

City of Ramsey
Agenda
Economic Development Authority (EDA)
Thursday, July 10, 2025
7:30 am
Council Chambers, 7550 Sunwood Drive NW

Remote Attendance available at www.cityoframsey.com/meetings.
Those joining remotely and requesting to speak are asked to use a webcam when speaking.

1. **Call to Order**

2. **Approve Agenda**

3. **Approve Minutes**
 1. Approve EDA Meeting Minutes for May 8, 2025

4. **EDA Business**
 1. Receive 2025 Business Expo Summary and Select 2026 Venue and Date
 2. Right of Way Acquisition Loan Program (RALF) Property Sales / Process (INFORMATION ITEM)

5. **Member/Staff Input**

6. **Adjournment**

Economic Development Authority (EDA)

Meeting Date: 07/10/2025

Primary Strategic Plan Initiative: Enhance City’s communication through transparency and accountability.

Title:

Approve EDA Meeting Minutes for May 8, 2025

Purpose/Background:

Purpose: The purpose is to approve the meeting minutes for the EDA meeting held the prior month.

Background: The meeting minutes are attached for review and approval.

Recommendation:

Approval of May 8, 2025 EDA meeting minutes.

Outcome/Action:

Motion to approve May 8, 2025 EDA meeting minutes.

Attachments

EDA Meeting Minutes

Form Review

Inbox

Sean Sullivan

Brian Hagen

Form Started By: Wendy Schlueter

Final Approval Date: 05/15/2025

Reviewed By

Sean Sullivan

Brian Hagen

Date

05/12/2025 03:27 PM

05/15/2025 01:01 PM

Started On: 05/12/2025 02:53 PM

**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, May 8, 2025, at the Ramsey Municipal Center, 7550 Sunwood Drive NW, Ramsey, Minnesota.

Members Present: Chairperson Scott Wyingner
Member Hannah Karpen
Member William MacLennan
Member Chris Riley
Member Shanna Stewart

Members Absent: Member Rachal Johnson
Member Brittany Lindahl

Also Present: Sean Sullivan, Economic Development Manager

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 MacLennan, seconded by Member Stewart, to approve the agenda.

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

3. CONSENT AGENDA

3.01: Approve Meeting Minutes Dated April 10, 2025

Motion by Member MacLennan, seconded by Member Karpen, to approve the April 10, 2025, minutes as presented.

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

4. EDA BUSINESS

4.01: Consider Approval of Purchase Agreement and Right of Re-Entry Agreement for Lot 1, Block 7, Waterfront Village; Roers Acquisitions LLC

Economic Development Manager Sullivan presented the staff report.

Nick Asta, Roers Companies, provided background information on the experience that Roers has in development throughout the metro area. He commented that Roers has been focusing on second and third-ring suburbs in the last five years, and they continue to follow the growth north. He stated that Roers is excited about the activity and development occurring within the COR in Ramsey. He stated that this project would be 193-unit market-rate apartments ranging from studio to three-bedroom units, and provided an overview of the amenities and comparable projects they have recently completed.

Member Riley asked for information on the planned façade of the building that would face the roundabout.

Mr. Asta commented that they do have a nice grand corner entrance, but welcomed any additional input the EDA may have.

Member Stewart asked where the dog run would be located.

Mr. Asta commented that is near the entrance to the garage on the east edge of site.

Economic Development Manager Sullivan provided a sketch of the proposal and identified the location of the planned amenities, pool and dog run.

Member Stewart asked if there would be sidewalks on Zeolite.

Economic Development Manager Sullivan was unsure. However, he stated that currently there is a sidewalk that runs along the east boundary of the hotel on Zeolite, and would assume it would continue down Zeolite.

Chairperson Wyingner referenced the due diligence period and asked the percentage of projects that go through to the closing table versus stall out during that period.

Mr. Asta replied that is difficult to answer, noting that most of the time, when a project does not move forward, it is because the City voted it down. He stated that Roers has internally vetted the project on its side. He noted the reviews that are done within the due diligence period and noted that this longer period will allow them to ensure they can secure building permits at the time of closing, which means they would not need to worry about a right of re-entry.

Chairperson Wyingner asked if Roers holds, maintains, and manages properties they develop or whether they sell them once they are developed.

