

**City of Ramsey**  
**Agenda**  
**Economic Development Authority (EDA)**  
**Thursday February 14, 2013**  
**7:30 am**  
**Lake Itasca Room, 7550 Sunwood Drive NW**

- 1. Call to Order**
- 2. Approve Agenda**
- 3. Approve Minutes**
  1. Approve EDA Meeting Minutes dated January 10, 2013
- 4. EDA Business**
  1. Consider Resolution 13-02-040; for the partial payment to Sauter & Sons INC for the Nordvick Property demolition and site clean up; and review change order number one (1).
  2. 2013 Annual EDA Business Expo
  3. Business Retention Program, Review of 2012 Report
  4. 15153 Nowthen Blvd: Review Cost Benefit Analysis
  5. FOR DISCUSSION ONLY: Receive Report from Planning Commission in Regard to Permitted Uses at the 167th Avenue Retail Node and Discuss Framework for Future Discussions
  6. Prospect Update
- 5. Member/Staff Input**
- 6. Adjournment**

**Economic Development Authority (EDA)**

**3. 1.**

**Meeting Date:** 02/14/2013

**By:** Jo Thieling, Administrative Services

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**Title:**

Approve EDA Meeting Minutes dated January 10, 2013

**Background:**

Attached are the meeting minutes from the regular EDA meeting of January 10, 2013.

**Observations:**

**Funding Source:**

**Staff Recommendation:**

**EDA Action:**

Approve EDA Meeting Minutes dated January 10, 2013.

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**Attachments**

[EDA Minutes 011013](#)

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**Form Review**

**Inbox**

Kurt Ulrich

Form Started By: Jo Thieling

**Reviewed By**

Kurt Ulrich

**Date**

01/17/2013 01:52 PM

Started On: 01/11/2013 10:02 AM

Final Approval Date: 01/17/2013

**ECONOMIC DEVELOPMENT AUTHORITY  
CITY OF RAMSEY  
ANOKA COUNTY  
STATE OF MINNESOTA**

The City of Ramsey Economic Development Authority (EDA) conducted a regular meeting on Thursday, January 10, 2013, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present:     Chairperson Chris Riley  
                          Member John LeTourneau  
                          Member Wayne Skaff  
                          Member Jim Steffen (arrived at 7:35 a.m.) – Elected Chair 1/10/13  
                          Member Kristine Williams

Members Absent:     None

Also Present:         Patrick Brama, Management Analyst  
                          Kurt Ulrich, City Administrator  
                          Colleen Lasher, Human Resources Manager

**1.     CALL TO ORDER**

Chairperson Riley called the Economic Development Authority meeting to order at 7:32 a.m.

**2.     APPROVE AGENDA**

Chairperson Riley noted the addition of agenda item 4.07 – EDA staff position discussion.

Motion by Member Skaff, seconded by Member Williams, to approve the agenda as amended.

Motion carried. Voting Yes: Chairperson Riley, Members Skaff, Williams, and LeTourneau.  
Voting No: None. Absent: Member Steffen.

**3.     APPROVE MINUTES**

**3.01:   Approve Meeting Minutes Dated December 13, 2012**

Motion by Member LeTourneau, seconded by Member Skaff, to approve the minutes dated December 13, 2012.

Motion carried. Voting Yes: Chairperson Riley, Members LeTourneau, Skaff, and Williams.  
Voting No: None. Absent: Member Steffen.

**4.     EDA BUSINESS**

**4.01:   Election of Officers**

Management Analyst Brama stated the EDA is comprised of five at-large members and two members appointed by the City Council and the City Council recently appointed Councilmembers LeTourneau and Riley to the EDA, resulting in two at-large vacancies on the EDA which will be filled in April by City Council appointment.

Motion by Member Skaff, seconded by Member LeTourneau, to elect Jim Steffen as Chairperson of the EDA.

Motion carried. Voting Yes: Chairperson Riley, Members Skaff, LeTourneau, Steffen, and Williams. Voting No: None. Absent: None.

Motion by Member Williams, seconded by Member LeTourneau, to re-elect Wayne Skaff as Vice Chair/Treasurer of the EDA.

Motion carried. Voting Yes: Chairperson Riley, Members Williams, LeTourneau, Skaff, and Steffen. Voting No: None. Absent: None.

Chairperson Steffen then presided over the remainder of the meeting.

#### **4.02: Discuss Future Land Use Options for the General Business District Node at 167<sup>th</sup> Avenue and Trunk Highway (TH) 47**

Management Analyst Brama stated this property has struggled to remain economically viable and the City has conducted a number of studies in the past including a TIF study. He indicated the City has been contacted regarding the property at 6001 167<sup>th</sup> Avenue and one user has expressed interest in establishing a gun range/archery range on the site; staff will be meeting with this user on January 11<sup>th</sup>. He stated the other user has expressed interest in establishing a metal and/or clothing recycling facility on this site. He noted the City also received an inquiry from the property owner regarding a possible rezoning which, by law, would require the neighboring properties to be rezoned. He advised the gun range/archery range and recycling facility would require a zoning amendment and these uses cannot be conditional uses. He stated the City was also approached about the property at 5909 167<sup>th</sup> Avenue for a possible day care center and this use is allowed under existing City Code. He stated the Planning Commission and City Council will be reviewing this property from a zoning perspective to determine whether to rezone this node and the surrounding properties or whether to permit an overlay district. He requested input regarding the EDA's role in this matter as outlined in the staff report.

Member LeTourneau stated he was pleased to see this item on the agenda and encouraged the EDA to carefully review the issue and resist doing something that is reactionary versus visionary. He indicated he would like to see further efforts on the master planning aspect of this rather than introduce uses to the site that would require zoning changes.

Chairperson Steffen requested further information regarding staff's recommendation.

Management Analyst Brama explained that any master planning effort would be coordinated by the Planning Division and reviewed by the Planning Commission/City Council and the EDA

would remain in a supportive role. He added that because users have come forward expressing an interest in the property, it is the responsibility of the Planning Division to make a recommendation regarding the potential uses.

City Administrator Ulrich stated the Planning Commission and City Council would review any rezoning request and the EDA would not be involved in the rezoning request. He noted the EDA can recommend that the current zoning not be changed until a Comprehensive Plan is completed.

Member Riley stated his agreement with staff's recommendation and felt the proposed uses would help make the site economically viable.

Member Williams agreed with the recommendation to play a supportive role but expressed concern about the proposed uses adding that the proposed recycling center is not consistent with the vision previously discussed for this node and is not consistent with the retail uses located across the street. She was concerned about the Planning Commission making a decision on this node without the EDA weighing in on the matter or at least providing input as to why the EDA does not feel the uses are consistent with the vision for this site.

Discussion ensued regarding the proposed uses and the EDA's continuing role in the development of this node.

Chairperson Steffen expressed concern regarding a day care center next to a gun range.

Member Riley stated the City should make this property a priority to make it economically viable and stressed the importance of maintaining flexibility and not rezoning the property to anything that would limit the City in the future.

Member Williams stated the City should remain cognizant of the significant investment by the property owner across the street and felt the EDA should support the current zoning and any retail uses that comply with current zoning. She also felt the EDA should state it does not support light industrial on the site. She added the market has not supported redevelopment on this site until recently and suggested the EDA focus on comprehensive planning efforts in 2013.

Management Analyst Brama advised that staff will prepare a summary of the EDA's comments and concerns for presentation to the Planning Commission and City Council which indicates that the EDA is interested in the long term viability of this commercial node and is interested in what happens with the existing users as well as the overall use of the site but is concerned about the proposed uses and proposed rezoning request.

#### **4.03: 2013 Annual EDA Business Expo and Consideration of Annual Outdoor Expo/Event (RV)**

Management Analyst Brama explained that planning is underway for the Annual Business Expo scheduled for May 4, 2013, at the Fountains of Ramsey. He stated that staff contacted the local RV dealerships about joining this expo and all of the RV dealerships indicated they were interested; since that time, the RV dealerships have proposed a separate event that would allow the dealerships to remain at their locations and presented a draft of a proposed "Great Outdoors

Sale Extravaganza of Ramsey.” He reviewed costs and staffing resources needed for an additional event and requested input from the EDA regarding adding another event as requested by the RV dealerships.

Member Skaff noted it was the EDA’s intention to invite the RV dealerships to the annual business expo to provide the RV dealerships with exposure to their businesses. He stated he would be okay with the RV dealerships bringing in a couple of their units to the business expo and the City could offer a map of the RV dealership locations to people attending the expo.

Chairperson Steffen agreed and stated he would prefer that the City move forward with the business expo and invite the RV dealerships to participate.

Member Riley agreed and stated he would encourage the RV dealerships to hold their own outdoor sale event. He suggested that the City continue to work with the RV dealerships on promoting their dealerships at the business expo.

It was the consensus of the EDA to direct staff to move forward with the traditional business expo.

#### **4.04: Business Retention Program Update**

Management Analyst Brama advised that 17 business visits have been completed and three business visits are scheduled for today, including Life Fitness, Lakes Region RV, and Arrow Components Corp. He indicated that a summary of the meetings will be contained in the February EDA agenda.

#### **4.05: Updates: Old City Hall Development (data center), Nordvick Property Demolition, Kuro Fitness RLF, 6701 Highway 10, Windsorwood Sale, 8019 146<sup>th</sup> Ave.**

Management Analyst Brama advised that a change order request will be submitted for the Nordvick property demolition for removal of an oil separation tank. He stated that further details regarding the change order will be provided at a later date. He advised that the shovel ready application for the old City Hall site will be submitted next week. He added that the cost-benefit analysis for this site will be presented in February.

#### **4.06: Prospect Update**

This item was noted but not discussed.

#### **4.07: EDA Staff Position Discussion**

Human Resources Manager Lasher presented the draft job description for the EDA staff position.

City Administrator Ulrich stated one of the primary changes to the job description from the former position includes the requirement for real estate expertise.

Member Riley indicated he had some suggested revisions and would provide them to staff.

Human Resources Manager Lasher stated that staff hopes to post the position by February 4<sup>th</sup> with an early May hire date. She indicated that City policy allows the City Administrator to make the decision whether to post the position internally prior to posting the position externally and it is recommended that the City use one recruitment period and invite internal applicants to apply if interested. She stated that she would be conducting interviews along with City Administrator Ulrich and Development Services Manager Gladhill. She added that second round interviews may include City Councilmembers if desired by the City Council.

Chairperson Steffen stated he would prefer to have Councilmembers included in the interviews.

Human Resources Manager Lasher invited the EDA members to forward any comments or questions regarding the job description and stated the City will advertise through the EDA Association, City website, League of Minnesota Cities, cable TV, and City email notifications.

## **5. Member/Staff Input**

City Administrator Ulrich stated that the City Council approved the hiring of an organizational assessment consultant and the EDA members will be contacted to obtain input on the survey. He advised that the City will hold a joint City Council meeting with the City of Anoka on March 11<sup>th</sup> to discuss Highway 10 and other mutual issues. He also advised that the Wiser Choice property was on the HRA agenda this week and was continued to the January 22<sup>nd</sup> meeting after further follow-up by staff. He stated that Riverdale Drive is moving forward and a feasibility study was presented to the City Council.

Chairperson Steffen stated he visited Kuro Fitness on Saturday and they were getting ready to open on Monday.

## **6. Adjournment**

Motion by Member Skaff, seconded by Member LeTourneau, to adjourn the meeting.

Motion carried. Voting Yes: Chairperson Steffen, Members Skaff, LeTourneau, Riley, and Williams. Voting No: None. Absent: None.

The regular meeting of the Economic Development Authority adjourned at 8:59 a.m.

Respectfully submitted,

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Kurtis G. Ulrich, City Administrator

ATTEST:

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Patrick Brama, Management Analyst

Draft by Barbara Hughes (*TimeSaver Off Site Secretarial, Inc.*)

**Economic Development Authority (EDA)**

**4. 1.**

**Meeting Date:** 02/14/2013

Submitted For: Patrick Brama

By: Patrick Brama, Administrative Services

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**Title:**

Consider Resolution 13-02-040; for the partial payment to Sauter & Sons INC for the Nordvick Property demolition and site clean up; and review change order number one (1).

**Background:**

The City of Ramsey is in the process of improving the existing Highway 10/Armstrong Boulevard intersection to a highway overpass/interchange. Part of this process required the City to purchase privately owned land to dedicate for future right of way (ROW).

The EDA became involved in this process when they assisted the purchase of a property located at 8020 147th Ave NW ("Subject Property"). A small portion of the Subject Property will be dedicated for future ROW. The larger remaining portion was intended to be used for economic development purposes.

The property located at 8020 147th Ave NW contained two commercial buildings; along with various other site improvements. In order to prepare the site for future development, the EDA contracted with Sauter & Son's for the demolition of buildings and site clean up of the Subject Property; for a price of \$23,500 per the attached contract. Recently, Staff received a request for a change order to the original contract price.

**Purpose of Case:** Consider the attached resolution for the partial payment of the original contract; and review change order one (1) for the removal of an underground oil-water separator tank, \$2,400.

**Observations:**

Attached to this case is:

1. Invoice for work outlined in original contract: \$23,500
2. Invoice for change order number one (1), oil-water separator tank: \$2,400
3. Project Pay Estimate Summary Sheet: \$25,900 total project cost
4. Resolution #13-02-XXX Approving Partial Payment to Suater & Son's for Nordvick Property Demolition ( \$23,350)

**Partial Payment of Original Contract**

At this point, Staff has determined all work as spelled out in the original contract has been completed *EXCEPT* establishing turf on the Subject Property. Therefore, Staff recommends withholding 10% of the original project cost (invoice/payment due) as an escrow to ensure the referenced work is completed (\$2,350).

**Change Order Number One (1)**

Said \$2,400 change order is for the removal and disposal of an underground oil-water separator tank (including remaining oil) located on the Subject Property. This work was unforeseen and was not included in the RFP (Request for Proposal) for this project.

Staff did conduct a site visit and review property files regarding the Subject Property before the development of a RFP. However, Staff was unable to find any information, or physical evidence, of the oil-water separator tank located on the Subject Property as it was buried underground. Therefore, it was not included in the RFP.

It is possible for Staff to include a line item in RFPs requiring the removal of oil-water separator tanks. However, doing so would likely inflate all proposals. In the event such a tank did not exist, the City would end up paying a premium.

### Summary/Conclusion

Adding together the partial payment for the original contract (.9\*23,500=\$21,150) plus the cost of change order number one (\$2,400), Staff is asking the EDA for approval of a \$23,350 payment. The remaining \$2,350 due (.1\*\$23,500) will be paid to the contractor this spring, after proof of established turf is made. See attached summary sheet.

### Funding Source:

Initially EDA fund. Upon sale of the Subject Property, the EDA fund will be repaid via future land proceeds.

### Staff Recommendation:

Approve the attached Resolution 13-02-040 for the partial payment to Sauter & Sons INC for the Nordvick Property demolition and site clean up.

### EDA Action:

Approve the attached Resolution 13-02-040 for the partial payment to Sauter & Sons INC for the Nordvick Property demolition and site clean up.

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### Attachments

Property Details

Request for Proposals (RFQ)

Contract for Service

Proposal Responses

Addendum 1

Project Invoice (23350)

Change Order Invoice (2400)

Oil Tank Pumping Invoice (ref)

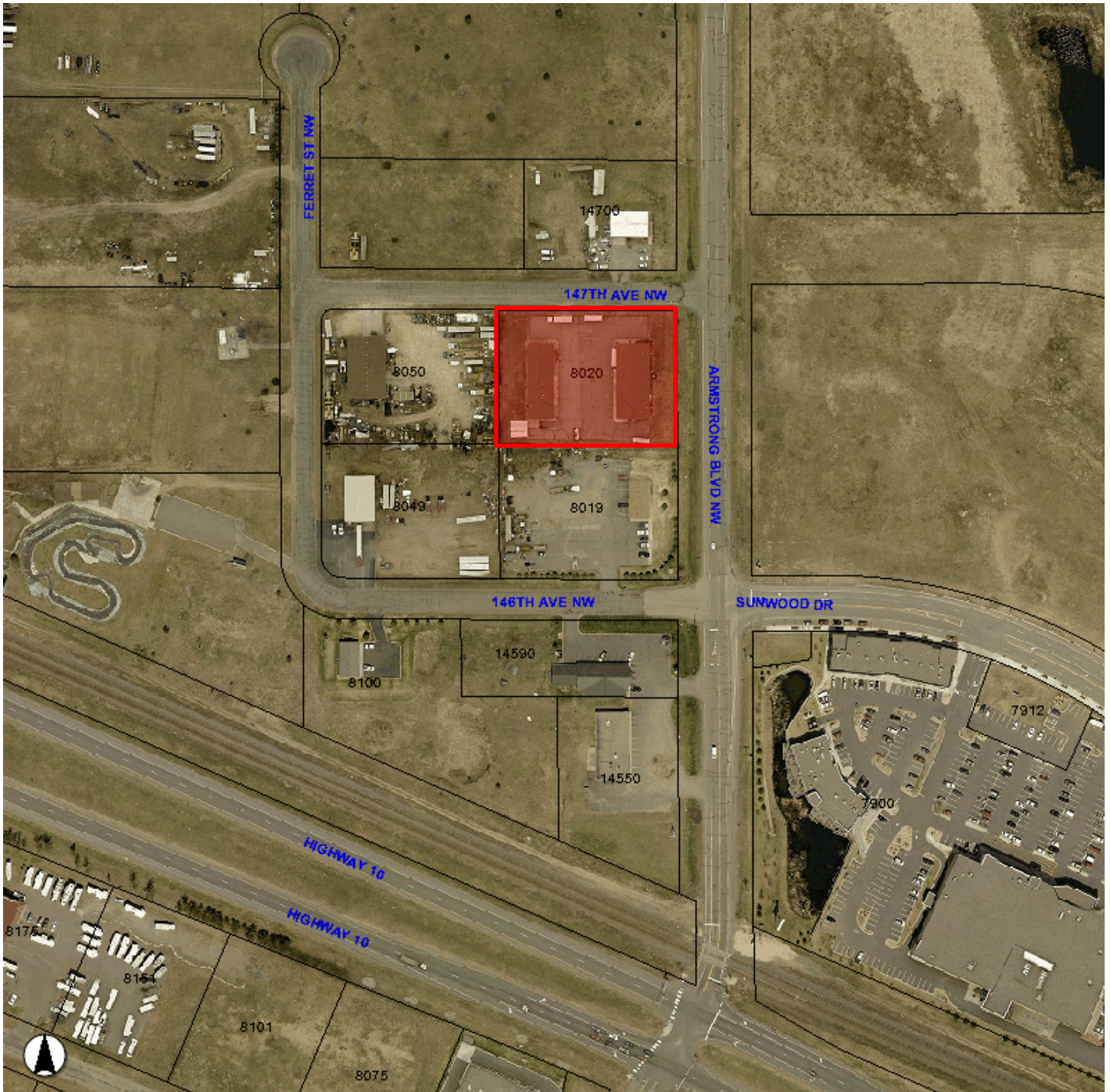
RESOLUTION #13-02-040, APPROVING PARTIAL PAYMENT TO SAUTER & SONS, INC

Pay Estimate Summary Sheet1

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### Form Review

<b>Inbox</b>	<b>Reviewed By</b>	<b>Date</b>
Hakanson Anderson Engineering	Shane Nelson	02/08/2013 11:51 AM
Kurt Ulrich	Kurt Ulrich	02/08/2013 02:47 PM
Form Started By: Patrick Brama		Started On: 02/08/2013
Final Approval Date: 02/08/2013		



**PROPERTY DETAILS:** 8020 147TH AVE NW, 1.43 acres

- Recently purchased by the City for \$800,000.
- Reason for purchase: Armstrong interchange project
- EDA paid \$600,000.
- Reason for EDA involvement: Armstrong interchange seen as a major economic development driver. EDA felt this property in comparison to the properties to the South (which were also acquired by the City) would retain the most economic value (only a small portion of this property will be used for right of way).
- Existing buildings are outdated metal structures use mainly for storage (cold storage).
- Staff suggests the City move forward with attaining bids for demolition of the two existing buildings.
- Reason for demolition: position property for future sale and reduce maintenance/liability costs.

August 23, 2012

To Whom it May Concern:

The City of Ramsey owns the property located at 8020 147 Ave NW (PID 29322514009). We are requesting quotes to have improvements to the site demolished and removed.

**WORK SPECIFICATIONS:**

1. Contractor shall remove both existing structures. NOTE: both structures are completely empty, estimated to be about 5,500 square feet in size and about 18' ceiling height
2. Contractor shall remove all existing concrete, curb/gutter, sidewalk, bollards and pavement
3. Contractor shall remove shipping dock; including the existing retaining wall and platform
4. Contractor shall remove all existing fencing on the south side of the property, accessory structure and debris
5. Contractor shall remove all known underground water pipes, electrical wire, gas lines and visible irrigation pipes. The contractor shall contact gas provider and electrical provider to coordinate the shut off/disconnection of services and removal of infrastructure to the property line.
6. Contractor shall remove all air conditioning units and follow disposition regulations
7. Contractor shall remove existing septic tank and drainage field piping, as outlined in the attached reference map, (including the drain field). NOTE: the City will be removing the eastern septic tank. Contractor shall notify the City when the septic tank and drain field is removed
8. Contractor shall abandon the two existing wells, as outlined in the attached reference map (according to the MN Well Code)
9. Contractor shall grade the site to allow for proper drainage
10. Contractor shall seed the site with a seed mix as recommended by the landscaper and place straw mulch (dormant seeding)
11. Whereas the subject property is a 1.43 acres; the contractor shall be responsible for attaining required permits (i.e. NPDES)
12. Contractor shall provide a certificate of liability insurance, with the City of Ramsey listed as an additional insured, with a minimum \$1,000,000 coverage
13. Contractor shall obtain a demolition permit with the City of Ramsey

14. The goal of this project is to provide a clean site for future development, free of any buried debris, trash or piping.
15. Upon awarding the said project, the property owner (City of Ramsey) reserves the right to remove fixtures and equipment from the subject property, including buildings, for up to twenty days (October 16, 2012).
16. Quotes must be received by the City of Ramsey no later than Tuesday, September 11, 2012, 1:00pm
17. The City will award the project at the Tuesday, September 25, 2012 City Council meeting
18. Contractor shall complete work by Wednesday, November 15, 2012

NOTE: The City of Ramsey will be conducting an asbestos testing on both buildings. Please do not include in your quote; and consider the site asbestos free unless otherwise directed.

The City encourages bidders to visit the project site. Please contact Patrick Brama to make arrangements.

Please submit your quote by Tuesday, September 11, 2012, 1:00pm –Attention Mary Jo Warner, Public Works Department. If you have any questions or need clarification please contact Patrick Brama.

Attached to this mailing are a number of reference documents.

Best regards,

**Patrick J. Brama**

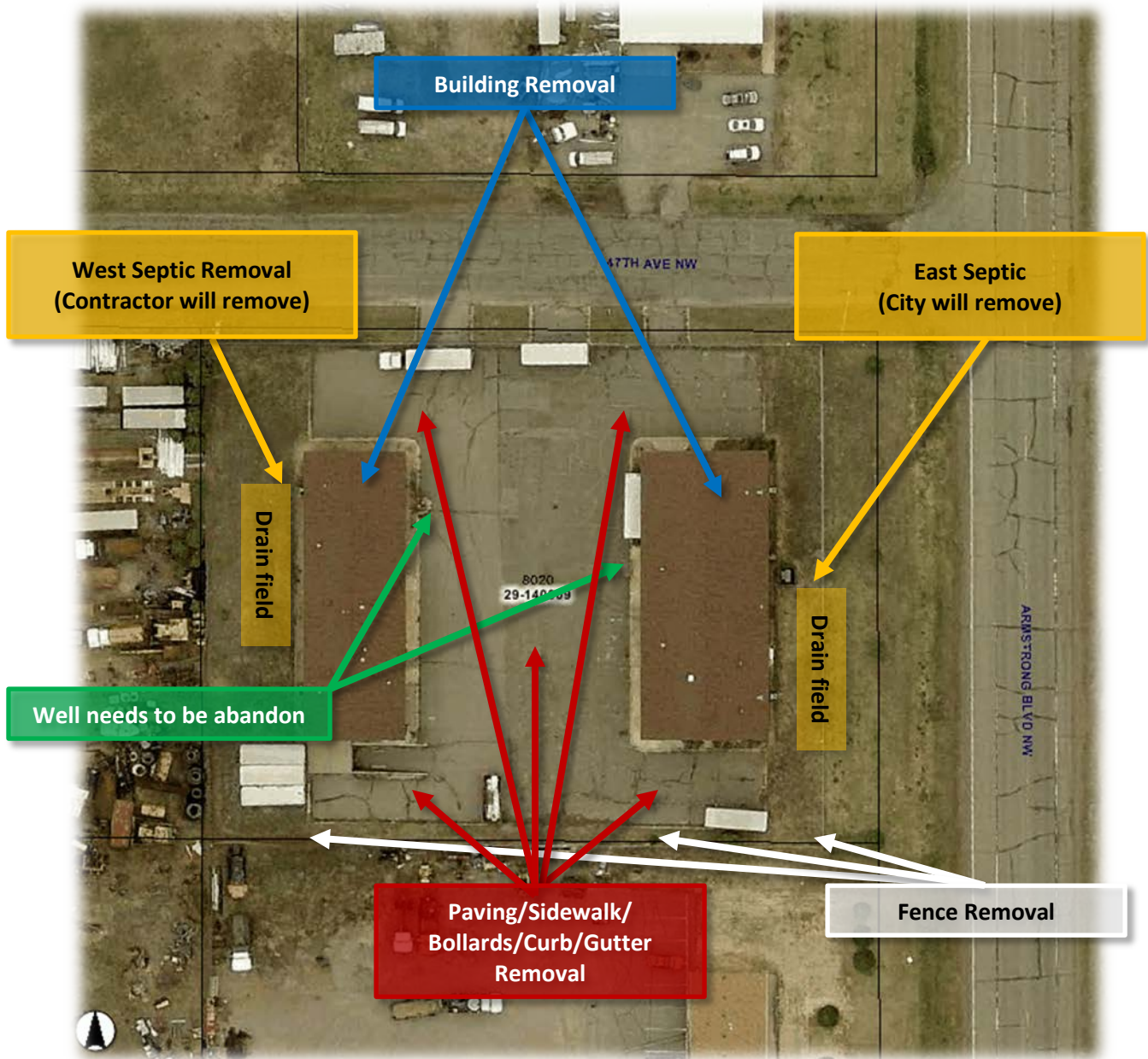
Management Analyst, City of Ramsey

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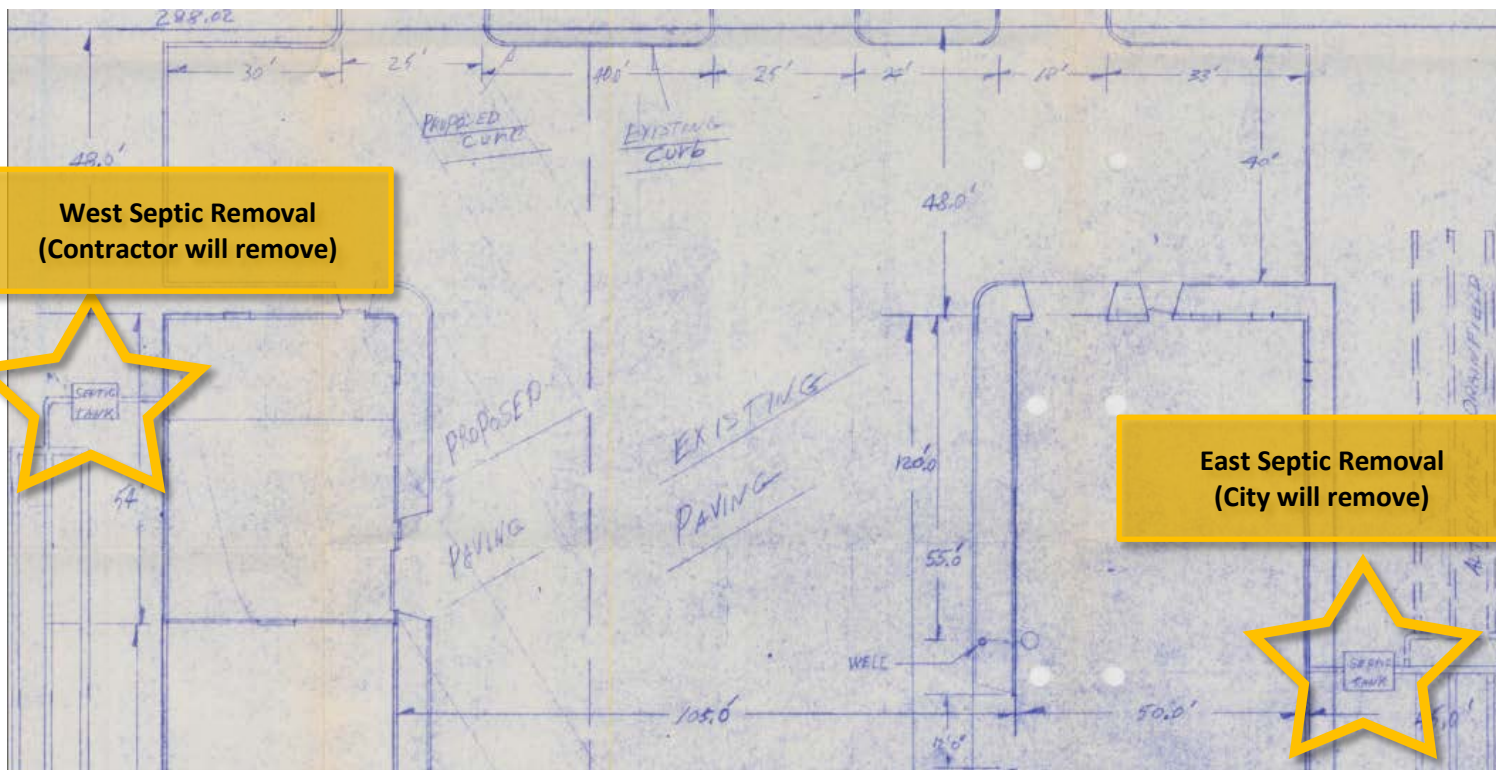
**OFFICE:** (763) 433-9903 **CELL:** (763) 412-7609

**ADDRESS:** 7550 Sunwood Drive NW, Ramsey, MN 55303

REFERENCE MAP: 8020 147<sup>TH</sup> AVE NW



# 8020 147<sup>TH</sup> AVE NW, Septic



**West Septic Removal  
(Contractor will remove)**

**East Septic Removal  
(City will remove)**

(Show location of house, tank, drainfield, property line and well.)

Tank Size	1250
Square footage of drainfield area*	450
Depth of rock under pipe	12"
Depth of rock over pipe	2"
Depth of dirt cover	
Number of bedrooms	
<b>Water Table</b>	
Sewer pipe	Plastic
House to tank	Cast
Outside lift	( )
Ejector	( )
Gravity	( )
Permit fee	50 00
Surtax	.50
<b>Total</b>	<b>50 50</b>

Note: On ALL replacements and additions, tanks must be exposed for baffle inspection.

## 8020 147<sup>TH</sup> AVE NW, Well

Unique Number	Stratigraphy	County	Well Name	Township	Range	Dir	Section	Sub Sections	Depth (ft)	Use	Elevation (ft)	Depth Cased (ft)	SWL	Casing Diameter	Casing Material	Aquifer	Address
615612	Yes	Anoka	NORDVIK, DON	32	25	W	29	ADAABA	129	Industrial	874	120	18	4	Steel (black or low carbon)	Franconia	8024 147TH AV NW, RAMSEY

Minnesota Unique Well No. <b>615612</b>		County Anoka Quad Anoka Quad ID 120B	MINNESOTA DEPARTMENT OF HEALTH <b>WELL AND BORING RECORD</b> <i>Minnesota Statutes Chapter 103I</i>				Entry Date 07/14/1999 Update Date 12/08/2008 Received Date 01/11/1999
Well Name NORDVIK, DON Township Range Dir Section Subsections Elevation 874 ft. 32 25 W 29 ADAABA Elevation Method 7.5 minute topographic map (+/- 5 feet)			Well Depth 129 ft. Depth Completed 129 ft. Date Well Completed 11/03/1998		Drilling Method Non-specified Rotary		
Well Address 8024 147TH AV NW RAMSEY MN 55303			Drilling Fluid Bentonite		Well Hydrofractured? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No From Ft. to Ft.		
Geological Material Color Hardness From To SAND & GRAVEL BROWN SOFT 0 17 CLAY & GRAVEL GRAY SOFT 17 23 SAND & GRAVEL GRAY SOFT 23 50 CLAY & GRAVEL BROWN SOFT 50 110 SANDROCK WHITE SOFT 110 129			Use Industrial		Casing Type Steel (black or low carbon) Joint Threaded Drive Shoe? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Above/Below ft.		
			Casing Diameter 4 in. to 120 ft. Weight 11 lbs./ft. Hole Diameter 8.5 in. to 30 ft.		Open Hole from ft. to ft.		
			Screen YES Make JOHNSON Type stainless steel		Diameter 2 Slot/Gauze 7 Length 8 Set Between 120 ft. and 129 ft.		
			Static Water Level 18 ft. from Land surface Date Measured 11/03/1998		PUMPING LEVEL (below land surface) ft. after 1 hrs. pumping 40 g.p.m.		
			Well Head Completion Pitless adapter manufacturer MONITOR Model 8PL41UC1 <input type="checkbox"/> Casing Protection <input checked="" type="checkbox"/> 12 in. above grade <input type="checkbox"/> At-grade (Environmental Wells and Borings ONLY)				
NO REMARKS			Grouting Information Well Grouted? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No				
Located by: Minnesota Geological Survey Method: Digitization (Screen) - Map (1:24,000)			Grout Material: Cuttings from 30 to 120 ft.				
Unique Number Verification: Address verification Input Date: 08/19/2008			Grout Material: High solids bentonite from to 30 ft.				
System: UTM - Nad83, Zone 15, Meters X: 463008 Y: 5009409			Nearest Known Source of Contamination 50 feet W direction Septic tank/drain field_type		Well disinfected upon completion? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		
			Pump <input type="checkbox"/> Not Installed Date Installed 11/05/1998 Manufacturer's name FLINT & WALLING Model number 4F10G05305 HP 0.5 Volts 230 Length of drop Pipe 40 ft. Capacity 10 g.p.m. Type Submersible Material				
			Abandoned Wells Does property have any not in use and not sealed well(s)? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No				
			Variance Was a variance granted from the MDH for this well? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No				
First Bedrock Franconia Aquifer Franconia Last Strat Franconia Depth to Bedrock 110 ft.			Well Contractor Certification Mork Well Co. 02658 THOMPSON, S. License Business Name Lic. Or Reg. No. Name of Driller				
<b>County Well Index Online Report</b>			<b>615612</b>		Printed 8/15/2012 HE-01205-07		

**MAILING LIST: 8020 147<sup>TH</sup> AVE NW RFQ**

Sauter & Sons  
6651 141 Ave NW  
Ramsey, MN 55303

Green-Way Excavating L.L.C.  
19949 St. Francis Blvd.  
Anoka, MN 55303

Remove All  
16038 Jarvis Street NW  
Elk River, MN 55330

Dave Perkins Contracting INC.  
7060 143<sup>rd</sup> Av  
Ramsey, MN 55303

Dryden Excavating  
6700 Viking Blvd NW  
Anoka, MN 55303

Kober Excavating  
16112 Jarvis Street NW  
Elk River, MN 55330

Brett Reshetar  
Reshetar Systems, Inc.  
730 Bunker Lake Boulevard NW  
Anoka, MN 55303

***Carbon Copied***

Faith Pederson  
Service Associate - Gas Op. Support  
CenterPoint Energy  
800 LaSalle Avenue  
P.O. Box 59038  
Minneapolis, MN 55459

Tom Keller  
Connexus Energy  
14601 Ramsey Blvd. NW  
Ramsey, MN 55303

## CONTRACT FOR SERVICE

This AGREEMENT, made this \_\_\_\_ day of September, 2012, between the City of Ramsey, a political subdivision (“CITY”) and Sauter & Son’s Excavating (“CONTRACTOR”).

