

TOWN OF LYONS URBAN RENEWAL AUTHORITY

THURSDAY, FEBRUARY 16, 2023 @ 5:00 PM

HYBRID MEETING

Join Zoom Meeting

<https://us02web.zoom.us/j/86798121535?pwd=OEwzN2QyZU1HMGRDU1prazU0YkpBZz09>

Meeting ID: 867 9812 1535

Passcode: 332060

Dial by your location

+1 507 473 4847 US

Meeting ID: 867 9812 1535

DRAFT MEETING AGENDA

I. Roll Call and Pledge of Allegiance – **Present:** Chair Rogin, Comm Farrell, Comm Daty, Comm Elson, Comm Williams, Comm Dreistadt, Comm Beam, Comm Cope, Comm Siegrist **Absent:** Comm Delman, Comm Oetting,

II. Approval of the Agenda – **Motion:** move to approve **Moved by:** Comm Farrell **Seconded by:** Comm Daty **Motion passes unanimously**

III. Consent Agenda

1. January 19, 2023 LURA Meeting Minutes **Motion:** move to approve **Moved by:** Comm Dreistadt **Seconded by:** Comm Daty **Motion passes unanimously**

General Business

2. Resolution 2023-02 - A Resolution of the Town Of Lyons Urban Renewal Authority Approving the Redevelopment and Reimbursement Agreement with Moss Rock Development, LLC – Attorney Quander provided background, after several negotiations happy to say final agreement is before you; there is a deadline of December 2023 to begin construction or agreement terminates; they can always come back and request an extension. Branding plaque request is new. Comm Dreistadt, what is source and who is author regarding plaque. Adam Cassidy, do not have a written document on specific sign requirements by Marriott; we will be a soft brand – Tribute of Marriott. Will not be an illuminated plaque, will be small, and located inside. Comm Dreistadt, a bit vague. Adam, sign will not take away from local nature of the project. They don't tell us how to name our hotel; we design logo and meet town's design standards. We want a more rustic, historic reference. Still in process of naming hotel; only signage will be hotel name; only signage of Marriott will be limited to a plaque at the front door. Comm Williams – over 1000 nights at Marriott and prefer tribute/legacy as you do not even know it is a Marriott. Chair Rogin – in regards to commercial space in hotel, open to offering first right of refusal to local businesses? Adam, happy to collect ideas and proposals from local businesses, but not so far as a contractual obligation in first right of refusal. Chair Rogin are you hoping to use commercial space for larger chains? Adam, not larger chains, wouldn't fit the town. Chair Rogin I'm sure the board wouldn't like to see a Prada store pop up. Adam

we are trying to create offerings that fit the town/community as well as the hotel guest. Comm Daty I recall two commercial spaces, with Moxie being one of those. Adam, one is slated for food/beverage, is small 1000 sq feet, still very flexible. We don't know if Moxie is coming back in the building when it's built two years from now. Comm Daty locals will be concerned about the future of Moxie; but nothing is guaranteed. Comm Farrell – if Moss Rock sells, how does transfer go? Attorney Quander, transfer/assignment, if prior to completion of construction, would come before the board. They could choose to sell and terminate agreement. Goal for this authority is to see project completed. **Motion:** move to approve **Moved by:** Comm Dreistadt **Seconded by:** Comm Daty Comm Dreistadt, if this was politics, I would view plaque as November surprise; I was completed caught off guard. I think a lot of citizens would be quite surprised to see the word Marriott in front of the building. Is very vague and ambiguous. I think the tribute is a great added value for the hotel; but having the word Marriott with unspecified size and how much room it will take will surprise everyone. Comm Williams was not in that meeting because they were not sure, was a funding issue. Have stayed in dozens tribute/autograph properties, signs are always by the front door. Comm Dreistadt, only have issues with contract as it is very ambiguous and vague, especially if sold. Discussion on agreeing to exhibit by both parties prior to installation, making decision together, language to promote local name vs Marriott name. **Motion:** amendment add language: "located near the front entrance of the hotel on the interior of the hotel. The language on the plaque shall emphasize the local nature of the hotel over the operating brand. **Moved by:** Comm Dreistadt **Seconded by:** Comm Beam **Motion on amendment passes motion passes 7-2 NO: Comm Elson, Comm Williams Motion on resolution as amended passes unanimously**

IV. Future Agenda Items

V. Adjournment – **Motion:** move to adjourn **Moved by:** Comm Farrell **Seconded by:** Comm Daty **Motion passes unanimously. Meeting adjourned at 5:56 pm.**

Respectfully submitted by:

Dolores M. Vasquez, CMC – Town Clerk

Chair Hollie Rogin

"The Town of Lyons will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs, or activities. Persons needing accommodations or special assistance should contact the Town at hr@townoflyons.com as soon as possible, but no later than 72 hours before the scheduled event."