

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

The City of Ramsey Economic Development Authority (EDA) conducted a special meeting on Thursday, January 25, 2018, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present:     Chairperson Jim Steffen  
                          Member Brian Burandt (arrived at 7:31 a.m.)  
                          Member Jill Johns  
                          Member Dominic Kanaventi  
                          Member Chris Riley  
                          Member Wayne Skaff

Members Absent:     Member Glen Hardin  
                          Member John LeTourneau

Also Present:         Patrick Brama, Econ. Dev. Mgr./Assistant City Administrator  
                          Tim Gladhill, Development Services Manager

**1.     CALL TO ORDER**

Chairperson Steffen called the Economic Development Authority meeting to order at 7:30 a.m.

**2.     APPROVE AGENDA**

Motion by Member Skaff, seconded by Member Riley, to approve the agenda.

Motion carried. Voting Yes: Chairperson Steffen, Members Skaff, Riley, Johns, Kanaventi, Riley, and Skaff. Voting No: None. Absent: Members Burandt, Hardin, and LeTourneau.

**3.     EDA BUSINESS**

**4.01: NO ACTION: Supplemental Information for Next Case**

Member Burandt arrived.

Economic Dev. Mgr./Assistant City Administrator Brama noted that this case simply provided supplemental information for the case ahead and requires no action.

**4.02: Review Draft Economic Development Chapter of Comprehensive Plan**

Economic Dev. Mgr./Assistant City Administrator Brama presented the staff report.

Community Development Director Gladhill explained the purpose of the meeting today and how the group will brainstorm to develop broad long-term goals which will then lead to specific goals for the future. He invited the members to write their ideas on post-it notes. He then summarized the clusters of goals that were received including an expanded industrial park. It was confirmed that the goal should be combined to “expanded and retained employment base”.

Member Johns noted that she wants to ensure that there are available spaces for businesses that want to take the next step and expand to the next level, specifically homebased businesses that are reaching that next level.

Economic Dev. Mgr./Assistant City Administrator Brama stated that the first goal could be the development of commercial and industrial land and tax base. He noted that business retention could fall under that goal but could also be its own goal, as there are separate actions needed for those activities.

Community Development Director Gladhill confirmed the consensus that although the goals work together, they should be listed separately. He reviewed the next cluster of ideas related to The COR. It was confirmed that the goal should be that The COR is fully built out according to the plan. He moved to the next cluster related to Highway 10 and transportation. It was confirmed that the goal would be for Highway 10 to have improved safety, reduced congestion, and an improved image.

Member Skaff stated that NorthStar is a great amenity and believes that Ramsey would be on the map if there were an Amtrak stop.

Community Development Director Gladhill noted that he would include broader infrastructure on a parking lot list. He moved to the next cluster regarding retail recruitment. It was confirmed that the goal would be to provide increased options for retail and restaurants for residents and employers.

Member Skaff noted that the increased retail and restaurant options would not only be a benefit to residents but would also help to build the well-rounded perception of Ramsey, which will help to attract employers.

Community Development Director Gladhill asked for input on signage.

Member Johns noted that there are locations in Ramsey that have clusters of signs that are not organized or coordinated and therefore the aesthetic is cluttered, and people may not pay attention to any of the signs.

Member Riley stated that monument signs would be nice to help differentiate when you enter Ramsey and help to define that border and entry places.

Community Development Director Gladhill stated that in the future there may be an incentive to cluster signs or perhaps funding to bury overhead power lines, which can also clutter an area. He confirmed that the goal should be to improve the image and brand for the community in key

corridors. It was determined that the first goal should be amended to state expanded employment and tax base.

It was the consensus of the EDA to add another goal related to a balance of economic development and housing goals.

Member Skaff stated that perhaps there could be an incentive for Ramsey businesses to hire Ramsey residents.

Community Development Director Gladhill noted that there seemed to be some goals related to recreation and stated that there is a relation between recreation and economic development. It was suggested that goal would be to have a robust offering of recreational opportunities.

Chairperson Steffen asked if that would be an appropriate goal for the EDA and if the group would ever discuss that item.

Member Skaff noted that recreation helps to provide a well-rounded community that would be attractive to employers.

Community Development Director Gladhill suggested amending the goal to have a robust offering of recreational opportunities that benefits employers and employees. He noted that the Park and Recreation Commission is creating a master plan for the parks which will not only focus on improvement of existing facilities but also new facilities. He noted that perhaps it would be beneficial for the EDA to provide input regarding park features related to the industrial park area.

Community Development Director Gladhill reviewed the proposed broad goals which include the desire to have an expanded employment and tax base; retain existing employment base; to have The COR fully built according to the plan; to have a balance of economic development and housing goals; to improve the brand and image for key corridors and throughout the community; to have a robust offering of recreation opportunities that benefits employers and employees; to improve safety, reduce congestion and improve the image of Highway 10; and to have increased options for shopping and restaurants for residents and employers.

It was determined that the balance of economic development and housing goals should be moved to another category, perhaps under The COR.

Economic Dev. Mgr./Assistant City Administrator Brama asked if there would be a difference between building out the industrial park and providing jobs. He used the example of data centers, which would build out the business park but would not provide many jobs.

Member Riley stated that there are requirements under the subsidy policy, which requires jobs to be provided.

Community Development Director Gladhill suggested that the group break into pairs to develop more specific tactics for some of the goals. The group came back together to share their ideas.

Member Burandt reviewed the tactical ideas under the goal of expanding the employment and tax base.

Member Skaff reviewed the tactical ideas under the goal for increased shopping and restaurants for resident and employers.

Member Johns reviewed the tactical ideas under the goal for improving safety, reducing congestion, and improving the image of Highway 10.

Community Development Director Gladhill confirmed that there were no additional comments or input regarding the ideas just shared. He stated that staff would now take these ideas and put them into a draft document that will come before the group at the February or March meeting for review. He asked the group to share their key takeaways from the meeting today.

Member Johns stated that the expanded employment base should be the highest priority and should include metrics.

Member Riley agreed that goal had the most comments and should be the highest priority.

Member Kanaventi stated that he likes the idea of thinking progressively and reviewing the goals progressively.

Member Skaff stated that these goals are doable, and the group should remain optimistic.

Chairperson Steffen stated it was a nice exercise that broke down the 20-year plan into bite sized pieces.

Member Burandt stated that his focus would be on the build out, of The COR, the industrial park, and the housing market.

## **5. MEMBER / STAFF UPDATE**

Chairperson Steffen expressed his appreciation and thanks to Member Skaff on his contribution to the EDA and his ten years of service.

## **6. ADJOURNMENT**

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

Motion carried. Voting Yes: Chairperson Steffen, Members Skaff, Johns, Burandt, Kanaventi, and Riley. Voting No: None. Absent: Members Hardin and LeTourneau.

The special meeting of the Economic Development Authority adjourned at 8:48 a.m.

Respectfully submitted,

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Kurtis G. Ulrich  
City Administrator

ATTEST:

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Patrick Brama  
Econ. Dev. Mgr./Assistant City Administrator

Draft by Amanda Staple  
*TimeSaver Off Site Secretarial, Inc.*