The CITY has awarded to the CONTRACTOR the job described below:

A. PROJECT DESCRIPTION:

WHEREAS, the goal of this project is to provide a clean site for future development

B. PROJECT LOCATION:

WHEREAS, the City owns the property located at 8020 147 Ave NW, City Ramsey, County of Anoka, State of Minnesota (PID 29322514009)

C. PERFORMANCE TERM:

CONTRACTOR shall complete work by Wednesday, November 15, 2012

D. SERVICE SPECIFICATIONS:

1. CONTRACTOR shall remove both existing structures
2. CONTRACTOR shall remove all existing concrete, curb/gutter, sidewalk, bollards and pavement
3. CONTRACTOR shall remove shipping docks; including the existing retaining wall and platform
4. CONTRACTOR shall remove all existing fencing on the south side of the property, accessory structures and debris
5. CONTRACTOR shall remove all known underground water pipes, electrical wire, gas lines and visible irrigation pipes. The CONTRACTOR shall contact gas provider and electrical provider to coordinate the shut off/disconnection of services and removal of infrastructure to the property line.
6. CONTRACTOR shall remove all air conditioning units and follow disposition regulations
7. CONTRACTOR shall remove existing westerly septic tank and drainage field piping, as outlined in the attached reference map. The CITY will be removing the eastern septic tank. CONTRACTOR shall notify the CITY when the septic tank and drain field is removed
8. CONTRACTOR shall abandon the two existing wells, as outlined in the attached reference map according to the State of Minnesota Well Code
9. CONTRACTOR shall grade the site flat and to allow for proper drainage

10. CONTRACTOR shall determine appropriate seed mix necessary to establish turf in the disturbed areas, the CITY will not dictate a specific seed mix. CONTRACTOR is not required to import topsoil.
11. WHEREAS the subject property is a 1.43 acres; the CONTRACTOR SHALL be responsible for attaining required permits (NPDES)
12. CONTRACTOR shall provide a certificate of liability insurance, with the CITY listed as an additional insured, with a minimum \$1,000,000 coverage
13. CONTRACTOR shall obtain a demolition permit with the CITY
14. CONTRACTOR understands that upon awarding the said project, the CITY reserves the right to remove fixtures and equipment from the subject property, including buildings, for up to twenty days (October \_\_\_\_, 2012).

E. COMPLIANCE WITH APPLICABLE REGULATIONS:

CONTRACTOR shall, pursuant to performance, comply with all applicable rules, regulations, statutes or ordinances of any other unit or agency of government, including but not limited to those relating to non-discrimination in hiring or labor practices, payment of all required withholding taxes, workers' compensation and unemployment compensation insurance, liability insurance, OSHA or other safety rules and regulations, construction practices, environmental practices, wetland protection measures, vehicular safety and/or weight restrictions, refuse disposal practices, and notices to employees, whether or not such rules, regulations, statutes or ordinances are set forth or adopted by reference in the Submission Requirements herein. Pursuant to Laws of Minnesota 1995, Chapter 31, if CONTRACTOR shall fail to pay any subcontractor hired by CONTRACTOR under this project within 10 days after CONTRACTOR receives payment from CITY for work for which CONTRACTOR is liable to any subcontractor, CONTRACTOR shall be liable to the subcontractor for interest on the unpaid balance, at the rate of 1.5 per cent per month. Any subcontractor aggrieved by CONTRACTOR'S failure to remit payment to the subcontractor shall, for the purpose of enforcement, be considered a third-party beneficiary of this contract. However, nothing in this contract shall be deemed to impose upon CITY any duty to monitor, enforce or otherwise become involved in payments from CONTRACTOR to any subcontractor.

D. INDEMNIFICATION:

CONTRACTOR shall indemnify and save harmless CITY from any liability arising out of CONTRACTOR's failure to observe compliance with Paragraph E above, specifically including, without limitation, liability arising out of the improper disposal or storage of any hazardous waste by CONTRACTOR or any entity hired or used by CONTRACTOR for such disposal.

E. WARRANTY OF WORKMANSHIP AND TIMELY COMPLETION:

In addition to any warranty which might be a part of the Plans and Specifications/Proposal, CONTRACTOR warrants that all work completed in connection with the PROJECT shall be done in a workmanlike and timely manner in accord with applicable industry standards. Where materials are being furnished by CONTRACTOR, CONTRACTOR warrants that all materials will be of good quality and suited for the purpose for which they are intended.

F. COMPLIANCE WITH STATUTORY REQUIREMENTS:

1. Data Practices Compliance: CONTRACTOR may have access to data collected or maintained by the City to the extent necessary to perform CONTRACTOR'S obligations under this contract. CONTRACTOR agrees to maintain all data obtained from the CITY in the same manner as the CITY is required under the Minnesota Government Data Practices Act, Minnesota Statutes Chapter 13. CONTRACTOR will not release or disclose the contents of data classified as not public to any person except at the written direction of the CITY. CONTRACTOR agrees to defend and indemnify the CITY from any claim, liability, damage or loss asserted against the CITY as a result of CONTRACTOR'S failure to comply with the requirement of the Act or this contract. Upon termination of this contract, CONTRACTOR agrees to return data to the CITY, as requested by the CITY.
2. Worker's Compensation: CONTRACTOR shall, at the time of execution of this contract, furnish evidence satisfactory to the CITY that CONTRACTOR maintains or is exempt from maintaining Worker's Compensation coverage, pursuant to Minnesota Statutes Chapter 176.182.
3. Income Tax Withholding: Prior to the time of final payment of any amounts owing to CONTRACTOR under this agreement, CONTRACTOR shall furnish a copy of Form IC-134, certified by the Minnesota Department of Revenue, documenting that all withholding tax requirements have been observed by CONTRACTOR.
4. Audit: Pursuant to Minnesota Statutes Chapter 16C.05 (subd. 5), the books and records of CONTRACTOR which are relevant to the services being performed under this Contract shall be subject to inspection in accord with said statute, for a period of six years from the date of final payment hereunder.

G. NOTICES:

WHEREAS, any notice which is or should be required to be given to CONTRACTOR shall be sufficient if addressed as follows, and deposited, postage prepaid, in the regular United States Mail. Notice shall be deemed to have been received on the third business day following the postmark:

Sauter & Son's Excavating  
6651 141<sup>st</sup> Ave NW, #3  
Ramsey, MN 55303

H. TERMINATION:

Either party may terminate this agreement on 30 days written notice to the other.

I. PAYMENT:

WHEREAS, the City received a quote for \$23,500.00 from Sauter and Son's to complete the work described in this contract.

The CITY shall remit to CONTRACTOR the amounts billed for services assuming that CONTRACTOR has fully complied with all of the terms of this agreement, completing the project in a timely and compliant manner.

IN WITNESS WHEREOF, the parties have executed this Agreement the date above written.

CITY OF RAMSEY

\_\_\_\_\_  
Bob Ramsey, Mayor

\_\_\_\_\_  
Date

\_\_\_\_\_  
Kurt Ulrich, City Administrator

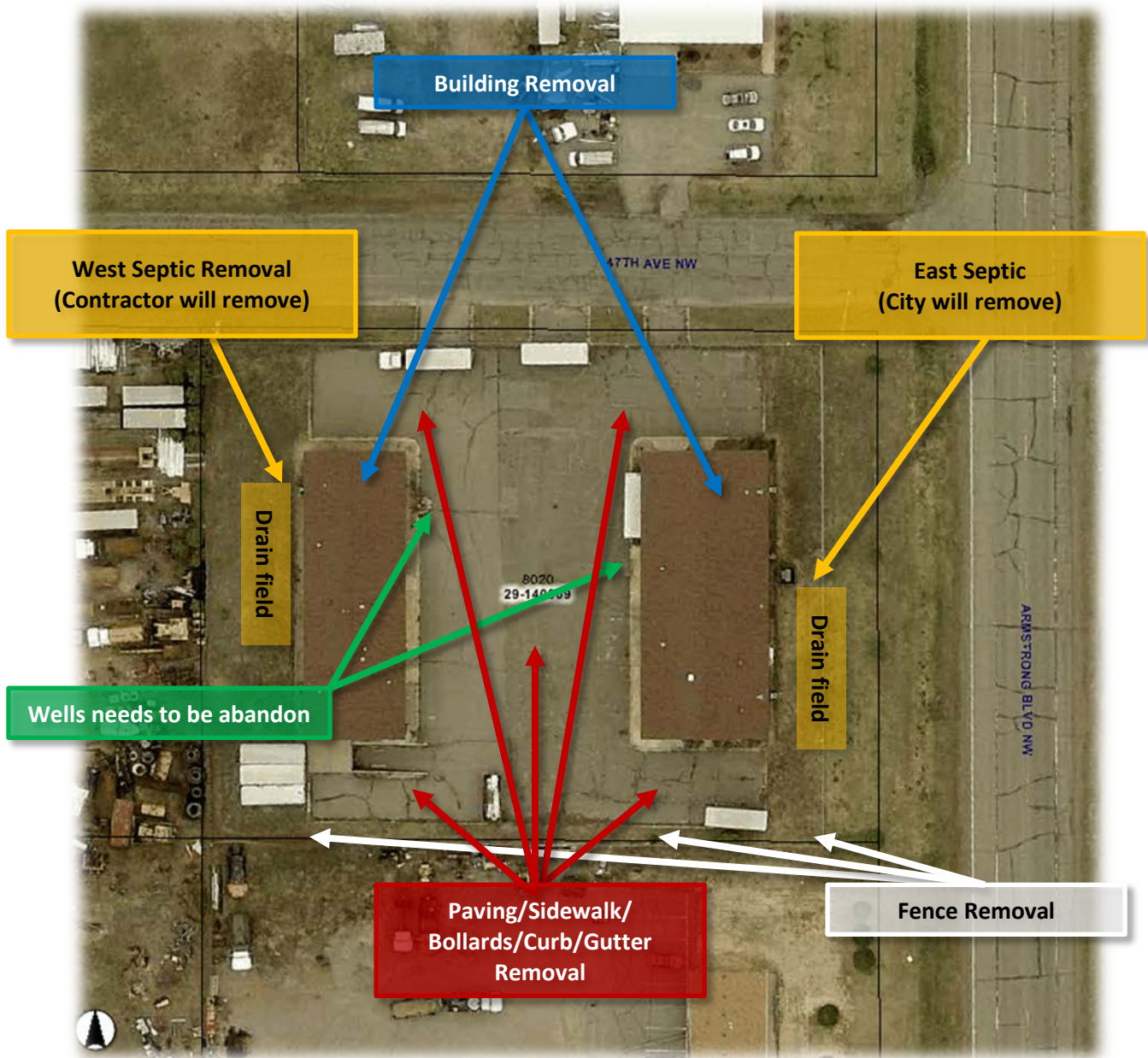
\_\_\_\_\_  
Date

CONTRACTOR

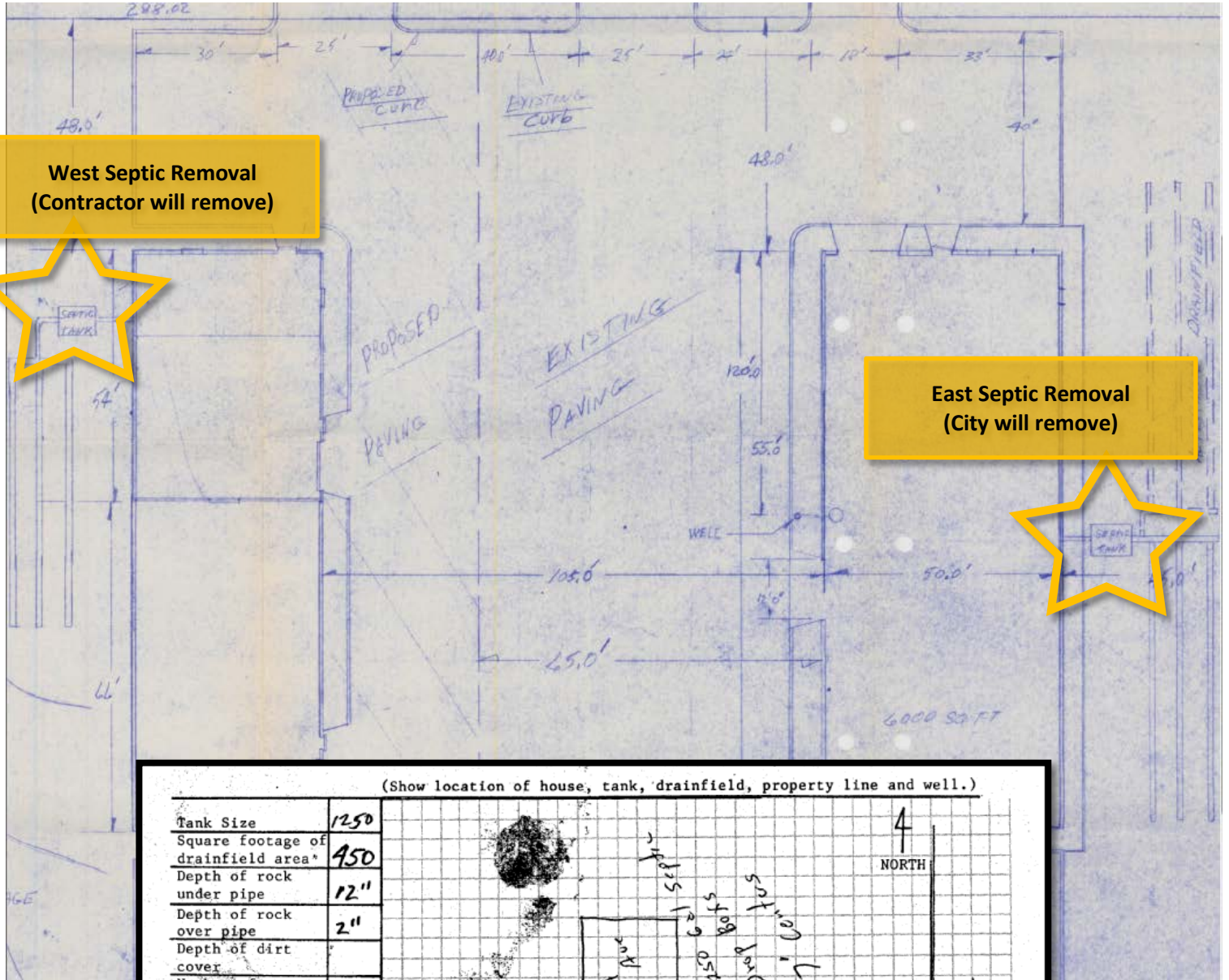
\_\_\_\_\_  
Tom Sauter, Sauter & Son's Excavating

\_\_\_\_\_  
Date

**APPENDIX A**  
Reference Map: 8020 147<sup>th</sup> Ave Nw



**APPENDIX B**  
8020 147<sup>TH</sup> AVE NW, Septic



(Show location of house, tank, drainfield, property line and well.)

Tank Size	1250
Square footage of drainfield area*	450
Depth of rock under pipe	12"
Depth of rock over pipe	2"
Depth of dirt cover	
Number of bedrooms	
Water Table	
Sewer pipe	Plastic
House to tank	Cast
Outside lift	( )
Ejector	( )
Gravity	( )
Permit fee	50 00
Surtax	.50
Total	50 50

**Note:** On ALL replacements and additions, tanks must be exposed for baffle inspection.

**APPENDIX C**  
8020 147<sup>TH</sup> AVE NW, Well

Unique Number	Stratigraphy	County	Well Name	Township	Range	Dir	Section	Sub Sections	Depth (ft)	Use	Elevation (ft)	Depth Cased (ft)	SWL	Casing Diameter	Casing Material	Aquifer	Address
<a href="#">615612</a>	<a href="#">Yes</a>	Anoka	NORDVIK, DON	32	25	W	29	ADAABA	129	Industrial	874	120	18	4	Steel (black or low carbon)	Franconia	8024 147TH AV NW , RAMSEY

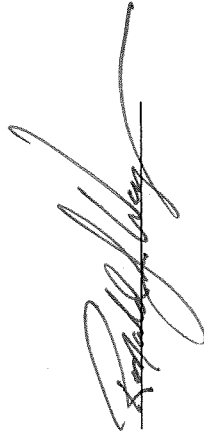
Minnesota Unique Well No. <b>615612</b>		County Anoka	Quad Anoka	Quad ID 1208	MINNESOTA DEPARTMENT OF HEALTH <b>WELL AND BORING RECORD</b> Minnesota Statutes Chapter 103			Entry Date 07/14/1999	Update Date 12/08/2008	Received Date 01/11/1999	
Well Name NORDVIK, DON					Well Depth 129 ft.	Depth Completed 129 ft.	Date Well Completed 11/03/1998				
Township Range Dir Section Subsections Elevation 32 25 W 29 ADAABA Elevation Method 7.5 minute topographic map (+/- 5 feet)					Drilling Method Non-specified Rotary					Drilling Fluid Bentonite	Well Hydrofractured? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No From Ft. to Ft.
Well Address 8024 147TH AV NW RAMSEY MN 55303					Use Industrial					Casing Type Steel (black or low carbon) Joint Threaded Drive Shoe? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No No. Above/Below ft.	
Geological Material SAND & GRAVEL CLAY & GRAVEL SAND & GRAVEL CLAY & GRAVEL SANDROCK					Color BROWN GRAY GRAY BROWN WHITE	Hardness SOFT SOFT SOFT SOFT SOFT	From 0 17 23 50 110	To 17 23 50 110 129	Casing Diameter Weight Hole Diameter 4 in. to 120 ft. 11 lbs./ft. 8.5 in. to 30 ft.		
Open Hole from ft. to ft.					Screen YES Make JOHNSON Type stainless steel						
Diameter 2					Slot/Gauze 7	Length 8	Set Between 120 ft. and 129 ft.				
Static Water Level 18 ft. from Land surface Date Measured 11/03/1998					PUMPING LEVEL (below land surface) ft. after 1 hrs. pumping 40 g.p.m.						
Well Head Completion Pitless adapter manufacturer MONITOR Model 8PL41UC1 <input type="checkbox"/> Casing Protection <input checked="" type="checkbox"/> 12 in. above grade <input type="checkbox"/> At-grade (Environmental Wells and Borings ONLY)											


NO REMARKS		Grouting Information Well Grouted? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Located by: Minnesota Geological Survey Method: Digitization (Screen) - Map (1:24,000)		Grout Material: Cuttings from 30 to 120 ft. Grout Material: High solids bentonite from to 30 ft.	
Unique Number Verification: Address verification Input Date: 08/19/2008		Nearest Known Source of Contamination 50 feet W direction Septic tank/drain field_type	
System: UTM - NAD83, Zone 15, Meters X: 463008 Y: 5009409		Well disinfected upon completion? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
		Pump <input type="checkbox"/> Not installed Date installed 11/05/1998 Manufacturer's name FLINT & WALLING Model number 4F10G05305 HP 0.5 Volts 230 Length of drop pipe 40 ft. Capacity 10 g.p.m. Type Submersible Material	
		Abandoned Wells Does property have any not in use and not sealed well(s)? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
		Variance Was a variance granted from the MDH for this well? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
First Bedrock Franconia Aquifer Franconia		Well Contractor Certification Mark Well Co. 02658 THOMPSON S. License Business Name Lic. Or Reg. No. Name of Driller	
Last Strat. Franconia Depth to Bedrock 110 ft.			
<b>County Well Index Online Report</b>		<b>615612</b>	
		Printed 8/15/2012 HE-01205-07	

**Quote**  
**Bid Opening**  
 City Project #12-23  
 SAP 199-107-009  
 Nordvick Demolition

Tuesday, September 11, 2012  
 1:00 PM

<u>Contractor</u>	<u>Bid</u>	<u>Alternate</u>	<u>Total</u>	<u>Bond</u>	<u>Addm</u>
SATEX & SONS	\$23,500 <sup>00</sup>	N/A	\$23,500	N/A	✓
RESMETAR	\$39,450 <sup>00</sup>	N/A	\$39,450	N/A	
DRYDEN & SONS	\$47,995 <sup>00</sup>	N/A	\$47,995	N/A	✓

Opened 

Attest 

**Dryden Excavating, Inc  
6700 Viking Blvd NW  
Anoka, MN 55303  
Phone 763-753-7784  
Fax 763-753-3247**

**Date: 9/11/2012**

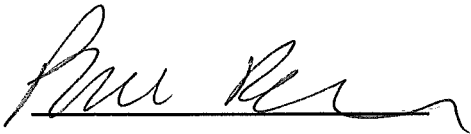
**To: City of Ramsey Engineering Dept**

**Project: 8020 147<sup>th</sup> Ave NW – Ramsey MN**

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**Improvements, Demo and Removal-----\$47,995.00**

**\*\*As per request dated 8/23/2012 including Add #1 dated 9/10/2012\*\***



**Randy Dryden**

**Dryden Excavating, Inc**



# Sauter & Sons, Inc.

*Excavating & Grading*

6651 141st Ave. NW, Ramsey, MN 55303 • Phone (763) 421-7919 FAX (763) 421-0797

September 11, 2012

City of Ramsey

## **BID PROPOSAL**

**RE: 8020 147<sup>th</sup> Ave NW Ramsey MN**

Bid Includes:

1. Removal of 2 Existing Structures
2. Remove all Existing Concrete, curb/gutter, sidewalk, bollards & pavement
3. Remove shipping dock including the retaining wall & platform
4. Remove fencing on south side of property, accessory structure & debris
5. Remove all known underground water pipes. electrical wire, gas lines & irrigation pipes. Schedule Gas & electric disconnects & removal of infrastructure to the property line
6. Remove all air condition units
7. Remove existing septic tank & drain field
8. Abandon 2 wells
9. Grade site to allow proper drainage
10. Seed site with seed mix recommended by landscaper & place straw mulch
11. Attain required permits including demotion permit & NPDES

Bid does not Include:

1. Winter Conditions
2. Soil Testing or Correction
3. Hazardous Waste Removal
4. Asbestos Testing or Removal

**TOTAL BID**

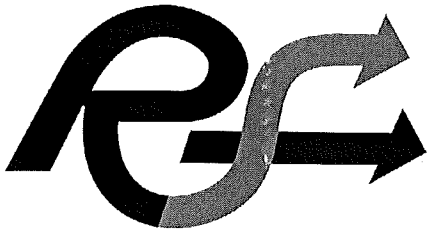
\$ 23,500<sup>00</sup>\*

Bid is valid for 30 days. If you should have any questions concerning this bid, I can be reached at the above number.

Sincerely,

Thomas Sauter  
President

Addendum # 1 has  
been acknowledged.



**Reshetar Systems, Inc.**  
 730 Bunker Lake Boulevard Northwest  
 Anoka, MN 55303  
 763.421.1152 Fax 763.421.1153

**PROPOSAL**

DATE: 11-Sep-12

PROPOSAL NUMBER: 12-5463

TO: CITY OF RAMSEY (Public Works)  
 ATTN: Mary Jo Warner

PROJECT: DEMO 8020 147TH AVE

PLAN DATE: NA  
 ADDENDA: 1

Labor and equipment to remove buildings as per bid documents.  
 Labor and equipment to remove parking lot and misc. per bid documents.  
 Utilities will be removed by Energy providers and may take up to 10 business days.  
 Bid includes capping of wells but if Department of Health requires the wells to be Perforation of one or both this would be done on a T&M basis according to the states specs

Note Any correction of contaminated soil or removal of hazardous materials would be at additional cost

TOTAL \$ 39,450.00

*Josh Holmstrom*

This proposal may be withdrawn if not accepted within 14 days.

Josh Holmstrom

Direct (763) 286-8625

All materials to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado, theft, and other necessary insurance. Our workers are fully covered by Worker's Comp. Insurance.

**ACCEPTANCE OF PROPOSAL**

The work described above is approved and payments are to be received within thirty days of invoice.

\_\_\_\_\_ Date of acceptance

\_\_\_\_\_  
Signed

\_\_\_\_\_  
Signed

# ADDENDUM 1

For site demolition at 8020 147<sup>th</sup> Ave NW Ramsey, MN.

The purpose of this addendum is to clarify and/or revise the request for quotes dated August 23, 2012 for the above referenced project.

The following items have been revised/clarified:

1. Contractor shall seed the site with a seed mix as recommended by the landscaper and place straw mulch (dormant seeding)

Clarification: Contractor shall determine appropriate seed mix necessary to establish turf in the disturbed areas, the City will not dictate a specific seed mix. Contractor is not required to import topsoil.

2. Upon awarding the said project, the property owner (City of Ramsey) reserves the right to remove fixtures and equipment from the subject property, including buildings, for up to twenty days (October 16, 2012).

Clarification: The City only intends to remove one garage door, including the opener and motor (north side of east building). The City also has an agreement with a third party allowing them an opportunity to remove fixtures or other equipment. The Contractor shall prepare his quote under the assumption that no additional items will be removed or salvaged from said property. If the scope changes, it will be necessary for the City to negotiate with the contractor.

END OF ADDENDUM 1

---

Name \_\_\_\_\_ Date \_\_\_\_\_





Determan Environmental Services

1241 72nd Avenue NE  
Minneapolis, MN 55432-3510  
Phone # 763-502-9750

# Invoice

*Oil Tank  
Pumping*

*Mife McDevell  
Witnessed the Emergent  
PB 1/3/2013*

Date	Invoice #
11/27/2012	1058

Bill To
SAUTER & SONS 6651 141ST AVE NW Ramsey, MN 55303

Job site: street address		P.O. No.	Terms	Job
Banker Lake & Armstrong			Net 30	1058
Description	Quantity	Rate		Amount
Vac out flam trap and dispose of at Determans				
Water - per gallon	275		1.00	275.00
Hourly labor rate	3.5		105.00	367.50
<b>Total</b>				\$642.50
<b>Payments/Credits</b>				\$0.00
<b>Balance Due</b>				\$642.50

RECEIVED  
DEC 11 2012

Please send payment to 1241 72nd Ave NE

Councilmember XXXX introduced the following resolution and moved for its adoption:

**RESOLUTION #13-02-040**

**RESOLUTION APPROVING PARTIAL PAYMENT TO SAUTER & SONS, INC  
NORDVICK PROPERTY DEMOLITION, 8020 147 AVE NW**

**WHEREAS**, on September 11, 2012 the Ramsey City Council accepted a scope of work and authorized the solicitation of proposals; and

**WHEREAS**, Sauter & Sons, INC. is the lowest responsible bidder and was awarded a contract for services on October 15, 2013, at a price of \$23,500; and

**WHEREAS**, as of February 8, 2013, Sauter & Sons, INC has not established turf on project site as agreed in the original contract; and

**WHEREAS**, City Management Analyst recommends partial payment of the original contract in the amount of \$21,150; and

**WHEREAS**, as of February 5, 2013, Sauter & Sons, INC submitted a change order number one (1) in the amount of \$2,400 for the removal of an oil-water separator tank; and

**WHEREAS**, City Management Analyst recommends full payment of change order number one (1) in the amount of \$2,400; and

**NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF  
RAMSEY, ANOKA COUNTY, STATE OF MINNESOTA, as follows:**

- 1) That the City Council hereby authorizes partial payment to Sauter & Sons, INC. for the Nordvick Property Demolition; 8020 147<sup>th</sup> Avenue Northwest, Ramsey, MN 55303 in the amount of \$23,550.
- 2) That the City Council hereby accepts the project and authorizes the Mayor or City Administrator to sign the release form for this payment.
- 3) That the City of Ramsey Finance Department will be provided a signed copy of this resolution.

The motion for the adoption of the foregoing resolution was duly seconded by Councilmember XXXX and upon vote being taken thereon, the following voted in favor thereof:

and the following voted against the same:

and the following abstained:

and the following were absent:

Whereupon said resolution was declared duly passed and adopted by the Ramsey City Council this the 28<sup>th</sup> day of February, 2013.

---

Mayor Sarah Strommen

**ATTEST:**

---

City Clerk

# Pay Estimate Summary Sheet

February 8, 2013

Economic Development Authority  
 City of Ramsey  
 7550 Sunwood Drive  
 Ramsey, MN 55303

RE: Nordvick Demolition Project  
 Contractor: Sauter & Sons  
 Contract Amount: \$23,500  
 Award Date: May 8, 2012

The following work has been completed on the above-referenced project by Sauter & Sons

## Schedule "A"

ITEM NO.	ITEM DESCRIPTION	ESTIMATED QUANTITY	CONTRACT UNIT PRICE	CONTRACT AMOUNT	USED TO DATE	EXTENSION
1	REMOVE BUILDINGS, SITE CLEAN UP	1	\$23,500.00	\$ 23,500.00	1	\$ 23,500.00
<b>Total Bid Schedule "A"</b>				<b>\$ 23,500.00</b>		<b>\$ 23,500.00</b>

## Change Order No. 1

ITEM NO.	ITEM DESCRIPTION	ESTIMATED QUANTITY	CONTRACT UNIT PRICE	CONTRACT AMOUNT	USED TO DATE	EXTENSION
1	REMOVE OIL SEPERATION TANK	1	\$2,400.00	\$ 2,400.00	1	\$ 2,400.00
<b>Total Change Order No. 1</b>				<b>\$ 2,400.00</b>		<b>\$ 2,400.00</b>

### SUMMARY OF WORK COMPLETED TO DATE

Bid Schedule "A"	<b>\$ 23,500.00</b>	<b>\$ 23,500.00</b>
Change Order No. 1	<b>\$ 2,400.00</b>	<b>\$ 2,400.00</b>
<b>TOTAL</b>	<b>\$ 25,900.00</b>	<b>\$ 25,900.00</b>

### RECOMMENDED PAYMENT

Bid Schedule "A"	<b>\$ 23,500.00</b>
LESS 10% RETAINAGE: (varify established turf in the Spring of 2013)	<b>\$ (2,350.00)</b>
Change Order No. 1	<b>\$ 2,400.00</b>
<b>PAYMENT:</b>	<b>\$ 23,550.00</b>

### APPROVALS:

#### CONTRACTOR: SAUTER & SONS

Certification by Contractor: I certify that all items and amounts are correct for the work completed to date.

Signed: \_\_\_\_\_

Title: \_\_\_\_\_ Date \_\_\_\_\_

#### OWNER: CITY OF RAMSEY

Certification by City of Ramsey: We recommend payment for work and quantities as shown.

Signed: \_\_\_\_\_

Title: \_\_\_\_\_ Date \_\_\_\_\_

## Economic Development Authority (EDA)

4. 2.

**Meeting Date:** 02/14/2013

Submitted For: Patrick Brama

By: Patrick Brama, Administrative Services

---

Title:

2013 Annual EDA Business Expo

Background:

Annually, the Ramsey EDA sponsors a Business Expo. The purpose of this event is to promote Ramsey's businesses (typically retail and service industries) to the community. Normally, this event draws 300-500 participants and 45-50 business exhibitors. Planning for this event has begun.

**Purpose of Case:** update EDA on coordination efforts and to take EDA direction on how to market this event.

Observations:

Below is a status update on a number of items related to this event:

- Venue: Fountains of Ramsey, Secured (\$350)
- Event Flyer: Created, see attached
- Marketing:
  - Mailers, 9,000qty (2-3 weeks before event)
    - Color, Full Page (\$2,750)
    - Color, Half Page (\$2,300)
    - Black/White, Half Page (\$1,900)
  - Mobile Sign Boards, Five (\$750)
  - Ramsey Elementary, Color Full Page, 1,800qty, (\$350)
  - PACT Charter, Color Full Page, 1,800qty, (\$350)
  - Ramsey Resident, Facebook, Dynamic Display (free)
- Exhibitor Registration Form: Created, see attached
  - Staff will be contacting past participating exhibitors
  - Staff will be personally contacting new businesses

Budget for this event is \$3,500. Considering items above (half page color mailers), expenditures will be \$4,100. Staff estimates revenues will be \$1,350. The difference between estimated costs and revenues would be \$2,750 (\$3,500 budgeted). Therefore, the EDA would have an estimated \$750 of budget remaining.

### **ALTERNATIVES:**

Besides marketing options (below), this case is an update item. Therefore, Staff is only looking for general input/direction from the EDA. No specific direction is needed (besides below).

Marketing Options: Mailer, Qty 9,000

1. Card Stock, Black/White, Half Page Mailer, \$1,900
  - + Cheapest option, best on budget
  - Least effective
2. Card Stock, Color, Half Page Mailer, \$2,300
  - + Cost effective route, fair on budget while delivering a high quality product
  - more expensive than option 1
3. Glossy Paper, Color, Full Page Mailer, \$2,750
  - + Potentially the most effective marketing route
  - most expensive, value created from upgrading from a half page is minimal

(the amount of information needed to convey to attendees does not require a full page)

Funding Source:

EDA Miscellaneous Operating Expenses, 9230.6249, \$3,500 balance

Staff Recommendation:

- A. Provide Staff with general input regarding the 2013 Business Expo planning efforts.
- B. Provide Staff with direction on what marketing mailer option to utilize. Staff recommends option #2, half page, color, card stock. This is a cost effective option that will accomplish our goals and deliver a high quality product.

EDA Action:

- A. Provide Staff with general input regarding the 2013 Business Expo planning efforts.
- B. Provide Staff with direction on what marketing mailer option to utilize.

