



Redwood Region Economic Development Commission  
 Prosperity Center 520 E Street, Eureka, California 95501  
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**Redwood Region Economic Development Commission  
 MEETING OF THE LOAN COMMITTEE  
 520 E Street, Eureka, California 95501  
 Tuesday, February 21, 2017  
 11:00 am  
 Minutes**

**Present:** Dan Sweet, David Tyson, John Woolley, Phil Sullivan, Bruce Rupp, Christopher Nelson  
**Absent:** Patrick Whitchurch, Liana Simpson, Scott Pesch, Greg Bowen, Jennifer Budwig  
**Staff Present:** Gregg Foster, Carol Moorehead, Shirley Santino

- I. Call to Order**  
 Dan Sweet called the meeting to order at 11:04 am.
- II. Approval of Agenda and Minutes**  
**M/S/P: Rupp/Sullivan:** Motion to approve February 21, 2017 Agenda and December 20, 2016 Minutes. Motion passed unanimously.
- III. Public Input**  
 None
- IV. Old Business**  
 None

**V. New Business**

**A. Loan Approval or Denial: E&O Bowling**

Carol Moorehead presented the loan request details: Applicant Andre Carey is requesting a \$375,000 CRE loan to purchase E&O Bowling Alley as c2Consulting LLC, as well as a \$35,000 working capital term loan as ACAR Inc. S Corp. The loans would be cross-collateralized by a 1<sup>st</sup> D/T and a 2<sup>nd</sup> D/T on the CRE at 1417 Glendale Drive, Blue Lake, CA 95525, with a UCC-1 on all business assets.

E&O is one of only two bowling alleys remaining in all of Humboldt County. New ownership will increase hours to 7 days a week from 11am-2am, providing a clean, safe, wholesome indoor recreation environment for all ages which includes afterschool programs, junior leagues, daytime college leagues, and sanctioned tournaments through the Humboldt Chapter of the US Bowling Congress. Plans to reopen the diner, renovate and rent the vast space for events, and maintain the full bar, will help ensure the business' success.

The CRE would be an 84-month term amortized over 25 years; the working capital term loan 36-months fully amortized. Both loans funded equally between the EDA and Headwaters at 9% fixed.

**M/S/P: Rupp/Tyson: Motion to approve \$375,000 CRE loan to purchase E&O Bowling Alley as c2Consulting LLC, as well as a \$35,000 working capital term loan as ACAR Inc. S Corp and recommend approval of this loan to the RREDC Executive Committee.** Motion passed unanimously.



*Cities Arcata · Blue Lake · Eureka · Ferndale · Fortuna · Rio Dell · Trinidad  
 Community Services Districts Humboldt · Manila · McKinleyville · Orick · Orleans · Redway · Willow Creek  
 Humboldt Bay Harbor, Recreation and Conservation District · Humboldt Bay Municipal Water District  
 County of Humboldt · Hoopa Valley Tribe · Redwoods Community College District*

**B. Loan Approval or Denial: The Eagle House**

Gregg Foster presented the loan request details as underwritten by AEDC: Loan applicants Timothy Metz, Jennifer Metz, Tammy Rex, Rebecca Rex, request \$500,000 to purchase and upgrade The Eagle House, a Victorian Inn appraised at \$2.6 million and located in the Historic District of Old Town Eureka at 139 Second Street. RREDC's total participation would be \$250,000 of which 50% will come from the EDA Fund and 50% from a participation with the Headwaters Fund, both at 9% interest, 25-year amortized with a 5-year maturity date. AEDC's portion of the loan, \$250,000 would be at 8% interest. The borrowers' injection will consist of approximately \$300,000 in private financing and \$465,000 in cash from personal resources. The loan will be collateralized by a 2<sup>nd</sup> D/T on the CRE plus a 2<sup>nd</sup> D/T on borrowers Tim and Jennifer Metz's personal residence at 1425 Buttermilk Lane, Arcata, CA.

The building is a cornerstone to the community and will become a true asset once it has been revitalized by these enthusiastic borrowers intent on providing excellent customer service, upgraded facilities, and an innovative marketing strategy.

**M/S/P: Woolley/Rupp: Motion to approve RREDC's \$250,000 participation in this loan (in a 50/50 split with Headwaters), and recommend approval of this loan to the RREDC Executive Committee. Motion passed unanimously.**

**VI. Reports**

Gregg explained the EDA's new condition that RREDC have an audit of its internal controls before the EDA will fund the \$1,000,000 recapitalization grant. This is in addition to the full Fiscal Year Audit that was just completed. The delay in funding delays outreach plans to potential new loan clients.

**VII. Adjourn**

Meeting adjourned at 11:36 am.