

**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, July 14, 2022, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present:     Chairperson Michael Olson  
                              Member Chelsee Howell  
                              Member Rachal Johnson  
                              Member William MacLennan (arrived at 7:32 a.m.)  
                              Member Chris Riley  
                              Member Shanna Stewart  
                              Member Scott Wiyninger

Members Absent:     None

Also Present:         Sean Sullivan, Economic Development Manager  
                              Brian Hagen, City Administrator

**1.     CALL TO ORDER**

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

**2.     APPROVE AGENDA**

Motion by Member Johnson, seconded by Member Wiyninger, to approve the agenda.

Motion carried. Voting Yes: Chairperson Olson, Members Johnson, Wiyninger, Howell, Riley, and Stewart. Voting No: None. Absent: Member MacLennan.

**3.     CONSENT AGENDA**

**3.01:   Approve Meeting Minutes Dated June 9, 2022**

Chairperson Olson stated that the last item on the agenda shows that Member MacLennan voted to adjourn but did not believe he was in attendance.

Motion by Member Riley, seconded by Member Johnson, to approve the June 9, 2022, minutes as amended.

Motion carried. Voting Yes: Chairperson Olson, Members Riley, Johnson, Howell, Stewart, and Wiyninger. Voting No: None. Absent: Member MacLennan.

Member MacLennan arrived.

#### **4. EDA BUSINESS**

##### **4.01: Consider First Amendment to Purchase Agreement for Parcel 50; Case of Java Properties**

Economic Development Manager Sullivan presented the staff report.

Mark Krogh, Java Properties, was present to answer questions. He noted that the biggest delay has been trying to determine the timing of construction for Ramsey Boulevard and related closures. He commented that they have been working diligently with Anoka County and within the last month have been able to find out an estimated timeline for Ramsey Boulevard closures and construction, which will be seven to ten months. He stated that they are now working with tenants and the bank on negotiations for rent impacts. He believed they would have that all figured out within the next six months.

Member Stewart asked if there are tenants for all the spaces.

Mr. Krogh stated that they have letters of intent from all potential tenants and will work forward with leases now that they know the details of the road closures.

Member Riley commented that it seems that the applicant and the City are doing what they can, and Anoka County has been cooperating, although at a slower pace. He asked if there is anything the City could do further to assist.

Mr. Krogh stated that it would be helpful if the City assists with the construction of Veterans Drive, as access will be important. He noted that they are still getting cost estimates now that they have found out more details from the County.

Member Wyingner stated that he is excited to see this project move forward and asked the anticipated timelines for this project.

Mr. Krogh commented that they would have to close on the property by December and therefore construction would be planned for 2023.

Motion by Member Stewart, seconded by Member Johnson, to recommend to City Council to approve First Amendment to Purchase Agreement on Parcel 50 with Java Properties as presented, subject to City Attorney review.

Motion carried. Voting Yes: Chairperson Olson, Members Stewart, Johnson, Howell, MacLennan, Riley, and Wyingner. Voting No: None. Absent: None.

##### **4.02: Consider Application for Sign and Awning Program: Miss IZ Ice Cream LLC**

Economic Development Manager Sullivan presented the staff report.

Jess Pratt, co-owner of Miss IZ Ice Cream and Soda Pop Shop, stated that they are excited to bring this new venture to Ramsey. She stated that she and her husband also own Ambi Wine Bar in Anoka. She stated that the space is in the Ramsey Town Square shopping center, in the space previously occupied by Papa Murphy's. She commented that the vision for the space will be retro inspired décor and they will have specialized ice cream treats. She confirmed that there will be 20 inside seats, as well as some outdoor sidewalk seating.

Member Howell commented that she is excited to see the business coming into this space.

Member Wiyninger echoed that this will be a great addition to Ramsey and asked when the business plans to open.

Ms. Pratt replied that they hope to be open within the next 90 days.

Chairperson Olson asked if the signs in the packet are accurate of what the business plans to use.

Ms. Pratt confirmed that they have a few bids out but plan to follow that design, although the colors may change.

Motion by Member Johnson, seconded by Member Wiyninger, to recommend to City Council to approve a \$1,500 grant from the Sign and Awning Program for Miss IZ Ice Cream.

Motion carried. Voting Yes: Chairperson Olson, Members Johnson, Wiyninger, Howell, MacLennan, Riley, and Stewart. Voting No: None. Absent: None.

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

Economic Development Manager Sullivan provided an update on recent development activity and interest. He also noted the upcoming Business Appreciation Event in August.

City Administrator Brian Hagen provided an update on the recent Highway 10 open house meetings noting that positive feedback was received.

## **6. ADJOURNMENT**

Motion by Member Wiyninger, seconded by Member Stewart, to adjourn the meeting.

Motion carried. Voting Yes: Chairperson Olson, Members Wiyninger, Stewart, Howell, Johnson, MacLennan, and Riley. Voting No: None. Absent: None.

The regular meeting of the Economic Development Authority adjourned at 7:50 a.m.

Respectfully submitted,

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Sean Sullivan  
Economic Development Manager

ATTEST:

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Wendy Schlueter  
Economic Development Administrative Assistant

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

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