---

Attachments

Business Expo Registration (09 to 12)

Event Flyer

Registration Form

2012 Event Information

---

Form Review

**Inbox**  
Kurt Ulrich

Form Started By: Patrick Brama

**Reviewed By**  
Kurt Ulrich

Final Approval Date: 02/08/2013

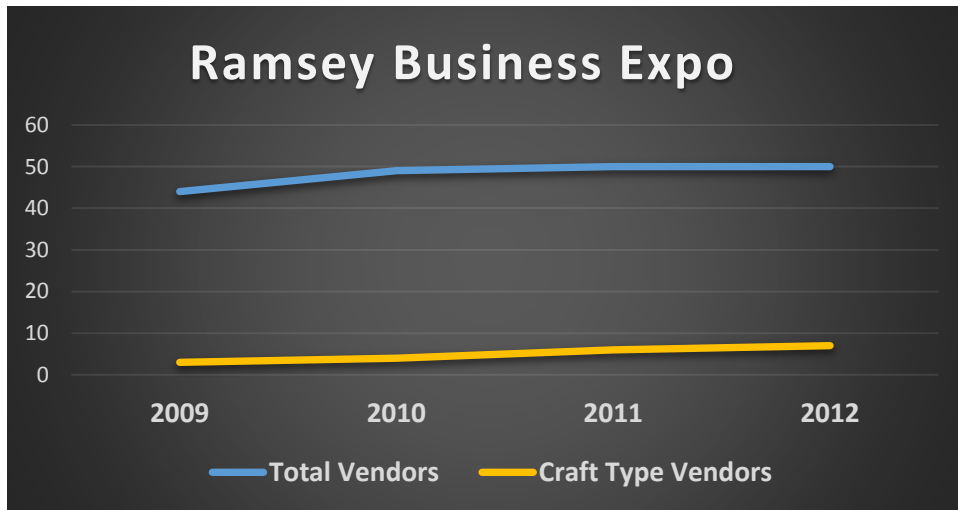
**Date**  
02/08/2013 02:47 PM  
Started On: 01/24/2013

# Business Expo Registrations: 2009 - 2012

2012	2011	2010	2009
Performance Plus Garage Door	1. Greater Midwest Realty	Oakwood Insurance	Accent Precision Wood Products
Mary Kay Cosmetics	2. Herbalife Independent Distributor	Matasovsky Insurance and Financial	Ace Solid Waste
Air Comfort Htg & A/C	3. J L Custom Builders, LLC	Village Bank	Anytime Fitness
Weikel & Boyd Law Firm, PLLC (Next to RR)	4. Tastefully Simple	Tastefully Simple	Avon
Pampered Chef	5. Scentsy	S & D Garage Door and Remodeling	Back Into Life Chiropractic
Your Computer Hero	6. Village Bank	Norwex Environmental Products	Bertolas and Pekula, Certified Public Acc.
Bolton & Menk	7. Weikel & Boyd Law Firm, PLLC	Ramsey Eye Clinic	Big Brothers Big Sisters
Health & Healing Family Chiro.	8. Health & Healing Family Chiropractic	Ramsey Foundation	Blaze Liquors
Scentsy	9. Acapulco Mexican Restaurante	Jimmy Johns	Bolton & Menk
RM Golf Carts, Inc.	10. PSD, LLC	Nothern's One Hour Heating and Air Conditioning	Cellular Experts
Delicious Designs Bakeware	11. The COR	lia sophia Jewelry	CJ and Associates
Wells Catering	12. Dave's Custom Digging	Performance Plus Garage Door LLC	Coborn's
Ramsey Business Links	13. Parkplace Studio	Rum River Chiropractic	Culligan Water
Oakwood Insurance	14. Accent Precision Wood Products	JL Custom Builders LLC	Grand Design Marketplace
Ramsey Raceway	15. Oakwood Insurance Agency, Inc.	Accent Precision Wood Products	Enlyten
Hollyhock Cottage Embroidery	16. Purpose Driven Restoration	Bennett Cooper Floors	Fantastic Sams
Anderson Irrigation	17. Happy Days Committee	The Links at Northfork	Genworth Financial Agency
Metro Dental Childrens Denistry	18. Mary Kay Cosmetics	Tina Kolby Photography	Greater Midwest Realty / Prime Mtg
Tastefully Simple	19. KDB Photography	CJ & Associates	Int. Assoc. of Administrative Prof.
Acapulco	20. Performance Plus Garage Door, LLC	Reliv International	Jimmy John's
Silpada Designs	21. Bolton & Menk, Inc.	Cabinetry Concepts	LaFrance Exteriors
Comfort Suites	22. Coborn's Ramsey	Weikel Law Firm	Lia Sophia Jewelry
Dave's Custom Digging	23. Rum River Chiropractic	Butterfly Worldwide	MacLennan Computer Solutions
Gold Canyon Candles	24. Lia Sophia Jewelry	Healing Therapeutic Services	Marked by Imagination
Thru His Eyes Photo, LLC	25. Healing Therapeutic Services, LLC	MacLennan Computer Solutions	Matasovsky Insurance and Financial Coun.
Gassman Fitness	26. Danner Cabinet Shop/Luxury Bath	Domino's Pizza	Northern's One Hour Heating and AC
Thirty-One Gifts	27. Wells Catering	KinderCare	Northside Sports
Matasky Insurance Broker	28. Premier Commercial Properties	Biz to Biz Network - Ramsey Chapter	Oakwood Insurance Agency
Aflac	29. Verison Wireless	B & B Carpet One	Pathway to Health - Massage and Body Work
Schillmann Realty Inc.	30. Bertolas & Pekula, LLC	Metro North Chamber of Commerce	Performance Plus Garage Door
Trotbrook Financial	31. Northern's One Hour	Twin Cities Dog Guard	Ramsey Eye Clinic
Premier Designs, Inc.	32. Financial One Credit Union	Cellular Experts	Reliv
Ramsey Rotary (Next to W&B)	33. Culligan of Anoka	Youth First Marketing	Rum River Chiropractic
The COR	34. Lena's Tailoring	Marked by Imagination	S & D Garage Door and Remodeling
Purpose Driven Restortion, LLC	35. Realty Executives	Ace Solid Waste	Signs by RSG
Fantastic Sams	36. Wildlife Research Center, Inc.	Culligan Water	Tastefully Simple
Parkplace Studio Photography	37. Landmark Community Bank	TJ Associates Printing	The Bank of Elk River

2012	2011	2010	2009
Matt's Plumbing Solutions	38. Spear's Landscape Inc.	itworks!	Tina Kolby Photography
Healing Therapeutic Services, LLC	39. Business Links	Acapulco Restaurante	Trilogy Homes
One Hour Heating & Air Conditioning	40. Farm Bureau Financial Services	Diamond Auto, Inc	Trott Brook Financial
Anoka County License Center	41. Metro North Chamber of Commerce	CTI Towing	Twin Cities Dog Guard
Lindsay's Lawncare, Inc.	42. Dove Chocolate Discoveries	Cushing Enterprises	Village Bank
Ultimate Exteriors of MN	43. Anoka County License Center	The Ricebox	Wells Catering / Fountains of Ramsey
Desired Health Chiropractic	44. Gassman Fitness	Barnett Family Dental	Youth First Marketing
Armstrong Ranch Kennels/Game Fair	45. Jeff Brooks Agency	Luxury Bath	
Solid Ground Homes & Remodeling	46. MacLennan Computer Solutions, Inc	Coborn's Ramsey	
Midwest Wheels of Thunder	47. Nordick Seamless Gutters	Greater Midwest Realty	
Happy Days	48. Pampered Chef	Allegiance, Inc	
Northstar Commuter Rail	49. Ramsey Foundation	Green Valley Greenhouse	

Year	Total Vendors	Craft Type Vendors
2009	44	3
2010	49	4
2011	50	6
2012	50	7



City of Ramsey Economic Development Authority (EDA) proudly presents

2013  RAMSEY

# BUSINESS EXPO

Saturday, May 4, 2013 • 9:00 am to 2:00 pm  
Fountains of Ramsey • 7533 Sunwood Drive NW, Ramsey

**F**amily friendly fun! Get out of the house and join us for the annual Ramsey Business Expo. This free event is sure to have something for everyone to walk away with. This is your chance to meet with 50 local businesses and learn about the services and products they offer. Businesses include restaurants, professional services industry, retail, medical and much more!

## HIGHLIGHTS

- FREE Give-Aways & Exciting Contests
- FREE Product Samples (featuring many popular restaurants!)
- INFORMATION, COUPONS & DEALS offered by local businesses

## INFORMATION

City of Ramsey website: [www.cityoframsey.com](http://www.cityoframsey.com), click 'community events'  
Patrick Brama, 763-433-9903, [pbrama@ci.ramsey.mn.us](mailto:pbrama@ci.ramsey.mn.us)

HIS EVENT, CLASS, ACTIVITY OR MATTER IS NOT SPONSORED OR ENDORSED BY ANOKA-HENNEPIN SCHOOL DISTRICT #11 AND IS NOT PRINTED AT DISTRICT EXPENSE.

# DIRECTIONS

Armstrong Boulevard

Sapphire Street

**BUSINESS EXPO**

The Fountains of Ramsey  
7533 Sunwood Dr NW

Sunwood Drive NW

Rhinestone Street

Veterans Drive

Highway 10

Ramsey Boulevard





# 2013 BUSINESS EXPO



## REGISTRATION FORM

**Saturday, May 4, 2013 • 9:00 a.m. - 2:00 p.m. • Fountains of Ramsey Event Center, 7533 Sunwood Drive NW**

### BACKGROUND

The Ramsey EDA is proud to announce that it will be sponsoring the 2013 Ramsey Business EXPO. This event is an opportunity for residents and visitors to learn about products and services offered by participating businesses. It is also an opportunity for business-to-business networking. Admission to the event is FREE! The EXPO will focus on Ramsey area retail, service, restaurant, and other industries. 300-600 patrons are expected to attend this event.

### DETAILS

- Cost: Ramsey businesses \$30.00, all others \$45.00. Electricity is an additional \$5 charge.
- To reserve your spot, please complete the reservation form, enclose your registration fee and return it no later than Wednesday, April 24, 2013.
- Space is limited and is available on a first-come-basis. Preference will be given to non-merchant/craft type vendors. Merchant vendors will be placed on a waiting list; and will be notified if their application was accepted by Tuesday, April 23, 2013. Examples include, Mary Kay, Jewelry Vendors, 31 Gifts, Scensty, Pampered Chef, etc.
- Exhibitors (businesses) will be provided a 3 ft. by 6 ft. table and two chairs for their 8 ft. X 10 ft. display area.
- Exhibitors are encouraged to bring their own display items, table coverings, give-away items, etc.
- If your display and/or activity includes liquids, or anything else that could stain or otherwise damage the carpet, please bring a floor covering of some sort to place underneath your exhibit area.
- Set-up of booths will be allowed on May 3 from 5:00 to 8:00 p.m. and May 4 from 7:00 to 9:00 a.m.

### REGISTRATION FORM

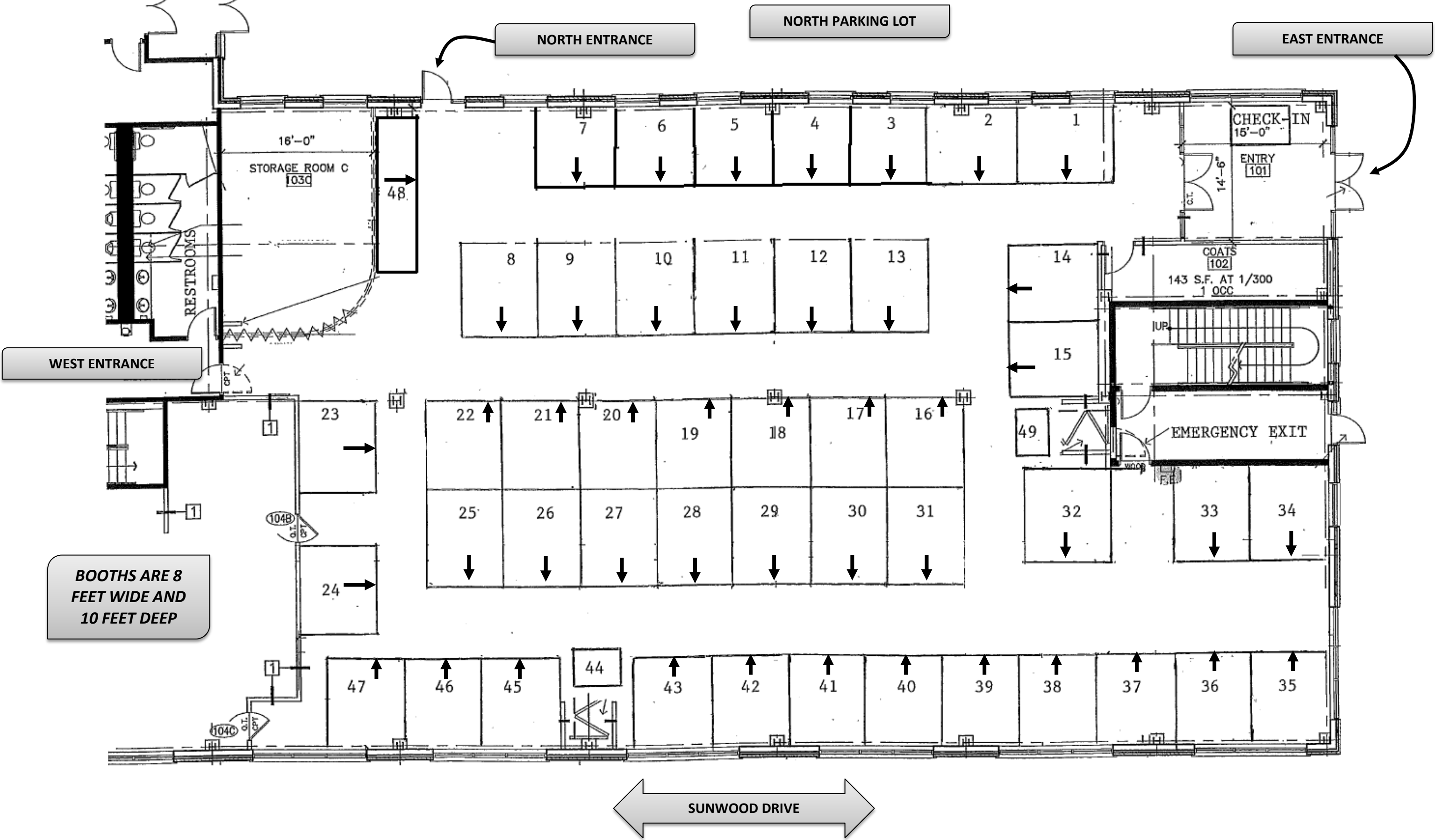
Business/Organization Name	
Business/Organization Address	
Contact Name	
Contact Email	Contact Phone
Amount Enclosed	Electricity (\$5 charge)? YES or NO
Are you a Ramsey business (physically located in Ramsey)? YES or NO	
Are you a merchant or craft type vendor (typically, they sell items directly to customers at expos)? YES or NO [NOTE: preference will be given to non-merchant/craft vendors, see details above]	
Special needs or requests	

### RETURN ADDRESS, QUESTIONS AND COMMENTS

Patrick Brama  
7550 Sunwood Drive NW  
Ramsey, MN 55303

pbrama@ci.ramsey.mn.us  
763-433-9903

# 2012 RAMSEY BUSINESS EXPO: SITE MAP



# 2012 RAMSEY BUSINESS EXPO: VENDOR INFORMATION

*BOOTHS ARE 8 FEET WIDE AND 10 FEET DEEP*

BOOTH	BUSINESS	ELEC.	TABLE	CHAIRS
1	Performance Plus Garage Door	Yes	Yes	2
5	Mary Kay Cosmetics	Yes	Yes	2
3	Air Comfort Htg & A/C	Yes	Yes	2
42	Weikel & Boyd Law Firm, PLLC	Yes	Yes	2
13	Pampered Chef	No	Yes	2
2	Your Computer Hero	Yes	Yes	2
14	Bolton & Menk	Yes	Yes	2
4	Health & Healing Family Chiro.	yes	Yes	2
6	Scentsy	yes	Yes	2
12	RM Golf Carts, Inc.	No	No	0
11	Delicious Designs Bakeware	No	Yes	2
23	Wells Catering	Yes	Yes	2
31	Ramsey Business Links	No	Yes	2
46	Oakwood Insurance	Yes	Yes	2
37	Ramsey Raceway	Yes	Yes	2
11	Hollyhock Cottage Embroidery	No	Yes	2
36	Anderson Irrigation	Yes	Yes	2
10	Metro Dental Childrens Denistry	No	Yes	2
9	Tastefully Simple	No	Yes	2
43	Acapulco	No	Yes	2
45	Silpada Designs	Yes	Yes	1
8	Comfort Suites	No	Yes	2
19	Dave's Custom Digging	No	Yes	2
17	Gold Canyon Candles	No	Yes	2
38	Thru His Eyes Photo, LLC	Yes	Yes	2
39	Gassman Fitness	Yes	Yes	1
25	Thirty-One Gifts	No	Yes	2
34	Matasky Insurance Broker	No	Yes	2
15	Aflac	Yes	Yes	2
28	Schillmann Realty Inc.	No	Yes	2
40	Trottbrook Financial	Yes	Yes	2
22	Premier Designs, Inc.	No	Yes	2
41	Ramsey Rotary	Yes	Yes	2
7	The COR	Yes	Yes	2
33	Purpose Driven Restortion, LLC	Yes	No	0
29	Fantastic Sams	No	Yes	2
27	Parkplace Studio Photography	No	No	0
26	Matt's Plumbing Solutions	No	Yes	2
21	Healing Therapeutic Services, LLC	No	Yes	2
30	One Hour Heating & Air Conditioning	No	Yes	0
24	Anoka County License Center	Yes	Yes	2
47	Lindsay's Lawncare, Inc.	No	Yes	2
20	Ultimate Exteriors of MN	No	No	0
18	Desired Health Chiropractic	No	Yes	0
32	Armstrong Ranch Kennels/Game Fair	Yes	Yes	2
48	Solid Ground Homes & Remodeling	Yes	No	0
35	Midwest Wheels of Thunder	Yes	Yes	2
44	Happy Days	No	Yes	2
49	NorthStar	Yes	Yes	2

**Economic Development Authority (EDA)**

**4.3.**

**Meeting Date:** 02/14/2013

Submitted For: Patrick Brama

By: Patrick Brama, Administrative Services

---

Title:

Business Retention Program, Review of 2012 Report

Background:

As part of the EDA 2012 workplan, implementing a business retention and expansion program was identified as a priority.

**Purpose of Case:** present the 2012 Ramsey Business Retention and Expansion Program Executive Report to the EDA.

Observations:

See attached executive report for details. Also attached is the Ramsey Business Retention and Expansion Program master list; which outlines which businesses have been visited in 2012 and which businesses will be visited in 2013.

As a result of this process, moving forward, Staff plans to take the following action steps:

1. Send a unified branded response to all visited businesses.

NOTE: all businesses have been individually contacted since their original business visit; and we have responded to all individual inquiries. However, after receiving EDA and Council input, Staff proposes summarizing responses and sending a letter with a signature from the EDA Chair and Mayor to each participating business. Said letter will attempt to address unified concerns businesses made during business visits.

2. Update survey to include minimum questions from a statewide business retention and expansion program (details will be provided in meeting). Also, include a question specifically asking what is Ramsey doing right.

Funding Source:

Regular job duties of City Staff.

Staff Recommendation:

Provide staff with:

1. General comments
2. Suggestions for improvement
3. Recommendations to carry forward to the City Council
4. Direct Staff on when to begin "phase two" of the Business Retention and Expansion Program visits

EDA Action:

Provide staff with:

1. General comments
2. Suggestions for improvement
3. Recommendations to carry forward to the City Council
4. Direct Staff on when to begin "phase two" of the Business Retention and Expansion Program visits

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Attachments

Invite Letter

Survey

Master List (Public)

2012 Business Retention and Expansion Report

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Form Review

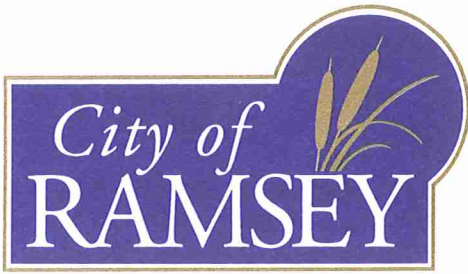
**Inbox**  
Kurt Ulrich

Form Started By: Patrick Brama

**Reviewed By**  
Kurt Ulrich

Final Approval Date: 02/08/2013

**Date**  
02/08/2013 02:47 PM  
Started On: 02/06/2013



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7550 Sunwood Drive NW • Ramsey, Minnesota 55303  
City Hall: 763-427-1410 • Fax: 763-427-5543  
[www.cityoframsey.com](http://www.cityoframsey.com)

October 1, 2012

Mr. John Dowe  
Dowe Enterprises, INC.  
1234 56<sup>th</sup> Street North  
Ramsey, MN 55303

Mr. Dowe:

The City of Ramsey would like to set up a time to visit to your business.

As you may know, the City of Ramsey periodically visits local business. The purpose of these meetings is to 'catch up' and see how your business is doing, develop and maintain a line of communication and to see if you have any concerns or questions regarding the City of Ramsey.

Typically, we set up meetings on the second and fourth Thursday of each month. Meetings last between 30 minutes and one hour. Meetings are open ended, depending on what you would like to cover. Additionally, we have a few questions we would like to ask regarding your business.

In the coming days I will be contacting you to set up a time. If you have any questions or comments in the meantime I would be glad to help.

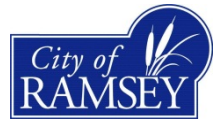
Best regards,

Patrick J. Brama  
Management Analyst, City of Ramsey

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OFFICE: (763) 433-9903 CELL: (763) 412-7609  
ADDRESS: 7550 Sunwood Drive NW, Ramsey, MN 55303

# 2012 BUSINESS SURVEY



## **HISTORY/BACKGROUND/PRODUCTS/SERVICES**

[Origination, ownership structure, products/services, etc.]

## **NUMBER OF EMPLOYEES**

[F.T.E., changes/trends]

## **SALES**

[Past year/projected, changes/trends]

## **FACILITY**

[size, own/lease]

## **MARKETS**

[Where do you serve and where to you buy from]

## **OUTLOOK**

[Where do you see you company heading in the coming years, short and long term]

## **COMPETITIVE ADVANTAGES & CHALLENGES**

## **WHY RAMSEY**

[Why is your business located in Ramsey—strengths]

## **RAMSEY WEAKNESSES**

[What can we do better to serve our business community?]

## **FOLLOW UP**

[Questions, requests or concerns about the City in relation to your business]

Date	Status	Name	Company	Address	City	Phone	Contact Position	Email
<b>Completed Visits</b>								
1/10/2013	Done		Life Fitness					
11/15/2012	Done		Anderson Dahlen					
10/1/2012	Done		RJM and General Paper					
11/21/2012	Done		Ace Solid Waste					
11/15/2012	Done		Panther Precision Manufacturing					
11/29/2012	Done		Bolton & Menk, INC.					
11/19/2012	Done		Command Tooling Systems					
11/15/2012	Done		Allina Medical Clinic					
11/26/2012	Done		GMI, INC					
11/15/2012	Done		Class C Components					
12/13/2012	Done		Heritage Millwork					
11/21/2012	Done		B&F Fastener					
1/10/2013	Done		Arrow Components Corp					
11/1/2012	Done		Minnesota Tool and Die Works					
11/1/2012	Done		American Print & Digital					
11/21/2012	Done		Matrix Tool & Design INC					
11/27/2012	Done		Comfort Suites of Ramsey					
11/7/2012	Done		Summit Aerospace Supply, Inc.					
11/7/2012	Done		RV World					
1/10/2013	Done		Lake Region RV					
1/15/2013	Done		Depot Star					
1/9/2013	Done		Superior Striping					
1/2/2013	Done		EDM/MMI Precision Manufacturing					
1/11/2013	Done		Diamond Graphics					

Date	Status	Name	Company	Address	City	Phone	Contact Position	Email
<b>2013 Visit List</b>								
		Priority for 2013	Minnesota Waterjet, INC.					
		Priority for 2013	Rotary Systems INC					
		Priority for 2013	LANO Equipment INC					
		Priority for 2013	NAU Country Insurance					
		Priority for 2013	Vision Ease Lens					
		Priority for 2013	Digital Tool and Automation					
		Priority for 2013	InTech Industries					
		Priority for 2013	Waltek INC.					
		Priority for 2013	Zero Zone					
		Priority for 2013	Altron Manufacturing					
		Priority for 2013	MultiSource Manufacturing					
		1x Vmail	Green Valley Greenhouse					
		1x Vmail	Airgas North Central					
		1x Vmail	North Country Concrete					
		1x Vmail	Wendell's					
		1x Vmail	Accent Home & Kitchen Center					
		1x Vmail	Culligan					
		1x Vmail	Production Design Products					
		1x Vmail	Fab Tech Plastics and Metal, LLC					
		1x Vmail	Soderholm & Associates INC					
		1x Vmail	Commercial Asphalt Co.					

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No Contact Yet

Pleasure Land RV  
Shorewood RV  
Quality RV  
Lily Pad Ceramics  
Continental Signs  
Carbon Products  
Dedicated Networks INC  
A&R Manufacturing LLC  
Dynamic Engineering Inc.  
Automated EDM Inc.  
Integrity Tools & Engineering  
Precise Metalcraft  
Die Concepts  
Global Glove  
Twin Cities Win Nelson Company  
Up front Media  
Wheels of Thunder  
Connexus Energy  
Molin Concrete Products Company (HOLD)



## **BUSINESS RETENTION & EXPANSION PROGRAM**

### *2012 EXECUTIVE REPORT*

*Prepared for:*  
Ramsey Economic Development Authority (EDA)  
January 21, 2013

## **INTRODUCTION**

The Ramsey Economic Development Authority (EDA) is responsible for directing business retention, expansion and recruitment efforts in the City of Ramsey. In 2012, the EDA identified business retention as a priority for the City of Ramsey, and subsequently directed Staff to develop and implement a business retention and expansion program.

The purpose of this report is to **(1)** outline the 2012 Ramsey business retention and expansion program structure **(2)** present and review program results and findings.

In summary, the 2012 Ramsey business retention and expansion program was very successful. A number of strong relationships were established (or repaired), various business concerns were addressed and a number of prospect expansion leads were identified.

## **PROGRAM STRUCTURE**

### ***Why does the City have a retention and expansion program?***

Businesses pay a large portion of local property taxes, provide full time permanent jobs (with benefits), create wealth, support local nonprofit organizations and raise the standard of living for Ramsey residents. Therefore, businesses play a crucial role in the success of the City of Ramsey. A properly executed business retention and expansion program is a critical component of retaining and expanding businesses located in Ramsey.

Outcomes of a successful businesses retention and expansion program include: establishing strong relationships, developing an open line of communication, expressing appreciation and most importantly creating trust. A business that trusts and respects the City of Ramsey is significantly more likely to remain located (or consider expansion) in Ramsey than a business that does not have trust or respect for the City.

### ***What is a business retention and expansion program?***

A business retention and expansion program is a systematic method of developing and maintaining relationships with businesses located in the City of Ramsey. Once every two years, the City of Ramsey visits with representatives of local businesses; known as a business visit. Typically, visits included 1-2 Staff members and 1-3 business representatives. Business representatives are provided with an opportunity to express concerns or questions they have regarding the City, Staff conducts an informal interview (see Appendix A), both parties review newsworthy items and most visits end with a tour of a businesses' operations.

Commonly, business visits result in:

- An improved relationship between the City and a particular business
- A list of inquiries and suggestions a business may have regarding the City
- The City attaining valuable business data
- Identification of prospect expansion leads

## RESULTS & FINDINGS

### *What businesses were included in the 2012 business retention and expansion program?*

Up until 2012, the City of Ramsey had not implemented a regular systematic business retention and expansion program. Therefore, a number of businesses visited, were either being contacted for the first time or have not been visited for a number of years. Staff identified 55 target businesses to launch this program. Businesses were selected based on location, size and industry.

From October 2012 to January 2013, Staff conducted 24 business visits; see below. The remaining 31 businesses will be targeted for the next round of business visits (2013).

2012 BUSINESS VISITS CONDUCTED		
DATE	COMPANY	CONTACT
10/1/2012	RJM and General Paper	Jim Lundeen
11/1/2012	Minnesota Tool and Die Works	Keith Sherer
11/1/2012	American Print & Digital	Jason Farrell
11/7/2012	Summit Aerospace Supply, Inc.	Michelle Koch
11/7/2012	RV World	Darren Mann
11/15/2012	Anderson Dahlen	Tom Knoll
11/15/2012	Panther Precision Manufacturing	Tom Olson
11/15/2012	Allina Medical Clinic	Becky Forsell
11/15/2012	Class C Components	Bruce Gorecki
11/19/2012	Command Tooling Systems	Julie Pawlowski
11/21/2012	Ace Solid Waste	Mike Berkopec
11/21/2012	B&F Fastener	Loren O'Brien
11/21/2012	Matrix Tool & Design INC	Dennis Young
11/26/2012	GMI, INC	Richard Powell
11/27/2012	Comfort Suites of Ramsey	Scott Davy
11/29/2012	Bolton & Menk, INC.	Kevin Bittner
12/13/2012	Heritage Millwork	Pat Menth
1/2/2013	MMI Precision Manufacturing	Shawn Martin
1/9/2013	Superior Striping	Tom Frederick
1/10/2013	Life Fitness	Frank Nogle
1/10/2013	Arrow Components Corp	Larry DeForrest
1/10/2013	Lake Region RV	Dale Borstad
1/11/2013	Diamond Graphics	Don Patterson
1/15/2013	Depot Star	Mark Korin

### *What are the results?*

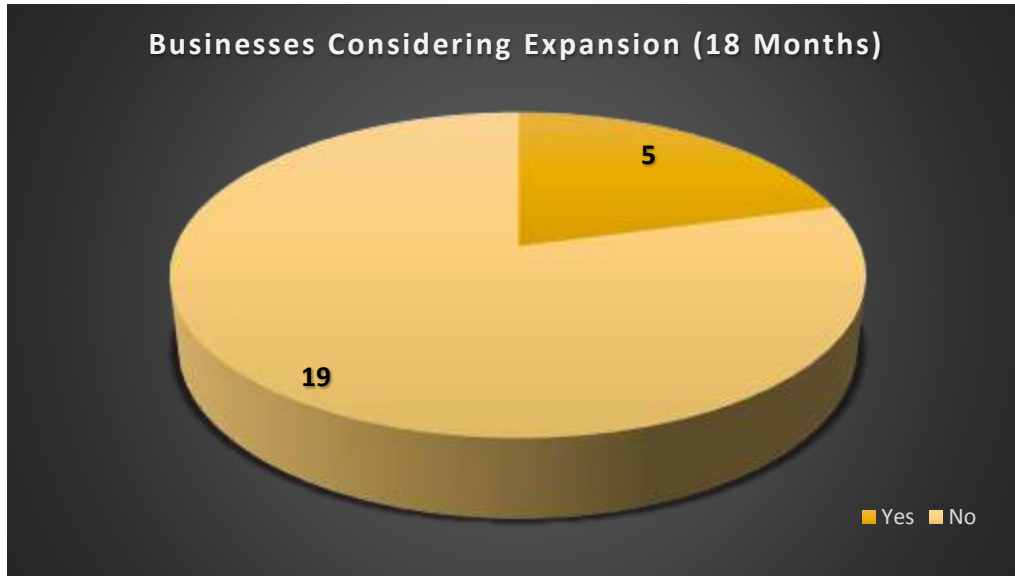
A number findings and leads resulted from the 2012 business retention and expansion program. Please note information has been presented in aggregate. A number of businesses have asked to remain anonymous; therefore specific information from specific businesses remains confidential. Additionally, not all 24 businesses answered every question proposed by Staff. Therefore, sample sizes are different for each findings category. Findings categories are listed below:

#### *Findings: Categories*

1. Considering expansion
2. Number of employees
3. Facility
  - Size
  - Ownership
4. Sales
5. Outlook
6. Ramsey
  - When did you locate
  - Where did you relocate from
  - Why locate in Ramsey
7. Markets served
8. Ramsey weaknesses, suggestions for improvement

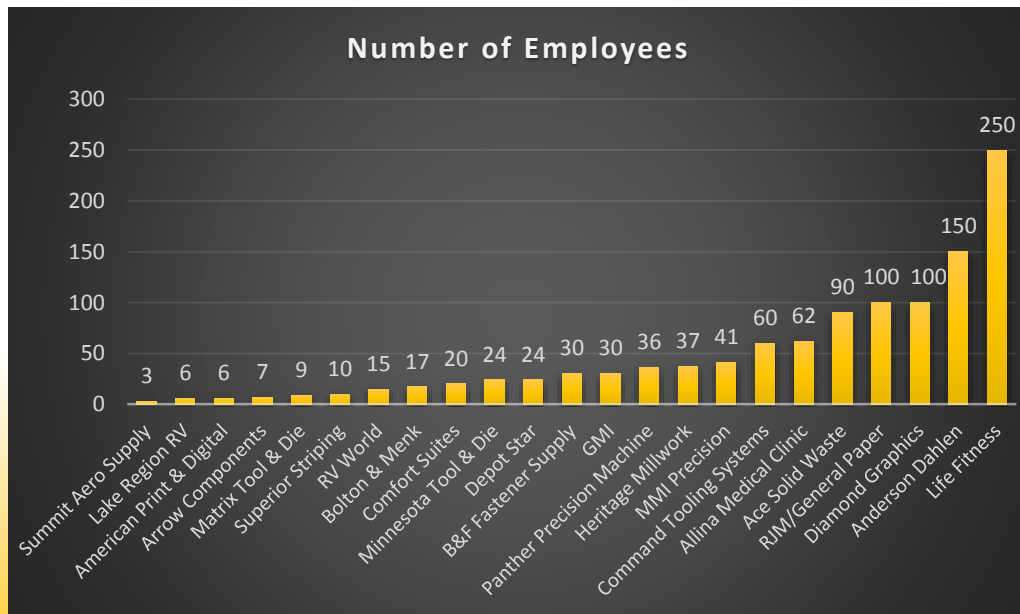
## 1. BUSINESSES CONSIDERING EXPANSION

Businesses that have expressed interested in expanding in the next 18 months are identified below. Staff is working with prospect businesses today. As updates are available, they will be provided through the EDA.



