \$5500** (Missed the May-June-July payment)
  - **Oakes Feed (April 2006 – April 2008) \$15,600 (\$15,600)** Started making payments in July of 2006.
  - **Oakes Bowling Lanes (June 2006 – June 2012) \$7000 (\$7,000)** (Letter sent the first of June with payment schedule – no payment to date)
  - **Body by JoJo (December 2004-December 2009) \$10,000 (\$7434.68)** (Missed the May-June-July payments)
  - **Novak Electric (April 2005-May 2010) \$4250** (Last payment in April – Payments should be \$112.90)
  - **Irrigation City Electric (Nov. 2005 – Oct. 2010) \$4900** (Paid interest for the year all up front – payments to start in November 2006)
  - **Little Professors Learning Center (July 2006 – June 2011) \$11,050** (Interest for the first year was received---need membership)
  - **Oakes Truck & Trailer Sales (July 2006 – June 2011) \$11,410** (Interest paid for one year up front – Payments start July of 2007)

- O'Brien visited with Mark Anderson at Rudy's about the loan. He is currently working with First State Bank concerning this matter. He was given a copy of the original loan agreement, along with the history of payments.
- O'Brien also tried contacting B & K Murphy and Body by JoJo but only reached answering machines.
- Conditions of the City Flags
  - Pole Banner Flags were delivered to Dawson's.
  - He continues to check into this project.
- Business Challenge Update
  - Invite students to the next meeting.
  - O'Brien to issue the invitations.
- Updates:
  - Gaming
    - The camera systems Prairie Printing/Computer Express has at their disposal are DVD systems which would require different cameras and a computer system.
    - Used recorders, meeting code requirements, are available for approximately \$100– or new ones for several hundred dollars. These work with the cameras currently in place.
    - **M(Schnel)SP: to purchase a used recorder for use with the current cameras. Prairie Printing will order and bill OEI.**
  - Oakes Truck & Trailer Center
    - OEI received the first year of interest along with membership.
    - Hoelscher visited with Warren Moe and this business is growing by leaps and bounds.
  - Little Professors
    - First year of interest has been received.
  - Harris
    - OEI has not been contacted for payment on this business loan buydown.
    - What happens if OEI pays all upfront and the business does not remain in compliance – do we get interest back---Skjefte thought this an interesting question and said the group should be entitled to get the interest back but thought it could be a difficult process.
  - Dollar Store:
    - The person interested in utilizing part of PJ's Framing & Floral building is currently moving at a slower pace.
  - Wind Energy
    - O'Brien has communicated with EAPC about the recent bill. She has not heard back from them.
  - Water Assistance
    - The committee met to begin work on the process of new water billing system which is scheduled to begin in January of 2007.
    - Sitzler and Zimmer are on this committee.

- The Committee is hoping to pattern water assistance after the fuel assistance program.
- Housing—Essential Function Bond Financing housing
  - Putting in the culvert
  - Waiting for floor drains
  - Waiting for work to get done.
- Main Street Property
  - Empty property on Main Avenue
  - Hill's, Oakes Outdoor Power,
  - No report
- Other
  - Position of the Web – Designer/Master
    - 15 hours per month is a reasonable amount of time for a web master.
    - Putting together the job description
    - Changes to the internet coming soon and Oakes should be starting to make the changes now.
  - Ribbon Cutting Ceremony
    - Rugby – Sitzler is unable to attend—Correctional Institutions.
  - 8 Man softball tournament – JLG – a fund raiser for organ donation??
  - From the City Office
    - Summit Real Estate from Fargo – looking for retail space – especially along the highway—looking for land -
    - Sitzler has visited with them.
  - Steve Voightman / Schnell Conversation
    - Voightman question: Does OEI Loan to an existing business?
    - Most loans factor in job creation
    - Schnell steered him to Kraemer to put together a business plan.
    - As pertains to the scraping business.
  - Any word on Ethanol or Bio diesel in the Oakes Area?
    - It appears some things are in the works.
    - Can biodiesel be made from canola?

There being no further business the meeting adjourned at 5:05 PM

Respectfully Reported,

Audrey O'Brien, Secretary  
Oakes Enhancement, Inc.