Mr. Asta replied that the business model of Roers is to hold properties for the first ten years, but they do have a long-term hold business model. He commented that there are instances when they have had opportunities to sell and they accepted the offer.

Member Karpen asked the projected opening date if all approvals have been gained.

Mr. Asta estimated that if all approvals are gained, they would plan to open three years from today. He believed that timeline would provide sufficient buffers, so it could open earlier than that date.

Member Stewart asked the vacancy rate on the other properties they manage and operate.

Mr. Asta explained that about 50 percent of their projects are affordable housing projects, which is different than market rate, amenity rich rental project proposed for Ramsey. He stated that generally they have 92 percent occupancy but recognized there are many variables.

Member MacLennan referenced the retail space and asked if that has been done in other Roers buildings, and if so the type of businesses that typically go into those spaces.

Mr. Asta replied that it is very typical for them to have 5,000 to 10,000 square feet of retail and explained that the user ranges, noting a current project that has a bank and restaurant. He stated that the market varies based on location and the retailers that are interested in. He noted that they plan for active uses that the residents will enjoy as an amenity. He stated that the retail space would be located in the southwest corner.

Member Karpen asked the type of parking that would be available for the retail space.

Economic Development Manager Sullivan commented that the proposed site plan includes more than enough parking for the site between the surface and underground parking and there would most likely be some stalls marked for retail use during certain hours. He stated that there is also a hotel next door and patrons of the building may walk over to the retail space.

Motion by Member MacLennan, seconded by Member Karpen, to recommend City Council approval of Purchase Agreement and Right of Re-Entry Agreement as presented; subject to City Attorney review.

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

5. MEMBER / STAFF UPDATE

Economic Development Manager Sullivan commented on the success of the recently held Business Expo, noting the positive feedback he has received from vendors. He also provided a brief update on development projects within the City pipeline, as well as the interest he has received for additional investment in Ramsey. He believed the June EDA meeting would likely be canceled.

Chairperson Wyingner thanked staff for the great work on the Business Expo.

6. ADJOURNMENT

Motion by Member Karpen, seconded by Member MacLennan, to adjourn the meeting.

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

The regular meeting of the Economic Development Authority adjourned at 7:58 a.m.

Respectfully submitted,

Sean Sullivan
Economic Development Manager

ATTEST:

Wendy Schlueter
Economic Development Administrative Assistant

Draft by Amanda Staple
TimeSaver Off Site Secretarial, Inc.

DRAFT

Economic Development Authority (EDA)

4. 1.

Meeting Date: 07/10/2025

Submitted For: Sean Sullivan, Community Development

By: Wendy Schlueter, Community Development

Title:

Receive 2025 Business Expo Summary and Select 2026 Venue and Date

Purpose/Background:

Purpose:

Provide EDA with 2025 Business Expo event summary and to select 2026 venue and date

Background:

Adrenaline Sports Center has proven to be a successful location for the Ramsey Business Expo. Staff has put together a short presentation summarizing the 2025 Event and suggestions for the 2026 Event.

Notification:

N/A

Observations/Alternatives:

The 2025 Event:

The May 3, 2025 Business Expo was full with 60 vendor booths, the same as previous years. Attendance was estimated to be around 500 people, a bit lower than last year (600). There was not another event occurring simultaneously at Adrenaline, as in previous years. There were two other large events occurring in the city: Spring Recycling day & Food Truck Festival at St Katharine Drexel. Staff incorporated Facebook ads, local websites, radio, business flyer postings and local newspapers for marketing. Ramsey businesses made up 87% of booth vendors at the event, which is up from 84% last year. Staff has received mostly positive feedback and suggestions from the vendors, venue and attendees. Survey feedback is requested from all vendors. Ramsey businesses who submit the survey are entered into a drawing for a free Ramsey Resident ad. Based on the results, staff will look for ways to increase event awareness, improve marketing and traffic flow even more.

The Budget (2025 Event):

The EDA allocated \$5,500.00 for the 2025 Business Expo. Total Revenues (including EDA Allocation) for 2025 were \$8,785.00 with 2025 Expenses coming in at \$8,594.23 leaving a \$190.77 net cash reserve for the 2026 event.