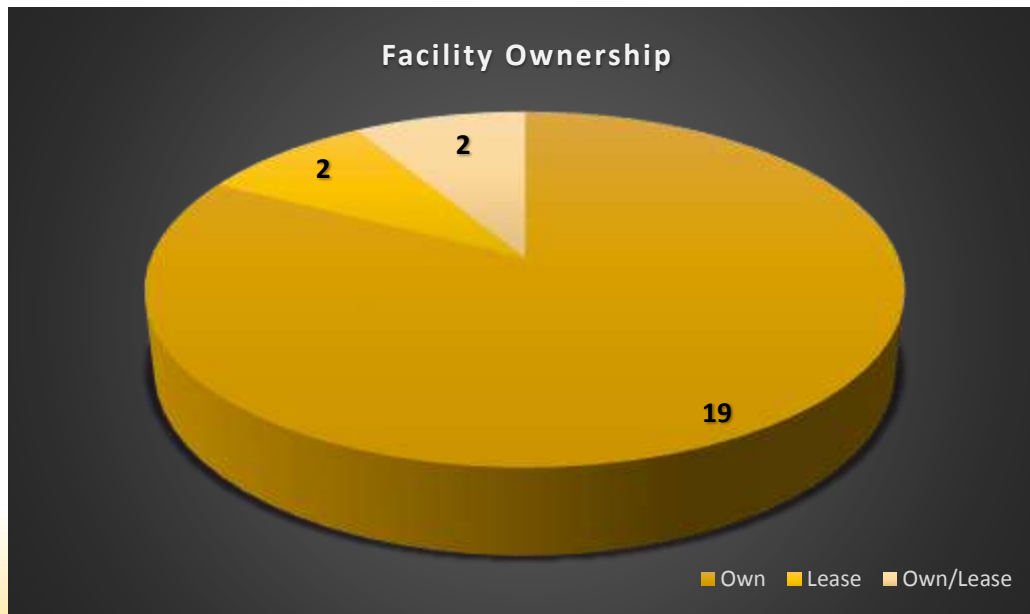
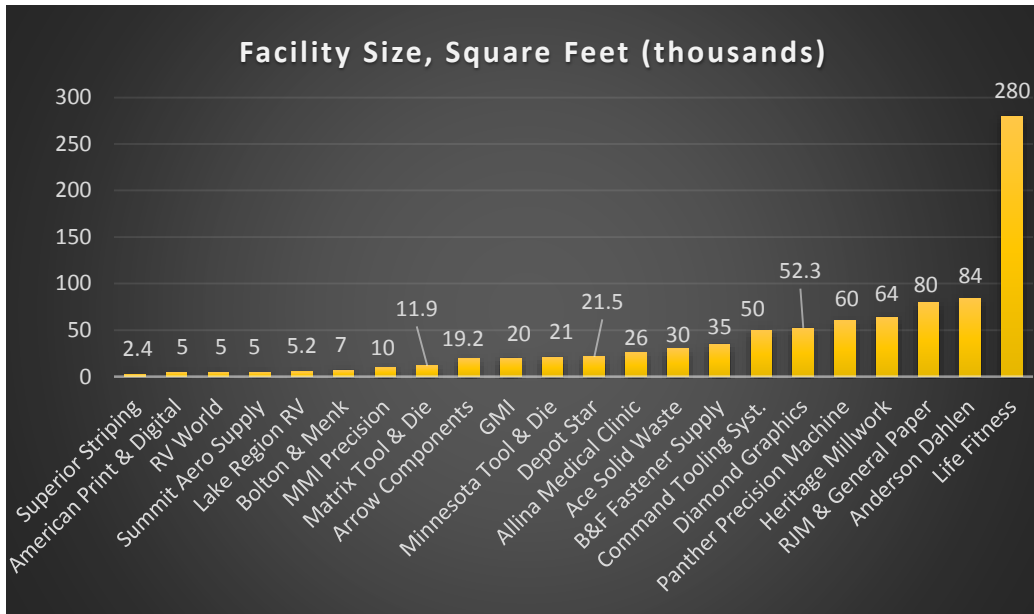
## 2. NUMBER OF EMPLOYEES

Each business was asked how many people they employ. Without drilling down into detail, below are the results (full time). NOTE: a number of employers expressed they have seasonal employees. In aggregate, businesses employ about 150 seasonal employees.



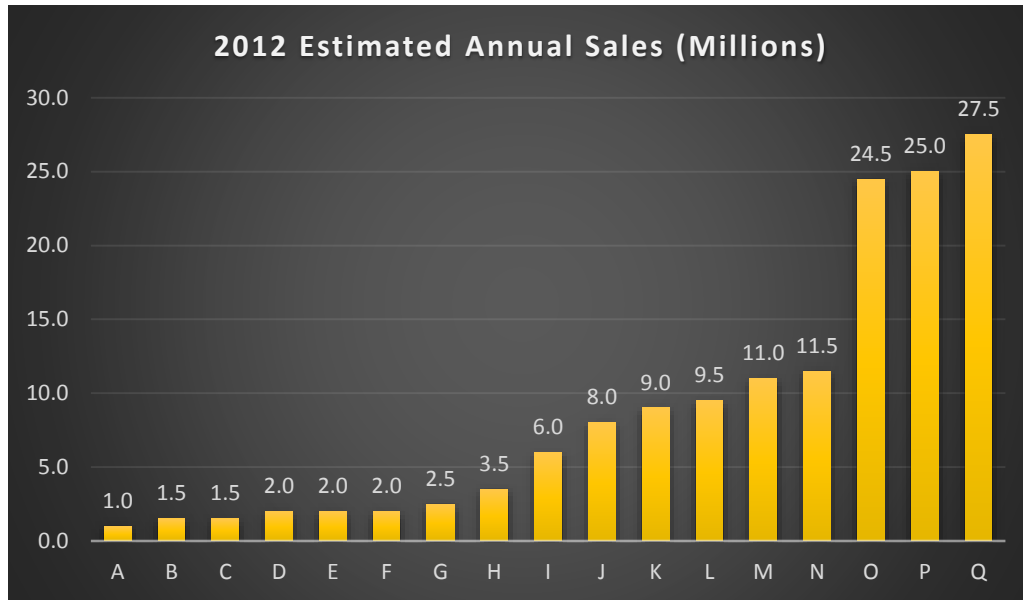
### 3. FACILITY SIZE & OWNERSHIP

Businesses reported the size of their facility (square feet); and whether they owned or leased their facility.



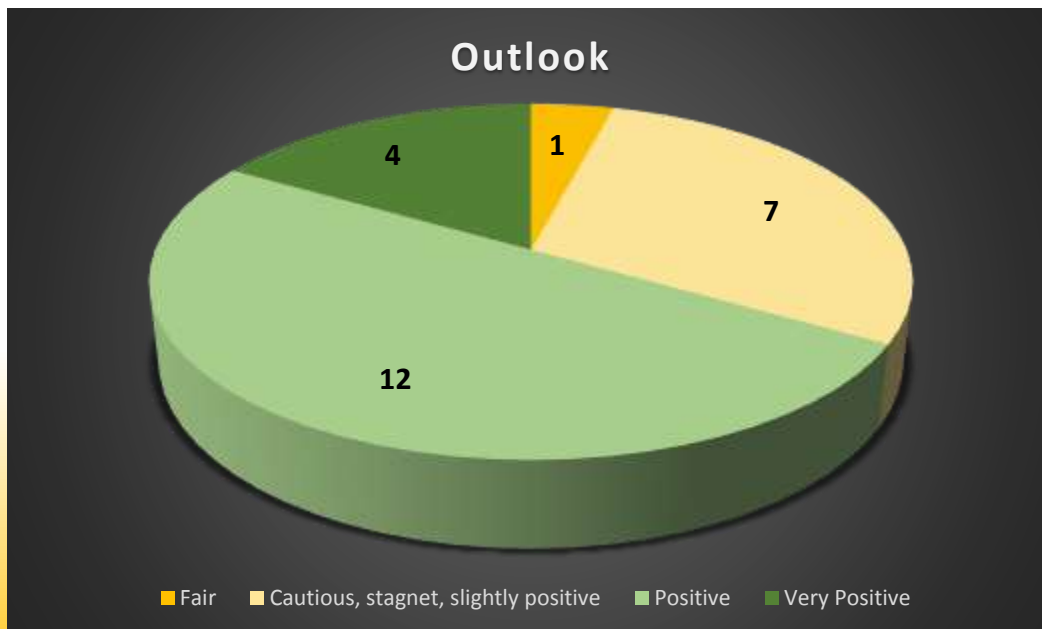
#### 4. ESTIMATED ANNUAL SALES, 2012 GROSS

Businesses reported their 2012 annual gross sales. Listed below are the results. NOTE: this information is confidential to many businesses. Therefore, some businesses did not respond and a number of businesses asked to remain anonymous.



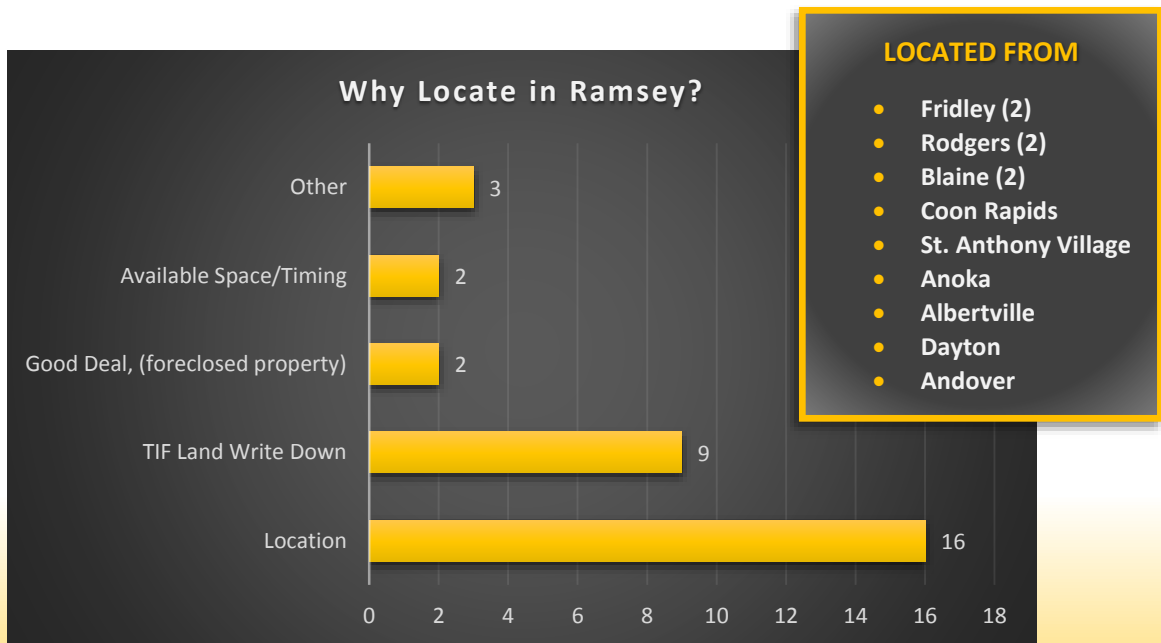
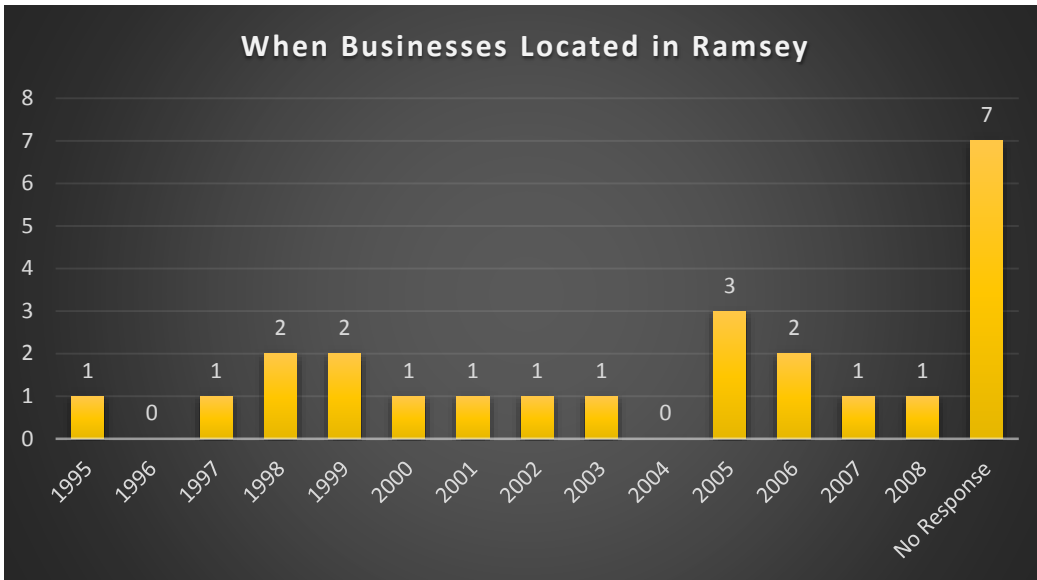
#### 5. OUTLOOK

Businesses were asked what their outlook was; meaning, how do they anticipate the next 2-3 years to go, as far as sales growth. Below are the results.



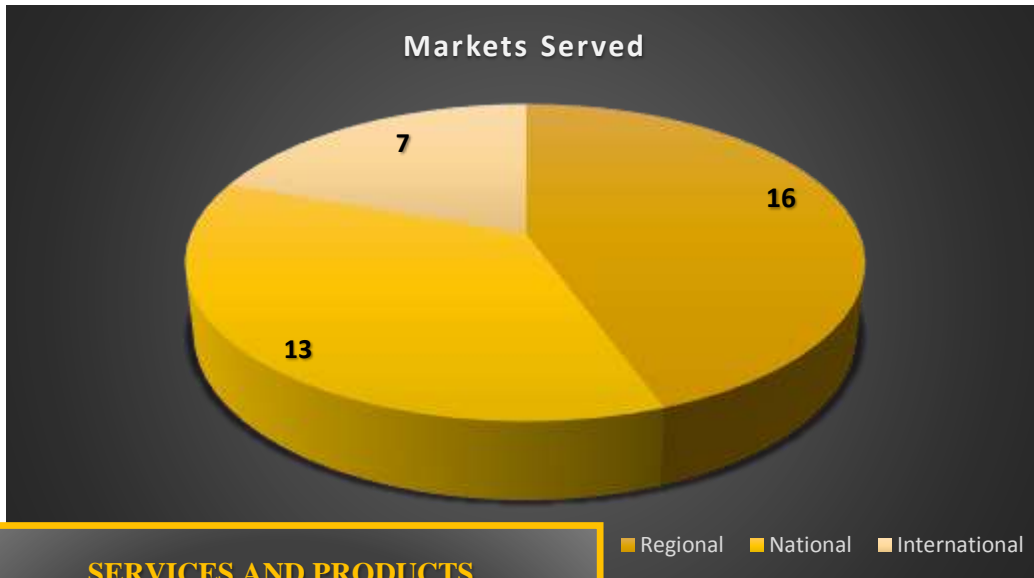
## 6. RAMSEY: WHEN, WHERE FROM, WHY?

Businesses were asked: when did they locate in Ramsey, where did they locate from and why are they located in the City of Ramsey. Results are listed below.



## 7. MARKETS SERVED

Businesses were asked what markets they served. Regional is considered Minnesota plus the eastern Dakotas, western Wisconsin and northern Iowa. National is U.S. only. International is anywhere outside the U.S. Many businesses serve more than one market (more answers than sample size). Results displayed below.

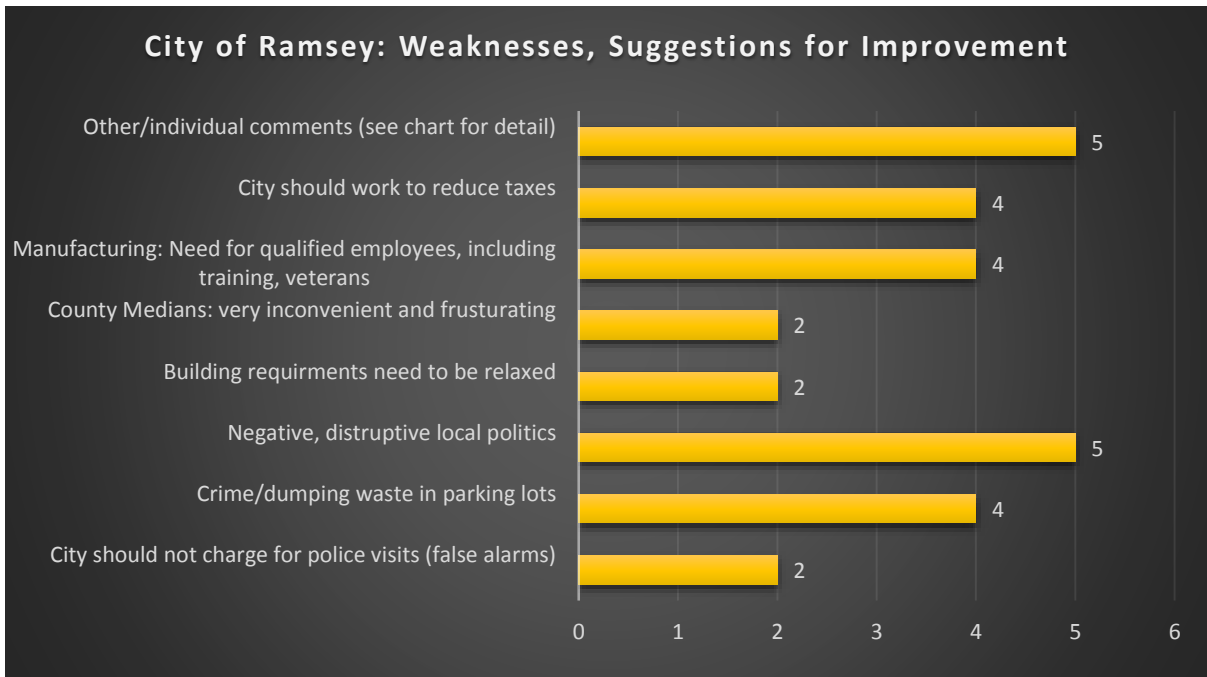


### SERVICES AND PRODUCTS

- Electrical Mechanical Solutions, Repairs and Refurbishing
- Fitness Equipment Manufacturing
- RV Dealerships (2)
- Industrial Machining (5), Tooling (5), Dies (3), Cutting (5), Custom Manufacturing
- Plastic Card Printing
- Medical Services
- Printing Services
- Fastener Supply
- Aerospace and Navel Electric Supply
- Engineering and Surveying Services
- Millwork Production
- Packaging and Paper Manufacturer
- Waste Services

## 8. RAMSEY WEAKNESSES, SUGGESTIONS FOR IMPROVEMENT

Businesses were asked, as far as the City of Ramsey goes, what are our weaknesses and what can we do to improve (from the perspective of a business). Below is a graphical display, on the next page is detailed list. NOTE: some businesses had multiple suggestions and some did not have any: therefore, sample sizes are inconsistent.



(Continued, next page)

### STAFF NOTE/SUGGESTION:

A number of Ramsey businesses are considering expansion in the coming years. At this point, the City no longer owns any parcel greater than one acre in size. The inventory of privately held available lots is very limited. Therefore, competitively responding to prospects is a challenge for Staff.

If the City wishes to retain expanding Ramsey businesses, and attract new businesses to this community, there is a need to acquire (or secure) land for economic development purposes. Until this item is addressed, the City of Ramsey will remain less competitive than surrounding Cities. Additionally, the City will eventually lose expanding businesses that no longer can fit their operations within the Ramsey.

## **RAMSEY WEAKNESSES/SUGGESTED IMPROVEMENTS:**

### ***Suggestions made by multiple businesses:***

- Periodically businesses will have false alarms, and the Ramsey Police Department will be called out. In certain situations, the City charges Businesses for said visits/false alarms. Business owners are frustrated--being they pay significant property taxes (tens of thousands). Police visits should not be charged back to a property owner. Lastly, one business owner believes the City should call the contact provided to the City for business registration and communicate there was a visit/alarm/etc. (2)
- A number of businesses are frustrated with the negative local politics in Ramsey; said issues create mistrust, second guessing of City policies and embarrassment for businesses. (5)
- Keeping the local tax levy low is a major priority to Ramsey businesses, as their industries are very competitive. Businesses hope this is a priority to the City Council. (4)
- Large County medians are a major inconvenience and frustration for employers and employees. Giving directions is difficult, access to nearby food and retail options is difficult. The City should be cognizant of boulevards' negative impacts. (2)
- A lack in supply exists for qualified employees in the City's manufacturing sector. Some companies are interested in learning how to recruit locally. Additionally, a couple businesses have indicated they are interested in hiring veterans. (4)
- Commonly, people dump waste and furniture in Ramsey Businesses' parking lots (without permission). Additionally, crime (theft) is common in parking lots; especially behind buildings. A number of businesses have requested more patrols. Issues are most common in the summer. (4)
- Businesses are interested in the use of metal materials for construction of buildings in Ramsey. One business has requested the use of a metal pitched roof. One business believes the City's tree/planting requirements are too ridged and don't account for "real world" scenarios. The City should be more flexible in calculating tree requirements. (2)

### ***Suggestions made by one business:***

- One business has successfully used the program known as "Economic Gardening" and strongly suggests the City consider offering said service to Ramsey businesses.
- The City's sign regulations are too strict in the COR. The City should allow additional signage than the code provides today.
- The City should consider improving their business expo. It is not professional enough, the traffic is too low and they should not allow merchant vendors to attend.
- The City should consider redevelopment of the old HealthQuest property as a biotech incubator.

APPENDIX A

2012 BUSINESS SURVEY



HISTORY/BACKGROUND/PRODUCTS/SERVICES  
[Origination, ownership structure, products/services, etc.]

NUMBER OF EMPLOYEES  
[F.T.E., changes/trends]

SALES  
[Past year/projected, changes/trends]

FACILITY  
[size, own/lease]

MARKETS  
[Where do you serve and where to you buy from]

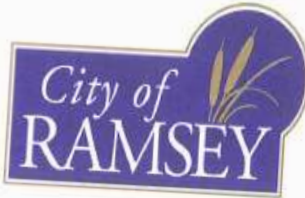
OUTLOOK  
[Where do you see you company heading in the coming years]

COMPETITIVE ADVANTAGES & CHALLENGES

WHY RAMSEY  
[Why is your business located in Ramsey—strengths]

RAMSEY WEAKNESSES  
[What can we do better to serve our business communi]

FOLLOW UP  
[Questions, requests or concerns about the City in rel]



7550 Sunwood Drive NW • Ramsey, Minnesota 55303  
City Hall: 763-427-1410 • Fax: 763-427-5543  
www.cityoframsey.com

October 1, 2012

Mr. John Dowe  
Dowe Enterprises, INC.  
1234 56<sup>th</sup> Street North  
Ramsey, MN 55303

Mr. Dowe:

The City of Ramsey would like to set up a time to visit to your business.

As you may know, the City of Ramsey periodically visits local business. The purpose of these meetings is to 'catch up' and see how your business is doing, develop and maintain a line of communication and to see if you have any concerns or questions regarding the City of Ramsey.

Typically, we set up meetings on the second and fourth Thursday of each month. Meetings last between 30 minutes and one hour. Meetings are open ended, depending on what you would like to cover. Additionally, we have a few questions we would like to ask regarding your business.

In the coming days I will be contacting you to set up a time. If you have any questions or comments in the meantime I would be glad to help.

Best regards,

Patrick J. Brama  
Management Analyst, City of Ramsey

OFFICE: (763) 433-9903 CELL: (763) 412-7609  
ADDRESS: 7550 Sunwood Drive NW, Ramsey, MN 55303

**Economic Development Authority (EDA)**

4. 4.

**Meeting Date:** 02/14/2013

**By:** Patrick Brama, Administrative Services

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**Title:**

15153 Nowthen Blvd: Review Cost Benefit Analysis

**Background:**

The EDA and City Council have expressed interest in developing the old municipal center site, 15153 Nowthen Boulevard ("Subject Property") for a data center user(s). The City is partnering with Connexus Energy to pursue this development opportunity.

As part of this effort, Staff was directed to pursue a "Shovel Ready" development certification through the State of Minnesota. Additionally, both the EDA and the City Council have requested Staff develop a cost/benefit analysis on potential development scenarios for the Subject Property.

**PURPOSE OF CASE:**

- 1) Provide EDA with an update on the Shovel Ready certification program application.
- 2) Review the attached cost/benefit analysis; and consider moving forward with marketing and positioning the Subject Property for a data center user(s).

**Observations:**

**Shovel Ready Certification Progress:**

Staff has submitted an application, including all required information to the State of Minnesota. Connexus Energy will be paying the program application fee (see attached invoice). It is expected the State of Minnesota will certify the Subject Property this spring; exact timing is to-be-determined.

**Cost/Benefit Analysis:**

The EDA and City Council have expressed interest in developing the Subject Property for a data center user. However, before committing additional resources and directing Staff to pursue a data center user(s), both the EDA and City Council have requested Staff to develop a cost/benefit analysis. The intention of the analysis is to compare a data center development to a residential development, from a financial prospective.

Three scenarios were considered by Staff:

- (1) Data Center, Single User, 250,000 square feet
- (2) Data Center, Two Users, 200,000 square feet
- (3) Residential Development, 47 single family homes

Attached to this case are sketch plans of the proposed development scenarios. Said sketch plans were used to develop input information for the referenced cost/benefit analysis. Please note, the three scenarios provided are considered "best-case-scenarios" for full build out. Every option carries risk. For example, a homebuilder may only take down ten homes a year; or, a data center development happens in phases over a number of years. Meaning, the City would not yield a full built out potential for several years.

In order to insure proposed scenarios were realistic for the market, Staff reviewed with builders (Mortenson and Kraus Anderson), real estate agents (CBRE), Greater MSP (regional economic development agency), the State of Minnesota (Department of Employment and Economic Development), the City's economic development consultant (Mike Mulrooney) and the City's planning consultant (Stantec).

With the information above in mind, Staff developed the attached cost/benefit analysis. Said analysis renders a

number of conclusions. Staff will review in detail at the EDA meeting. Below is a summary of conclusions:

(1) From an annual cash flow prospective (City of Ramsey only), data center developments scenarios result in a significantly higher general tax revenue stream than does a residential development. 1 Data Center = \$276,742, 2 Data Center = \$223,714, Residential = \$31,143.

(2) From a one time land transaction scenario perspective, a residential development scenario results in a higher return for the City. Data Centers = 0-\$500,000, Residential \$1,000,000.

(3) Considering the City's strategic plan of using revenues from the Subject Property to pay for a new fire station, Staff would conclude data center scenarios provide a stronger and more complete financial solution than does a residential development. See fire station attachment.

### **Moving Forward:**

#### *Zoning*

If the EDA and City Council decide they would like to move forward with pursuit of a data center development, the next step in this process is zoning. As it stands today, the Subject Property is located within the Public/Quasi Public Zoning District. A Comprehensive Plan and Zoning Amendment would need to be approved to allow for a data center user. Staff would ask the EDA and City Council for direction to begin this process by engaging surrounding property owners via an open house. Then, Staff will report findings from said open house; and, develop a proposed zoning and long range planning solution for consideration by the EDA and City Council.

#### *Recognized Environmental Conditions*

As a result of the Shovel Ready certification process, three "recognized environmental conditions" were identified on the Subject Property by Braun Inertec (environmental services contractor). In order to clear said "recognized environmental conditions" from the property, they would need to be tested. Meaning, additional soil borings would need to be attained and reviewed. Staff will bring back a request for proposals (RFP) for said service at the March EDA meeting. Details can be provided at the February EDA meeting.

Funding Source:

NA

Staff Recommendation:

A number of options exist as the EDA considers the development of the Subject Property:

#### (1) Move forward with pursuing a data center user(s) [STAFF RECOMMENDATION]

Considering the attached cost/benefit analysis, pursuing option 1 makes financial sense for the City, and may still fall generally within future land use plans and compatibility with surrounding land uses. Additionally, this development provides a complete solution to finance the City's new fire station. Aside from the financial aspect of this review, the only foreseeable drawback of this development is a potential negative reaction from the public relative to land use planning. The unknown variable of public feedback is part of Staff's recommendation of an open house to complete the land use analysis.

*Staff would ask for specific direction on two items:*

- (A) Zoning; move forward with open house, develop zoning proposal
- (b) Recognized Environmental Conditions; move forward with RFP (request for proposal)

#### (2) Move forward with pursuing a residential development.

Considering the attached cost/benefit analysis, pursuing option 2 makes less financial sense for the City, but does not necessarily preclude residential development from a land use perspective. A negative reaction from the public regarding residential development is unlikely. This development does not provide a complete solution to finance the City's new fire station. A residential development would add to the City's tax base, but appears would not to the level of a data center.

(3) Alternative direction.

Direct Staff to pursue a different direction.

NOTE: both options 1 and 2 hold a level of market risk that should be recognized. For example, it could take years to fully develop the Subject Property; or, potentially no developers/buyers may step forward altogether.

EDA Action:

Motion to direct Staff to move forward with marketing and positioning the Subject Property for a data center user(s).

*Specifically Including:*

(A) Zoning; move forward with open house, develop zoning proposal

(b) Recognized Environmental Conditions; move forward with RFP (request for proposal)

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Attachments

Site Location Map

REF MAP

Development Scenarios Sketch Maps

Cost Benefit Analysis

Fire Station Funding

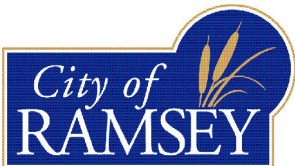
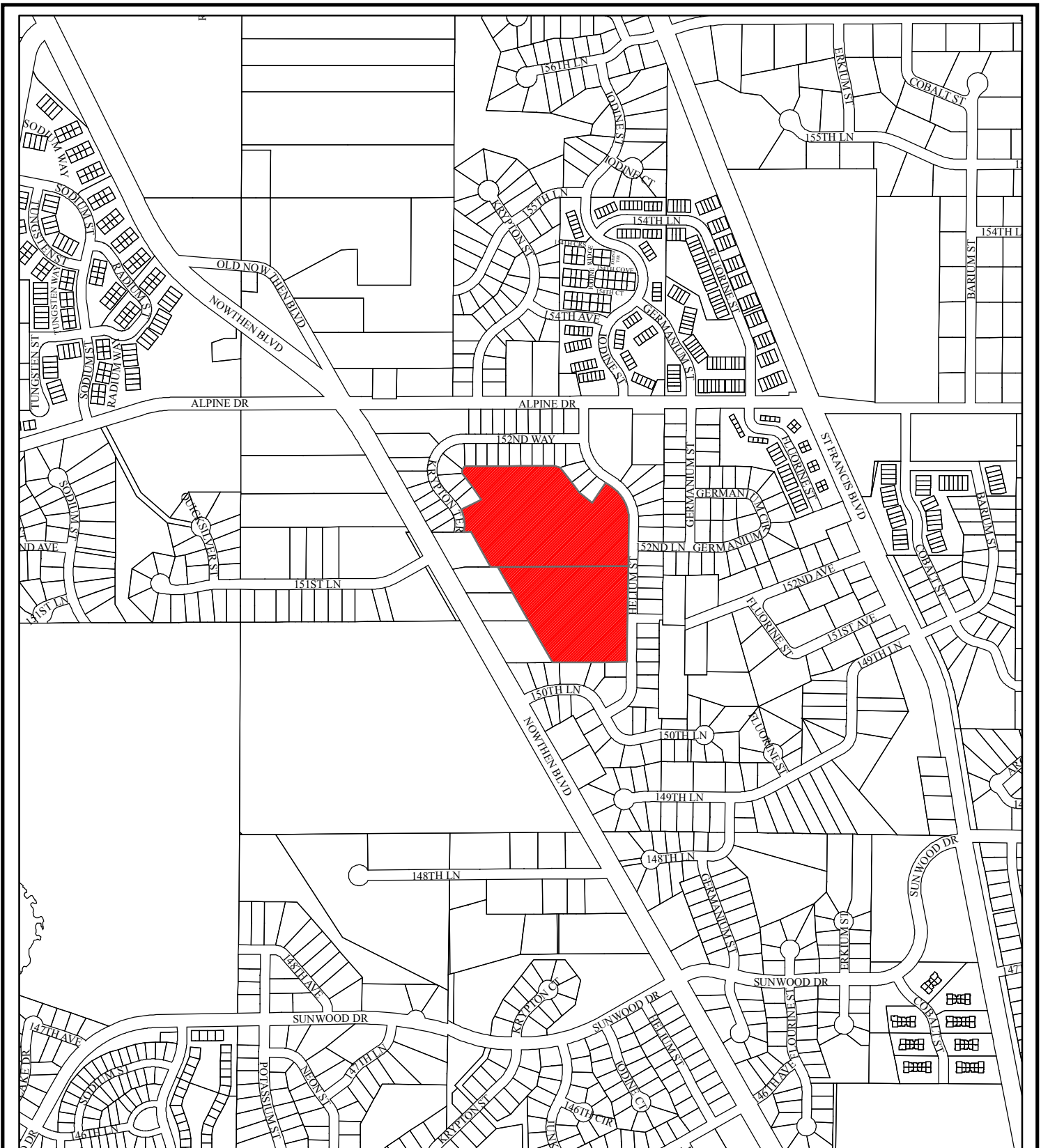
Shovel Ready Program Invoice

Site Location Map

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Form Review

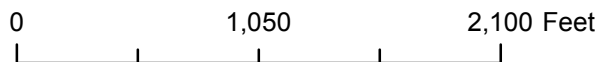
<b>Inbox</b>	<b>Reviewed By</b>	<b>Date</b>
Diana Lund	Diana Lund	02/08/2013 08:47 AM
Tim Gladhill	Tim Gladhill	02/08/2013 09:36 AM
Patrick Brama	Patrick Brama	02/08/2013 11:43 AM
Kurt Ulrich	Kurt Ulrich	02/08/2013 02:47 PM
Form Started By: Patrick Brama		Started On: 02/06/2013 04:47 PM
Final Approval Date: 02/08/2013		



15153 Nowthen Blvd. NW

**Legend**

- Site
- Parcels















## Cost/Benefit: Annual Cash Flow

	<b>Concept 1</b> <i>One Data Center User</i>		<b>Concept 2</b> <i>Two Data Center Users</i>		<b>Concept 3</b> <i>Sing. Fam. Resd. Devel.</i>	
<b>VALUATION (market value)</b>						
Data Center Building(s):						
Square Feet	\$	250,000.00	\$	200,000.00		
Valuation (per sq ft)	\$	120.00	\$	120.00	\$	30,000.00
Total Building Valuation	\$	30,000,000.00	\$	24,000,000.00	\$	153,153.00
Land:					\$	183,153.00
Northern Parcel	\$	810,300.00	\$	810,300.00	\$	(20,750.00)
Southern Parcel	\$	540,000.00	\$	540,000.00	\$	162,403.00
Total Land Valuation	\$	1,350,300.00	\$	1,350,300.00		
<b>VALUATION (market value)</b>	<b>\$</b>	<b>31,350,300.00</b>	<b>\$</b>	<b>25,350,300.00</b>	<b>\$</b>	<b>7,632,941.00</b>
<b>REVENUE (taxes/city only)</b>						
Tax Capacity Rate (commercial)						1.00%
First \$150,000		1.50%		1.50%		
Sub total	\$	2,250.00	\$	2,250.00	\$	76,329.41
After \$150,000		2.00%		2.00%		44.19%
Sub total	\$	624,006.00	\$	504,006.00		
Total Tax Capacity	\$	626,256.00	\$	506,256.00		
Tax Rate (Ramsey Only)		44.19%		44.19%		
<b>REVENUE (taxes/city only)</b>	<b>\$</b>	<b>276,742.53</b>	<b>\$</b>	<b>223,714.53</b>	<b>\$</b>	<b>33,729.97</b>
<b>EXPENSES (&gt; residential development)</b>						
Operating Expenses	\$	-	\$	-	\$	1,000.00
	\$	-	\$	-	\$	383.00
	\$	-	\$	-	\$	883.00
	\$	-	\$	-	\$	320.00
	\$	-	\$	-	\$	2,586.00
Increased Demand for Services (> residential development)						
Police	\$	-	\$	-		NA, likely higher
Fire	\$	-	\$	-		NA, likely higher
Other	\$	-	\$	-		NA, likely higher
Services Subtotal	\$	-	\$	-		NA, likely higher
<b>EXPENSES (&gt; residential development)</b>	<b>\$</b>	<b>-</b>	<b>\$</b>	<b>-</b>	<b>\$</b>	<b>2,586.00</b>
<b>NET ANNUAL CASH FLOW (City)</b>	<b>\$</b>	<b>276,742.53</b>	<b>\$</b>	<b>223,714.53</b>	<b>\$</b>	<b>31,143.97</b>

<b>NOTE: Estimate Does Not Include:</b>		
Anoka County	45.45%	45.45%
Anoka Hennipen ISD 11	26.75%	26.75%
Special Taxing Districts	4.15%	4.15%
Minnesota	53.00%	53.00%
Fiscal Disparaties (bottom of page*)	NA	NA
<b>Estimated Total Tax Revenue</b>	<b>\$1,257,447.38</b>	<b>\$936,212.44</b>

<b>NOTE: Estimate Does Not Include:</b>		
Anoka County	45.45%	45.45%
Anoka Hennipen ISD 11	26.75%	26.75%
Special Taxing Districts	4.15%	4.15%
<b>Estimated Total Tax Revenue</b>	<b>\$92,013.58</b>	

\*Important Note: Commercial & Industrial taxes are effected by a program known as "fiscal disparities." This program takes a portion of taxes collected from each property in the metro, and places them into one pot. Then, said monies are redistributed by the State based on a complex formula. Ramsey typically is a beneficiary of this program. Therefore, the revenue number listed in the above estimate can change, depending on how the fiscal disparity number comes out. However, it is very likely Rasmey would recieve the provided tax revenue number.