## Oakes Enhancement. Inc

Date: September 5, 2006

Time: 4 PM

Place: Otter Tail Power

Directors Present: Schnell, Skjefte, Stizler, Dawson, Bohannon, Hoelscher, Quandt, Brummund, Forward, Kraemer, Opp

Directors Absent: Zimmer

Guests: Business Challenge Students, Paul Matthews, Jerry Busse and the Game & Fish Department, Dollar Store Representatives

Proxy Transfers: Midway through the meeting: Sitzler to Hoelscher, Bohannon to Brummund, Skjefte to Schnell

President Terry Dawson called the September 5, 2006 meeting of the Oakes Enhancement, Inc. (OEI) Board of Directors to order at 4:00 PM. There were eleven directors in attendance. The meeting was held at the Otter Tail Power Community Room in Oakes, ND.

### Agenda Items

#### ➤ Guests:

- Business Challenge: Ben Engel, Cassandra Deering, James Maddock, and Ashley Miller – The students briefly reported on their experience. They enjoyed their time and would recommend to other students.
- Kraft Slough: Jerry Busse, Paul Matthews, Gene Van Eeckhout (ND Game & Fish)
  - Stocking Kraft Slough as a recreational fishing experience
  - Kraft Slough is a one-thousand-acre lake.
  - Fish have been stocked and are regenerating.
  - According to Van Eeckhout it appears Kraft Slough is ready for recreational fishing this winter. Not to get buckets and buckets but a moderate amount
  - Ice fishing only –Season running: Ice to the end of ice or April 1<sup>st</sup>, whichever comes first -- South approach of the lake only. Limit of 10 per day
  - Would not like to see summer boat traffic on the lake but this is not monitored.
  - It remains a waterfowl refuge for federal purposes.
  - Private land and federal land surround the lake.
  - Working on signage to put up before freeze.
  - Purpose: It is a good body of water and we need to capitalize on this area asset
  - Discouraging recreational boat- skiing and the like due to the waterfowl – but could be feasible in the future which will take time and money to develop a boat recreational area.
  - Looking to the wildlife clubs for assistance in establishing this area
  - Need to change what the purpose of the area was originally designed for--- waterfowl refuge.
  - Looking for intention of support—the county commissioners from Dickey and Sargent Counties have given their endorsement.
  - How can we change policy about the use of the Slough?
  - Rename Kraft Slough – Kraft Lake
  -
- Dollar Store: Angie Flynn
  - Partners in the business in Ellendale – Treasure Vine



- Has approached the SCDRC \$10,000 or \$5,000—financing from Starion in Ellendale was \$5000 above what they were asking – hence the change in the SCDRC figure.
- Asking for financing of OEI: \$5000 or \$10,000 to (limit the number of lenders)
- Starion in Ellendale loaned \$25,000 in startup dollars.
- Vision to see a growing and thriving community.
- Opening in Fossum's building
- Gross sales at \$120,000
- Family dollar store – slowly go into the fabric line.
- Completely on their own for buying – not a franchise.
- Number of employees – one to start and adding a part time.
- **M(Skjeft)SP: to lend \$5000 (if they need the full \$5000 – REAP may grant \$500) with the same terms: 2% interest during the first year – with interest payment only during the first year – During the second year – payment on principal and interest at 2%. For the remainder of the loan (three years for a total of 5 years) it will be principal and interest at Prime North Dakota Lending rate.** Seeking a grant from REAP for \$500. If these funds are procured the loan amount would decrease by that amount.

At this point in the meeting Opp, Bohannon, Sitzler and Skjeft left to attend the city council meeting.

- JLG: See the attached sheet.
  - New machines are ordered as the plant is changing direction.
  - Would like grants to assist with the changes and equipment being ordered--- could lead to increased labor force.
  - How does this change affect area businesses: Kustom Machine, Harris Machine, Kelly Welding, and surrounding communities?
  - \$35,000 per additional employee is available providing JLG acts and commits to the state programs.