The Future (2026 Event):

Staff would like to set April 25, 2026 for next year to get on the event reservation schedule for Adrenaline. Staff has put together the attached proposed budget for 2026, with the same 2025 EDA allocation of \$5,500.

There were some common themes that showed up in the surveys and verbal comments by the vendors and attendees, including:

- Like BINGO, do it again
- Like venue, keep it at Adrenaline (ASC)
- Continue Facebook and other social marketing. Expand advertising.
- More signage.
- Food options
- Parking was better this year with no other events and clear direction for vendor parking
- Early vendor tear down was still an issue. Perhaps signs at each booth are needed as a reminder since the

registrant may be different than the actual person in the booth.

Staff believes that keeping BINGO, increasing marketing and keeping the event at Adrenaline is a good idea.

No formal motion is needed to implement changes above, just the provision of staff direction by consensus.

Funding Source:

N/A

Recommendation:

Select Adrenaline Sports Center as the venue for the 2026 Business Expo and reserve April 25, 2026.

and;

Approve a \$5,500 allocation from the EDA budget for the 2026 Business Expo.

Action:

Motion to select Adrenaline Sports Center as the venue, reserve April 25, 2026 and approve a \$5,500 allocation from the EDA budget for the 2026 Business Expo.

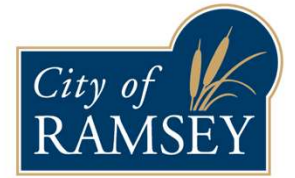
Attachments

2025 Business Expo Summary

2026 Expo Budget (Estimated)

Form Review

Inbox	Reviewed By	Date
Sean Sullivan	Sean Sullivan	06/20/2025 03:02 PM
Brian Hagen	Katie Schmidt	07/02/2025 11:22 AM
Form Started By: Wendy Schlueter		Started On: 05/09/2025 10:47 AM
Final Approval Date: 07/02/2025		



Economic Development

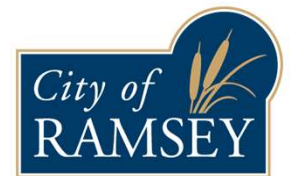
2025 Business Expo Summary

2025 BUSINESS EXPO - PHOTOS



2025 BUSINESS EXPO - OVERALL SUMMARY

- Estimated attendees: 500 (600 last year)
- Event Revenues \$8,785.00 (including \$5,500 EDA event allocation)
- Event Expenses \$8,594.23 (net +\$190.77)
- 57 Registered Vendors in attendance (Full)
- City occupied 3 booths (City had 2 booths in 2024)
- 87% vendors were Ramsey Businesses (↑ from 84% 2024)
- 300 City of Ramsey bags handed out
- Food vendors, BINGO (with prizes) & games/kid activities were popular
- Designated vendor/overflow parking promoted
- New hours of 9:00 am-1:00 pm
- Food truck (Baskin-Robbins)