## Cost/Benefit: Land

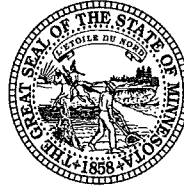
	<b>Concept 1</b> <i>One Data Center User</i>		<b>Concept 2</b> <i>Two Data Center Users</i>		<b>Concept 3</b> <i>Sing. Fam. Resd. Devel.</i>	
<b>Land Proceeds</b>						
Land Value	\$	1,350,300.00	\$	1,350,300.00	\$	1,350,300.00
Expected Sale Price	\$	-	\$	-	\$	1,000,000.00
Total Land Proceeds	\$	-	\$	-	\$	1,000,000.00
<b>Expenses</b>						
Business Subsidy, Land Write Down						
Total Value of Subsidy	\$	1,350,300.00	\$	1,350,300.00	\$	-
Annual Pay Back Capacity	\$	276,742.53	\$	223,714.53	\$	-
Pay Back Period (years)		<b>4.88</b>		<b>6.04</b>	\$	-

\*\*Given the state of the market, it would be challenging to sell this property for a residential development. If the City could, it is very likely a developer would take the land down in portions (not all at once). Lastly, it is likely the City would not get an offer at the appraised value of this property.

## Funding a Fire Station

	<i>1 Data Cener User</i>	<i>2 Data Center Users</i>	<i>Residential Development</i>
<b>Expenditures</b>	\$ 3,000,000.00	\$ 3,000,000.00	\$ 3,000,000.00
<b>Financing</b>			
Land Sale Proceeds	\$ -	\$ -	\$ 1,000,000.00
Loan/Bond			
Principal	\$ 3,000,000.00	\$ 3,000,000.00	\$ 2,000,000.00
Term	10	10	10
Interest	4.00%	4.00%	4.00%
Payments (required)	\$ 183,470.15	\$ 183,470.15	\$ 122,313.44
Payments (rev. available)	\$ 276,742.53	\$ 223,714.53	\$ 31,143.97
<b><u>Net Annual Cash Flow</u></b>	<u>\$ 932,723.76</u>	<u>\$ 402,443.76</u>	<u>\$ (911,694.74)</u>
(through 10 year payback period)			

DEED  
ATTN: FINANCIAL SERVICES  
PO BOX 75842  
ST. PAUL, MN 55175  
United States



State of Minnesota  
INVOICE

Customer No: 0000000106  
Payment Terms: Due in 30  
Due Date: 3/6/2013  
Invoice: 00000122165  
Invoice Date: 2/4/2013  
From: 2/4/2013 To 6/30/2013  
Purchase order:  
Page: 1 of 1

Bill To:  
City of Ramsey  
7550 Sunwood Drive NW  
Ramsey 55303

AMOUNT DUE: 2,950.00 USD

For billing questions, please call: 651-259-7298

Original

Line	Description	Quantity	UOM	Msg	Unit Amt	Net Amount
1	Shovel Ready - City of Ramsey From: 2/4/2013 To 6/30/2013	1.00	DO		2,950.00	2,950.00

Shovel Ready Certification Fee  
City of Ramsey - \$2950.00

FOR INTERNAL USE ONLY:  
B22CONFER, 55352, SHO

Subtotal: 2,950.00

AMOUNT DUE: 2,950.00 USD

Bill To:  
City of Ramsey  
7550 Sunwood Drive NW  
Ramsey 55303

Customer No: 0000000106  
Payment Terms: Due in 30  
Due Date: 3/6/2013

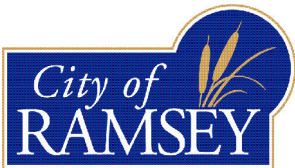
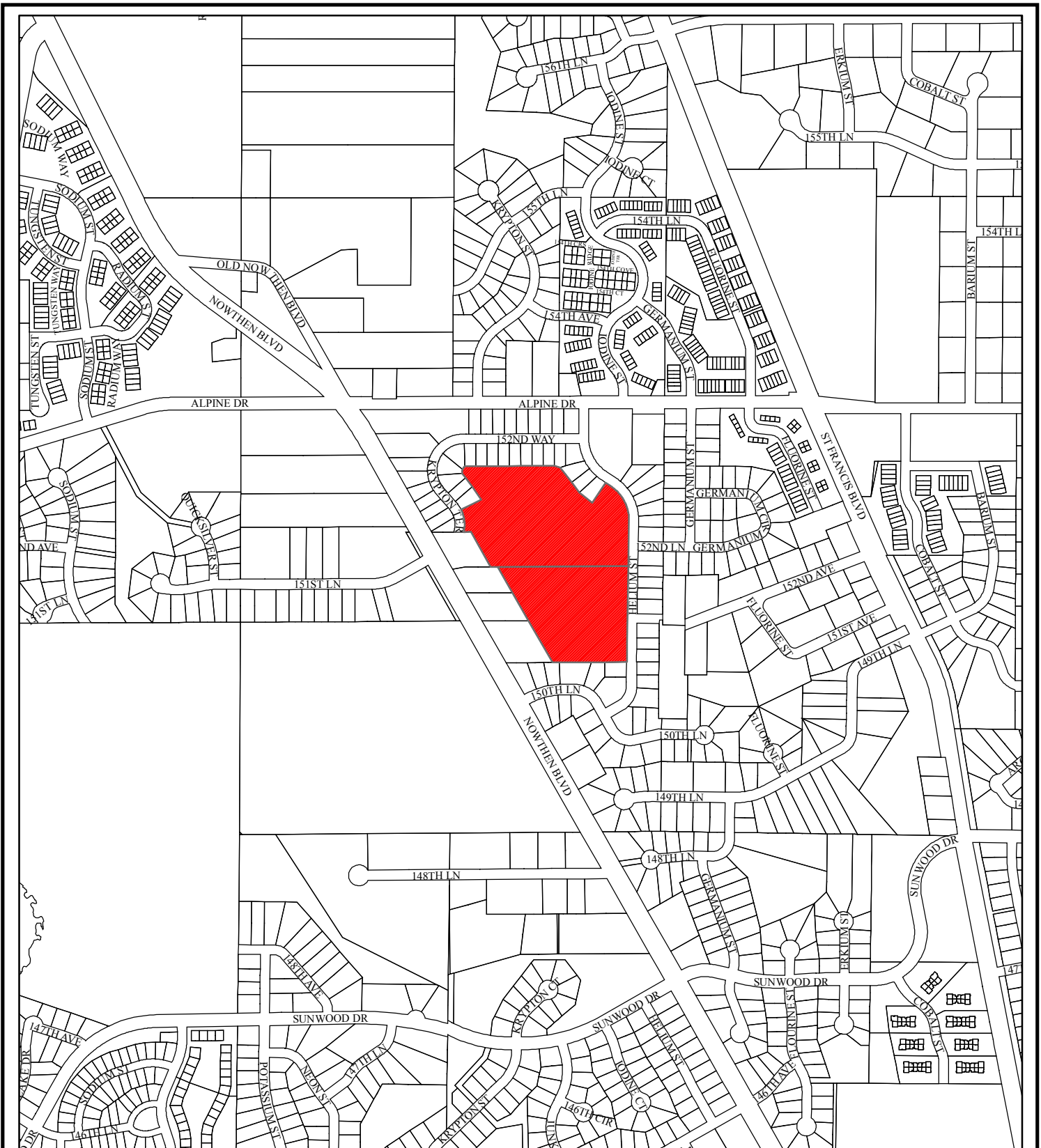
Address Change? If yes, check box.  
Write correct address on back.

Please Remit To:  
DEED  
ATTN: FINANCIAL SERVICES  
PO BOX 75842  
ST. PAUL MN 55175

AMOUNT DUE: 2,950.00 USD

Amount Remitted

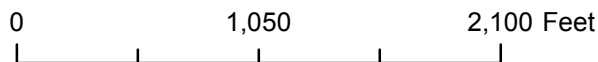
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15153 Nowthen Blvd. NW

**Legend**

- Site
- Parcels



**Economic Development Authority (EDA)**

**4. 5.**

**Meeting Date:** 02/14/2013

**By:** Tim Gladhill, Community Development

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**Title:**

FOR DISCUSSION ONLY: Receive Report from Planning Commission in Regard to Permitted Uses at the 167th Avenue Retail Node and Discuss Framework for Future Discussions

**Background:**

On January 31st, the Planning Commission reviewed two (2) potential users for the vacant retail building located at 6001 167th Avenue NW (former Supervalu building). Attached to this case is the Staff Report to the Planning Commission, as well as the DRAFT Planning Commission Minutes. Based on previous discussion with the EDA, Staff is forwarding this as an update item.

**Observations:**

The City received requests from two (2) separate users for 6001 167th Avenue NW. The City received a request from Total Defense for a retail use and indoor shooting range. Total Defense currently operates in the Rivers Bend retail node, but does not include the indoor shooting range component. Total Defense desires to relocate to 6001 167th Avenue NW. The City also received a request from Wear Ever/Triangle Recycling for a warehouse and transfer operation. The recycling user states that it currently operates in Nowthen, Minnesota and collects used clothing from satellite locations. The recycling user would transfer the recycled clothing to 6001 167th Avenue NW for baling and transport to end markets. The recycling user has offered to include a small, minor retail component; however the primary use would be warehousing and transfer. Both proposals would require some sort of zoning amendment.

While no action was taken, the Planning Commission provided feedback that it generally felt the indoor shooting range maintained a retail focus and could fit within the long-term vision of the 167th Avenue Retail Node. Exact details, such as permitted or conditional use, licensing, and building code issues will continue to be studied as the process unfolds. Furthermore, it felt that the recycling warehouse and transfer, while a potential asset for the community, generally did not fit into the long-term vision of this node as presented. In either case, both users have the opportunity to submit an application for Zoning Amendment, either as initially presented, or with modifications based on Planning Commission discussion.

With a potential Zoning Amendment moving forward, Staff would like to discuss the EDA's previous discussions as it relates to continued discussions for this retail node. The EDA had previously discussed the possibility of some sort of master planning effort for the node. Staff would like to discuss potential scope, if this process were to move forward.

**Funding Source:**

This case is being prepared as part of regular Staff duties.

**Staff Recommendation:**

Staff recommends that the current Zoning Amendment process, as well as recruitment of the Economic Development Manager, unfold before defining a scope of any master planning effort. This will allow the best opportunity for quality coordination with existing processes in motion. In addition, the City Council's Strategic Planning process may help further inform the appropriate scope in moving forward.

**EDA Action:**

For discussion only.

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Attachments

Planning Commission Report dated January 31, 2013

Planning Commission Minutes dated January 31, 2013

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Form Review

<b>Inbox</b>	<b>Reviewed By</b>	<b>Date</b>
Chris Anderson	Chris Anderson	02/07/2013 12:08 PM
Patrick Brama	Patrick Brama	02/07/2013 01:36 PM
Kurt Ulrich	Kurt Ulrich	02/07/2013 01:39 PM
Form Started By: Tim Gladhill		Started On: 02/01/2013 09:34 AM
Final Approval Date: 02/07/2013		

**Special Planning Commission**

**5. 2.**

**Meeting Date:** 01/31/2013

Submitted For: Chris Anderson

By: Tina Goodroad, Community Development

---

Information

Title:

FOR DISCUSSION ONLY: Discuss Acceptable Land Uses at 167th Avenue Commercial Node and Provide Feedback on Potential Shooting Range and Recycling Warehouse/Transfer at 6001 167th Ln NW

Background:

Over the past several years, the City has discussed various options to address permitted uses at the 167th Avenue/Saint Francis Boulevard retail node. The node currently experiences a high vacancy rate and concerns with property maintenance on some of the buildings have been expressed. The property is zoned B-1 General Business District, which is intended to provide a commercial area for goods and services for the surrounding neighborhoods and community on a smaller scale than the B-2 Business District.

The intent of this discussion is to introduce two proposed uses (preliminary discussion), both of which likely will necessitate an amendment to the Zoning Code, for the property located at 6001 167th Ave NW (former Bob's Supervalu) and the type of regulatory tools that would be necessary if either were to proceed. The proposed uses are:

1. Shooting range/fitness center with classroom space and a retail component.
2. Metal/Clothing Recycling Center/warehouse with a small retail component.

Notification:

As this case is for discussion purposes only, notification is not required. Notification will be provided in accordance with Minnesota Statute and Ramsey City Code for any Zoning Amendment. In addition, Staff has recommended some sort of public open house to meet with adjacent property owners if Staff is directed to begin an Ordinance Amendment Process. A public process will be important to identify potential concerns and has the benefit of open communication between user and neighbors, which may help answer questions or concerns early in the process.

Observations/Alternatives:

Proposal #1: Shooting range/fitness center:

Total Defense, a current local business in Ramsey, (14031 St. Francis Blvd) is proposing to relocate its current operation to the subject property. The current location has the same underlying zoning district as the proposed location. Total Defense currently operates a retail store, gunsmithing (repair) and provide self-defense training courses. Total Defense is proposing a similar operation with the addition of an indoor shooting range. The applicant has provided detailed information on their business, training courses and preliminary floor plan. The retail portion will serve as the primary space while the indoor shooting range and training areas will occupy about equal square footage.

The proposed use of retail and the professional self-defense courses are considered permitted uses in the B-1 General Business District. The proposed indoor shooting range is not listed as a permitted or conditional use within said district. When a use is not specifically identified within a zoning district, City Code states the use is considered prohibited and therefore, this proposed use would require an amendment to the zoning ordinance.

There are two general issues that would need to be addressed when considering a possible amendment. The first is whether to consider an indoor shooting range as 'indoor commercial recreation' or whether to identify it as a separate, specific use. The second is whether it should be considered a permitted or conditional use. If the uses in the B-1 Business District be amended, it will affect all properties zoned B-1, not just the property directly linked to

this request. The key nodes of the B-1 General Business District are Saint Francis Boulevard/Bunker Lake Boulevard, Saint Francis Boulevard/Alpine Drive, and Saint Francis Boulevard/167th Avenue. In reviewing a determination of permitted use or conditional use, Staff recommends that the Planning Commission determines if any concerns related to the use are physical, or exterior concerns or concerns with the actual operation of the business. If the concerns are in regards to the physical environment, and the Planning Commission desires additional review and reasonable standards, that a conditional use permit would be appropriate. If the Planning Commission has concerns with how the business is operated, or the quality of the user, then City licensing provisions may be more appropriate.

In review of the zoning ordinance, an indoor shooting range may fall under 'indoor commercial recreation', which is currently permitted in the B-2 Highway Business District and the E-1 and E-2 Employment Districts. Due to certain aspects associated with the use, such as transporting of firearms into and out of the facility, qualifications of owners/operators, etc, there may be some merit to identifying it specifically rather than grouping it in with 'indoor commercial recreation'.

Adding an indoor shooting range is a very specific use, while 'indoor commercial recreation' is a broader term that includes other uses such as bowling alleys, laser tag, indoor go-carts, indoor play fields, etc. As a permitted use, it would be allowed by right and could be added to the ordinance with standards. A conditional use (also with standards) is another option that allows additional review and opportunities to add reasonable conditions that would mitigate any potential issues or concerns. In addition, as a conditional use, the City has the ability to review and or revoke the permit if safety or other conditions are compromised. A final option is to add the use as an interim use, which is similar to a conditional use but with a limited term.

In reviewing these options, it is important to consider the issues and concerns that the City may want to mitigate through standards (either as a permitted or conditional use). During a recent Development Review Committee meeting, staff from several departments discussed this use and developed a short list of potential issues. Present at the meeting included representatives from the Fire and Police Departments. Broad categories of discussion topics include (but are not limited to):

- Safety/security
- Retail portion to protect against theft of guns
- Safety of employees- due to the gunsmithing portion of the operation, there are environmental and general air pollution concerns with the gun powder, etc.
- Safety of ammunition and gun powder stored on site (refilling purposes)
- Caliber limit for the range
- Controlled access to shooting range
- Requirement for use of gun case when leaving the premises

Additional information from the applicant regarding their security plan for both the retail and indoor shooting range would be necessary for review and development of appropriate standards/conditions.

- Noise-the applicant provided information on the installation of the shooting range bays and stated there is potential to hear a slight “popping” sound outside the building. Setting hours of operation can mitigate the effects on neighboring properties. Additional information related to decibel levels outside the building and at property lines would be beneficial in understanding potential noise nuisances for the adjoining residential properties.
- Parking- as this use is proposing three different functions (retail, training, range) it will be important to set parking standards to ensure adequate parking is provided for all uses.
- Outdoor storage- not permissible in the B-1 Business District, would want to continue prohibiting.
- Others may be developed with further input from staff and Commissioners.

There are several indoor shooting ranges in surrounding communities. Staff spoke with both staff from the cities of Robbinsdale and Blaine, where Bill’s Gun Shop has a similar store and indoor shooting range operation. The site in Robbinsdale is located in a shopping mall, but the shooting range component is with the basement/underground parking garage portion of the shopping center. The store has been in operation since the 1980’s with no CUP (currently zoned for commercial use). Robbinsdale staff stated that it’s a very well-run business and widely

embraced by the community with no known complaints. The business has a lot of control over accessing the range (no separate entry), has well trained staff and requires gun cases for all guns when leaving the store. The facility has bars on the retail portion of the business and you cannot see the range from the outside.

Blaine city staff reported that the use has been in Blaine since 1997 and is operating under a CUP in an I-1 district (industrial district) as an indoor commercial recreation use. The conditions do not really relate to the specific operation but to the site and building design. Blaine staff stated that there are no known issues or complaints.

Proposal #2: Metal/Clothing Recycling Center/warehouse with a small retail component:

Triangle Recycling has also expressed a desire to operate out of the same subject property. This is an existing business operating in the city of Nowthen. The business recycles clothing through a network of clothing collection boxes strategically placed throughout the state. Clothing is collected from the boxes by driver and truck and would be brought back to this site for baling and transport to end markets. The applicant has expressed an interest in expanding the recycling program to accept electronics, small metals, mattresses and plastics, which would be implemented as Phase II of its operation. This process may be subject to permitting by the Minnesota Pollution Control Agency (MPCA) and possibly a conditional use permit through the City. Additional information from the applicant would be needed along with review and coordination with the MPCA and Anoka County to determine if either or both may be applicable.

This proposed use most closely matches warehousing, which is an allowed use in both the E-1 and E-2 Employment Districts, but not allowed in the B-1 Business District, except as potentially accessory to a primary warehouse use. The applicant, upon understanding the current zoning, did state a small retail portion could be added, however, this would not be the primary use. For this use to be more closely related to a “thrift store” or “second hand store”, and therefore be allowed as a retail use, the retail aspect should be the primary component with the warehousing being accessory.

In order for this use to be considered as proposed, either the B-1 Business District would have to be amended to allow warehousing, either as a permitted, conditional or interim use, or the site would need to be rezoned to either E-1 or E-2 Employment District. Rezoning would also likely result in a need for a comprehensive plan amendment as the site is shown as Commercial on the Future Land Use map. The property is surrounded by other commercial and residential uses and thus, rezoning to an employment district may not be preferable. The City would need to be mindful of not violating 'spot-zoning' statutes and regulations.

In reviewing these options, it is important to consider the issues and concerns that the City may want to mitigate through standards (either as a permitted or conditional use). Again, during a recent Development Review Committee meeting, staff from several departments discussed this use and developed a short list of potential discussion topics including, but not limited to:

- The proposed warehouse use may be incompatible with surrounding uses.
- Vehicle traffic generated by trucks and customer drop offs.
- Outside storage - this is fairly common with warehousing and would not be desirable in this proximity to residential areas.
- Potential for recycling of solid waste - there are potential challenges with this type of use due to proximity to residentially zoned property and may be subject to permitting by MPCA and conditional use permit through the City.
- Drop-off - potential for items left outside when “drop-offs” occur after hours.

Staff is seeking input from the Planning Commission on these two proposed uses and options to consider for various amendments. Staff has provided these options as an attempt to approach potential users for this node under the context of short term goals and uses as well as long term goals and ultimate permitted uses. If these uses are considered unacceptable, then next steps could involve a broader strategic planning process to determine the highest and best use for this property.

Action Options and Alternatives to Consider:

*Alternative #1:* Identify which proposed use is believed to be more appropriate for this commercial node and direct Staff to proceed with developing applicable zoning amendments for consideration. This option creates an opportunity re-invigorate this commercial node by allowing a new use into the area. This also provides both Staff and the Planning Commission an opportunity to development any standards that are deemed needed to ensure the health, safety and welfare of the community prior to either use being implemented.

*Alternative #2:* Determine that neither use is appropriate for this commercial node and direct Staff not to pursue any zoning amendments. This commercial node has struggled for a number of years now and if the Planning Commission is not in favor of either these uses, it may wish to direct staff to explore a broader strategic planning exercise to determine the highest and best use(s) for this property.

**Funding Source:**

Preparation of the discussion topic is being handled as part of regular Staff duties and the Professional Services account of the Planning Division (Business Unit #191).

**Staff Recommendation:**

Provide direction to staff on proposed uses and if deemed acceptable, direction on preferred regulatory tool to permit said use. In addition, the City's Economic Development Authority (EDA) has discussed this topic on a number of occasions as recently as January, 2013. General feedback from the EDA included the following:

At their regular January meeting, the EDA discussed the commercial node located at 167<sup>th</sup>Ave and Trunk Highway 47 ("Subject Node") in relation to a number of inquiries that have recently been submitted to the City.

In summary, the EDA would like to provide the City Council with the following comments:

- The long term success of the Subject Node is a priority for the EDA. Taking a look at the Subject Node from a long-term approach is very important. The EDA is interested in any such effort supporting said notion. For example, a master planning and/or comprehensive planning effort; which would involve attaining public input from surrounding neighborhoods and from property owners located within the Subject Node.
- Rezoning and/or an overlay district (to expand the use of select properties within the Subject Node) will have an effect on the remaining properties located within the Subject Node. Specifically, the EDA does not want to diminish the value and/or hinder the success of one property located in the Subject Node for the economic gain of another. The EDA recommends the City engage all property owners and surrounding neighborhoods before approving any rezoning or zoning overlay district within the Subject Node.
- The EDA understands the history of the Subject Node and it's struggle to remain economically viable. Master Planning/Comprehensive Planning efforts take time and do not guarantee success and prosperity for the Subject Node. Getting users to occupy the Subject Node will drive increased traffic and improve ascetics; and subsequently, support the overall success of the Subject Node in the short-term. Therefore, the EDA is in support of the City considering options that would allow prospect users to occupy the Subject Node (which may require zoning code amendments, overlay district, CUP, etc.). Any short-term uses allowed in this area should not undermine the long-term vision for the area.
- When considering prospect users coming before the City (gun range, daycare center and metal/clothing recycling), the EDA has concerns regarding their compatibility. The EDA recommends the City not approve conflicting uses. For example, a daycare center and a gun range.

**Committee Action:**

Based on discussion.

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Attachments

Site Location Map

Indoor Shooting Range Proposal

Background Information on Total Defense (Indoor Shooting Range Proposer)

Warehousing/Recycling Center Proposal

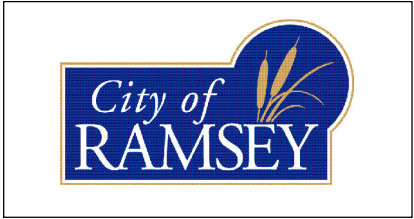
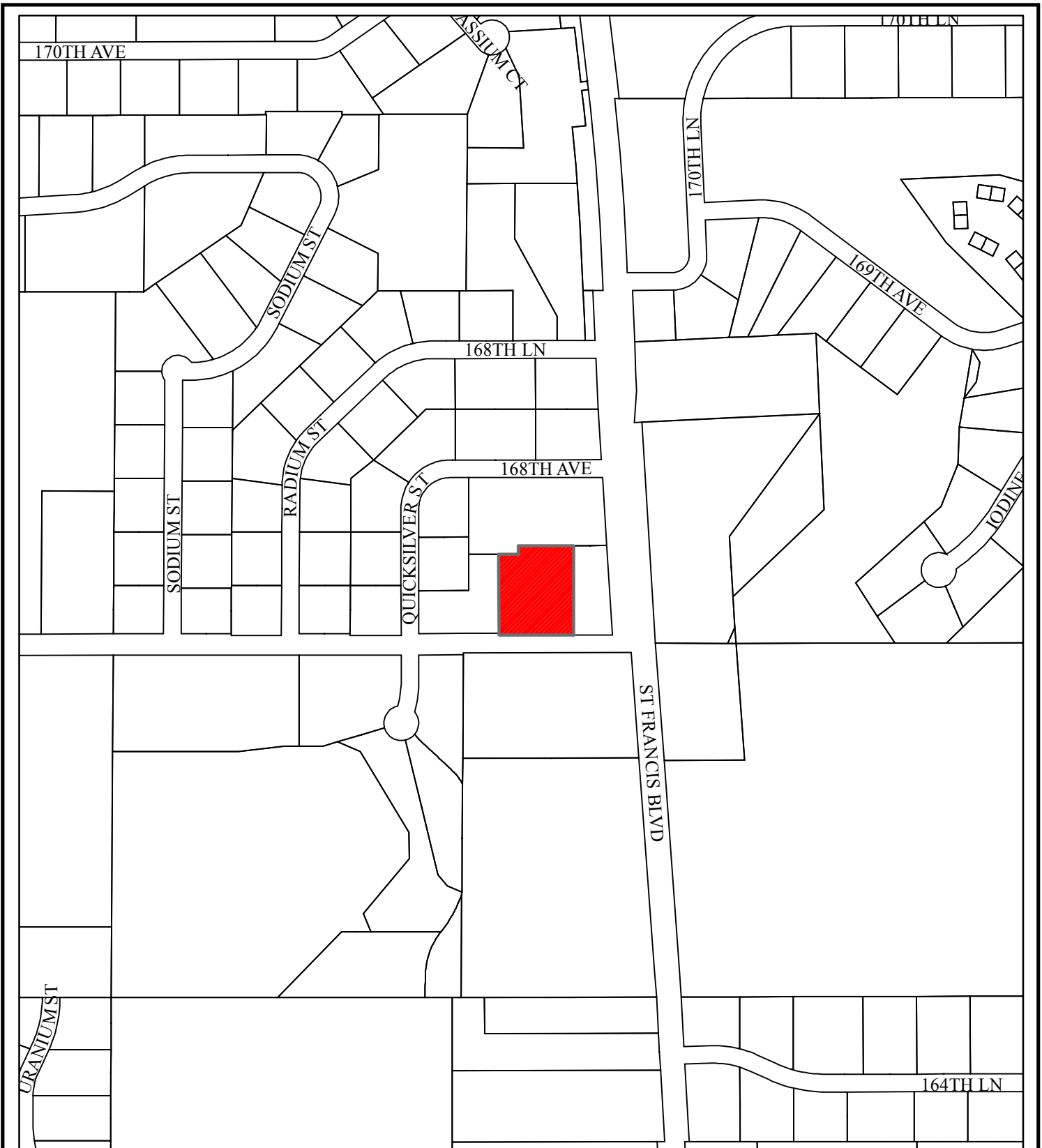
Zoning Map

2030 Future Land Use Map

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Form Review

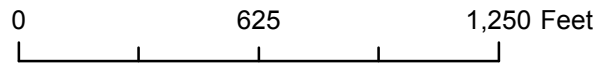
<b>Inbox</b>	<b>Reviewed By</b>	<b>Date</b>
Chris Anderson	Chris Anderson	01/24/2013 02:50 PM
Tim Gladhill	Tim Gladhill	01/25/2013 10:44 AM
Tim Gladhill	Tim Gladhill	01/25/2013 10:44 AM
Form Started By: Tina Goodroad		Started On: 01/18/2013 09:07 AM
Final Approval Date: 01/25/2013		



6001 167th Avenue NW

**Legend**

-  Site
-  Parcels



# **Total Defense, Inc.**

**14031 St Francis Blvd. NW**

**Ramsey, MN 55303**

**(763) 432-6134**

## **Bob's SuperValu Building Proposal**

### **Square Footage Breakdown**

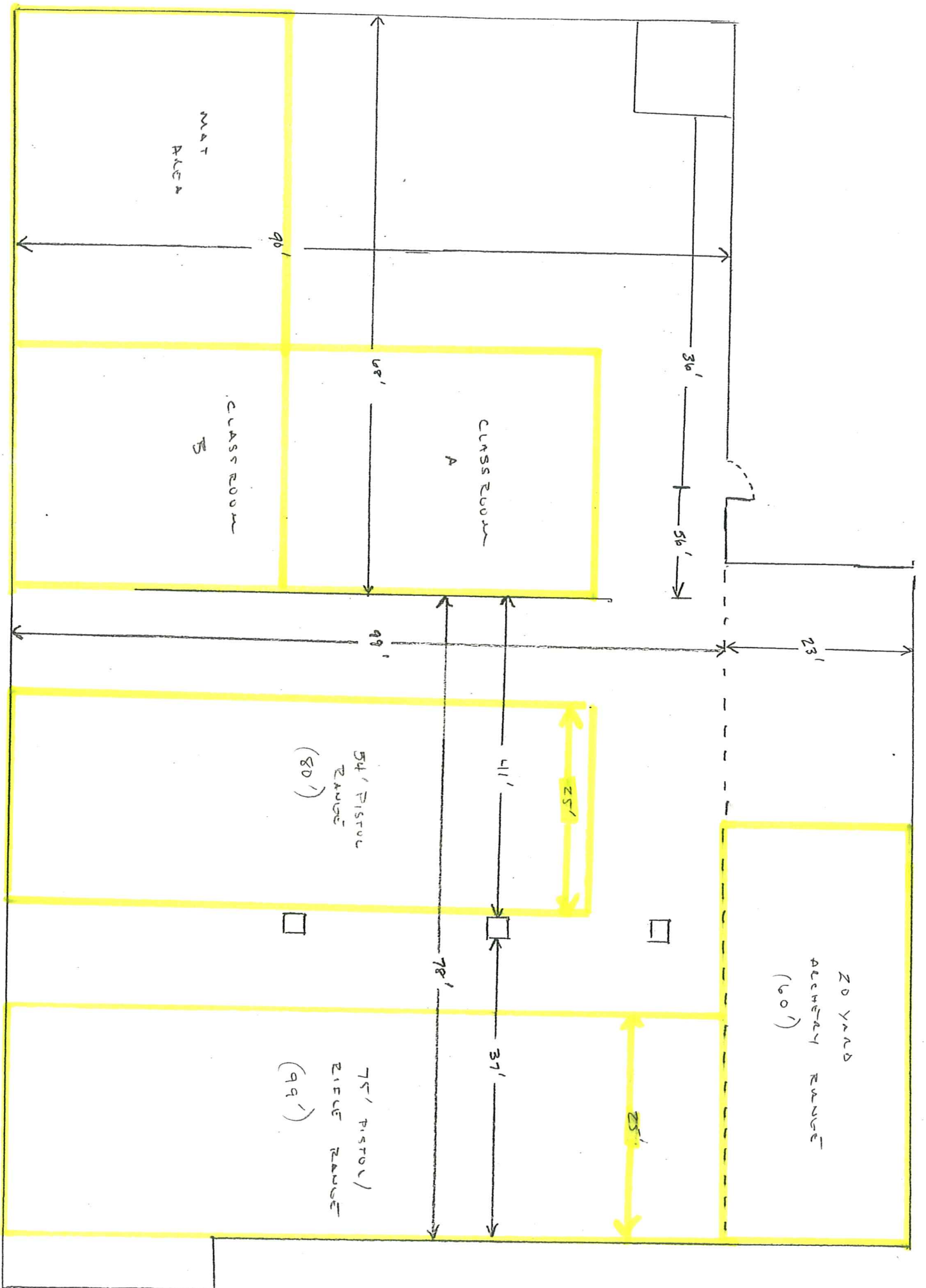
**18,300 Total Square Feet**

**Retail Floor Space = 8000 - 9000 sq. ft.**

**Indoor Shooting Range = 4500 sq. ft.**

**Indoor Archery Range = 900 sq. ft.**

**Training Areas Combined = 3000 - 4000 sq. ft.**





Service – Centered. Personal. Protection.

Total Defense offers a multi state concealed carry course for those interested in obtaining their MN permit to carry a concealed weapon. This course stresses the basics of personal defense with a firearm.

Our 4 Hour self defense training will teach you how to fight full-force against a padded mock attacker. As you learn in an adrenalized state, it creates “muscle memory” so your body will remember in a crisis situation. Other traditional self defense classes don’t offer this.

Total Defense can offer you all the latest firearms you’re looking for at a great price due to our low overhead. Once you’ve picked out that great new gun we can find you all the cool toys to go with it.

\*Your one stop shop for  
Emergency Preparedness / Bug-Out Bags (BOB),  
and all essential gear to stock your BOB.

\*Home/Disaster Preparedness Items

\*Survival Guides

\*Custom Knives

\*Woolrich/Condor/5.11 Tactical Apparel

\*Full line of holsters and leather goods

Our extremely knowledgeable and professional instructors will guide you in all your self defense needs.

**\*Conceal Carry Classes**

**\*Personal Self Defense Training**

**\*Buy/Sell/Trade/Consign New and Used Firearms**

**\*Exclusive Dealer in the Twin Cities area for various CCW / Self-Defense product lines.**

**\*Gunsmith / Dura-Coat Services**

**\*Women’s Self Defense**



**Total Defense**

*Firearms, Gear and Training*

14031 St. Francis Blvd. NW  
Ramsey MN 55303

Phone: 763-432-6134

Website: [mntotaldefense.com](http://mntotaldefense.com)



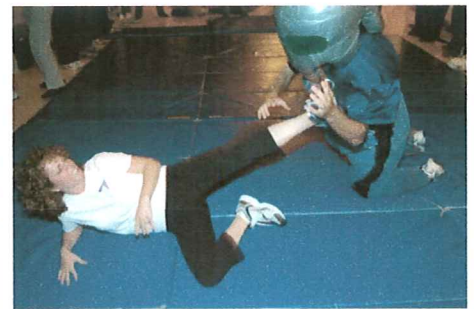
# Self Defense Classes

Service – Centered. Personal. Protection.