- Oakes Video: On hold
- Strategic Plan Review: On hold

- Sec. Report: **M (Sitzler via proxy) SP to approve as printed.**

- Treasurer's Report: **M(Schnell)SP: to approve as printed.**

- **B & K (2001 & 2002)) \$863.96** –received \$100.
- **Rudy's (January 5, 2004) (\$15,000)**
- **Oakes Feed (April 2006 – April 2008) \$15,600 (\$15,600)** Started making payments in July of 2006.
- **Oakes Bowling Lanes (June 2006 – June 2012) \$7000 (\$7,000)** (Letter sent the first of June with payment schedule – no payment to date)
- **Body by JoJo (December 2004-December 2009) \$10,000 (\$7434.68)** (Missed the May-June-July payments)
- **Novak Electric (April 2005-May 2010) \$4250**
- **Irrigation City Electric (Nov. 2005 – Oct. 2010) \$4900** (Paid interest for the year all up front – payments to start in November 2006)
- **Little Professors Learning Center (July 2006 – June 2011) \$11,050** (Interest paid for the year – need membership)
- **Oakes Truck & Trailer Sales (July 2006 – June 2011) \$11,410** (Interest paid for one year up front – Payments start July of 2007)

➤ **Business Items from the President**

○ **Body by JoJo**

- They are planning to leave town in 30 days.
- Asking price of \$200,000 – with that they could pay off their debts.
- Investors—is this a thought.
- Call Napoleon about a turnkey operation and how they run their gym.
- Kraemer asked to visit with Davis' about the appraised value of the business.
- 

➤ **Conditions of the City Flags: On hold**

➤ **Business Challenge Update**

- See above – guests.

➤ **Updates:**

- **Gaming**
  - Video recorder has been purchased by Prairie Printing and needs to be installed.
  - How can we keep going when it loses?
  -
- **Little Professors**
  - OEI Membership
  - Quandt will check with Schroeder about this.
- **Harris**
  - Paid Bank of North Dakota for Buy down
  - Kraemer is working on this.
- **Dollar Store**
  - Business Plan faxed
  - See above information.
- **Wind Energy**
  - To take the next step it will cost – abridged evaluation - \$1000.
  - After that will be to take our current data and design a wind farm – then we can go to Florida Power and Light – this will cost up to \$10,000 ---- Sargent County may then come on board for assistance and grants are available.
  - **M (Sitzler proxy Hoelscher) SP to spend \$1000 for the evaluation.**
  - Insurance issues have been finalized.
  - Kraemer visits the site to make sure cables are tight and operational.
- **Water Assistance: No report**
- **Housing: No report**
- **Main Street Property: No report**
- **Web Position: No report**
- **Ethanol Bio Diesel**
  - another group interested in bringing plant to the area: HeadWaters.
  - 100 million gallons
  - Kraemer is in contact with the group.
  - Discussions have been held with local unit train businesses.
  - Partnering for corn procurement
  - The group will be visiting.
  - Water is an issue in a plant – 1000 gallons per minute.
- **Event Center for Oakes: Report by Quandt –**

- Land OEI has in the industrial park – not quite enough –securing loans – property –
- 200X 400 and need parking –
- put on agenda for the next meeting.
- 1.2 million for the building – there are grants available --
- Steve Voightman: Has new plans -

Brad Burris: -- Plaque/memento – **M(Brummund)SP to give a recognition plaque to Brad Burris who is leaving the community up to \$50----- present at an informal meeting. Burris was a key player in the negotiation for a new hospital.**

There being no further business the meeting adjourned at 6:30 PM

Respectfully Reported,

Audrey O'Brien, Secretary  
Oakes Enhancement, Inc.

Oakes Enhancement. Inc

Date: September 20, 2006

Time: 9 AM

Place: Otter Tail Power

Directors Present: Schnell, Skjefte, Stizler, Dawson, Bohannon, Hoelscher,  
Zimmer, Opp

Directors Absent: Zimmer, Quandt, Brummund, Forward, Kraemer

Prior to an appreciation breakfast for Brad and Cathy Burris, Oakes Enhancement, Inc. met briefly.

President Terry Dawson called the meeting to order at 8:55 AM asking Karla Hoelscher to explain a new Job Service Training Program.

**M (/SC: To tie into this program acting as the pass through for funds.**

There being no further business the meeting adjourned as the Burris' arrived.