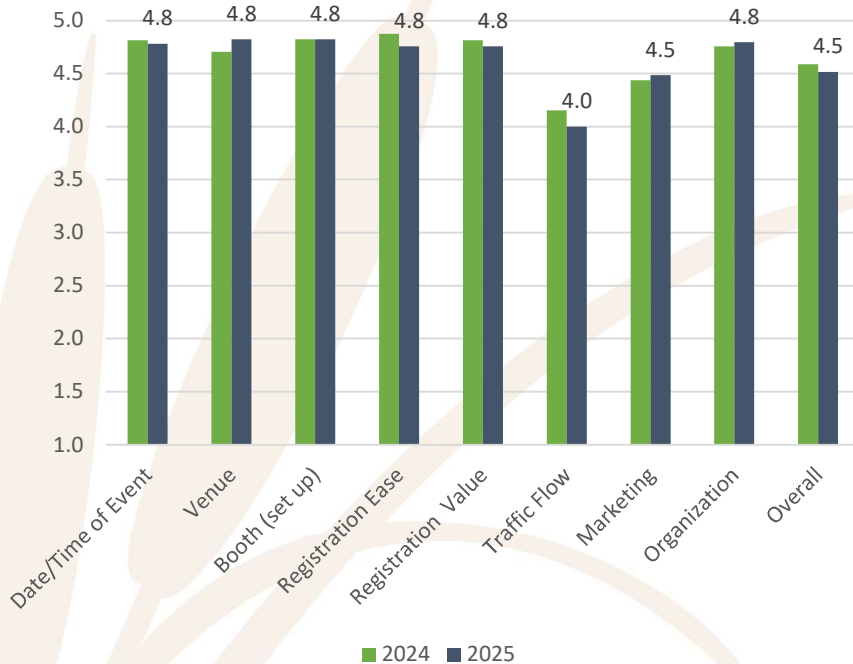


2025 BUSINESS EXPO - VENDOR FEEDBACK

Post-Expo Vendor Average Survey

Ratings

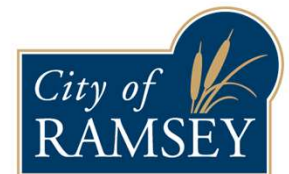
Scale: 5 = Very Satisfied, 3= Neutral, 1 = Very Dissatisfied



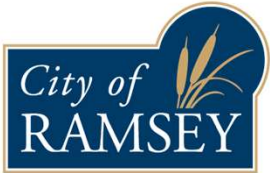
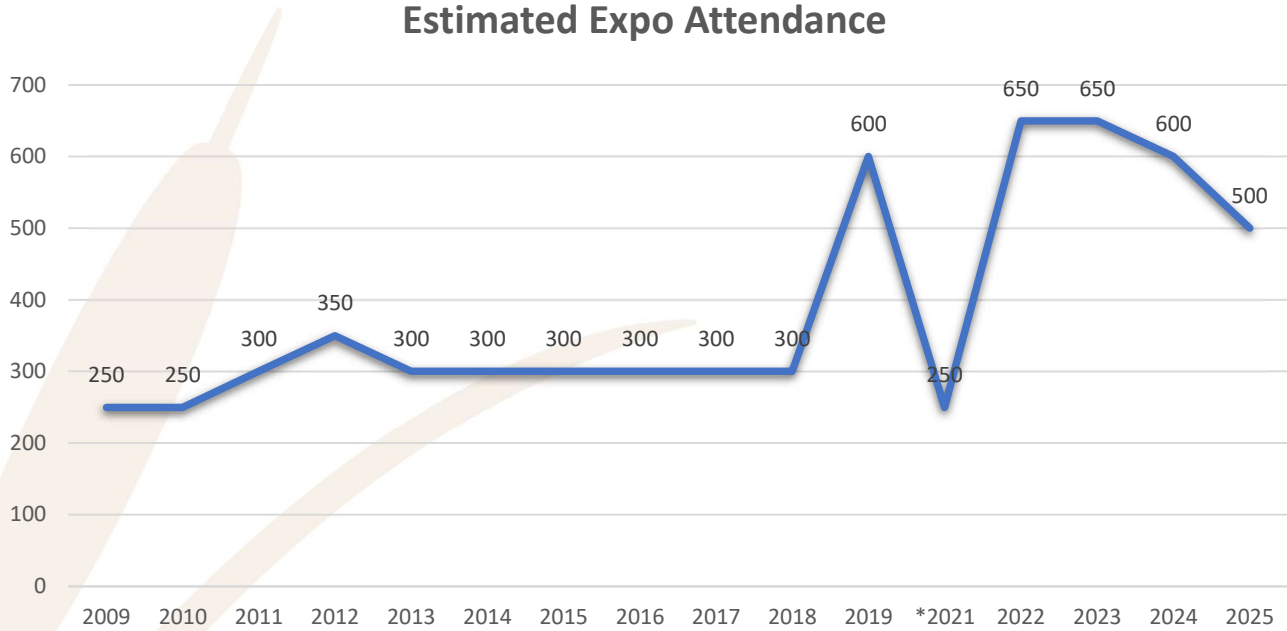
- 60% responded to survey (34)
- Come back next year? 79% Yes, 15% Maybe, 0% No
- Average contacts made = 26