Our 4 Hour self defense training will teach how to fight full-force against a padded mock attacker. As you learn in an adrenalized state, it creates “muscle memory” so your body will remember in a crisis situation. Other traditional self defense classes don’t offer this.

After our class, you will be able to defend yourself against verbal and physical assaults. Regardless of sex, age, size or physical strength you can learn to effectively defend yourself.

Come in and sign up for a class today, learn these skills in a safe and supportive environment with one of our highly trained instructors.



Total Defense  
14031 St. Francis Blvd. NW  
Ramsey MN 55303  
Phone: 763-432-6134  
Website:  
[www.mntotaldefense.com](http://www.mntotaldefense.com)



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## TRAINING PRODUCTS: QuickRange

**QuickRange is the best live fire shooting solution for you.**

For live fire training, acquisition of a new shooting range, or replacement of an existing range, QuickRange is the answer! QuickRange is a pre-engineered, modular live fire shooting range, complete with 2 shooting lanes, shooting stalls, target retrieval systems, bullet traps, lighting and HVAC. Each QuickRange module is 100% complete. All you need is a power supply and an installation pad!

### Environmentally Friendly

OSHA, NIOSH and EPA regulations for safety, noise reduction and air-quality are not only met, but exceeded in every QuickRange delivered. The HVAC system maintains negative airflow pressure to ensure that lead, smoke and airborne particulate are moved downrange, away from the shooter. It then passes through a 95 - 99.97% HEPA filter rack before it's exhausted outside the range. Lead collection for recycling is as easy as changing collection containers. QuickRange is the environmentally safe solution for range users and the environment.



### Safe

QuickRange has proven ballistic and sound dampening composites which carry an independent 3rd party certification for safety and effectiveness. We guarantee 100% containment of all properly fired rounds due to our patented layered ballistic lining. With QuickRange, you are assured a Zero SDZ (Surface Danger Zone) so placement of the range can be accomplished nearly anywhere, creating a safe shooting environment.

### Convenient

With the ability to install a QuickRange almost anywhere, with little site preparation, you can train right in your own backyard. Relying on inconvenient range locations, restricted times of operation or weather, are no longer obstacles in your training. QuickRange is the unlimited, [anytime](#), all-weather solution.

### Expandable

QuickRange exceeds today's qualification and tactical training requirements, regardless of your agency's size. The pre-engineered modular design allows expansion from 40 to 200-feet in length, and 2 to 24 or more shooting positions wide. QuickRange can be customized and configured to grow with your budget and training needs.

### Affordable

Our lease program makes QuickRange affordable. Available for federal, state and local law enforcement agencies, it allows funding to be spread out over multiple years. Now you can have the range you want, right now!

### PRISim Suite® LiveFire Trainer™

Installed within QuickRange, the PRISim Suite LiveFire Trainer allows the utilization of all PRISim Suite software in a live fire shooting range. PRISim Suite LiveFire Trainer provides the ideal environment for marksmanship, tactical decision-making and qualification training.

[More>>](#)

### Training Products

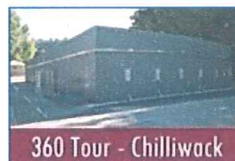
PRISim Suite®  
SVS®  
QuickRange  
M-SATS™

### Shooting Ranges

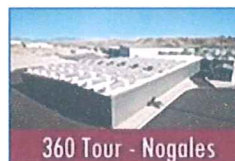
Alpha Range™  
Bullet Traps  
Shooting Stalls  
Target Retrieval Systems  
HVAC  
Building Design/Blue Prints  
Ceiling Guards  
Metal Fabrication



QuickRange Video  
Overview



360 Tour - Chilliwack



360 Tour - Nogales



360 Tour - NSWDC





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## SHOOTING RANGES: Alpha Range™



**Reduce time lines  
and save cost with  
the AIS Alpha  
Range™**

- Modular
- Flexible
- Scalable
- Versatile
- Affordable
- Ease of Installation
- Ease of Acquisition
- 100% bullet containment
- Environmentally-friendly solution
- Climate controlled
- Patented integration and assembly process



*Alpha Range™ being installed on-site*

### Shooting Ranges

QuickRange®  
Alpha Range™  
Bullet Traps  
Shooting Stalls  
Target Retrieval Systems  
HVAC  
Building Design/Blue Prints  
Ceiling Guards  
Metal Fabrication



### Alpha Range™ Features

Equipped with or without shooting stalls/booths for safety and organization of the firing line, with a fold down shooting tray allowing for shooter movement down range if desired.

Complete self-contained range with negative HVAC system pressure to ensure that no lead, smoke or air born particles get back to the shooter or exit the facility. All air moves the full length of the AR and is exhausted in front of the bullet traps through the ceiling. The air passes through a HEPA filter rack and then an exhaust fan. All air is exhausted out side the AR after being filtered through a 99.9% HEPA filter.

### Meets all Commercial and Military Range Safety Criteria:

- National Shooting Sport Foundation, Inc. "Lead Management OSHA Compliance for Indoor Shooting Ranges" CFR 29 1910.1025
- Immigration and naturalization Dept. Division of the Dept. of Justice - INS/NFU Firing Range Design Standard
- EPA
- UFC (Unified Facilities Criteria) – US Navy NEHC-TM6290-99-10
- US NIOSH "Lead Exposure and Design Considerations for Indoor Firing Range, 1975."

Exterior vertical surfaces treated with KYNAR 500 providing a 20 year limited warranty.

AR is SimReady, allowing for easy installation of a judgmental use-of-force or marksmanship simulator at a later date.

All walls, floors and ceilings in each AR are AR500 steel-lined for rifle rating to handle munitions up to and including 3300 fps or 3600 ft.lbs. of kinetic energy (up to 7.62mm with and optional 50 Cal. capability).

Ceiling plates are configured to protect [down](#) range lights from direct bullet contact from the firing line.

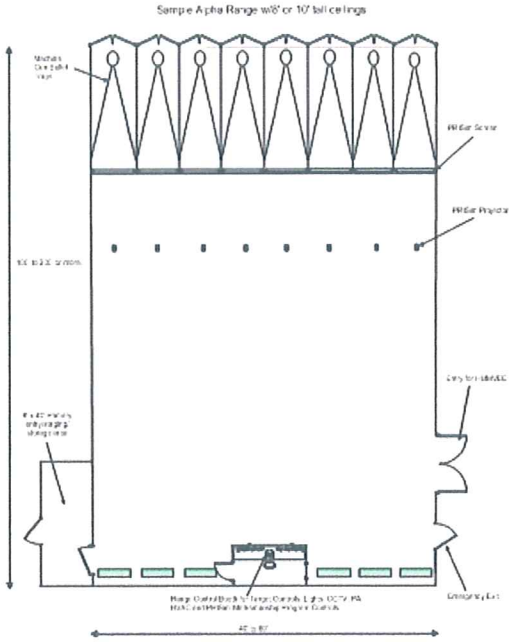
All AR's have complete lighting systems, including an outside electrical main panel and

interior sub panel, and all electrical disconnects and breakers.

All lights, target systems, accessories and HVAC system can be controlled.

Each AR comes with an appropriately rated bullet trap for the type and size of the ammunition required.

Our patented bullet trap design allows for easy collection at the rear of each module via rear access doors. The collection helical at the rear of trap will decelerate the bullet until it has lost its velocity and fall out the bottom of a funnel into a typical 5 gallon bucket. The bullet and spent lead content can be removed without coming in contact the hazardous material and then easily sealed. The Bullet Trap helical will also have a 6" exhaust port putting the trap itself under negative pressure to pull any air born particles up into the HEPA filtration system.



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## SHOOTING RANGES: Bullet Traps



SRI's vertical chamber completely traps the bullet when entering the helical forcing bullet velocity reduction. Bullets and ammunition fragments fall harmlessly through a funnel into the bullet storage container, thus eliminating tedious lead collection.

Passive in construction, there is no need for separating bullets and ammunition fragments from other materials such as rubber, water or sand. Lead collection for recycling is as easy as changing collection containers.

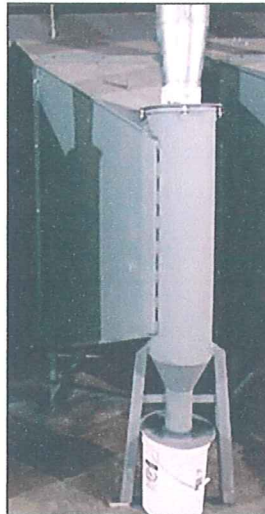
- Each trap is free standing and modular in design
- Provides superior bullet containment
- [Direct air filtration](#) exhaust hook-up
- All materials are angle designed for minimum wear
- [Low](#) installation and maintenance costs

As a bullet is fired downrange it is deflected by hardened steel panels and guided into the helical. Once the bullet has entered the helical, bullet velocity dissipates as the bullet spirals along the chamber walls until it harmlessly drops into a bullet storage container.

The SRI trap system has no moving components, which greatly reduces downtime and maintenance costs. The SRI system has eliminated the need to use sand, water or rubber materials and therefore, eliminates the tedious separation of lead from other materials and minimizes lead exposure.

EPA regulations for air filtration are addressed with this system. A direct air exhaust hook-up is offered with each trap. Thus, all airborne particles in the trap are exhausted to and collected in the air filtration system. These features minimize employees' exposure to lead contamination.

Each SRI bullet trap is free standing and modular in design. The main body of the trap is a solid welded unit and will fit through a standard 3'0" door. Assembly of extension plates occurs in the final stage of fabrication at the installation site. This will bring the trap to its full height and width.



Rearview of a P393 Bullet Trap

### Trap Dimensions

<b>Length:</b>	7'
<b>Height:</b>	7' 6" (At front)
<b>Width:</b>	42"
<b>Weight:</b>	P393 - 1505 lbs. P493 - 1860 lbs.

### Shooting Ranges

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[Alpha Range™](#)  
[Bullet Traps](#)  
[Shooting Stalls](#)  
[Target Retrieval Systems](#)  
[HVAC](#)  
[Building Design/Blue Prints](#)  
[Ceiling Guards](#)  
[Metal Fabrication](#)





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## SHOOTING RANGES: Shooting Stalls



The principal element in the design and construction of every SRI product is shooting safety. Multifaceted space management engineering permits enough room for an instructor and student to shoot while keeping the focus downrange and maintaining the maximum safeguards. The innovative design of SRI stalls maximizes the number of lanes an area can facilitate, while dimension design lends to better shooter orientation, comfort and protection. The fabrication of SRI shooting stalls consist of double steel jacketed walls, sportcourt carpeting trimmed with high-tech, durable stainless steel.



*SRI stalls offer full shooter protection and fold-down shooting tray*

### Functionality

SRI has designed a large, flat fold-down shooting tray. This practical design allows ample room for firearms and ammunition reload. Individual target, retrieval motor controls and sight lights are located in each stall. A recessed stainless steel tray and target retrieval is at the shooter's fingertips. For training purposes, SRI offers an optional vertical swing-out barricade.

### Durability

Standard shooting stalls are often constructed from wood or plastic and are not able to endure the wear and tear of frequent use and ejected brass. SRI stall walls are a steel jacket covered with a high grade sport-court carpeting. This material is durable and easy to clean. All exposed edges are covered with a durable stainless steel trim. SRI stalls have years of durability, are easy to maintain and operate and give your facility a quality, high-tech look.

### Stall Dimensions

Taller than most, this height minimizes ejected brass from traveling over the top of the stall, distracting neighboring shooters. Extra width reduces surrounding muzzle blast noise. And the a wider width comfortably places the shooter's focus downrange.

#### Dimensions

**Height:** 84"

**Width:** 53" (base width)

**Spacing:** 42" (on center)

### Stall Protection

Maximum height and width is utilized for shooter protection. An inner steel jacket construction, filled with pea gravel, will stop and trap the point blank shot of a 44 magnum. The combination of stall dimensions and fully lined sport-court carpeting greatly reduces surrounding muzzle blast noise. The shooter is shielded from the distractions of neighboring shooters.

### Shooting Stall Placement:

From the firing line to the wall behind the shooters we recommend a minimum of 10 feet.

#### Stall Walls

**Along Top:** 47"

**Along Bottom:** 53"

### Shooting Ranges

- QuickRange®
- Alpha Range™
- Bullet Traps
- Shooting Stalls
- Target Retrieval Systems
- HVAC
- Building Design/Blue Prints
- Ceiling Guards
- Metal Fabrication





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SHOOTING RANGES TRAINING PRODUCTS TRAINING SERVICES

SHOOTING RANGES: Target Retrieval Systems



The keystone of the SRI Target Retrieval System is the simple design of durable materials.

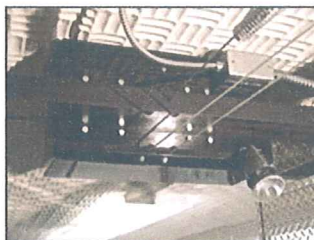
The motor retrieval system is controlled by each shooter, allowing independent operation of target distance.

The metal facings on retrieval systems take on a great deal of abuse in the line of fire. Special attention has been attributed to all metal facings which are fabricated from hardened steel and cut at less than the standard 45 degree angle iron.

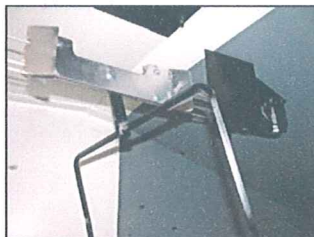
The entire system is designed and fabricated to ensure durable and continuous operation.

All retrieval systems come complete with:

- Motor control boxes
- Retrieval ends
- Target cars
- Target hangers
- Stainless steel cable
- Stainless steel drive cord
- Pre-constructed wiring harnesses/switches



Motor control box



Target car and hanger

Shooting Ranges

- QuickRange®
- Alpha Range™
- Bullet Traps
- Shooting Stalls
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- Ceiling Guards
- Metal Fabrication





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SHOOTING RANGES: HVAC



Shooting range air quality is a major concern when it comes to constructing an indoor range. SRI can meet all of your design needs for a full heating, ventilation and air conditioning (HVAC) system.

SRI can provide you with a complete CAD design of the recommended air conditioning and heating equipment selections, exhaust fans, blowers, filter racks and filters. Full duct work designs, duct sizing, dampers and register

selections are specified as well. Not only is our guaranteed design no additional cost to you, but final systems cost will be a fraction of the cost of other systems. SRI is your one-stop service for complete range and HVAC designs and products.



HEPA Filters

**Shooting Ranges**

- QuickRange®
- Alpha Range™
- Bullet Traps
- Shooting Stalls
- Target Retrieval Systems
- HVAC
- Building Design/Blue Prints
- Ceiling Guards
- Metal Fabrication



Roof Mounted HVAC and Exhaust System



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## SHOOTING RANGES: Building Design/Blue Prints



For more information about custom building design and blue prints, please [contact us](#).



*Building Design and Blue Printing*

### Shooting Ranges

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- Alpha Range™
- Bullet Traps
- Shooting Stalls
- Target Retrieval Systems
- HVAC
- Building Design/Blue Prints**
- Ceiling Guards
- Metal Fabrication





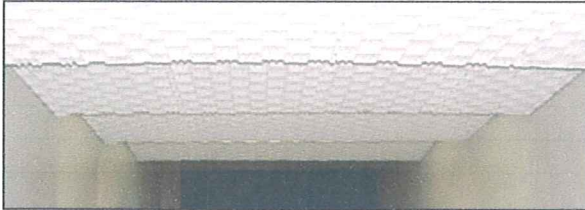
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## SHOOTING RANGES: Ceiling Guards



SRI safety Ceiling Guards are pre-fabricated with pre-punched and welded suspension brackets. CAD-designed plate spacing ensures that projectiles are directed downrange, protecting lighting and HVAC fixtures. Each SRI ceiling plate system is designed and fabricated with slip, adjustable guards to fit the building width requirements. Suspension chain and hardware is included for a fast and simple installation.



Ceiling Guards

### Shooting Ranges

- QuickRange®
- Alpha Range™
- Bullet Traps
- Shooting Stalls
- Target Retrieval Systems
- HVAC
- Building Design/Blue Prints
- Ceiling Guards**
- Metal Fabrication





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SHOOTING RANGES

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## SHOOTING RANGES: Metal Fabrication & Design



Metal Fabrication and materials are of great importance to the success of your range equipment.

With over 40 years experience in the metal fabrication field, all of SRI's metal fabrication is produced in-house. This flexibility allows us to keep track of quality control and fabrication schedules. All range components are designed and engineered with specialty metals and techniques to meet the toughest standards for range equipment durability and value.

Design of your range layout and equipment size is all completed on our in-house CAD system. Exact building measurements and fabrication is created to your specifications to ensure a proper and timely field installation. SRI has full press break and metal forming capabilities to fabricate a R493 Helical.

### Shooting Ranges

- QuickRange®
- Alpha Range™
- Bullet Traps
- Shooting Stalls
- Target Retrieval Systems
- HVAC
- Building Design/Blue Prints
- Ceiling Guards
- Metal Fabrication**



*Our in-house fully CAD operated dual table plazma cutting system*



**Service – Centered. Personal. Protection.**

[WWW.MNTOTALDEFENSE.COM](http://WWW.MNTOTALDEFENSE.COM)

## Minnesota Basic Concealed Carry Permit Class



Version 3.0

## Introduction

Welcome to Total Defense. You have all come to this class today from various backgrounds and occupations to learn, to better prepare and defend yourself and your loved ones. Our goal is to give you the knowledge, skills and attitude required to make informed decisions about self-defense.

## Instructors

- Dan Wellman
  - Owner of Total Defense
  - Gunsmith
  - NRA certified firearms instructor
  - Certified firearms instructor for both the MN DNR and 4-H
  - Certified BAMB instructor
  - Trained in various martial arts styles
  - Competed as a semi-professional kick-boxer
  - Certified instructor and Black Belt in Tae Kwon Do
  - Has a degree in Psychology with an emphasis on Psychology of Victimization
- Kurt Ochs
  - Owner of Total Defense
  - Certified Duracoat technician
  - NRA certified firearms instructor
  - Certified Glock Armorer
- Joe Madison
  - NRA certified instructor
  - CPR and First Aid Certified
- Alex Larson-
  - Black belt in Ruku Kempo
  - Woman's self-defense instructor
- Jim Diehl-
  - Member of the National Concealed Firearms Instructors Association
  - Certified NRA pistol instructor
  - Has been teaching CCW courses since 2000
  - Earned multiple black belts
  - Martial arts instructor
  - Degree in Pistolsmithing
  - USAF Veteran

# Do You Know When You're Being Targeted?

Not becoming a victim of violent crime just got easier.

Total Defense is a leader in all-women's self-defense and CCW classes. In our intimidating and non-judgemental learning environment, we will teach you why some women are targeted by violence while empowering you to take control of your own personal safety.

Call or stop in today and begin living life free of the target.

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[www.Facebook.com/TotalDefenseMN](http://www.Facebook.com/TotalDefenseMN)  
<http://www.mntotaldefense.com>

14031 St Francis Blvd NW  
Ramsey, Minnesota 55303



## **Legal Responsibilities**

- Discuss Law Handouts
  - Current Conceal Carry Law
  - Historical Conceal Carry Law
  - Laws Related to Firearms and Use of Force

## **Least Intrusive Method**

- Terminal Thinking
- Scenarios
  - Super America
  - St. Cloud

## **Basic Pistol**

- Safety briefing
- Pistol knowledge and safe gun handling
- Revolver and automatics knowledge and use
- Major components
- Operating a revolver/automatic
- Loading and unloading
- Ammunition
  - Minimum adequate caliber .38cal and 9mm
  - +P, +P+, Magnums
  - Cartridge types
  - Premium defensive ammunition
  - Testing ammunition
  - Ammo life, rotation
- Cartridge malfunctions
- Cleaning/disassembly
- Storing your firearms
- Shooting positions
- Aiming, breath control, trigger control, and follow-through
- Focus on front sight
- Consistency
- Natural point of aim (NPA)

## **Clearing Malfunctions- Immediate Action Drills**

- T.I.R.A.
- Cut your losses drill
- Tactical reload

## **Selecting a Handgun for Self-Defense**

- Fit
- Functional reliability (make, quality, imports)
- Caliber, recoil, and controllability
- New vs. used
- Revolvers vs. semi-automatics
- Modifications to firearms grips, enhancements, sights, trigger pull
- Magazine safety- When the magazine is removed it prevents the firearm from firing.
- Concealment

## **Accessories**

- Speed loaders, spare magazines
- Sights, laser, night sights
- Accessories
- Flashlight
- Cell phone

## **Holsters**

- Retention of weapon in and out of holster
- Different holster types
- Holster do's and don'ts

## **Mental preparation**

- Mindset
- Never give up, The will to prevail

## **Making yourself and your home safer**

- Self, command presence, "What if....." Gaming
- Grounds and landscaping (less attractive to intruders)
- Exterior of home
- Emergency plan for responding to a possible break-in
- Call the Police/911

## **Confronting an intruder or assailant**

- Defensive confrontations
- Controlling the encounter
- Psychological reactions
- Physiological reactions (loss of fine motor skills, tunnel vision, tachypsychia)
- Train for stress (at the range and at home during practice)
- Shoot to stop the threat

### **The use of deadly force in self-defense**

- Reasonable person standard
- Least intrusive method
- Non-willing participant
- Use of reasonable force
- Use of deadly force
- Ability of an attacker (are they actually capable of causing death or serious injury)
- The J.A.M Principle (are you in Jeopardy, do they have the Ability, and Means)
- Innocent victim of an attack
- Duty to retreat
- Brandishing
- Cessation of threat

### **Defensive Accuracy**

- Firearm- Tool of last resort
- Balance speed with accuracy- Shoot as fast as possible while staying on target
- Aim for center of mass

### **Interacting with the Police**

You may at some point have to deal with the police while you are carrying your handgun. Remember police are very cautious when it comes to people with guns. Think of their safety as well as your own.

- Move slowly and cautiously- Tell the officer what you are going to do before you do it
- Always keep your hands in the officer's site (he fears what he can't see just like you do)
- Inform him/her that you have a CCW and are carrying a handgun and where it is
- Follow the commands you are given-
  - He may ask you to hand over your handgun, DO IT, it is for their safety as well as yours. When you DO pull your gun out to give to him/her, move very slowly and carefully. Use two fingers to grip the gun and DO NOT TOUCH THE TRIGGER!
- If you are pulled over, keep your hands on the wheel and inform the officer that you have a CCW and are carrying/not carrying a weapon. Let them tell you what to do from there.

- **YOU ARE NOT A COP!!** Do not attempt to “Help” the police. Let them do their jobs.

## **Non-Violent Dispute Resolution**

### **L.E.A.P.S.**

To remember the five techniques to diffuse a situation: Listen, Empathize, Ask, Paraphrase, Summarize.

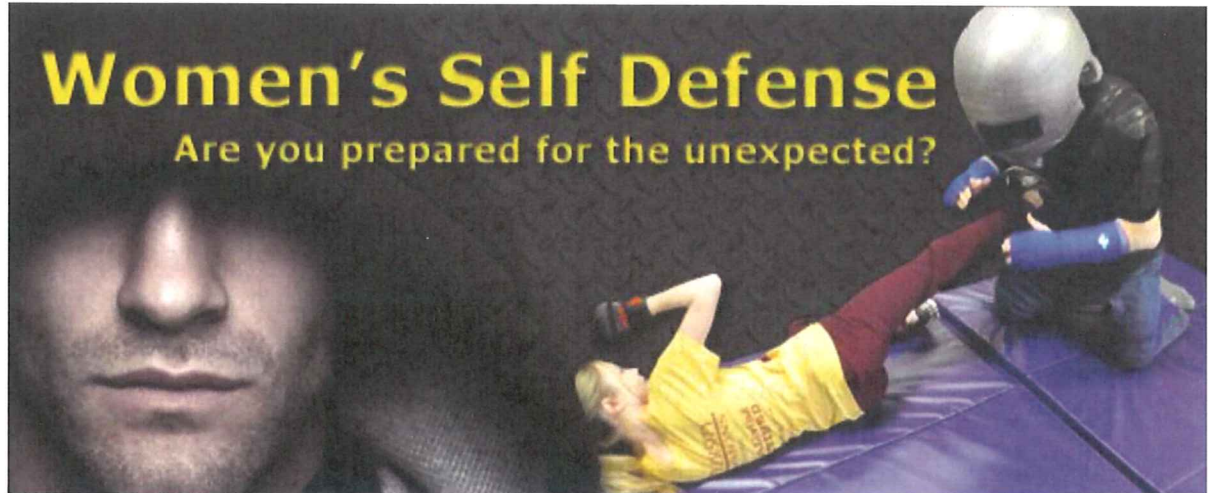
1. Listen- In a conflict, we become very self-centered. We want to talk and force our point of view on the other person. If we listen rather than argue, much of the heat will go out of the situation.
2. Empathize- put yourself in the other person’s shoes. See things from their point of view. Be sure to empathize aloud so the other person can hear you doing it.
3. Ask- question the other person about specific facts. Remember the five W’s (Who, What, When, Where, and Why). Asking questions builds rapport and solicits input from the other person rather than pushing your perspective on them.
4. Paraphrase- Put the other person’s meaning in to your own words and feed it back to them (actively listen). This means that you understand their point of view and giving them a chance to agree with something you have said. You have to listen to them and make an effort to understand their perspective.
5. Summarize- when we summarize, we move towards conclusion. Our tone and words should be shaped with decisiveness and authority without being condescending or demanding. Use the word “We” not “I” or “YOU”.

### **Verbal Judo**

- Make someone do what you need them to do by showing them how it benefits them.
- Show them the consequences of their actions both positive and negative.
- Become their pal. Look out for their interests.

### **Alternative Uses of Force**

- Unarmed defensive techniques
- Less-Lethal devices
  - OC (Kimber Guardian, Sabre Defense), Taser, Stun Gun, Baton.



## **Total Defense | Women's Self Defense**

**Gain the confidence in knowing that you can defend yourself.**

Experience the immediate transformation when you gain the confidence of knowing you can defend yourself in life threatening situations. Our woman's self defense course utilizes an improvised martial arts program designed to cater to women's strengths while minimizing weaknesses. Our instructor Dan Wellman is an accomplished martial artist; a black belt and certified instructor of Tae Kwon Do. He also has a master's degree in clinical psychology and incorporates his knowledge of predatorial behavior and victimization scenarios into your training.

**We are available six days a week for training call 763-432-6134 availability and scheduling.**

**MN Permit Honored In:**

Alabama, Alaska, Arizona, Arkansas, Georgia, Idaho, Indiana, Iowa, Kansas, Kentucky, Louisiana, Michigan, Minnesota, Mississippi, Missouri, Montana, Nebraska, North Carolina, North Dakota, Ohio, Oklahoma, Pennsylvania, South Dakota, Tennessee, Texas, Utah, Vermont, Virginia, Wisconsin, Wyoming

**MN Permit Not Honored:**

California, Colorado, Connecticut, Delaware, District of Columbia, Florida, Guam, Hawaii, Maine, Maryland, Massachusetts, Nevada, New Hampshire, New Jersey, New Mexico, New York, New York City, Oregon, Puerto Rico, Rhode Island, South Carolina, Virgin Islands, Washington, West Virginia

**Right Denied:**

American Samoa, Illinois, N. Mariana Islands

# Handgun Basics

## Four Universal Safety Rules

1. **All** firearms are **always** loaded!
2. **Never** let the muzzle cover anything you are not willing to destroy!
3. Keep your finger **OFF** the trigger until your sights are on the **target!**
4. **Always** be sure of your target and beyond!

# Revolvers

## Single Action Only (SAO)

*Hammer must be cocked prior to every shot.*



## Double Action/Single Action (DA/SA)

*Hammer can be cocked prior to first shot or squeeze the trigger to fire first shot with a longer trigger pull.*



Double Action Only (DAO)  
*Internal hammer- Long trigger pull*



## Semi-Auto Pistols

Single Action  
*Hammer must be cocked prior to FIRST shot only.*



Double Action/Single Action (DA/SA)

*Hammer can be cocked prior to first shot or squeeze the trigger to fire first shot with a longer trigger pull.*



Striker Fired Platform/ Safe Action Pistol

*A pistol that uses an internal striker mechanism.*



# Common Pistol Malfunctions

- Double Feed- A double feed happens when two rounds try to enter the chamber of a semi-automatic at the same time.
- Stove Pipe- After the bullet is fired the casing fails to eject fully and gets stuck in the action causing a jam.
- Failure To Feed- This is when a round fails to feed into the breach. Most common cause is bent feed lips on magazine.

## Ammunition



.22LR

.25ACP

.32ACP

.380ACP

.9mm

.357SIG

.38 Special

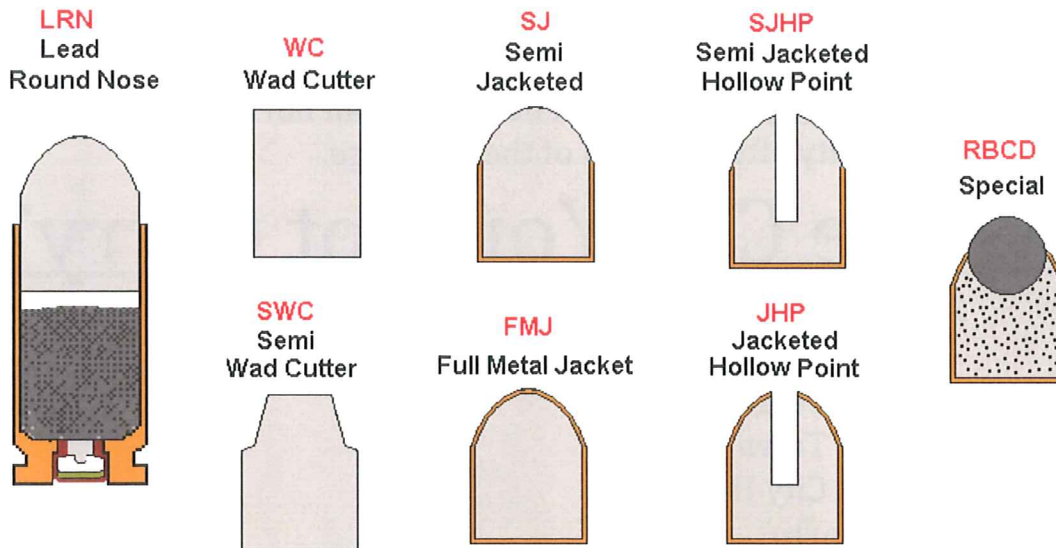
.357 Magnum

.40 S&W

.45ACP

5.56 NATO

# Bullet Types



## Ammo Care and Storage

- Store in a cool, dry area.
- Never mix ammunition.
- Store firearms and ammo separately
- Practice at least once a year with your personal protection ammo.
- Replace your personal protection ammo annually.
- Use the correct ammo for what you are doing. (Federal Guard Dog/HST)

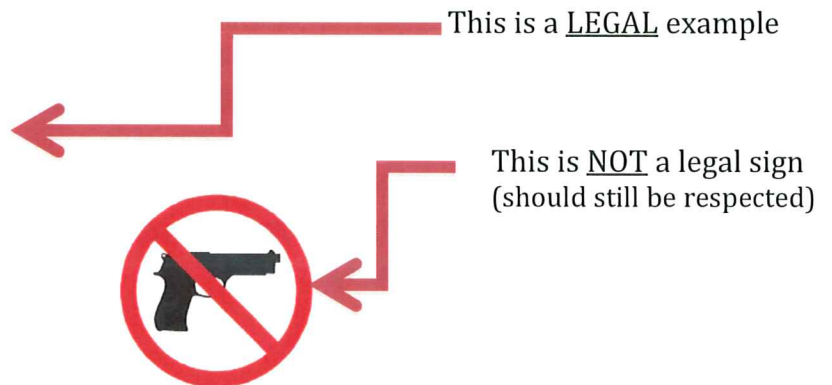
# Ammunition Malfunctions

- Misfire- A failure of the cartridge to fire after the primer has been struck by the firing pin.
- Hang Fire- A delay in the ignition of the cartridge after the primer has been struck by the firing pin.
- Squib Load- Development of less than normal pressure or velocity after ignition of the cartridge.

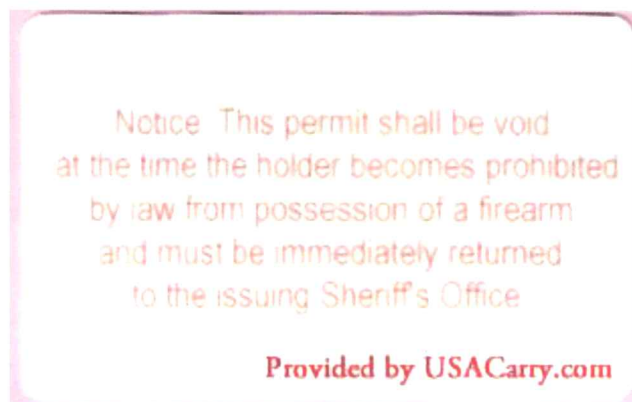
# Where Can You Not Carry?

- Government Buildings (State & Federal)
  - Courthouses
  - Post Office
  - Town Hall
  - City Hall
- Airports
  - You can legally travel with firearms in checked baggage. (Check with airlines as many have different rules)
- Licensed Daycare Centers
  - While children are present
- Public and or Private Schools
  - Not only the school but all its property/land
- Anyplace both Public or Private that's POSTED
  - It does not have to be posted if they ask you to leave

RON'S COFFEE  
BANS GUNS IN  
THESE  
PREMISES



# Example Minnesota Permit



## Things you need to bring to your LOCAL Sheriff

- Completed Application (DO NOT sign until told to)
- Up to \$100.00 (Cash for faster processing)
- Completed Course Certificate
- Photocopy of State issued ID or Passport

# Why Keep Only Half Your Money?



**Other Stores Will Give You Only 50-Cents On The Dollar  
For Your Used Firearms**

**We're Here To Change That**

**Now you can get up to 90% of your firearm's value.  
Ask us how today.**

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\*Firearms subject to current market values

# Current Conceal Carry Law

S.F. No. 2259, 2nd Engrossment - 84th Legislative Session (2005-2006)  
Posted on May 16, 2005

- 1.1 A bill for an act
- 1.2 relating to public safety; reenacting the Minnesota
- 1.3 Citizens' Personal Protection Act of 2003 with certain
- 1.4 amendments; recognizing the inherent right of
- 1.5 law-abiding citizens to self-protection through the
- 1.6 lawful use of self-defense; providing a system under
- 1.7 which responsible, competent adults can exercise their
- 1.8 right to self-protection by authorizing them to obtain
- 1.9 a permit to carry a pistol; providing criminal
- 1.10 penalties; amending Minnesota Statutes 2004, sections
- 1.11 609.66, subdivision 1d; 624.714, subdivisions 1b, 2,
- 1.12 2a, 3, 8, 12, 17, as reenacted, by adding a
- 1.13 subdivision.
- 1.14 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF  
MINNESOTA:
- 1.15 Section 1. [REENACTMENT OF PERSONAL PROTECTION ACT.]
- 1.16 Laws 2003, chapter 28, articles 2 and 3, are reenacted
- 1.17 effective retroactively and without interruption from April 28,
- 1.18 2003.
- 1.19 [EFFECTIVE DATE.] This section is effective the day
- 1.20 following final enactment.
- 1.21 Sec. 2. Minnesota Statutes 2004, section 609.66,
- 1.22 subdivision 1d, is amended to read:
- 1.23 Subd. 1d. [POSSESSION ON SCHOOL PROPERTY; PENALTY.] (a)
- 1.24 Except as provided under paragraphs (c) and (e), whoever
- 1.25 possesses, stores, or keeps a dangerous weapon or uses or
- 1.26 brandishes a replica firearm or a BB gun while knowingly on
- 1.27 school property is guilty of a felony and may be sentenced to
- 1.28 imprisonment for not more than two years or to payment of a fine
- 1.29 of not more than \$5,000, or both.
- 2.1 (b) whoever possesses, stores, or keeps a replica firearm
- 2.2 or a BB gun on school property is guilty of a gross misdemeanor.
- 2.3 (c) Notwithstanding paragraph (a) or (b), it is a

2.4 misdemeanor for a person authorized to carry a firearm under the  
2.5 provisions of a permit or otherwise to carry a firearm on or  
2.6 about the person's clothes or person in a location the person  
2.7 knows is school property. Notwithstanding section 609.531, a  
2.8 firearm carried in violation of this paragraph is not subject to  
2.9 forfeiture.

