

**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, February 13, 2025, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present:     Chairperson Scott Wyingner  
                              Member Rachal Johnson  
                              Member Brittany Lindahl  
                              Member Chris Riley  
                              Member Shanna Stewart

Members Absent:     Member William MacLennan

Also Present:         Sean Sullivan, Economic Development Manager  
                              Adam Martin, City Planner

**1.     CALL TO ORDER**

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

**2.     APPROVE AGENDA**

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

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

**3.     CONSENT AGENDA**

**3.01:   Approve Meeting Minutes Dated December 12, 2024**

Motion by Member Johnson, seconded by Member Lindahl, to approve the December 12, 2024 minutes as presented.

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

**3.02:   Approve Meeting Minutes Dated January 9, 2025**

Motion by Member Johnson, seconded by Member Lindahl, to approve the January 9, 2025 minutes as presented.

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

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

##### **4.01: Consider Purchase Agreement and Sale of Part of Outlot B, COR Five to CorTrust Bank N.A. (portions may be closed to the public)**

Economic Development Manager Sullivan presented the staff report.

Chairperson Wyingner invited the applicant to address the EDA, asking for more information on the desire to re-engage the project.

Dean Suchy, CorTrust Bank, recalled that they began on the original project in 2022, and this is a very desirable location for the bank. He stated that the bank likes to own its own property and is currently operating in a rented location in Anoka. He stated that this would provide the ability for the bank to own their property and be in a desired location.

Motion by Member Johnson, seconded by Member Lindahl, to recommend to City Council to approve Purchase agreement and Right of Reentry Agreement with CorTrust Bank for the sale and development of Part of Outlot B, COR FIVE as presented, subject to City Attorney Review.

Further discussion: Member Riley thanked the bank for coming back and appreciated that the bank still wants to be located in Ramsey. He looked forward to having the bank in Ramsey.

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

##### **4.02: Sign Code Update Introduction Presentation**

City Planner Martin presented the staff report.

Chairperson Wyingner thanked City Planner Martin for the presentation and knowledge about the sign code. He appreciated the approach to streamline and make it easier for business owners to understand.

Member Stewart asked if this would address signage for a residential home-based business.

City Planner Martin replied that while there is information within the home occupation portion of the ordinance, it would be reiterated.

Member Riley appreciated the presentation and desire to involve the EDA. He asked if Economic Development Manager Sullivan has been a part of this review, providing his input as well.

Economic Development Manager Sullivan confirmed that he has been heavily involved in the process, advocating for businesses.

Chairperson Wyingner asked if there have been conversations with impacted business owners and whether there would be any existing signs that would no longer be allowed.

City Planner Martin replied that there have been initial discussions with upcoming projects and favorable responses have been received related to the proposed updates. He stated that they would establish a nonconformities section to address any sign that could fall out of conformance with the new regulations to ensure that existing signs could remain in place. He stated that the updates are not meant to create challenges but to make things easier.

Economic Development Manager Sullivan replied that there has not been a specific open house to solicit information from the business community. He stated that the Planning Commission and City Council process involves the public through a public hearing and multiple ordinance readings by the Council. He stated that if there are concerns from the business community, they would likely come forward during the public process.

Member Stewart asked if these updates would change the allowed sizes of signs.

City Planner Martin replied that there will be some changes to size allowances but noted that those changes proposed are generally increases.

Economic Development Manager Sullivan replied that is an area where he had a lot of input, also noting the ability for shared signage between monument signs and wall signs in some districts within the COR.

City Planner Martin recognized that the input of Economic Development Manager Sullivan has been monumental throughout this process. He noted other staff members that have been involved, such as the Building Official, to ensure they are thinking about things from all sides.

Member Stewart referenced the statement that spoke to preserving the rural character of Ramsey but urged staff to be cautious as there will now be increases to the allowed sizes of signs.

Economic Development Manager Sullivan commented that signs are much more limited in rural areas.

City Planner Martin commented that the intention is to steer signage to commercial and industrial districts as well as the COR. He reviewed the limited types of signage that would be allowed in the rural areas.

Chairperson Wyingner thanked City Planner Martin for the presentation and planning staff for their work on this topic.

**5. MEMBER / STAFF UPDATE**

Economic Development Manager Sullivan stated that the business breakfast meeting was well attended. He provided updates on upcoming events and activities as well as general development updates and interest.

Chairperson Winyinger commented that the business network breakfast event was great, Ben Utecht was well received, and thanked Economic Development Manager Sullivan and his staff for their great work.

**6. ADJOURNMENT**

Motion by Member Johnson, seconded by Member Lindahl, to adjourn the meeting.

Motion carried. Voting Yes: Chairperson Winyinger, Members Johnson, Lindahl, Riley, and Stewart. Voting No: None. Absent: Member MacLennan.

The regular meeting of the Economic Development Authority adjourned at 8:00 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.*