Vendor Survey Comments

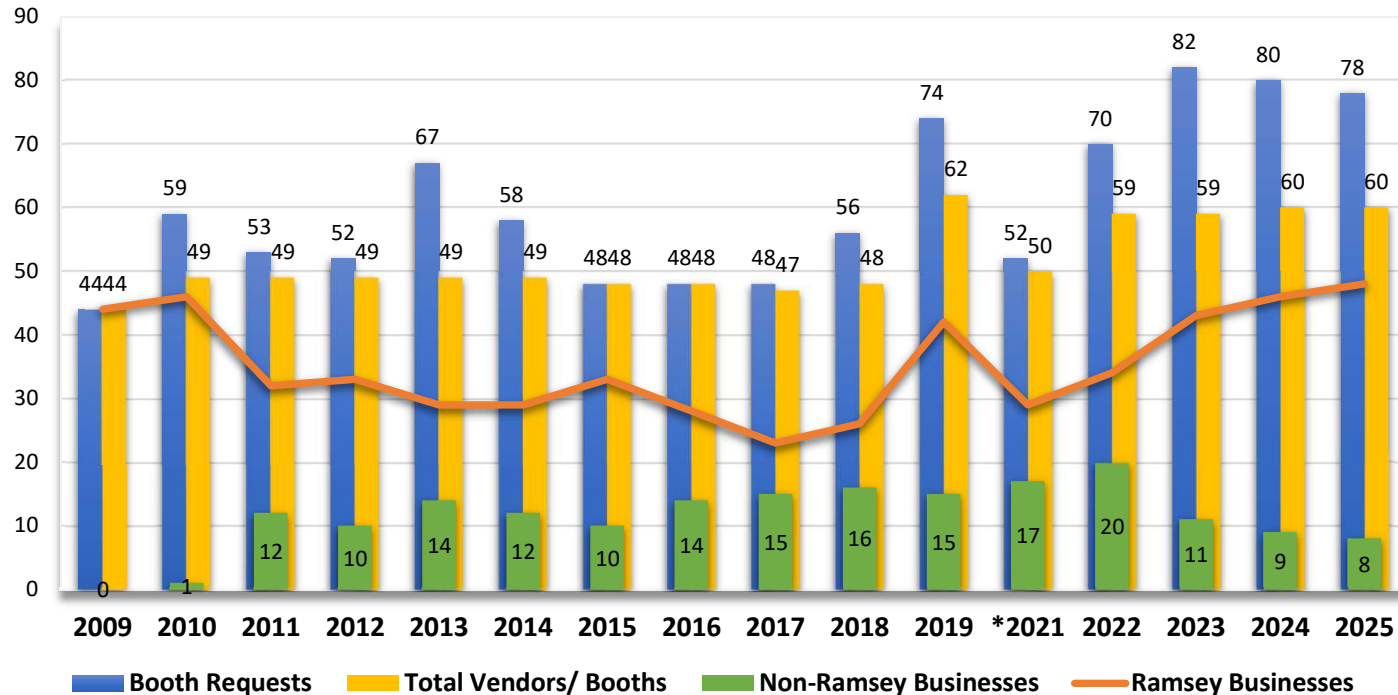
- *We were please with the turnout and contacts we met. Very nice to see the city reps come by to check in. Would love to come again.*
- *Bingo is awesome. It would be awesome to have water/snacks for vendors. Its hard to leave our booth if its only us.*
- *I like the new hours this year 9-1:00 is perfect. Things really start to slow down afternoon so ending at 1:00 makes sense. I think have a farmers market at the same time and location would be good. It would draw more people.*
- *Love the event and seeing so many local businesses. Loved how its early morning since its getting nice outside.*
- *Maybe early April would be better. Slower than previous years.*
- *More food access*
- *Everything was wonderful. More signage for event would be helpful. Love this event. 3rd year as a vendor and will participate again next year.*
- *This is my first event so I can't comment on good or bad. For me I had fun. Thank you for the booth!*
- *Thank you!!! I Loved the signage on 47 and the communication emails...I would like to see more social media marketing... more shopping vendors and better food truck options to attract more people.*



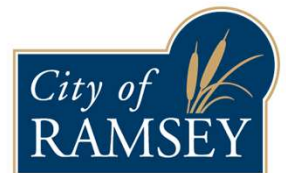
BUSINESS EXPO ATTENDANCE 2009-2025



BUSINESS EXPO ANALYSIS 2009-2025



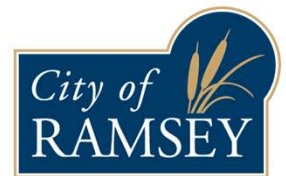
*Postponed in 2020 due to COVID/Held in October 2021