Respectfully reported,

Audrey O'Brien, Secretary  
Oakes Enhancement, Inc.

## Oakes Enhancement. Inc

Date: October 4, 2006

Time: 4 PM

Place: Otter Tail Power

Directors Present: Schnell, Skjefte, Stizler, Dawson, Forward, Brummund, Zimmer, Bohannon, Hoelscher, Kraemer, Opp

Directors Absent: Quandt

Guests: John Zetocha, Scott Atkinson

Proxy Transfers:

President Terry Dawson called the October 3, 2006, meeting of the Oakes Enhancement Board of Directors to order at 4PM. The meeting was held at Otter Tail Power Community Room with eleven of the twelve directors present.

○

○ Guests:

➤ Scott Atkinson and John Zetocha: Oakes Basketball Boosters

- Formed the end of the last school season.
- To provide emotional and financial support for the entire basketball program at Oakes School
- Request for seed dollars for 5 on 5 tournaments and other tournaments as well – camps – for all age student
- Fund equipment purchases, uniforms,
- One-time request for funds
- Coaches Camps
- Request for \$1000
- Lions donated \$500 (one-time request)
- **M(Skjefte)SP: To honor the request for a \$1000-- one-time donation from the Charitable Trust Account--**

➤ Tom Dorscher (report by Charlie Kraemer)

- Not ready to present – Tom is putting together a proposal for a business – establish a web-based communication system.
- Staff of people on board
- Need to work with Jim Lees at the Small Business Administration and the Regional Council
- Need to develop partnerships.

⇒ Wind Energy Meeting

- Charlie is getting some documents written by Steph McLean.
- Setting up a meeting – and will contact members of the OEI Board.
- 

⇒ Affordable Housing – Housing incentives

- Once the new apartments open some homes will be available
- Low-income housing – Oakes does not qualify.

- New jobs at JLG will not be Low Income.
  - Britton and the Governor's house project – built by prison SD inmates – ND laws do not allow for this type of housing – selling the homes for \$110,000.
  - A problem in Oakes is land to build on.
  - Incentives in other communities – free lots to build on – Dawson will check on how this is being done in other communities. (Jeff Anderson is a contact and Dawson will check with him)
  - Free garbage – free pool – free golf course –
  - We need to look at Gwinner and Forman – they are moving forward.
  - May need to spend dollars that will not come back directly to OEI – will come back in City Sales Tax
- Sec. Report: **M(Sitzler)SP to accept as printed: reports for September 5, 2006 and September 20, 2006.**
- Treasurer's Report: **M(Zimmer)SP to accept as printed.**
- **M(Skjeftje)SP: to pay the Development Directors wages and expenses for July and August 2006.**
- - **B & K (2001 & 2002)) PAID IN FULL!!!!!! ☺**
  - **Rudy's (January 5, 2004) (\$15,000) –MAKING PAYMENTS**
  - **Oakes Feed (April 2006 – April 2008) \$15,600 (\$15,600) Started making payments in July of 2006—MISSED SEPTEMBER**
  - **Oakes Bowling Lanes (June 2006 – June 2012) \$7000 (\$7,000) (Letter sent the first of June with payment schedule – no payment to date**
  - **Body by JoJo (December 2004-December 2009) \$10,000 (\$7434.68) PAYMENT MADE IN SEPT**
  - **Novak Electric (April 2005-May 2010) \$4250**
  - **Irrigation City Electric (Nov. 2005 – Oct. 2010) \$4900 (Paid interest for the year all up front – payments to start in November 2006)**
  - **Little Professors Learning Center (July 2006 – June 2011) \$11,050 (Interest paid for the year – need membership)**
  - **Oakes Truck & Trailer Sales (July 2006 – June 2011) \$11,410 (Interest paid for one year up front – Payments start July of 2007)**
- Business Items from the President
- Conditions of the City Flags
  - No report
- Updates:
- Gaming
    - Update on video recorder situation: equipment installed.
    - Camera and insulation- problem corrected.
    - This will be looked at seriously in December.
    -
  - Little Professors
    - OEI Membership—Quandt is checking on this.
  - Harris
    - No Report
  - Dollar Store
    - Walls are being built.
    - Inventory is on its way.

