

MAR - 7 2014

The Cloverdale Plan Commission was scheduled to meet FEBRUARY 6, 2014 for their regular meeting at the Town Hall. Because there was nothing on the agenda, the Plan Commission meeting was not held. The BZA meeting was held and then the open group meeting commenced.

All presidents of attending boards were asked to come forward to the head table to continue on with the group meeting to discuss moving Cloverdale forward.

Boards and members that attended were: TOWN COUNCIL- Coweta Patton, Don Sublett, Gary Bennington, Dennis Padgett. BZA- Dave Lyon, Randy Skaggs, Charlie Simon. PLAN COMMISSION- Cathy Tipton, Dennis Padgett, Charlie Simon, Randy Skaggs, James McKee, Mike Clark. PARK BOARD- Rod Garrett, John Berry. REDEVELOPMENT- Wayne Galloway, Mike Clark, Chuck Knuff. MAIN STREET- Kay Gedert, James McKee. ROCKWELL- Cathy Tipton, Dennis Padgett. LYONS CLUB- Charlie Simon, James McKee, Cheryl Galloway, Wayne Galloway. Building Inspector- Mark Cassida. Town Marshal- Mike Clark. Superintendent of Public Works- Chuck Knuff. Bill Dory. Town Attorney- Alan Yackey. Town Clerk Treasurer- Cheryl Galloway. Jim Coffenberry. Don Gedert.

Jim Coffenberry came forward as the first presenter with a slide show presentation for "Team Cloverdale" - A progressive and proactive approach to the economic growth and prosperity for the Town.

The slide show first lists:

Cloverdale's existing assets: CBARC, Acreage owned by Hayman west of Hwy 231 (existing 4 lane access, rail access, power substation, owner is willing to develop), former Holiday Inn acreage (also owned by Hayman), North side of 70- Fresh Start Properties (environmental assessment of the property - if the town pays for it).

How to turn these into active development projects: Identify all local entities (town council, plan commission, BZA, etc) Meet with property owners and define expectations, define infrastructure needs, Establish a single point of contact (to act as the fact finder, walk them through all the requirements, act as a filter for developers- could be redevelopment commission)

Coffenberry took comments from the audience: Padgett stated that getting infrastructure in place before project gets started, roads need to be improved (CBARC for example). Coffenberry stated back to Padgett that more money was needed from the TIFF. Gedert stated that they had ran out of funds for asphalt. Patton asked for a better explanation of the TIFF.

Next presenter was town Clerk Treasurer Cheryl Galloway. She drew a picture of a Clover, as a representation of the town. 4 leaves of the clover, each representing a different part of the Town. (Stardust, restaurants/hotels, the school, and historic downtown). Her drawing showed that Interstate 70 was the lifeline to the stem of the Cloverdale. If everyone (every leaf) would work together, the clover (the Town) will blossom.

Next up was Kay Gedert- Main Street. Kay recommended a booklet/pamphlet that lists vacant properties and homes be put in the Town Hall to advertise what properties/businesses/homes are available.

Next up was John Berry- Park Board. John stated that lowering water/sewer bills was a must. That the high bills are turning businesses away. Galloway stated that the Town is working on the I&I problems, the Food and Beverage tax needs to be \$10,000 a month to lower \$10 off of the sewer charge. In the 5 months that it has been in effect, it has only brought in around \$20,000.

Next up was Don Gedert: Gedert also stated that the water/sewer bills are turning people away. He stated that Cloverdale is the highest in the county. The Town needs to be friendly and cost conscious.

There were no more comments.

The meeting was adjourned at 8:26 p.m.

Coweta Patton
Coweta Patton, Town Council President

Brittney Duncan, BZA-Plan Co Secretary