BUSINESS EXPO 2026

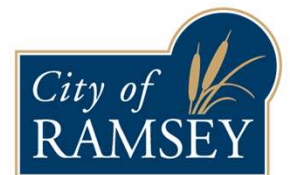
STAFF RECOMMENDATIONS & INPUT

- Select Adrenaline Sports Center as venue
- Reserve April 25, 2026 from 9:00 am-1:00 pm
- Allocate \$5,500 for event
- Continue to offer BINGO with prizes
- Work with Adrenaline to schedule food truck(s)
- Continue to utilize Facebook Ads, radio, flyers, social media for marketing
- Research ways to increase awareness, advertise event, coordinate with another event
 - Chamber Report
 - QCTV Ramsey Live & Local



EDA ACTIONS

- Motion to select **Adrenaline Sports Center** as venue for the 2026 Business Expo on April 25, 2026 and to Approve 2026 Business Expo Budget



2026 EDA Business Expo Budget - Estimated

EXPENSES	Details	2024 Actual	2025 Actual	2026 Projected
Adrenaline Sports Ctr	Addtl field space +\$200	\$ (1,200.00)	\$ (1,500.00)	\$ (1,500.00)
Electrical booth	\$75/booth (max \$500)	\$ (500.00)	\$ (500.00)	\$ (500.00)
Cenaiko	Booths Pipe/Draping, tables/chairs, set up, take down	\$ (3,295.00)	\$ (3,459.75)	\$ (3,500.00)
Tote Bag giveaway at door 9230.6246	Ace Sales (Qty 500)	\$ (1,235.00)	\$ (652.50)	\$ (700.00)
Express Signs 9230.6246	4 large black/neon signs	\$ (640.00)	\$ (680.00)	\$ (680.00)
Inky Elf: Sandwich board signs		\$ -		\$ -
ECM/APG: Shopper Ad space + flyer 9230.6246	Anoka Co Shopper front page \$225 + flyer insert in Rum River Reserve Shopper \$159 (Anoka, Ramsey, Elk River, Nowthen, Oak Grove)	\$ (384.00)	\$ (400.00)	\$ (400.00)
A Touch of Magic: Balloon Artist	Balloon Art/Airbrush tattoo	\$ (1,078.00)	\$ (1,108.00)	\$ (1,108.00)
Advertising 9230.6246	Facebook Ads, Explore MN online advertising; Linked In, Evvnt HometownSource.com	\$ (154.93)	\$ (150.00)	\$ (150.00)
BINGO Prizes	Amazon	\$ (127.96)	\$ (111.92)	\$ (100.00)
Misc. Supplies	Candy, Water, sign strips, stamps	\$ (47.36)	\$ (32.06)	\$ (50.00)
Total Expenses		\$ (8,662.25)	\$ (8,594.23)	\$ (8,688.00)
REVENUES				
Applications		\$ 3,220.00	\$ 3,285.00	\$ 3,100.00
Marketing Budget		\$ 500.00		
EDA allocation		\$ 5,000.00	\$ 5,500.00	\$ 5,500.00
Total Revenues		\$ 8,720.00	\$ 8,785.00	\$ 8,600.00
*BALANCE:		\$ 57.75	\$ 190.77	\$ (88.00)
	<i>Fees Charged</i>			
	<i>Ramsey</i>	\$50	\$50	\$50
	<i>Non-Ramsey</i>	\$75	\$75	\$75
Inputs/estimated	<i># Booths</i>	60	60	60
Public/Non Profit	<i>No Fee Booths</i>	3	4	4

Economic Development Authority (EDA)**Meeting Date:** 07/10/2025**Primary Strategic Plan Initiative:** Promote economic growth and development.**Title:**

Right of Way Acquisition Loan Program (RALF) Property Sales / Process (INFORMATION ITEM)

Purpose/Background:

The purpose of this case is to inform the EDA of the current status and process of selling Right Away Acquisition Loan Program (RALF) properties held by the City.