- REAP mini grant for \$500 was granted and will be funneled through the DSLRA – This will be used to buy down the loan with OEI bringing the loan total to \$4500.
- Wind Energy
  - See above for meeting set up time with Sargent County.
- Water Assistance
  - Need to start setting aside \$500 per month.
  - The program is in place with the city.
  - First deposit to be made in April – or will it be easier for the City to call and ask for a check in the needed amount up to \$500.
  - The program is designed for lower income.
- Housing
  - See Above
- Main Street Property
  - Motel – will stay as is.
  - No report on other property
- Web Position
  - Position awarded to Prairie Printing at the City Council meeting on October 2, 2006.
  - Three-way split – with assistance for the Chamber during the initial phases to allow them to budget properly.
  - Brummund was thanked for all she has done to develop the site.
  - Brummund announced she has accepted a position with the Fargo Air Museum. We wish her well in this new position -- Executive Director of the Air Museum
  - Brummund plans to turn in mileage for Central Dakota Tourism – Brummund is resigning as chairman of the Tourism Partnership.
- Ethanol Bio Diesel
  - Things are going on, but it seems to be mostly hushed.
  - Plants of this nature require a great deal of water and water is designated first to the public, then ag, last industrial.
  - Oakes is short on water because it is allocated.
  - Who has the right to the water – is a question to be asked?
- Steve Voightman
  - Kraemer will visit with him.
- Sales Tax -----coming up for a vote in 2007.
  - Using tax dollars for the water project
  - Rational: \$100,000 was donated to the hospital project
  - Could OEI pledge an amount over a three-year period?
  - Doug will move explore this project.
- Oakes Video
  - Prairie Printing has recently purchased software and will perhaps try using the footage already available to implement into the web site.
  - This will involve a great deal of time in editing.
- Strategic Plan Review
  - Kraemer continues work on this.
- Video Camera Equipment for the Oakes Community Channel
  - Request for \$2850 to improve the quality of picture and sound in the events filmed and put on the channel.
  - Three-way split – City – OEI – School
  - First reading for the Sales Tax request at City Council

- We need to request a wider variety of community events recorded – not just school activities and the school is open suggestions.
- Communicate our disappointments about the current programming.
- **M(Bohannon)SP: to participate in the three-way split on the purchase of improved video equipment for the community channel and communicate our thoughts on a wider variety of programming. Funds to come from the Charitable Gaming Accounts – all contingent upon approval of the City Council to participate in the split. OEI portion would be approximately \$950.**
- JLG
  - The local businesses will benefit from the changes in manufacturing at the plant.
  - JLG will be manufacturing cylinders for their equipment Cylinders are more cost effective to ship.
  - Charlie has been meeting with them to work out the financial details of their expansion – change of production.
  - Up to 40 jobs for state purposes
  - \$2.6 million dollar addition
  - \$300,000 will be forgiven if 40 jobs are created in two years.

➤ There being no further business the meeting adjourned at 5:55 PM

Respectfully Reported,

Audrey O'Brien, Secretary  
Oakes Enhancement, Inc.



## Oakes Enhancement. Inc

Date: November 8, 2006

Time: 4 PM

Place: Otter Tail Power

Directors Present: Schnell, Stizler, Dawson, Forward, Bohannon, Hoelscher, Opp

Directors Absent: Kraemer, Quandt, Brummund, Skjefte, Zimmer

Guests: Brenda Tyre – Body by JoJo

Ethanol Plant representatives

Proxy Transfers:

Items from the president

⇒ **Kathy Sitzler would like some time at a meeting---change to December.**

⇒ **JLG \$5000:** discussed later in meeting.

Items to remember:

➤ Oakes Video: No report

➤ Strategic Plan Review: No report

President Terry Dawson called the November 8, 2006 meeting of the Oakes Enhancement Board of Directors to order at 4:00 PM. The meeting was held at the Otter Tail Community Room in Oakes, ND with seven directors present and five absent.