2.10 (d) As used in this subdivision:

2.11 (1) "BB gun" means a device that fires or ejects a shot  
2.12 measuring .18 of an inch or less in diameter;

2.13 (2) "dangerous weapon" has the meaning given it in section  
2.14 609.02, subdivision 6;

2.15 (3) "replica firearm" has the meaning given it in section  
2.16 609.713; and

2.17 (4) "school property" means:

2.18 (i) a public or private elementary, middle, or secondary  
2.19 school building and its improved grounds, whether leased or  
2.20 owned by the school;

2.21 (ii) a child care center licensed under chapter 245A during  
2.22 the period children are present and participating in a child  
2.23 care program;

2.24 (iii) the area within a school bus when that bus is being  
2.25 used by a school to transport one or more elementary, middle, or  
2.26 secondary school students to and from school-related activities,  
2.27 including curricular, cocurricular, noncurricular,  
2.28 extracurricular, and supplementary activities; and

2.29 (iv) that portion of a building or facility under the  
2.30 temporary, exclusive control of a public or private school, a  
2.31 school district, or an association of such entities where  
2.32 conspicuous signs are prominently posted at each entrance that  
2.33 give actual notice to persons of the school-related use.

2.34 (e) this subdivision does not apply to:

2.35 (1) active licensed peace officers,;

2.36 (2) military personnel, or students participating in  
3.1 military training, who are on-duty, performing official duties;

3.2 (2) (3) persons authorized to carry a pistol under section  
3.3 624.714 while in a motor vehicle or outside of a motor vehicle  
3.4 to directly place a firearm in, or retrieve it from, the trunk  
3.5 or rear area of the vehicle;

3.6 (3) (4) persons who keep or store in a motor vehicle

3.7 pistols in accordance with section 624.714 or 624.715 or other  
3.8 firearms in accordance with section 97B.045;  
3.9 (4) (5) firearm safety or marksmanship courses or  
3.10 activities conducted on school property;  
3.11 (5) (6) possession of dangerous weapons, BB guns, or  
3.12 replica firearms by a ceremonial color guard;  
3.13 (6) (7) a gun or knife show held on school property;  
3.14 (7) (8) possession of dangerous weapons, BB guns, or  
3.15 replica firearms with written permission of the principal or  
3.16 other person having general control and supervision of the  
3.17 school or the director of a child care center; or  
3.18 (8) (9) persons who are on unimproved property owned or  
3.19 leased by a child care center, school, or school district unless  
3.20 the person knows that a student is currently present on the land  
3.21 for a school-related activity.  
3.22 (f) Notwithstanding section 471.634, a school district or  
3.23 other entity composed exclusively of school districts may not  
3.24 regulate firearms, ammunition, or their respective components,  
3.25 when possessed or carried by nonstudents or nonemployees, in a  
3.26 manner that is inconsistent with this subdivision.  
3.27 [EFFECTIVE DATE.] This section is effective the day  
3.28 following final enactment.  
3.29 Sec. 3. Minnesota Statutes 2004, section 624.714,  
3.30 subdivision 1b, is amended to read:  
3.31 Subd. 1b. [DISPLAY OF PERMIT; PENALTY.] (a) The holder of  
3.32 a permit to carry must have the permit card and a driver's  
3.33 license, state identification card, or other government-issued  
3.34 photo identification in immediate possession at all times when  
3.35 carrying a pistol and must display the permit card and  
3.36 identification document upon lawful demand by a peace officer,  
4.1 as defined in section 626.84, subdivision 1. A violation of  
4.2 this paragraph is a petty misdemeanor. The fine for a first  
4.3 offense must not exceed \$25. Notwithstanding section 609.531, a  
4.4 firearm carried in violation of this paragraph is not subject to  
4.5 forfeiture.  
4.6 (b) A citation issued for violating paragraph (a) must be  
4.7 dismissed if the person demonstrates, in court or in the office  
4.8 of the arresting officer, that the person was authorized to  
4.9 carry the pistol at the time of the alleged violation.

4.10 (c) Upon the request of a peace officer, a permit holder  
4.11 must write a sample signature in the officer's presence to aid  
4.12 in verifying the person's identity.

4.13 (d) Upon the request of a peace officer, a permit holder  
4.14 shall disclose to the officer whether or not the permit holder  
4.15 is currently carrying a firearm.

4.16 Sec. 4. Minnesota Statutes 2004, section 624.714,  
4.17 subdivision 2, is amended to read:

4.18 Subd. 2. [WHERE APPLICATION MADE; AUTHORITY TO ISSUE  
4.19 PERMIT; CRITERIA; SCOPE.] (a) Applications by Minnesota  
4.20 residents for permits to carry shall be made to the county  
4.21 sheriff where the applicant resides. Nonresidents, as defined  
4.22 in section 171.01, subdivision 42, may apply to any sheriff.

4.23 (b) Unless a sheriff denies a permit under the exception  
4.24 set forth in subdivision 6, paragraph (a), clause (3), a sheriff  
4.25 must issue a permit to an applicant if the person:

4.26 (1) has training in the safe use of a pistol;  
4.27 (2) is at least 21 years old and a citizen or a permanent  
4.28 resident of the United States;  
4.29 (3) completes an application for a permit;  
4.30 (4) is not prohibited from possessing a firearm under the  
4.31 following sections:

4.32 (i) 518B.01, subdivision 14;  
4.33 (ii) 609.224, subdivision 3;  
4.34 (iii) 609.2242, subdivision 3;  
4.35 (iv) 609.749, subdivision 8;  
4.36 (v) 624.713;  
5.1 (vi) 624.719;  
5.2 (vii) 629.715, subdivision 2; or  
5.3 (viii) 629.72, subdivision 2; or  
5.4 (ix) any federal law; and  
5.5 (5) is not listed in the criminal gang investigative data  
5.6 system under section 299C.091.

5.7 (c) A permit to carry a pistol issued or recognized under  
5.8 this section is a state permit and is effective throughout the  
5.9 state.

5.10 (d) A sheriff may contract with a police chief to process  
5.11 permit applications under this section. If a sheriff contracts  
5.12 with a police chief, the sheriff remains the issuing authority

5.13 and the police chief acts as the sheriff's agent. If a sheriff  
5.14 contracts with a police chief, all of the provisions of this  
5.15 section will apply.

5.16 [EFFECTIVE DATE.] This section is effective the day  
5.17 following final enactment.

5.18 Sec. 5. Minnesota Statutes 2004, section 624.714,  
5.19 subdivision 2a, is amended to read:

5.20 Subd. 2a. [TRAINING IN THE SAFE USE OF A PISTOL.] (a) An  
5.21 applicant must present evidence that the applicant received  
5.22 training in the safe use of a pistol within one year of the date  
5.23 of an original or renewal application. Training may be  
5.24 demonstrated by:

5.25 (1) employment as a peace officer in the state of Minnesota  
5.26 within the past year; or

5.27 (2) completion of a firearms safety or training course  
5.28 providing basic training in the safe use of a pistol and  
5.29 conducted by a certified instructor.

5.30 (b) Basic training must include:

5.31 (1) instruction in the fundamentals of pistol use;  
5.32 (2) successful completion of an actual shooting  
5.33 qualification exercise; and

5.34 (3) instruction in the fundamental legal aspects of pistol  
5.35 possession, carry, and use, including self-defense and the  
5.36 restrictions on the use of deadly force.

6.1 (c) The certified instructor must issue a certificate to a  
6.2 person who has completed a firearms safety or training course  
6.3 described in paragraph (b). The certificate must be signed by  
6.4 the instructor and attest that the person attended and completed  
6.5 the course.

6.6 (d) A person qualifies as a certified instructor if the  
6.7 person is certified as a firearms instructor within the past  
6.8 five years by:

6.9 (1) the Bureau of Criminal Apprehension, Training and  
6.10 Development Section;

6.11 (2) the Minnesota Association of Law Enforcement Firearms  
6.12 Instructors;

6.13 (3) the National Rifle Association;

6.14 (4) the American Association of Certified Firearms  
6.15 Instructors;

6.16 (5) the Peace Officer Standards and Training Board of this  
6.17 state or a similar agency of another state that certifies  
6.18 firearms instructors; or  
6.19 (6) the Department of Public Safety of this state or a  
6.20 similar agency of another state that certifies firearms  
6.21 instructors an organization or government entity that has been  
6.22 approved by the Department of Public Safety in accordance with  
6.23 the department's standards.  
6.24 (d) (e) A sheriff must accept the training described in  
6.25 this subdivision as meeting the requirement in subdivision 2,  
6.26 paragraph (b), for training in the safe use of a pistol. A  
6.27 sheriff may also accept other satisfactory evidence of training  
6.28 in the safe use of a pistol.  
6.29 [EFFECTIVE DATE.] This section is effective the day  
6.30 following final enactment, except for the changes made in  
6.31 paragraph (d), which are effective October 1, 2005.  
6.32 Sec. 6. Minnesota Statutes 2004, section 624.714,  
6.33 subdivision 3, is amended to read:  
6.34 Subd. 3. [FORM AND CONTENTS OF APPLICATION.] (a)  
6.35 Applications for permits to carry must be an official,  
6.36 standardized application form, adopted under section 624.7151,  
7.1 and must set forth in writing only the following information:  
7.2 (1) the applicant's name, residence, telephone number, if  
7.3 any, and driver's license number or state identification card  
7.4 number;  
7.5 (2) the applicant's sex, date of birth, height, weight, and  
7.6 color of eyes and hair, and distinguishing physical  
7.7 characteristics, if any;  
7.8 (3) the township or statutory city or home rule charter  
7.9 city, and county, of all states of residence Minnesota  
7.10 residences of the applicant in the last ten five years, though  
7.11 not including specific addresses;  
7.12 (4) the township or city, county, and state of all  
7.13 non-Minnesota residences of the applicant in the last five  
7.14 years, though not including specific addresses;  
7.15 (5) a statement that the applicant authorizes the release  
7.16 to the sheriff of commitment information about the applicant  
7.17 maintained by the commissioner of human services or any similar  
7.18 agency or department of another state where the applicant has

7.19 resided, to the extent that the information relates to the  
7.20 applicant's eligibility to possess a firearm; and  
7.21 (5) (6) a statement by the applicant that, to the best of  
7.22 the applicant's knowledge and belief, the applicant is not  
7.23 prohibited by law from possessing a firearm.  
7.24 (b) The statement under paragraph (a), clause (4) (5), must  
7.25 comply with any applicable requirements of Code of Federal  
7.26 Regulations, title 42, sections 2.31 to 2.35, with respect to  
7.27 consent to disclosure of alcohol or drug abuse patient records.  
7.28 (c) An applicant must submit to the sheriff an application  
7.29 packet consisting only of the following items:  
7.30 (1) a completed application form, signed and dated by the  
7.31 applicant;  
7.32 (2) an accurate photocopy of a the certificate, affidavit,  
7.33 or other document described in subdivision 2a, paragraph (c),  
7.34 that is submitted as the applicant's evidence of training in the  
7.35 safe use of a pistol; and  
7.36 (3) an accurate photocopy of the applicant's current  
8.1 driver's license, state identification card, or the photo page  
8.2 of the applicant's passport.  
8.3 (d) In addition to the other application materials, a  
8.4 person who is otherwise ineligible for a permit due to a  
8.5 criminal conviction but who has obtained a pardon or  
expungement  
8.6 setting aside the conviction, sealing the conviction, or  
8.7 otherwise restoring applicable rights, must submit a copy of the  
8.8 relevant order.  
8.9 (e) Applications must be submitted in person.  
8.10 (f) The sheriff may charge a new application processing fee  
8.11 in an amount not to exceed the actual and reasonable direct cost  
8.12 of processing the application or \$100, whichever is less. Of  
8.13 this amount, \$10 must be submitted to the commissioner and  
8.14 deposited into the general fund.  
8.15 (g) This subdivision prescribes the complete and exclusive  
8.16 set of items an applicant is required to submit in order to  
8.17 apply for a new or renewal permit to carry. The applicant must  
8.18 not be asked or required to submit, voluntarily or  
8.19 involuntarily, any information, fees, or documentation beyond  
8.20 that specifically required by this subdivision. This paragraph

8.21 does not apply to alternate training evidence accepted by the  
8.22 sheriff under subdivision 2a, paragraph (d).

8.23 (h) Forms for new and renewal applications must be  
8.24 available at all sheriffs' offices and the commissioner must  
8.25 make the forms available on the Internet.

8.26 (i) Application forms must clearly display a notice that a  
8.27 permit, if granted, is void and must be immediately returned to  
8.28 the sheriff if the permit holder is or becomes prohibited by law  
8.29 from possessing a firearm. The notice must list the applicable  
8.30 state criminal offenses and civil categories that prohibit a  
8.31 person from possessing a firearm.

8.32 (j) Upon receipt of an application packet and any required  
8.33 fee, the sheriff must provide a signed receipt indicating the  
8.34 date of submission.

8.35 [EFFECTIVE DATE.] This section is effective the day  
8.36 following final enactment.

9.1 Sec. 7. Minnesota Statutes 2004, section 624.714,  
9.2 subdivision 8, is amended to read:

9.3 Subd. 8. [PERMIT TO CARRY VOIDED.] (a) The permit to carry  
9.4 is void and must be revoked at the time that the holder becomes  
9.5 prohibited by law from possessing a firearm, in which event the  
9.6 holder must return the permit card to the issuing sheriff within  
9.7 five business days after the holder knows or should know that  
9.8 the holder is a prohibited person. If a permit is revoked the  
9.9 sheriff has knowledge that a permit is void under this  
9.10 subdivision paragraph, the sheriff must give notice to the  
9.11 permit holder in writing in the same manner as a denial.  
9.12 Failure of the holder to return the permit within the five days  
9.13 is a gross misdemeanor unless the court finds that the  
9.14 circumstances or the physical or mental condition of the permit  
9.15 holder prevented the holder from complying with the return  
9.16 requirement.

9.17 (b) When a permit holder is convicted of an offense that  
9.18 prohibits the permit holder from possessing a firearm, the court  
9.19 must revoke the permit and, if it is available, take possession  
9.20 of it the permit, if it is available, and send it to the issuing  
9.21 sheriff.

9.22 (c) The sheriff of the county where the application was  
9.23 submitted, or of the county of the permit holder's current

9.24 residence, may file a petition with the district court therein,  
9.25 for an order revoking a permit to carry on the grounds set forth  
9.26 in subdivision 6, paragraph (a), clause (3). An order shall be  
9.27 issued only if the sheriff meets the burden of proof and  
9.28 criteria set forth in subdivision 12. If the court denies the  
9.29 petition, the court must award the permit holder reasonable  
9.30 costs and expenses, including attorney fees.

9.31 (d) A permit revocation must be promptly reported to the  
9.32 issuing sheriff.

9.33 [EFFECTIVE DATE.] This section is effective the day  
9.34 following final enactment.

9.35 Sec. 8. Minnesota Statutes 2004, section 624.714,  
9.36 subdivision 12, is amended to read:

10.1 Subd. 12. [HEARING UPON DENIAL OR REVOCATION.] (a) Any  
10.2 person aggrieved by denial or revocation of a permit to carry  
10.3 may appeal by petition to the district court having jurisdiction  
10.4 over the county or municipality where the application was  
10.5 submitted. The petition must list the sheriff as the  
10.6 respondent. The district court must hold a hearing at the  
10.7 earliest practicable date and in any event no later than 60 days  
10.8 following the filing of the petition for review. The court may  
10.9 not grant or deny any relief before the completion of the  
10.10 hearing. The record of the hearing must be sealed. The matter  
10.11 must be heard de novo without a jury.

10.12 (b) The court must issue written findings of fact and  
10.13 conclusions of law regarding the issues submitted by the  
10.14 parties. The court must issue its writ of mandamus directing  
10.15 that the permit be issued and order other appropriate relief  
10.16 unless the sheriff establishes by clear and convincing evidence:

10.17 (1) that the applicant is disqualified under the criteria  
10.18 described in subdivision 2, paragraph (b); or  
10.19 (2) that there exists a substantial likelihood that the  
10.20 applicant is a danger to self or the public if authorized to  
10.21 carry a pistol under a permit. Incidents of alleged criminal  
10.22 misconduct that are not investigated and documented, and  
10.23 incidents for which the applicant was charged and acquitted,  
may

10.24 not be considered.

10.25 (c) If an applicant is denied a permit on the grounds that

10.26 the applicant is listed in the criminal gang investigative data  
10.27 system under section 299C.091, the person may challenge the  
10.28 denial, after disclosure under court supervision of the reason  
10.29 for that listing, based on grounds that the person:  
10.30 (1) was erroneously identified as a person in the data  
10.31 system;  
10.32 (2) was improperly included in the data system according to  
10.33 the criteria outlined in section 299C.091, subdivision 2,  
10.34 paragraph (b); or  
10.35 (3) has demonstrably withdrawn from the activities and  
10.36 associations that led to inclusion in the data system.

11.1 (d) If the court grants a petition brought under paragraph  
11.2 (a), the court must award the applicant or permit holder  
11.3 reasonable costs and expenses including attorney fees.

11.4 Sec. 9. Minnesota Statutes 2004, section 624.714,  
11.5 subdivision 17, as reenacted by section 1, is amended to read:  
11.6 Subd. 17. [POSTING; TRESPASS.] (a) A person carrying a  
11.7 firearm on or about his or her person or clothes under a permit  
11.8 or otherwise who remains at a private establishment knowing  
that  
11.9 the operator of the establishment or its agent has made a  
11.10 reasonable request that firearms not be brought into the  
11.11 establishment may be ordered to leave the premises. A person  
11.12 who fails to leave when so requested is guilty of a petty  
11.13 misdemeanor. The fine for a first offense must not exceed \$25.  
11.14 Notwithstanding section 609.531, a firearm carried in violation  
11.15 of this subdivision is not subject to forfeiture.

11.16 (b) As used in this subdivision, the terms in this  
11.17 paragraph have the meanings given.

11.18 (1) "Reasonable request" means a request made under the  
11.19 following circumstances:  
11.20 (i) the requester has prominently posted a conspicuous sign  
11.21 at every entrance to the establishment containing the following  
11.22 language: "(INDICATE IDENTITY OF OPERATOR) BANS GUNS IN  
THESE  
11.23 PREMISES."; and or  
11.24 (ii) the requester or its the requester's agent personally  
11.25 informs the person of the posted request that guns are  
11.26 prohibited in the premises and demands compliance.

11.27 (2) "Prominently" means readily visible and within four  
11.28 feet laterally of the entrance with the bottom of the sign at a  
11.29 height of four to six feet above the floor.

11.30 (3) "Conspicuous" means lettering in black arial typeface  
11.31 at least 1-1/2 inches in height against a bright contrasting  
11.32 background that is at least 187 square inches in area.

11.33 (4) "Private establishment" means a building, structure, or  
11.34 portion thereof that is owned, leased, controlled, or operated  
11.35 by a nongovernmental entity for a nongovernmental purpose.

11.36 (c) The owner or operator of a private establishment may  
12.1 not prohibit the lawful carry or possession of firearms in a  
12.2 parking facility or parking area.

12.3 (d) This subdivision does not apply to private residences.  
12.4 The lawful possessor of a private residence may prohibit  
12.5 firearms, and provide notice thereof, in any lawful manner.

12.6 (e) A landlord may not restrict the lawful carry or  
12.7 possession of firearms by tenants or their guests.

12.8 (f) Notwithstanding any inconsistent provisions in section  
12.9 609.605, this subdivision sets forth the exclusive criteria to  
12.10 notify a permit holder when otherwise lawful firearm possession  
12.11 is not allowed in a private establishment and sets forth the  
12.12 exclusive penalty for such activity.

12.13 (g) This subdivision does not apply to:  
12.14 (1) an on-duty active licensed peace officer; or  
12.15 (2) a security guard acting in the course and scope of  
12.16 employment.

12.17 [EFFECTIVE DATE.] This section is effective the day  
12.18 following final enactment.

12.19 Sec. 10. Minnesota Statutes 2004, section 624.714, is  
12.20 amended by adding a subdivision to read:

12.21 Subd. 24. [PREDATORY OFFENDERS.] Except when acting  
under  
12.22 the authority of other law, it is a misdemeanor for a person  
12.23 required to register by section 243.166 to carry a pistol  
12.24 whether or not the carrier possesses a permit to carry issued  
12.25 under this section. If an action prohibited by this subdivision  
12.26 is also a violation of another law, the violation may be  
12.27 prosecuted under either law.

12.28 Sec. 11. [ADOPTION OF STANDARDS.]

12.29 By October 1, 2005, the Department of Public Safety shall  
12.30 adopt and publish minimum standards that organizations and  
12.31 government entities must meet to certify individuals as  
12.32 certified firearms instructors under Minnesota Statutes, section  
12.33 624.714, subdivision 2a, paragraph (d).  
12.34 [EFFECTIVE DATE.] This section is effective the day  
12.35 following final enactment

## **2012 Minnesota Statutes**

624.714 CARRYING OF WEAPONS WITHOUT PERMIT; PENALTIES.  
Subdivision 1.

[Repealed, 2003 c 28 art 2 s 35; 2005 c 83 s 1]  
Subd. 1a. Permit required; penalty.

A person, other than a peace officer, as defined in section 626.84, subdivision 1, who carries, holds, or possesses a pistol in a motor vehicle, snowmobile, or boat, or on or about the person's clothes or the person, or otherwise in possession or control in a public place, as defined in section 624.7181, subdivision 1, paragraph (c), without first having obtained a permit to carry the pistol is guilty of a gross misdemeanor. A person who is convicted a second or subsequent time is guilty of a felony.

Subd. 1b. Display of permit; penalty.

(a) The holder of a permit to carry must have the permit card and a driver's license, state identification card, or other government-issued photo identification in immediate possession at all times when carrying a pistol and must display the permit card and identification document upon lawful demand by a peace officer, as defined in section 626.84, subdivision 1. A violation of this paragraph is a petty misdemeanor. The fine for a first offense must not exceed \$25. Notwithstanding section 609.531, a firearm carried in violation of this paragraph is not subject to forfeiture.

(b) A citation issued for violating paragraph (a) must be dismissed if the person demonstrates, in court or in the office of the arresting officer,

that the person was authorized to carry the pistol at the time of the alleged violation.

(c) Upon the request of a peace officer, a permit holder must write a sample signature in the officer's presence to aid in verifying the person's identity.

(d) Upon the request of a peace officer, a permit holder shall disclose to the officer whether or not the permit holder is currently carrying a firearm.

Subd. 2. Where application made; authority to issue permit; criteria; scope.

(a) Applications by Minnesota residents for permits to carry shall be made to the county sheriff where the applicant resides. Nonresidents, as defined in section 171.01, subdivision 42, may apply to any sheriff.

(b) Unless a sheriff denies a permit under the exception set forth in subdivision 6, paragraph (a), clause (3), a sheriff must issue a permit to an applicant if the person:

(1) has training in the safe use of a pistol;

(2) is at least 21 years old and a citizen or a permanent resident of the United States;

(3) completes an application for a permit;

(4) is not prohibited from possessing a firearm under the following sections:

(i) 518B.01, subdivision 14;

(ii) 609.224, subdivision 3;

(iii) 609.2242, subdivision 3;

(iv) 609.749, subdivision 8;

(v) 624.713;

(vi) 624.719;

(vii) 629.715, subdivision 2;

(viii) 629.72, subdivision 2; or

(ix) any federal law; and

(5) is not listed in the criminal gang investigative data system under section 299C.091.

(c) A permit to carry a pistol issued or recognized under this section is a state permit and is effective throughout the state.

(d) A sheriff may contract with a police chief to process permit applications under this section. If a sheriff contracts with a police chief, the sheriff remains the issuing authority and the police chief acts as the sheriff's agent. If a sheriff contracts with a police chief, all of the provisions of this section will apply.

Subd. 2a. Training in the safe use of a pistol.

(a) An applicant must present evidence that the applicant received training in the safe use of a pistol within one year of the date of an original or renewal application. Training may be demonstrated by:

(1) employment as a peace officer in the state of Minnesota within the past year; or

(2) completion of a firearms safety or training course providing basic training in the safe use of a pistol and conducted by a certified instructor.

(b) Basic training must include:

(1) instruction in the fundamentals of pistol use;

(2) successful completion of an actual shooting qualification exercise;  
and

(3) instruction in the fundamental legal aspects of pistol possession, carry, and use, including self-defense and the restrictions on the use of deadly force.

(c) The certified instructor must issue a certificate to a person who has completed a firearms safety or training course described in paragraph (b). The certificate must be signed by the instructor and attest that the person attended and completed the course.

(d) A person qualifies as a certified instructor if the person is certified as a firearms instructor within the past five years by an organization or government entity that has been approved by the Department of Public Safety in accordance with the department's standards.

(e) A sheriff must accept the training described in this subdivision as meeting the requirement in subdivision 2, paragraph (b), for training in the safe use of a pistol. A sheriff may also accept other satisfactory evidence of training in the safe use of a pistol.

Subd. 3. Form and contents of application.

(a) Applications for permits to carry must be an official, standardized application form, adopted under section 624.7151, and must set forth in writing only the following information:

(1) the applicant's name, residence, telephone number, if any, and driver's license number or state identification card number;

(2) the applicant's sex, date of birth, height, weight, and color of eyes and hair, and distinguishing physical characteristics, if any;

(3) the township or statutory city or home rule charter city, and county, of all Minnesota residences of the applicant in the last five years, though not including specific addresses;

(4) the township or city, county, and state of all non-Minnesota residences of the applicant in the last five years, though not including specific addresses;

(5) a statement that the applicant authorizes the release to the sheriff of commitment information about the applicant maintained by the commissioner of human services or any similar agency or department of another state where the applicant has resided, to the extent that the information relates to the applicant's eligibility to possess a firearm; and

(6) a statement by the applicant that, to the best of the applicant's knowledge and belief, the applicant is not prohibited by law from possessing a firearm.

(b) The statement under paragraph (a), clause (5), must comply with any applicable requirements of Code of Federal Regulations, title 42, sections 2.31 to 2.35, with respect to consent to disclosure of alcohol or drug abuse patient records.

(c) An applicant must submit to the sheriff an application packet consisting only of the following items:

(1) a completed application form, signed and dated by the applicant;

(2) an accurate photocopy of the certificate described in subdivision 2a, paragraph (c), that is submitted as the applicant's evidence of training in the safe use of a pistol; and

(3) an accurate photocopy of the applicant's current driver's license, state identification card, or the photo page of the applicant's passport.

(d) In addition to the other application materials, a person who is otherwise ineligible for a permit due to a criminal conviction but who has obtained a pardon or expungement setting aside the conviction, sealing the conviction, or otherwise restoring applicable rights, must submit a copy of the relevant order.

(e) Applications must be submitted in person.

(f) The sheriff may charge a new application processing fee in an amount not to exceed the actual and reasonable direct cost of processing the application or \$100, whichever is less. Of this amount, \$10 must be submitted to the commissioner and deposited into the general fund.

(g) This subdivision prescribes the complete and exclusive set of items an applicant is required to submit in order to apply for a new or renewal permit to carry. The applicant must not be asked or required to submit, voluntarily or involuntarily, any information, fees, or documentation beyond that specifically required by this subdivision. This paragraph does not apply to alternate training evidence accepted by the sheriff under subdivision 2a, paragraph (d).

(h) Forms for new and renewal applications must be available at all sheriffs' offices and the commissioner must make the forms available on the Internet.

(i) Application forms must clearly display a notice that a permit, if granted, is void and must be immediately returned to the sheriff if the permit holder is or becomes prohibited by law from possessing a firearm. The notice must list the applicable state criminal offenses and civil categories that prohibit a person from possessing a firearm.

(j) Upon receipt of an application packet and any required fee, the sheriff must provide a signed receipt indicating the date of submission.  
Subd. 4. Investigation.

(a) The sheriff must check, by means of electronic data transfer, criminal records, histories, and warrant information on each applicant through the Minnesota Crime Information System and the National Instant Criminal Background Check System. The sheriff shall also make a reasonable effort to check other available and relevant federal, state, or local record-keeping systems. The sheriff must obtain commitment information from the commissioner of human services as provided in section 245.041 or, if the information is reasonably available, as provided by a similar statute from another state.

(b) When an application for a permit is filed under this section, the sheriff must notify the chief of police, if any, of the municipality where the applicant resides. The police chief may provide the sheriff with any information relevant to the issuance of the permit.

(c) The sheriff must conduct a background check by means of electronic data transfer on a permit holder through the Minnesota Crime Information System and the National Instant Criminal Background Check System at least yearly to ensure continuing eligibility. The sheriff may also conduct additional background checks by means of electronic data transfer on a permit holder at any time during the period that a permit is in effect.

Subd. 5.

[Repealed, 2003 c 28 art 2 s 35; 2005 c 83 s 1]

Subd. 6. Granting and denial of permits.

(a) The sheriff must, within 30 days after the date of receipt of the application packet described in subdivision 3:

(1) issue the permit to carry;

(2) deny the application for a permit to carry solely on the grounds that the applicant failed to qualify under the criteria described in subdivision 2, paragraph (b); or

(3) deny the application on the grounds that there exists a substantial likelihood that the applicant is a danger to self or the public if authorized to carry a pistol under a permit.

(b) Failure of the sheriff to notify the applicant of the denial of the application within 30 days after the date of receipt of the application packet constitutes issuance of the permit to carry and the sheriff must promptly fulfill the requirements under paragraph (c). To deny the application, the sheriff must provide the applicant with written notification and the specific factual basis justifying the denial under paragraph (a), clause (2) or (3), including the source of the factual basis. The sheriff must inform the applicant of the applicant's right to submit, within 20 business days, any additional documentation relating to the

propriety of the denial. Upon receiving any additional documentation, the sheriff must reconsider the denial and inform the applicant within 15 business days of the result of the reconsideration. Any denial after reconsideration must be in the same form and substance as the original denial and must specifically address any continued deficiencies in light of the additional documentation submitted by the applicant. The applicant must be informed of the right to seek de novo review of the denial as provided in subdivision 12.

(c) Upon issuing a permit to carry, the sheriff must provide a laminated permit card to the applicant by first class mail unless personal delivery has been made. Within five business days, the sheriff must submit the information specified in subdivision 7, paragraph (a), to the commissioner for inclusion solely in the database required under subdivision 15, paragraph (a). The sheriff must transmit the information in a manner and format prescribed by the commissioner.

(d) Within five business days of learning that a permit to carry has been suspended or revoked, the sheriff must submit information to the commissioner regarding the suspension or revocation for inclusion solely in the databases required or permitted under subdivision 15.

(e) Notwithstanding paragraphs (a) and (b), the sheriff may suspend the application process if a charge is pending against the applicant that, if resulting in conviction, will prohibit the applicant from possessing a firearm.

Subd. 7. Permit card contents; expiration; renewal.

(a) Permits to carry must be on an official, standardized permit card adopted by the commissioner, containing only the name, residence, and driver's license number or state identification card number of the permit holder, if any.

(b) The permit card must also identify the issuing sheriff and state the expiration date of the permit. The permit card must clearly display a notice that a permit, if granted, is void and must be immediately returned to the sheriff if the permit holder becomes prohibited by law from possessing a firearm.

(c) A permit to carry a pistol issued under this section expires five years after the date of issue. It may be renewed in the same manner and under the same criteria which the original permit was obtained, subject to the following procedures:

(1) no earlier than 90 days prior to the expiration date on the permit, the permit holder may renew the permit by submitting to the appropriate sheriff the application packet described in subdivision 3 and a renewal processing fee not to exceed the actual and reasonable direct cost of processing the application or \$75, whichever is less. Of this amount, \$5 must be submitted to the commissioner and deposited into the general fund. The sheriff must process the renewal application in accordance with subdivisions 4 and 6; and

(2) a permit holder who submits a renewal application packet after the expiration date of the permit, but within 30 days after expiration, may renew the permit as provided in clause (1) by paying an additional late fee of \$10.

(d) The renewal permit is effective beginning on the expiration date of the prior permit to carry.

Subd. 7a. Change of address; loss or destruction of permit.

(a) Within 30 days after changing permanent address, or within 30 days of having lost or destroyed the permit card, the permit holder must notify the issuing sheriff of the change, loss, or destruction. Failure to provide notification as required by this subdivision is a petty misdemeanor. The fine for a first offense must not exceed \$25. Notwithstanding section 609.531, a firearm carried in violation of this paragraph is not subject to forfeiture.

(b) After notice is given under paragraph (a), a permit holder may obtain a replacement permit card by paying \$10 to the sheriff. The request for a replacement permit card must be made on an official, standardized application adopted for this purpose under section 624.7151, and, except in the case of an address change, must include a notarized statement that the permit card has been lost or destroyed.

Subd. 8. Permit to carry voided.

(a) The permit to carry is void at the time that the holder becomes prohibited by law from possessing a firearm, in which event the holder must return the permit card to the issuing sheriff within five business days after the holder knows or should know that the holder is a prohibited person. If the sheriff has knowledge that a permit is void under this paragraph, the sheriff must give notice to the permit holder in writing in the same manner as a denial. Failure of the holder to return the permit within the five days is a gross misdemeanor unless the court finds that the circumstances or the physical or mental condition of the permit holder prevented the holder from complying with the return requirement.

(b) When a permit holder is convicted of an offense that prohibits the permit holder from possessing a firearm, the court must take possession of the permit, if it is available, and send it to the issuing sheriff.

(c) The sheriff of the county where the application was submitted, or of the county of the permit holder's current residence, may file a petition with the district court therein, for an order revoking a permit to carry on the grounds set forth in subdivision 6, paragraph (a), clause (3). An order shall be issued only if the sheriff meets the burden of proof and criteria set forth in subdivision 12. If the court denies the petition, the court must award the permit holder reasonable costs and expenses, including attorney fees.

