

**MEETING MINUTES
ECONOMIC DEVELOPMENT AUTHORITY
DECEMBER 10TH, 2019
3:30 PM**

North St. Paul City Hall – Sandberg Room

I. CALL TO ORDER

The meeting was called to order at 3:30 p.m.
All present recited the Pledge of Allegiance.

II. ROLL CALL

Robert Dew, Chair
Richard McNamara, Vice Chair
Tom Schifsky
Don Jensen, Treasurer
Terry Furlong, Council Representative
Scott Thorsen, Council Representative
Scott Duddeck, Executive Director

Staff/Guest: Olivia Boerschinger, Secretary; Brett Garry, Garry Insurance Center

III. ADOPT AGENDA

The agenda was adopted by unanimous consent.

IV. CONSENT AGENDA

A. Approve minutes of October 29th, 2019 meeting

On motion by Richard McNamara, seconded by Terry Furlong, with all present voting aye, motion carried to adopt the consent agenda consisting of the October 29th, 2019 meeting minutes.

V. MEETING OPEN TO PUBLIC

Note: This is a courtesy extended to persons wishing to address the Authority concerning issues that are not on the agenda. This discussion will be limited to 15 minutes.

No members of the public were in attendance at this meeting.

VI. Strategic Initiatives and Projects

a. Update on actions from Special Meeting on October 29th, 2019

i. Former BP Station on Division Street

Members of the EDA continued discussion of the potential to purchase the property of the former BP Station on Division Street. The topic was initially discussed at the EDA's Special Meeting in October. After discussion around the City's lack of buildable land, and recent inquiries about business potential for the land, a motion was made. Motion by Rich McNamara, seconded by Don Jensen to concur with the purchase the former BP Station property with a maximum price of \$350,000. All present voted aye, motion carried.

b. Update on former Tap & Grill site and Oil Can Henry site – City Manager Duddeck provided an update on the Oil Can Henry and Tap & Grill site. Owner has been

unresponsive and property has been court ordered to get up to compliance. Months of no responses and documented attempts from Code Enforcement and staff to reach owner have been recorded. The neighboring property has complained regarding the quality of the property and the City feels that any nuisance properties need to be corrected.

- c. Restaurant for Uptown Commons – Attraction and retention – City Manager Duddeck reported no restaurant or café has been confirmed for the commercial space available with this project. Members of the EDA inquired if the EDA would be able to assist with potential build-out costs to incentivize new businesses moving into the space.
- d. Development Updates – City Manager Duddeck reported on various development updates throughout the City. Anchor Block North is nearing completion, and overall soil and water conditions were better than expected. The apartments on Anchor Block North are planning to bring a proposal to Planning Commission this winter and begin building in the spring ideally. Uptown Commons will ideally start construction in February. The development agreement and TIF will plan to be on the 12/17/19 City Council agenda. Suite Living has been making great process.
- e. Façade Improvement Program – Secretary Boerschinger presented on the City’s current façade improvement program. The City has had recent inquiries about the program which started the need to research what the City offers and how businesses can utilize the funds. Program materials and the City website need to be updated to reflect current contacts and applications. The program used to partner with Open to Business through MCCD. Secretary Boerschinger has reached out to MCCD and will be meeting with them prior to the next meeting. A representative from Open to Business will be invited to attend the March EDA meeting.
- f. 2020 Budget
The 2020 budget was provided to all EDA members, and presented on briefly by City Manager Duddeck. EDA members discussed the desire to grow EDA funds to be able to better run programs and be able to purchase properties and assist with redevelopment in the future.

VII. Treasurer Report – None.

VIII. Chair Report - Chair Dew reported that the Pawn Shop has been open for a week, progress is being made on the Arco, and the tobacco shop on Margaret has been making noticeable progress.

IX. Mayor Report – Mayor Furlong reiterated concerns regarding the available commercial space at Uptown Commons. He wants North St. Paul and the EDA to focus on incentivizing development, be accommodating to new businesses and be viewed as a business-friendly community.

X. Reports from EDA Members – None.

XI. Future Business – None.

XII. Adjourn – On motion by Richard, seconded by Don, with all present voting aye, motion carried to adjourn at 4:57pm.

Next Meeting: January 14th, 2020