Guest Brenda Tyre was welcomed and presented information on Body by JoJo. The Davis' will be leaving Oakes due to employment opportunities for Tonja Davis. They are trying to sell the business. Terry has been in dialogue with the Davis' and Brenda Tyre. Asking price is \$200,000. Brainstorming session: people are interested in investing and keeping it in Oakes. Current membership is 300. Can OEI be involved in the marketing of the business? Park Board—Medical ---

- ⇒ Option One: building owned by Davis' or third party – purchasing equipment for asking price – staffed gym-- will not break even with this.
- ⇒ Option two: Davis own building and only ½ the equipment – staffed – does not cash flow.
- ⇒ Option Three: Bringing in the rent from upstairs – staffed – does not flow.
- ⇒ Option Four: The only way for this to cash flow is to not have a staff person.
- ⇒ Option Five: Still no cash flow
- ⇒ Option Six: best breakeven - ½ equipment, Davis own building and not staffed—Grants through DOT -- Medical grants?? Limited school income? Will membership drop off without a personal trainer -- (contract the personal training out—Joe Ketterling, Carson Aune, Jessica Deering): Turn-Key operations – insurance is an issue.
- ⇒ Option Seven: Is cash flowing at current membership.
- ⇒ Option Eight: purchase the building and purchase the equipment—half the equipment.
- ⇒ Need facilitator to try coordinate a plan of action.

Suggestions

Cooperative – community owned gym – common stock in co-op.

Board of directors would govern the co-op.

Dream to have an employee.

Once paid for – purchase the stock and turn it over to the park board as a revenue producing entity.

Is this something OEI should pursue --

Which option is OEI interested in -- \$115,000 --- Purchase building and keeping ½ the equipment?

## Ethanol Project

John Bear (sp)– Headwaters

Jeff Zueger (sp)– Blueflint in Underwood, ND

- ⇒ Looking for a second ethanol plant in ND
- ⇒ Taking corn from the Oakes area for their current projects      Facility to have strategic advantages –
- ⇒ Coal would be their preferred source of energy – coal is a stable priced energy source.
- ⇒ Energy center with multiple applications
- ⇒ Preliminary conversations with the two elevators
- ⇒ BlueFlint will begin in January.
- ⇒ Grain based ethanol and cell\_\_\_\_\_ ethanol (switchgrass)
- ⇒ 45 employees in this type of plant and about 40 in the power end
- ⇒ Housing is an issue – increased growth in the community.

## Items of business

- ⇒ Guests: See above
- **JLG:** Would \$5000, as we have done in the past, – be helpful in the changeover in the plane – they are not currently asking for this. Wait for Oskosh to take control and request funding.
- Sec. Report
  - **M(Sitzler)SP to accept the minutes of the October 3, 2006 OEI Board meeting as printed.**
  - Proposal from Sheriff Bohannon: CounterAct: **M(Sitzler)SP: to donate \$200 to the CounterAct program with funds from the Charitable Gaming Account**
- Treasurer's Report: **M(Schnell)SP: to accept the report as printed.**
  - The Hospital committee members will be visiting OEI in December and asking for a donation. Items were taken off the planning list to make budget – items deal with the emergency bay, heli-pad, paved employee parking, rock front and the like—looking for \$240,000.
  - OEI Loaning status
    - **Rudy's** (January 5, 2004) (\$15,000) –MAKING PAYMENTS
    - **Oakes Feed (April 2006 – April 2008)** \$15,600 (\$15,600) Started making payments in July of 2006—They seem to have a pay every two months schedule.
    - **Oakes Bowling Lanes (June 2006 – June 2012)** \$7000 (\$7,000) Paid up to date.
    - **Body by JoJo** (December 2004-December 2009) \$10,000 (\$7434.68)
    - **Novak Electric** (April 2005-May 2010) \$4250 – will soon need to start making regular payments – has paid varying amounts up to date.
    - **Irrigation City Electric** (Nov. 2005 – Oct. 2010) \$5000 (Paid interest for the year all up front – payments to start in November 2006)
    - **Little Professors Learning Center** (July 2006 – June 2011) \$11,050 (Interest paid for the year – need membership—payments should start in July of 2007)
    - **Oakes Truck & Trailer Sales** (July 2006 – June 2011) \$11,410 (Interest paid for one year up front – Payments start July of 2007)
    - **Dollar Daze** (Sept 2006-Aug 2011) \$5000 down to \$4500 with REAP grant (Interest figure given on the \$4500 figure but have not received the \$500 back or the interest-need membership—payments should start in Sept 2007-(Received the \$500 back and paid some interest)

