

**Economic Development Authority**

Tuesday, January 5, 2021

4:00 p.m.

First Floor Conference Room, City Hall

Due to the global COVID-19 pandemic, this meeting of the Economic Development Authority was held virtually.

**ROLL CALL**

Members Present: King Banaian, Chris Jacques, Steve Laraway, Alice Lenzmeier, Dave Masters, Bernie Perryman and Tohow Siyad

Members Absent:

Staff Present: Tammy Campion, Matt Glaesman, Cathy Mehelich and Ruth Wipper

**MINUTES FROM THE DECEMBER 1, 2020 EDA MEETING**

**DESIGNATE ST. CLOUD TIMES AS OFFICIAL NEWSPAPER**

**APPOINT CATHY MEHELICH AS EXECUTIVE DIRECTOR FOR EDA**

**DESIGNATE 2021 REGULAR EDA MEETING TIME & PLACE**

ACTION TAKEN: Jacques/Laraway/Approved (7-0)

**ANNUAL MEETING BUSINESS – ELECTION OF 2021 EDA OFFICERS**

ACTION TAKEN: Laraway/Masters/Approved (7/0)

Mehelich stated Ashley Skaggs, Planning Secretary, resigned in December 2020 and recommended Tammy Campion, Economic Development Specialist, as interim secretary until a new Planning Secretary is hired.

Laraway made a motion to approve Tammy Campion as interim secretary until a new Planning Secretary is hired. The motion was seconded by Masters and carried unanimously.

ACTION TAKEN: Masters/Siyad/Approved (7/0)

Mehelich presented the 2020 EDA Officers.

Master made a motion to approve the following 2021 EDA Officers; EDA President, King Bananan, EDA Vice President, Alice Lenzmeier, EDA Treasurer, Chris Jacques, EDA Assistant Treasurer, Ruth Wipper. The motion was seconded by Siyad and carried unanimously.

**RESOLUTION APPROVING A MODIFICATION TO THE DEVELOPMENT PROGRAM FOR ECONOMIC DEVELOPMENT DISTRICT NO. 3 AND THE CREATION OF A TIF PLAN FOR THE ESTABLISHMENT OF THE COOPER AVENUE REDEVELOPMENT TIF DISTRICT**

ACTION TAKEN: Siyad/Masters/Approved (7/0)

Mehelich provided a brief overview of the Cooper Avenue Redevelopment TIF District. The City Council has called for a public hearing on the proposed TIF District for January 11, 2021. At this time, the purpose of the schedule is to establish and certify the district as a tool that may be used to support certain eligible costs of redevelopment including demolition, site clearance, environmental clean-up, and infrastructure. Since the development project is not yet ready to proceed, there is no TIF assistance or terms associated with the creation of the district. A formal application and EDA approval will be

required prior to any commitment. Roger Jensen representing Sanvik Development LLC was present and responded to questions regarding the existing building and its current use.

Siyad made a motion to approve the resolution approving a modification to the development program for Economic Development District No. 3 and the creation of a TIF plan for the establishment of the Cooper Avenue Redevelopment TIF District. The motion was seconded by Masters and carried unanimously.

**RESOLUTION AUTHORIZING THE APPROVAL OF A PRELIMINARY DEVELOPMENT AGREEMENT WITH SANVIK DEVELOPMENTS, LLC**

ACTION TAKEN: Laraway/Lenzmeier/Approved (7/0)

Laraway made a motion to approve the resolution authorizing the approval of a preliminary development agreement with Sanvik Development, LLC. The motion was seconded by Lenzmeier and carried unanimously.

**ST. CLOUD QUARTERLY BUSINESS REPORT SUMMARY**

ACTION TAKEN: None

Chair Banaian shared highlights and a summary of his recent St. Cloud Quarterly Business Report. Laraway stated Luke Greiner, MN DEED, just released his most recent economic impact study for our region. Laraway offered to share YouTube link with those interested.

**DIRECTOR'S REPORT**

ACTION TAKEN: None

Mehelich and Champion provided updates on recent Benton, Sherburne, and Stearns county business relief funding programs, development activities, business openings/closings, and 2021 initiatives.

**ADJOURNMENT**

5:07 p.m.