Background:

The City of Ramsey has acquired many properties from 2004-2017 on the North Side of Highway 10 utilizing RALF. These properties were acquired for the future Hwy 10 Right-of-Way and have been held by the City until they are needed for the project. As the EDA is aware, the location of the Highway 10 expansion project shifted south and many of the properties acquired via the RALF Program are no longer needed for the project. Some of these parcels have already been deeded to Anoka County for the highway and interchange projects completed and under construction. Currently, the City still owns 13 RALF properties that will be sold when the Hwy 10 project has been completed.

Process of Sale:

Per the loan agreement with the Met Council on each RALF parcel the City has acquired, the process is to sell the properties at "Fair Market Value". Met Council has determined fair market value to be the appraised value by an independent appraiser, which is consistent with the loan agreements. Met Council would prefer all the parcels to be put on the open market for sale, but they have been open to giving adjacent property owners and leasers the opportunity to purchase for the appraised value. All proceeds from the sale of City-owned RALF properties are paid to the Met Council to replenish the RALF Loan program for future projects. To date, appraisals have been completed for Parcel 13 (RM Golf Carts \$550,000) and Parcel 7A (Oak Terrace Acquisition - \$43,460) and the City has sold both properties. More appraisals have been ordered for Parcels 1-11. Staff anticipate all appraisals to be completed this year and the properties to be listed on MNCAR utilizing the relationship with ACRED.

Notification:

N/A

Time Frame/Observations/Alternatives:

Staff will provide a brief overview of each of the RALF properties held by the City. Maps have been provided to this case for review of each parcel as well. Each parcel will be brought to the City Council for consideration for a sales resolution once offers are made on listed parcels. The City Council adopted Ordinance #24-11 which authorizes the sale of all of the RALF Parcels as required by City Charter. It should be noted that many parcels have already received interest for acquisition.

All leases (Power Lodge, God's Kingdom) are set to terminate on January 31, 2026.

God's Kingdom has a lease that ends on January 31, 2026. This lease has already been extended one full year to give the tenant time to find a new home. The City Council reviewed this request at work session and provided direction to Staff to not to extend the lease. Staff has been helping the church find alternative locations and has connected them with a commercial realtor.

City Staff is also working with Power Lodge to see if there is a long-term solution that includes RALF property acquisition. In order to vet that out, appraisals will need to be completed to identify potential project costs.

Funding Source:

All proceeds from the sale of RALF Properties are remitted to the Met Council.

Recommendation:

NONE. This is an information item.

Outcome/Action:

To provide awareness to the EDA of the status and process to sell RALF properties and to gather input.

Attachments

- Overview Map - East Properties
- Overview Map - West Properties
- Parcels 1 and 2 Map
- Parcels 3 - 6 Map
- Parcel 7A 7B and 8
- Parcels 8-10 Map
- Parcel 10-11 Map
- Parcel 12 and 13
- Parcel 14 Map