- Conditions of the City Flags
  - Report by Dawson – He has been looking at LaMoure.
  - Flowers and flags
  - 42 poles – Dawson had prices for banners and brackets.
  - Replace the poles on Main with decorative lighting and plants.
  -
- Updates:
  - Gaming
    - December decision deadline
  - Little Professors
    - OEI Membership
  - Harris
  - Dollar Store
    - All Current
  - Wind Energy
    - Meeting with Sargent County
    - November 14<sup>th</sup> the next meeting
  - Meeting with Rural Development
    - November 1 in Oakes – City Hall 8-9am
  - Water Assistance: Nothing to report
  - Housing
    - Visit with Jeff Anderson (Gwinner)– financed with TIF.
    - Dawson will get more information on who the TIF district is.
  - Track of land west of Willie Pritchard
    - OEI Pay for surveying
    - Planting seeds of awareness
  - Main Street Property available
    - Matt Hills
    - Odds & Ends
    - BBJJ
    - **Park is for sale: OEI needs a price on this.**
  - Ethanol Bio Diesel
    - See guest presentation at the beginning of the meeting.
  - Steve Voightman
    - Expand his scraper business.
    - Purchase equipment – sand blasters and the like
    - Remove from list until he until he approaches OEI again.
  - Event Center
    - No report – 200 X 400 building
    - Meeting rooms and the like in the front
    - grant applications being pursued.
    - Day care
    - Plans have been drawn up by Gary Mertz.
    - Looking for 20 acres
  - Rural Development meeting
    - Sitzler, Schnell, Kraemer attended
    - Looking at all projects in area communities

- There being no further business the meeting adjourned at 6:10 PM

Respectively Reported,

Audrey O'Brien, Secretary  
Oakes Enhancement, Inc

## Oakes Enhancement. Inc

Date: December 5, 2006

Time: 4 PM

Place: Otter Tail Power

Directors Present: Skjefte, Stizler, Dawson, Forward, Bohannon, Hoelscher, Kraemer, Quandt. Opp

Directors Absent: Zimmer, Schnell, Brummund,

Guests: Kathy Sitzler and Don Kapfer

Proxy Transfers: Zimmer to Hoelscher

President Terry Dawson called the December 5, 2006 meeting of the Oakes Enhancement, Inc. Board of Directors to order at 4 PM. The meeting was held at the Otter Tail Power Community Room with 9 presents. Photos were taken as checks were presented to Oakes Public School / Oakes TV, Counteract and the Basketball Boosters.

Guests were welcomed: Kathy Sitzler and Don Kapfer of Oakes Community Hospital reported on the progress of the new hospital.

- ⇒ OEI Pledge and donation - \$70,000 of the \$100,000 has been paid.
- ⇒ Over \$1.2 million was raised in the capital campaign.
- ⇒ Less than \$400,000 to collect – pledges are being kept and ahead of payment.
- ⇒ A brochure was passed around. There were budget constraints due to some unforeseen bills - i.e.—sales tax on building projects – totals up to \$250,000 – will try to write for rebates on the city portion of the sales tax once all the invoices have been gathered at the end of construction.
- ⇒ Looking to raise an additional \$250,000.
- ⇒ The Multi-purpose Emergency Bay has been covered by a generous donor – donation of \$90,000 covers this cost.
- ⇒ Updates on the building process were given – complete with visuals.
- ⇒ 20 bed facility -- 10 rooms can be double rooms – most people will be in a room singly.
- ⇒ Multi-functional rooms are planned –
- ⇒ State of the Art Equipment being installed.
- ⇒ By April 17<sup>th</sup> things should be completed and ready for occupation the beginning of May
- ⇒ Old facility future: tear down and sell the lots - this would create 6 lots with 100-foot fronts.
- ⇒

Items to remember:

- Oakes Video
- Strategic Plan Review

Items of business

- Sec. Report: **M(Sitzler)SP: To accept the minutes of the November 8, 2006 meeting as printed.**
- Treasurer's Report: **M(Sitzler)SP: to accept the Treasurer's pages as reviewed.**
  - Rudy's (January 5, 2004) (\$15,000)

