

HERMANTOWN ECONOMIC DEVELOPMENT AUTHORITY

May 18, 2022

5:00 p.m.

JOINT MEETING OF CITY COUNCIL AND HERMANTOWN ECONOMIC DEVELOPMENT AUTHORITY - MEETING CONDUCTED IN PERSON

ROLL CALL: Commissioners Geissler, Nelson, Peterson, Ronchetti

CITY STAFF: John Mulder, City Administrator; Eric Johnson, Community Development Director; Steve Overom, Attorney

ABSENT: Commissioners Haapanen, Hauschild, Mayor Boucher

VISITORS: Heidi Timm-Bijold

City Council Motion made by Councilor Peterson, seconded by Councilor Nelson to combine the City Council meeting with the HEDA meeting. Motion carried on a voice vote. Councilor Hauschild, Mayor Boucher absent.

HEDA Motion made by Commissioner Peterson, seconded by Commissioner Nelson to combine the City Council meeting with the HEDA meeting. Motion carried on a voice vote. Commissioners Haapanen, Hauschild, Mayor Boucher absent.

MINUTES

Motion made by Commissioner Peterson, seconded by Commissioner Nelson, to approve the March 23, 2022 HEDA Minutes. Motion carried on a voice vote. Commissioners Haapanen, Hauschild, Mayor Boucher, absent.

RESOLUTIONS – CITY COUNCIL

A. RESOLUTION 2022-70 Resolution Calling For A Public Hearing On Proposed Tax Abatement Program For The Pillars Of Hermantown Senior Living Project And Calling For A Public Hearing On An Amended Business Subsidy Policy And Calling For A Public Hearing On Proposed Business Subsidy Agreement

Motion made by Councilor Peterson, seconded by Councilor Nelson to adopt Resolution 2022-70 Calling For A Public Hearing On Proposed Tax Abatement Program For The Pillars Of Hermantown Senior Living Project And Calling For A Public Hearing On An Amended Business Subsidy Policy And Calling For A Public Hearing On Proposed Business Subsidy Agreement. Motion carried on a voice vote. Councilor Hauschild, Mayor Boucher absent.

RESOLUTIONS – HEDA

A. RESOLUTION 2022-04H Resolution Calling For A Public Hearing On Proposed Amendment To The Hermantown Business Subsidy Policy And A Public Hearing On A Proposed Business Subsidy Agreement

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Motion made by Commissioner Ronchetti, seconded by Commissioner Nelson to adopt Resolution 2022-04H Calling For A Public Hearing On Proposed Amendment To The Hermantown Business Subsidy Policy And A Public Hearing On A Proposed Business Subsidy Agreement. Motion carried on a voice vote. Commissioners Haapanen, Hauschild, Mayor Boucher absent.

Motion made by Councilor Nelson, seconded by Councilor Peterson to recess the City Council until June 6, 2022. Motion carried on a voice vote. Councilor Hauschild, Mayor Boucher absent.

HEDA AGENDA

A. RESOLUTION 2022-3H Resolution Approving The Proposal From Townsquare Media For A Three Month Digital Marketing Campaign

Motion made by Commissioner Peterson, seconded by Commissioner Nelson to adopt Resolution 2022-03H Approving the proposal from Townsquare Media for a three month digital marketing campaign for The Total Consideration of \$10,000. Motion carried on a voice vote. Commissioners Haapanen, Hauschild, Mayor Boucher absent.

WORK SESSION

- A. Update on Hwy 53 Business Park:** Heidi Timm-Bijold provided an update on the business park work to date. An on-site investigation was conducted by Braun and Eric Johnson as part of the phase 1 work. The next step will be to bring equipment on site to conduct soil borings as part of the phase 2 work.

Heidi stated that she and Eric Johnson will be working on an Alternative Urban Areawide Review (AUAR) request for proposals with the goal of having this sent to planning/environmental firms in the next few weeks to solicit information and projected costs. HEDA will bear the initial cost of the AUAR with the goal of recouping a portion of the cost from the benefitting property owner(s).

Heidi also informed the board of the meeting between staff and the property owners on May 12, 2022. The meeting was successful as the property owners were generally supportive of the idea of an overall business park concept. Future meetings with this group will continue to occur.

- B. Update on Comprehensive Planning Process:** Eric Johnson informed the HEDA board that the City received proposals from TKDA, WSB, HKGI and SRF. The next step is to conduct interviews with the applicants. Staff is currently working on members of the interview committee. He also informed the board that there will be a steering committee/task force of 8-10 people formed as part of the process. There is the opportunity for 1-2 members of HEDA to be on this committee.

Motion made by Commissioner Peterson, seconded by Commissioner Ronchetti to close the Regular meeting of the Hermantown Economic Development at 5:43 p.m. and go into a closed

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Session pursuant to the following statute and stated reason: Minnesota Statutes §§ 13D.05, subd. 3(c)(1) and 13D.05, subd. 3(c)(3) to develop and consider an offer or counteroffer for the sale of real property located 4818 Maple Grove Road within the City of Hermantown. Motion carried on a voice vote. Commissioners Haapanen, Hauschild, Mayor Boucher absent.

Motion made by Commissioner Peterson, seconded by Commissioner Nelson to return to open session. Motion carried. Commissioners Haapanen, Hauschild, Mayor Boucher absent.

Next meeting scheduled for Wednesday, June 8th, 5:00 p.m.

RECESS

Motion made by Commissioner Nelson, seconded by Commissioner Peterson to recess at 6:15 p.m. Motion carried.

Recorded by:

Eric Johnson, Community Development Director