(d) A permit revocation must be promptly reported to the issuing sheriff.

Subd. 8a. Prosecutor's duty.

Whenever a person is charged with an offense that would, upon conviction, prohibit the person from possessing a firearm, the prosecuting attorney must ascertain whether the person is a permit holder under this section. If the person is a permit holder, the prosecutor must notify the issuing sheriff that the person has been charged with a prohibiting offense. The prosecutor must also notify the sheriff of the final disposition of the case.

Subd. 9. Carrying pistols about one's premises or for purposes of repair, target practice.

A permit to carry is not required of a person:

(1) to keep or carry about the person's place of business, dwelling house, premises or on land possessed by the person a pistol;

(2) to carry a pistol from a place of purchase to the person's dwelling house or place of business, or from the person's dwelling house or place of business to or from a place where repairing is done, to have the pistol repaired;

(3) to carry a pistol between the person's dwelling house and place of business;

(4) to carry a pistol in the woods or fields or upon the waters of this state for the purpose of hunting or of target shooting in a safe area; or

(5) to transport a pistol in a motor vehicle, snowmobile or boat if the pistol is unloaded, contained in a closed and fastened case, gunbox, or securely tied package.

Subd. 10.False representations.

A person who gives or causes to be given any false material information in applying for a permit to carry, knowing or having reason to know the information is false, is guilty of a gross misdemeanor.

Subd. 11.No limit on number of pistols.

A person shall not be restricted as to the number of pistols the person may carry.

Subd. 11a.Emergency issuance of permits.

A sheriff may immediately issue an emergency permit to a person if the sheriff determines that the person is in an emergency situation that may constitute an immediate risk to the safety of the person or someone residing in the person's household. A person seeking an emergency permit must complete an application form and must sign an affidavit describing the emergency situation. An emergency permit applicant does not need to provide evidence of training. An emergency permit is valid for 30 days, may not be renewed, and may be revoked without a hearing. No fee may be charged for an emergency permit. An emergency

permit holder may seek a regular permit under subdivision 3 and is subject to the other applicable provisions of this section.

Subd. 12. Hearing upon denial or revocation.

(a) Any person aggrieved by denial or revocation of a permit to carry may appeal by petition to the district court having jurisdiction over the county or municipality where the application was submitted. The petition must list the sheriff as the respondent. The district court must hold a hearing at the earliest practicable date and in any event no later than 60 days following the filing of the petition for review. The court may not grant or deny any relief before the completion of the hearing. The record of the hearing must be sealed. The matter must be heard de novo without a jury.

(b) The court must issue written findings of fact and conclusions of law regarding the issues submitted by the parties. The court must issue its writ of mandamus directing that the permit be issued and order other appropriate relief unless the sheriff establishes by clear and convincing evidence:

(1) that the applicant is disqualified under the criteria described in subdivision 2, paragraph (b); or

(2) that there exists a substantial likelihood that the applicant is a danger to self or the public if authorized to carry a pistol under a permit. Incidents of alleged criminal misconduct that are not investigated and documented may not be considered.

(c) If an applicant is denied a permit on the grounds that the applicant is listed in the criminal gang investigative data system under section 299C.091, the person may challenge the denial, after disclosure under court supervision of the reason for that listing, based on grounds that the person:

(1) was erroneously identified as a person in the data system;

(2) was improperly included in the data system according to the criteria outlined in section 299C.091, subdivision 2, paragraph (b); or

(3) has demonstrably withdrawn from the activities and associations that led to inclusion in the data system.

(d) If the court grants a petition brought under paragraph (a), the court must award the applicant or permit holder reasonable costs and expenses including attorney fees.

Subd. 12a.Suspension as condition of release.

The district court may order suspension of the application process for a permit or suspend the permit of a permit holder as a condition of release pursuant to the same criteria as the surrender of firearms under section 629.715. A permit suspension must be promptly reported to the issuing sheriff. If the permit holder has an out-of-state permit recognized under subdivision 16, the court must promptly report the suspension to the commissioner for inclusion solely in the database under subdivision 15, paragraph (a).

Subd. 13.Exemptions; adult correctional facility officers.

A permit to carry a pistol is not required of any officer of a state adult correctional facility when on guard duty or otherwise engaged in an assigned duty.

Subd. 14.Records.

(a) A sheriff must not maintain records or data collected, made, or held under this section concerning any applicant or permit holder that are not necessary under this section to support a permit that is outstanding or eligible for renewal under subdivision 7, paragraph (b).

Notwithstanding section 138.163, sheriffs must completely purge all files and databases by March 1 of each year to delete all information collected under this section concerning all persons who are no longer current permit holders or currently eligible to renew their permit.

(b) Paragraph (a) does not apply to records or data concerning an applicant or permit holder who has had a permit denied or revoked under the criteria established in subdivision 2, paragraph (b), clause (1), or subdivision 6, paragraph (a), clause (3), for a period of six years from the date of the denial or revocation.

Subd. 15.Commissioner; contracts; database.

(a) The commissioner must maintain an automated database of persons authorized to carry pistols under this section that is available 24 hours a day, seven days a week, only to law enforcement agencies, including prosecutors carrying out their duties under subdivision 8a, to verify the validity of a permit.

(b) The commissioner may maintain a separate automated database of denied applications for permits to carry and of revoked permits that is available only to sheriffs performing their duties under this section containing the date of, the statutory basis for, and the initiating agency for any permit application denied or permit revoked for a period of six years from the date of the denial or revocation.

(c) The commissioner may contract with one or more vendors to implement the commissioner's duties under this section.

Subd. 16. Recognition of permits from other states.

(a) The commissioner must annually establish and publish a list of other states that have laws governing the issuance of permits to carry weapons that are not substantially similar to this section. The list must be available on the Internet. A person holding a carry permit from a state not on the list may use the license or permit in this state subject to the rights, privileges, and requirements of this section.

(b) Notwithstanding paragraph (a), no license or permit from another state is valid in this state if the holder is or becomes prohibited by law from possessing a firearm.

(c) Any sheriff or police chief may file a petition under subdivision 12 seeking an order suspending or revoking an out-of-state permit holder's authority to carry a pistol in this state on the grounds set forth in subdivision 6, paragraph (a), clause (3). An order shall only be issued if the petitioner meets the burden of proof and criteria set forth in subdivision 12. If the court denies the petition, the court must award the permit holder reasonable costs and expenses including attorney fees. The petition may be filed in any county in the state where a person holding a license or permit from another state can be found.

(d) The commissioner must, when necessary, execute reciprocity agreements regarding carry permits with jurisdictions whose carry permits are recognized under paragraph (a).

Subd. 17. Posting; trespass.

(a) A person carrying a firearm on or about his or her person or clothes under a permit or otherwise who remains at a private establishment knowing that the operator of the establishment or its agent has made a reasonable request that firearms not be brought into the establishment may be ordered to leave the premises. A person who fails to leave when so requested is guilty of a petty misdemeanor. The fine for a first offense must not exceed \$25. Notwithstanding section 609.531, a firearm carried in violation of this subdivision is not subject to forfeiture.

(b) As used in this subdivision, the terms in this paragraph have the meanings given.

(1) "Reasonable request" means a request made under the following circumstances:

(i) the requester has prominently posted a conspicuous sign at every entrance to the establishment containing the following language:

"(INDICATE IDENTITY OF OPERATOR) BANS GUNS IN THESE PREMISES."; or

(ii) the requester or the requester's agent personally informs the person that guns are prohibited in the premises and demands compliance.

(2) "Prominently" means readily visible and within four feet laterally of the entrance with the bottom of the sign at a height of four to six feet above the floor.

(3) "Conspicuous" means lettering in black arial typeface at least 1-1/2 inches in height against a bright contrasting background that is at least 187 square inches in area.

(4) "Private establishment" means a building, structure, or portion thereof that is owned, leased, controlled, or operated by a nongovernmental entity for a nongovernmental purpose.

(c) The owner or operator of a private establishment may not prohibit the lawful carry or possession of firearms in a parking facility or parking area.

(d) This subdivision does not apply to private residences. The lawful possessor of a private residence may prohibit firearms, and provide notice thereof, in any lawful manner.

(e) A landlord may not restrict the lawful carry or possession of firearms by tenants or their guests.

(f) Notwithstanding any inconsistent provisions in section 609.605, this subdivision sets forth the exclusive criteria to notify a permit holder when otherwise lawful firearm possession is not allowed in a private establishment and sets forth the exclusive penalty for such activity.

(g) This subdivision does not apply to:

(1) an active licensed peace officer; or

(2) a security guard acting in the course and scope of employment.  
Subd. 18. Employers; public colleges and universities.

(a) An employer, whether public or private, may establish policies that restrict the carry or possession of firearms by its employees while acting in the course and scope of employment. Employment related civil sanctions may be invoked for a violation.

(b) A public postsecondary institution regulated under chapter 136F or 137 may establish policies that restrict the carry or possession of firearms by its students while on the institution's property. Academic sanctions may be invoked for a violation.

(c) Notwithstanding paragraphs (a) and (b), an employer or a postsecondary institution may not prohibit the lawful carry or possession of firearms in a parking facility or parking area.  
Subd. 19. Immunity.

Neither a sheriff, police chief, any employee of a sheriff or police chief involved in the permit issuing process, nor any certified instructor is liable for damages resulting or arising from acts with a firearm committed by a permit holder, unless the person had actual knowledge at the time the permit was issued or the instruction was given that the applicant was prohibited by law from possessing a firearm.

Subd. 20. Monitoring.

(a) By March 1, 2004, and each year thereafter, the commissioner must report to the legislature on:

(1) the number of permits applied for, issued, suspended, revoked, and denied, further categorized by the age, sex, and zip code of the applicant or permit holder, since the previous submission, and in total;

(2) the number of permits currently valid;

(3) the specific reasons for each suspension, revocation, and denial and the number of reversed, canceled, or corrected actions;

(4) without expressly identifying an applicant, the number of denials or revocations based on the grounds under subdivision 6, paragraph (a), clause (3), the factual basis for each denial or revocation, and the result of an appeal, if any, including the court's findings of fact, conclusions of law, and order;

(5) the number of convictions and types of crimes committed since the previous submission, and in total, by individuals with permits including data as to whether a firearm lawfully carried solely by virtue of a permit was actually used in furtherance of the crime;

(6) to the extent known or determinable, data on the lawful and justifiable use of firearms by permit holders; and

(7) the status of the segregated funds reported to the commissioner under subdivision 21.

(b) Sheriffs and police chiefs must supply the Department of Public Safety with the basic data the department requires to complete the

report under paragraph (a). Sheriffs and police chiefs may submit data classified as private to the Department of Public Safety under this paragraph.

(c) Copies of the report under paragraph (a) must be made available to the public at the actual cost of duplication.

(d) Nothing contained in any provision of this section or any other law requires or authorizes the registration, documentation, collection, or providing of serial numbers or other data on firearms or on firearms' owners.

Subd. 21. Use of fees.

Fees collected by sheriffs under this section and not forwarded to the commissioner must be used only to pay the direct costs of administering this section. Fee money may be used to pay the costs of appeals of prevailing applicants or permit holders under subdivision 8, paragraph (c); subdivision 12, paragraph (e); and subdivision 16, paragraph (c). Fee money may also be used to pay the reasonable costs of the county attorney to represent the sheriff in proceedings under this section. The revenues must be maintained in a segregated fund. Fund balances must be carried over from year to year and do not revert to any other fund. As part of the information supplied under subdivision 20, paragraph (b), by January 31 of each year, a sheriff must report to the commissioner on the sheriff's segregated fund for the preceding calendar year, including information regarding:

(1) nature and amount of revenues;

(2) nature and amount of expenditures; and

(3) nature and amount of balances.

Subd. 22. Short title; construction; severability.

This section may be cited as the Minnesota Citizens' Personal Protection Act of 2003. The legislature of the state of Minnesota recognizes and declares that the second amendment of the United States Constitution guarantees the fundamental, individual right to keep and bear arms. The provisions of this section are declared to be necessary to accomplish

compelling state interests in regulation of those rights. The terms of this section must be construed according to the compelling state interest test. The invalidation of any provision of this section shall not invalidate any other provision.

Subd. 23.Exclusivity.

This section sets forth the complete and exclusive criteria and procedures for the issuance of permits to carry and establishes their nature and scope. No sheriff, police chief, governmental unit, government official, government employee, or other person or body acting under color of law or governmental authority may change, modify, or supplement these criteria or procedures, or limit the exercise of a permit to carry.

Subd. 24.Predatory offenders.

Except when acting under the authority of other law, it is a misdemeanor for a person required to register by section 243.166 to carry a pistol whether or not the carrier possesses a permit to carry issued under this section. If an action prohibited by this subdivision is also a violation of another law, the violation may be prosecuted under either law.

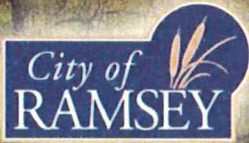


14031 Saint Francis Blvd. Ramsey, MN 55303

**TOTAL  
DEFENSE**

*Firearms, Gear and Training*

**763-432-6134**



Presented To:



**CITY OF RAMSEY**

**GROWING LOCAL ECONOMY**

**TRIANGLE RECYCLING**

21226 St Francis Blvd NW  
Nowthen, MN 55303

( 763 ) 753-1164



11/13/2012



November 13, 2012

City of Ramsey  
7550 Sunwood Drive NW  
Ramsey, MN 55303

RE: Moving Clothing Recycling Into the City of Ramsey

Dear City of Ramsey :

Triangle Recycling is pleased to submit its proposal to the City of Ramsey. This proposal requests approval from the City to move my Minnesota-based clothing recycling program, Wear Ever Recycling, into the building located at 6001 – 167<sup>th</sup> Avenue NW.

Our company has been operating out of Nowthen, MN, for the last four years. Since 1946, the Bauer family has resided in Ramsey. My grandfather, father and brother all have operated their businesses out of Ramsey. I hope to do the same with my company.

The building we are interested in is located in the industrial park off of St Francis Boulevard NW and 167<sup>th</sup> Avenue NW. The site has been vacant for approximately four years and it is currently zoned for retail operations. Our proposal enhances the overall useage of the location. We intend to improve the esthetics of the location and to bring additional traffic to the industrial park.

I ask that you give this proposal significant forethought when considering the growth of the local economy. If allowed to do so, my family-owned, full service clothing recycling company will relocate from Nowthen, MN. We would be honored to have the opportunity to operate out of Ramsey and this proposal details the community benefits.

Please contact me with any questions. Thank you for your consideration.

Best Regards,

Jerry Bauer  
CEO, Triangle Recycling  
(763) 464-1140

# TABLE OF CONTENTS

Company Background .....	3
Proposal .....	4
What We Recycle .....	4
Clothing Collection .....	5
Ramsey Location .....	6
Community Benefits .....	7

## COMPANY BACKGROUND



Triangle Recycling is a family-owned company owned by Jerry Bauer. The Bauer family has resided in the City of Ramsey since 1946. Jerry's Grandparents and Father operated businesses out of Ramsey and today his Brother runs his business in Ramsey also. It has always been Jerry's vision and dream to create and grow a viable Minnesota business for his family. Jerry has three sons that he hopes to teach the recycling industry and to mentor into taking ownership in the business.

The company's clothing recycling program, known as Wear Ever Recycling, is currently operating in Nowthen, MN. The company was formed in July of 2007 and it began with one owner, one driver and an inventory of clothing recycling boxes. Over the last four years the company has grown approximately 400%. Customers will find locations across the state of Minnesota convenient for their recycling needs. Our vision is to continue growing and to offer other recycling programs to the community.

# PROPOSAL

Triangle Recycling is proposing to purchase and utilize the building located at 6001 – 167<sup>th</sup> Avenue NW, Ramsey. This site would become a recycling center and a two phase program would apply:

## Phase One – Relocate Existing Recycling Program

Move the existing clothing recycling program currently operating in Nowthen to the new Ramsey building. The move would include the entire staff, trucks and the baling system.

## Phase Two – Expand Recycling Program

Triangle proposes to expand the number of materials that can be recycled. Items being considered include: Electronics, Small Metals, Mattresses, Plastics.

Once the current clothing recycling program is relocated, we will continue to research the viability of other recycling items. We view the Ramsey location as a recycling center for the community that offers recycling for multiple items.

# WHAT WE RECYCLE

If it is wearable or made of fabric, we recycle it:

## CLOTHES

- ◆ **Baby & Kid's Clothes**
- ◆ **Dresses**
- ◆ **Jeans & T-shirts**
- ◆ **Socks & Slippers**
- ◆ **Sweaters**
- ◆ **Swimsuits & Shorts**
- ◆ **Ties & Suits**
- ◆ **Undergarments**
- ◆ **Workout Wear**

## OUTERWEAR

- ◆ **Boots**
- ◆ **Coats**
- ◆ **Hats & Caps**
- ◆ **Mittens & Gloves**
- ◆ **Purses & Bags**
- ◆ **Sandals**
- ◆ **Shoes**
- ◆ **Sneakers**

## HOUSEHOLDS TEXTILES

- ◆ **Bedspreads**
- ◆ **Bedskirts**
- ◆ **Blankets**
- ◆ **Comforters**
- ◆ **Fabric Curtains**
- ◆ **Pillow Shams**
- ◆ **Sheets**
- ◆ **Towels**

# CLOTHING COLLECTION

## CONTAINERS

Collection containers are placed throughout Minnesota for convenient community drop off.



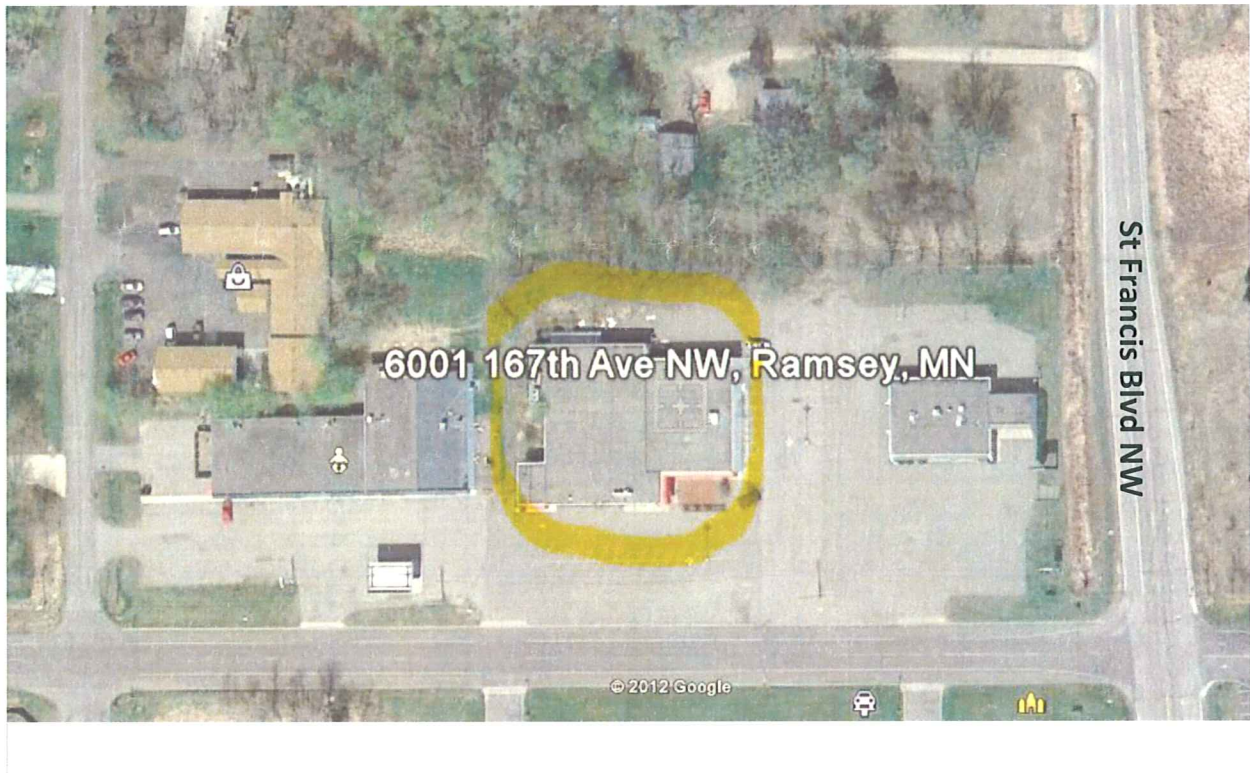
## VEHICLES

One of our collection trucks is shown below while assisting the 2012 Twin Cities Marathon team in gathering the clothing discarded from runners throughout the race. This vehicle is also used to empty the collection containers.



## LOCATION

**6001 – 167<sup>TH</sup> Avenue NW, Ramsey, MN**



The location of interest has been vacant for the last four years. It is an 18,000 square foot building that would provide adequate space for our proposed recycling program.

The building currently provides a loading dock and two doors to assist in receiving and shipping material. The on-site drop off location for customers would be located in the back of the building. All materials collected and baled would be inside of the building to maintain the integrity of the material, as well as, keeping the area esthetically pleasing.

Once in the building, we are committed to cleaning up and maintaining the grounds. Below is a list of items we will take care of with possession of the site:

### ***Plans for Maintenance:***

- Paint Building
- Remove Light Posts
- Add Illumination Lights to Building
- Clean Up Landscaping
- Remove & Trim Tees
- Clean Blacktop

## COMMUNITY BENEFITS

The Environmental Protection Agency reports in 2010, that Americans generated about 250 million tons of trash. The country recycled / composted over 85 million tons of this material, which is equivalent to a 34.1 percent recycling rate.\* With these types of numbers filling our landfills, it is important our country focus on ways to reduce waste and increase recycling.

The environmental footprint specific to clothing and textiles is substantial. Americans throw away a whopping 68 pounds of clothes on average each year, and we only buy 10 pounds of recycled clothes annually.\*\*

The good news is that reclaiming clothing and textiles for reuse and recycling saves a staggering amount of energy and natural resources. Some studies of this recycling process show remanufacturing or reusing textiles saving up to 85 percent of the energy required to produce the same product from virgin materials.

Specific to the Ramsey community, there are numerous advantages :

- ◇ Adding six jobs at the location initially
- ◇ Longer term, an additional 3 jobs potentially added
- ◇ Increasing the community's opportunity to recycle
- ◇ Reducing the amount of material going into our landfills
- ◇ Boosting traffic into the area to support neighboring businesses
- ◇ Offering a convenient location in the community
- ◇ Providing an efficient and easy drop off program right from the vehicle
- ◇ Personal assistance for customers as they off- load their recycling
- ◇ Improving the esthetics of an existing location that has been vacant

\* [http://www.epa.gov/osw/nonhaz/municipal/pubs/msw\\_2010\\_rev\\_factsheet.pdf](http://www.epa.gov/osw/nonhaz/municipal/pubs/msw_2010_rev_factsheet.pdf)

\*\* <http://earth911.com/news/2012/10/17/how-much-energy-water-saved-by-recycling/>

**5.02: For Discussion Only: Discuss Acceptable Land Uses at 167<sup>th</sup> Avenue Commercial Node and Provide Feedback on Potential Shooting Range and Recycling Warehouse/Transfer at 6001 167<sup>th</sup> Lane NW**

**Presentation**

Associate Planner/Environmental Coordinator Anderson explained over the past several years, the City has discussed various options to address permitted uses at the 167<sup>th</sup> Avenue/St. Francis Boulevard retail node. The node currently experiences a high vacancy rate and concerns with property maintenance on some of the buildings have been expressed. The property is zoned B-1 General Business District, which is intended to provide a commercial area for goods and services for the surrounding neighborhoods and community on a smaller scale than the B-2 Business District.

Associate Planner/Environmental Coordinator Anderson stated the intent of this evening's discussion was to introduce two proposed uses, both of which likely will necessitate an amendment to the Zoning Code, for the property located at 6001 167<sup>th</sup> Avenue NW (former Supervalu site) and the type of regulatory tools that would be necessary if either were to proceed. The proposed uses were:

1. Shooting range/fitness center with classroom space and a retail component.
2. Metal/clothing recycling center/warehouse with a small retail component.

Associate Planner/Environmental Coordinator Anderson reviewed the first proposal for the shooting range/fitness center with classroom space and a retail component in detail. He noted the request was from an existing business in Ramsey called Total Defense. He explained Total Defense is proposing to have a retail store, gunsmithing and provide self-defense training courses. In addition, Total Defense was proposing to have an indoor shooting range. This was currently not a permitted use in the B-1 General Business District. He indicated that Staff contacted Blaine and Robbinsdale to discuss their indoor shooting ranges. The Robbinsdale range operates in a commercial district while the Blaine range is in an industrial district. Neither has any known complaints associated with them. Staff requested the Commission discuss the matter in further detail, determine the category for the suggested use and provide staff with direction on how to proceed.

Commissioner Bauer commented there were not enough residential homes in the area to keep this commercial development flourishing. He indicated a long-range plan should address the potential for more residential homes in the future.

Development Services Manager Gladhill indicated this commercial area was struggling at this time and the Commission needed to consider both the short-term and long-term goals for this area.

Commissioner VanScoy questioned how the long-term goals of the area would be managed if this use were to proceed in the short-term.

Associate Planner/Environmental Coordinator Anderson stated an interim use could be approved to establish a timeline framework. He indicated the applicants may not be willing to proceed given the expense that would be invested into the buildings.

Development Services Manager Gladhill noted the short-term goals could be written into the long-term vision for this area.

Commissioner Bauer requested additional information from staff on the differences between a licensed use and conditional use permit.

Associate Planner/Environmental Coordinator Anderson indicated a conditional use permit would allow the shooting range to be a permitted use with conditions addressing exterior concerns of the site. The conditional use permit would be tied to the land and would require a public hearing. A licensing procedure would be completed via staff, would be tied to the user and could be revoked if standards were not met within City Code. A license would have to be received on an annual basis.

Commissioner Bauer questioned if both a conditional use and license could be required.

Associate Planner/Environmental Coordinator Anderson commented this would require a Zoning Code Amendment to add the need for a license and/or a conditional use permit for the suggested use.

Chair Levine stated the current property was vacant and he wanted to see the site more viable.

Development Services Manager Gladhill indicated by expanding the allowed uses in this commercial area to match the market the site would be more viable. However, this would have to be considered with the appropriateness of the area in the City of Ramsey.

Commissioner Bauer stated an interim use permit for the shooting range would not benefit the applicant due to the financial investments they would have to make in the building. He commented the applicant may not proceed if the City only gave them a five-year approval.

Commissioner Schiller was in favor of allowing the range as a permitted use as it would draw people to the area. He did not support the additional licensing procedure.

Commissioner VanScoy suggested the proposed shooting range go through the conditional use permit process.

Commissioner Field supported the sporting use and thought this use would become a magnet to draw users from the entire community to this commercial area. He recommended the range proceed as a permitted use so long as Zoning Code requirements were met.

Associate Planner/Environmental Coordinator Anderson stated parking and noise regulations would have to be addressed based on the size of the shooting range, training space and retail component size.

Development Services Manager Gladhill thanked the Commission for their input on this item and stated from the comments received thus far, it appears the shooting range could be considered at a future meeting as a permitted use.

Commissioner Bauer was in favor of having the shooting range be licensed with the City as well.

Development Services Manager Gladhill commented the licensing procedure would allow for the use to be tied to the business owner and not the property.

Commissioner Schiller asked if Blaine or Robbinsdale required their shooting ranges to be licensed.

Associate Planner/Environmental Coordinator Anderson indicated he did not believe either required a license, but the City of Blaine required a CUP.

Commissioner VanScoy stated the safety and security of the proposed business would also have to be addressed. He questioned who controlled these standards.

Development Services Manager Gladhill recommended the applicant be allowed to speak to the Commission.

Marty Fisher, Premier Commercial Properties, discussed the growth of the Total Defense business and noted they were currently leasing space at River Bend Plaza, which was located at the corner of Bunker Lake Boulevard and Highway 47. He indicated the owners were now proposing to expand their business to the 167<sup>th</sup> Avenue Commercial Node.

Dan Wellman, 2745 131<sup>st</sup> Avenue in Zimmerman, co-owner of Total Defense, thanked the Commission for their time this evening. He stated over the past 18 months his business has grown significantly and he has outgrown the size of his current space. For that reason, he has been looking for new space to allow for the expansion of his business to include a shooting range. He explained the construction of the range would be quite unique, as it would have a double concrete wall to minimize and suppress the noise.

Mr. Wellman reviewed the proposed floor plan for Total Defense in detail with the Commission. He indicated the proposed use, complete with gun range, archery range and self-defense classes would draw people to the site from the entire northwest metro area. He reviewed the location and demographics of previous clientele.

Commissioner Bauer requested comment on the language within the proposal regarding the “cool toys” sold by Total Defense.

Curt Oaks, 6723 116<sup>th</sup> Circle in Champlin, co-owner of Total Defense, explained this would include holsters, sites, flashlights and other accessories. He apologized for the poor choice of word and would make a change. Mr. Oaks then discussed the building security given the proposed use.

Associate Planner/Environmental Coordinator Anderson indicated the police department would review this application further regarding security and safety prior to approval.

Commissioner VanScoy asked if fire suppression would be necessary for the proposed use.

Associate Planner/Environmental Coordinator Anderson stated that the Building Official and Fire Marshall did review the two proposed uses and based on the preliminary information received, it did not appear that it would be required for this use but that it may possibly be necessary for the second proposed use.

Chair Levine asked if there were any additional comments or questions from the public in attendance.

Art Collinbach, 15940 Sodium Street, stated he currently drove to the Metro Gun Club in Blaine and he welcomed the proposed use to the City of Ramsey. He stated the range would draw a large number of people to Ramsey. It was his opinion the proposed use would assist in keeping Ramsey a safe community given the level of training that would be provided.

Russ Pawman, 17831 Vanadium Street, noted he was an avid outdoorsman and he was excited about the proposed use coming to the City of Ramsey. He explained he was a member of a gun range outside of the City. He thought the range would draw business into the City throughout the entire year.

Mike Bjorn, 6250 178<sup>th</sup> Lane, noted he shot at different ranges and would be pleased to see the proposed establishment move into the commercial area.

Chair Levine thanked the public for their comments this evening.

Development Services Manager Gladhill indicated staff would work with the applicant to frame a permitted use with a public forum for citizen dialogue to take place at a future meeting.

Associate Planner/Environmental Coordinator Anderson reviewed the second proposal, which is for a metal/clothing recycling center/warehouse with a small retail component. He explained Triangle Recycling was an existing business operating in the City of Nowthen. The business recycles clothing through a network of clothing collection boxes strategically placed throughout the state. The applicant has expressed an interest in expanding the recycling program to accept electronics, small metals, mattresses and plastics, which would be implemented as Phase II of its operation. This process may be subject to permitting by the Minnesota Pollution Control Agency (MPCA) and possibly a conditional use permit through the City.

Associate Planner/Environmental Coordinator Anderson indicated the proposed use most closely matches warehousing, which is an allowed use in both E-1 and E-2 Employment Districts, but is not allowed in the B-1 Business District. The applicant, upon understanding the current zoning, did state a small retail portion could be added, however, this would not be the primary use. In order for the use to be considered as proposed, either the B-1 Business District would have to be

amended to allow warehousing, either as a permitted, conditional or interim use, or the site would need to be rezoned to either E-1 or E-2 Employment District.

Associate Planner/Environmental Coordinator Anderson stated concerns at this time were if the use were compatible with the surrounding uses along with the amount of truck traffic and potential outside storage. He requested the Commission discuss the matter in further detail and provide direction to staff.

Chair Levine expressed concern with outside storage in this area.

Bill Erhart, 4740 154<sup>th</sup> Lane, representative of Triangle Recycling, commented that the site had enough square footage to ensure that all storage would be conducted inside. He stated the traffic flow to this site would be no more than the grocery store and the proposed use would benefit the residential neighborhood as a recycling facility. He encouraged the Commission to consider the request to bring life back into this commercial area.

Commissioner Schiller asked how much truck traffic was anticipated to be flowing in and out of this site.

Jerry Bauer, 21226 Highway 47 in Zimmerman, indicated he had six box trucks, which would be leaving the site in the morning and returning in the evening. He noted the site would also have one semi-truck visit per week. This could increase over time as his business expands.

Commissioner Field questioned how many drop-off boxes were associated with Triangle Recycling at this time.

Mr. Bauer stated he had approximately 400 boxes throughout Minnesota that he was responsible for. This number would be increasing by another 100 boxes in the near future.

Development Services Manager Gladhill asked if any clothing containers would be stored outside.

Mr. Bauer explained he currently had some containers stored outside prior to being relocated. He stated this was very short-term until the units could be refurbished and replaced.

Commissioner VanScoy inquired how electronics and metal materials would be handled at this site. He asked if the box trucks would be stored onsite overnight.

Mr. Bauer stated these items would be sorted and stored indoors and then be brought to Schwartzman's. He then discussed how he proposed to have the rear of the building to be fenced to house the box trucks.

Commissioner VanScoy asked if the box trucks could be stored onsite overnight.

Associate Planner/Environmental Coordinator Anderson indicated the storage of the trucks onsite could be seen as an accessory component. He stated buffering may be required to allow for the outdoor storage adjacent to the residential neighborhood.

Commissioner Bauer recommended the Commission consider this request carefully as he did not support a rezoning of this commercial property. He stated this area would continue to develop in the future and would require additional commercial development.

Associate Planner/Environmental Coordinator Anderson commented another option that could be considered would be to consider an overlay district.

Development Services Manager Gladhill discussed that an overlay district would allow for the original zoning to remain in place and allow for an expansion of uses.

Joe Hague, Community Pride Bank in Ham Lake and property owner, stated his goal would be to fill the building. He indicated he had no retail opportunities for this area and he encouraged the Commission to increase the permitted uses for this area. He was not in favor of a temporary fix as this could limit future tenants.

Chair Levine supported the use of an overlay district for this property.

Development Services Manager Gladhill explained staff could review the warehousing component as a conditional use for this site with an overlay district.

Commissioner Field stated the applicant had a great business, however, this was the wrong location. He wanted to see uses at this site that would attract traffic to the area.

Commissioner Schiller agreed stating the existing building was becoming an eyesore and was in need of redevelopment.

Development Services Manager Gladhill commented the EDA was aware this retail area was in need of revitalization.

Mr. Erhart reiterated that the two proposals before the Commission this evening were mutually exclusive. He added that a great deal of retail had been moved to The COR and the City may have to reevaluate the needs at this site.

Chair Levine thanked the Commission, applicants and public for their input this evening.

**Economic Development Authority (EDA)**

**4. 6.**

**Meeting Date:** 02/14/2013

Submitted For: Patrick Brama

By: Patrick Brama, Administrative Services

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Title:

Prospect Update

Background:

Staff would like to provide the EDA with an update on interactions with prospect businesses.

Observations:

Details will be provided at the EDA meeting.

Funding Source:

Regular staff duties

Staff Recommendation:

NA

EDA Action:

NA

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**Form Review**

**Inbox**  
Kurt Ulrich

**Reviewed By**  
Kurt Ulrich

**Date**  
02/08/2013 02:47 PM  
Started On: 02/08/2013

Form Started By: Patrick Brama

Final Approval Date: 02/08/2013