- **Oakes Feed (April 2006 – April 2008)** \$15,600 (\$15,600) Started making payments in July of 2006—They seem to have a pay every two months schedule.
  - **Oakes Bowling Lanes (June 2006 – June 2012)** \$7000 (\$7,000) Paid up to date.
  - **Body by JoJo** (December 2004-December 2009) \$10,000 (\$7434.68)
  - **Novak Electric** (April 2005-May 2010) \$4250 – will soon need to start making regular payments – has paid varying amounts up to date.
  - **Irrigation City Electric** (Nov. 2005 – Oct. 2010) \$5000 (Paid interest for the year all up front – payments to start in November 2006)
  - **Little Professors Learning Center** (July 2006 – June 2011) \$11,050 (Interest paid for the year – need membership—payments should start in July of 2007)
  - **Oakes Truck & Trailer Sales** (July 2006 – June 2011) \$11,410 (Interest paid for one year up front – Payments start July of 2007)
  - **Dollar Daze** (Sept 2006-Aug 2011) \$5000 down to \$4500 with REAP grant (Interest figure given on the \$4500—payments should start in Sept 2007-(Received the \$500 back from the mini grant and paid some interest)
- 
- Conditions of the City Flags – Christmas decorations
    - No action
  - LOAN TO OAKES HOUSING
    - The housing authority would like to have window coverings in the new housing development.
    - \$684 per apartment installed is the bid from Hill's Furniture times eight apartments is approximately \$5500.
    - Blinds and appropriate window coverings for the rooms
    - Unique housing needs by renters – some are temporary employees in transition.
    - Would this be a nightmare in maintenance?
    - **M(Skjeffe)SP: To make the loan to the Housing Authority using the current lending terms—Pay the interest at 2% the first year of the loan – 2<sup>nd</sup> year interest at 2% and pay on principle as well – years 3-5 principal and interest at current ND rate.**
    - A streetlight will be decided on at the City Council meeting – which meets later today.
  - Updates:
    - Gaming
      - M(Sitzler)S to remove Blackjack from the Angry Beaver – Motion Failed
      - **M(Sitzler)SP: to refrain from sponsoring Blackjack – as of January 31, 2007-----**Kraemer will visit with Rudy's and The Angry Beaver
    - Body by JoJo
      - Tyre proposal of \$145,000 – Davis' are interested but feel Dr. Rup Nagala is interested is as well.
      - Party interested in the building at \$85,000.
      - Davis' are not willing to sell for \$145,000.
      - Dawson will continue work with the Davis' and Nagala's.
      - Investor group – is a thought being brought to the forefront once more.
    - Little Professors
      - OEI Membership
      - Looking for full time help – but is conditional due to the re-start of Muffin Tree.
    - Dollar Store
      - All Current
    - Wind Energy
      - Meeting with Sargent County
      - Maintaining dialogue

- On the list for doing a feasibility study
- Water Assistance
  - Progress is being made—Should be able to give funds straight to the city.
  - Rates have not yet increased as of now and the city has decided on the criteria to see which people will qualify for the funding.
  - Forms are being created.
  - Rates will be discussed at the City Council meeting later today.
  - Assistance to the Water Treatment Plant
    - Suggestion to donate \$30,000 for the next three years to impact a decrease in the water rates --- total donation of \$90,000.
    - OEI would like to see how a donation would affect the rates to the consumer – Sitzler has a spread sheet to show the difference.
    - Sitzler was given the nod to pursue this avenue.
- Housing
  - No report
  - Interest in the hospital property (reference hospital above)
- Main Street Property
  - Price for Main Street Square Park
  - Hill will get with Dawson on a price.
- Ethanol Bio Diesel
  - No information can be released.
- **M(Sitzler)SP: to pay Sept – Oct – Nov-- Development Directors wages and expenses.**
- Sitzler has the Renaissance Zone files
- Event Center
  - No report

There being no further business the meeting adjourned at 6:00 PM.

Respectfully reported.

Audrey O'Brien, Secretary  
Oakes Enhancement, Inc.











