**City of Nashua**

**CITY COUNCIL MINUTES**

**City Council Chambers, City Hall**

The Nashua City Council met in special session on August 4, 2020 in Council Chambers at City Hall. Pursuant to Iowa Code 21.8 the meeting was also held electronically due to concerns of Covid-19 and social distancing guidelines put in place by Governor Kim Reynolds. The meeting began at 2:00PM, but there were not enough council members for a Quorum. Council Members Hal Kelleher and Alex Anthofer were present along with City Clerk John Ott. Val Johnson Big 4 Chamber President was present along with Jim Thompson and Jim Engels from Iowa Economic Development. Previous to the meeting they walked along Main St. to observe the different businesses to determine which one(s) may be a good candidate for the Catalyst Program Grant. After visiting with some business owners on Main St. and looking at the buildings they all convened at City Hall to talk about the Catalyst Program Guidelines and how it could benefit Nashua. Jim Thompson started out by mentioning some of the basics of the program. The City has to apply for the grant on behalf of a business, there has to be some financial incentive on the city’s behalf as well as the business owner. The city portion can be “in-kind” ;however, some type of financial contribution scores better on the application. He mentioned that based on the population the city would need to match about 10% and the eligible grant $’s up to $100,000 and they recommended applying for the full amount. At this time council member Charles Shelby came in (2:12PM). The award recipient is based on how much of a Catalyst the project will be for Economic Development within the city and is scored based on criteria set by the Iowa Economic Development. They encourage 2nd story apartments as 90% of the Catalyst awards have some type of housing. The scoring is usually higher if the city can get other partners to help with the matching contribution. They gave some examples (banks, county foundations, community foundation). They also reviewed several different incentives for business and community economic development as well. They also mentioned some in kind contributions (forgiving permitting fees, connection fees, helping with clean up of building, etc.). They talked about partnering with the school to check on how many new teachers they would be hiring and they could work with a rent deferment program incentive where the school could give a set amount towards rent which they have seen in other communities. They talked about a few different ordinances that the city could establish in order to keep Main St. from deteriorating more including a minimum maintenance ordinance, vacancy ordinance, etc. They did mention that these ordinances only work if the city is prepared to own the buildings if the owners do not comply with the ordinances. There were a couple of main points that Jim wanted to point out. This program will only work if the city is willing to invest in its businesses. The program takes city, business owner, and financial commitments. They mentioned that this program is made for our town and that pretty much any business on Main St. could potentially be eligible; however there can only be one award per year. The pre-application process opens next month and if there are any businesses interested in looking into this opportunity you can contact John Ott at City Hall (641)435-4156 or Val Johnson Big 4 Chamber President. There is a pre-application process and based on the scoring of the pre-application there is an application process for those that are selected. This was an informational meeting and no decisions were made. There was no other business. Kelleher called for a motion to adjourn. Anthofer Seconded. Motion Carried. The meeting adjourned at 3:01PM.

Pending Approval by City Council

John Ott – City Clerk