Form Review

Inbox

Brian Hagen

Form Started By: Sean Sullivan

Final Approval Date: 07/02/2025

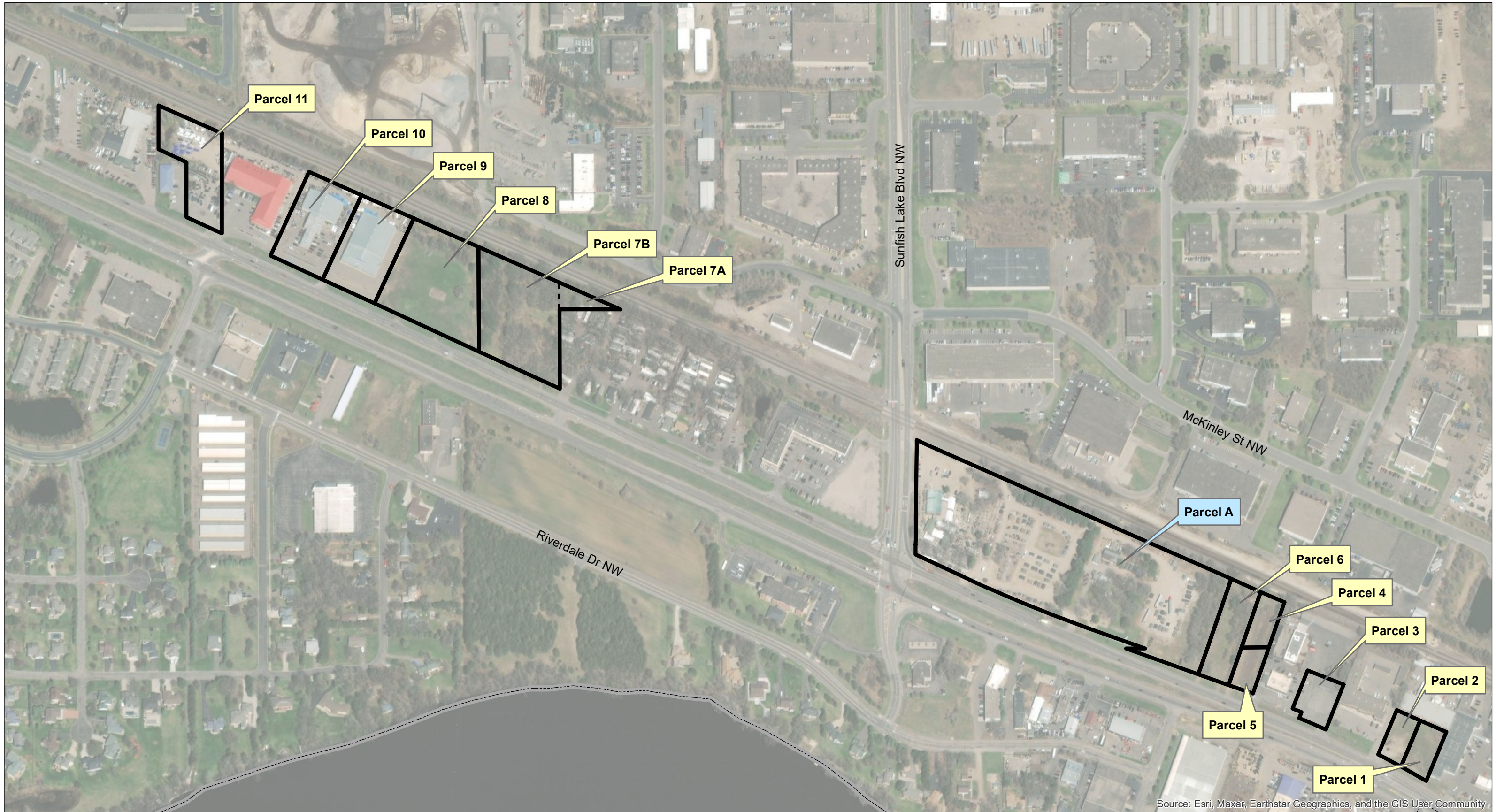
Reviewed By

Katie Schmidt

Date

07/02/2025 02:12 PM

Started On: 07/02/2025 11:39 AM

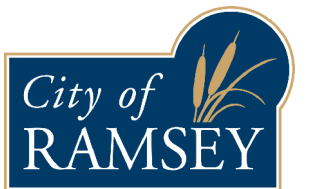


Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

RALF

Eastern Overview

April 2025 Map Date
Spring 2023 Air Photo



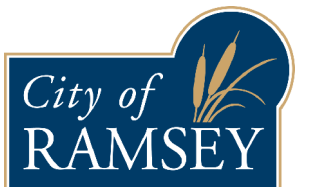


Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

RALF

Western Overview

April 2025 Map Date
Spring 2023 Air Photo





Parcel 2
 35-32-25-31-0027
 61XX Hwy 10 NW
 0.44 acre
 B-2 Zoning
 RALF Loan L-06-02
 Status: Vacant
 Appraisal: Ordered
 Sales Price TBD
 Notes: Combine Sell - Interested Party

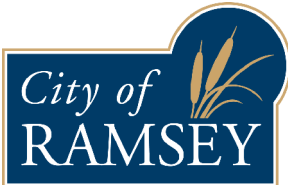
Parcel 1
 35-32-25-31-0028
 6101 Hwy 10 NW
 0.51 acre
 B-2 Zoning
 RALF Loan L-06-02
 Status: Vacant
 Appraisal: Ordered
 Sales Price TBD
 Notes: Combine Sell - Interested Party

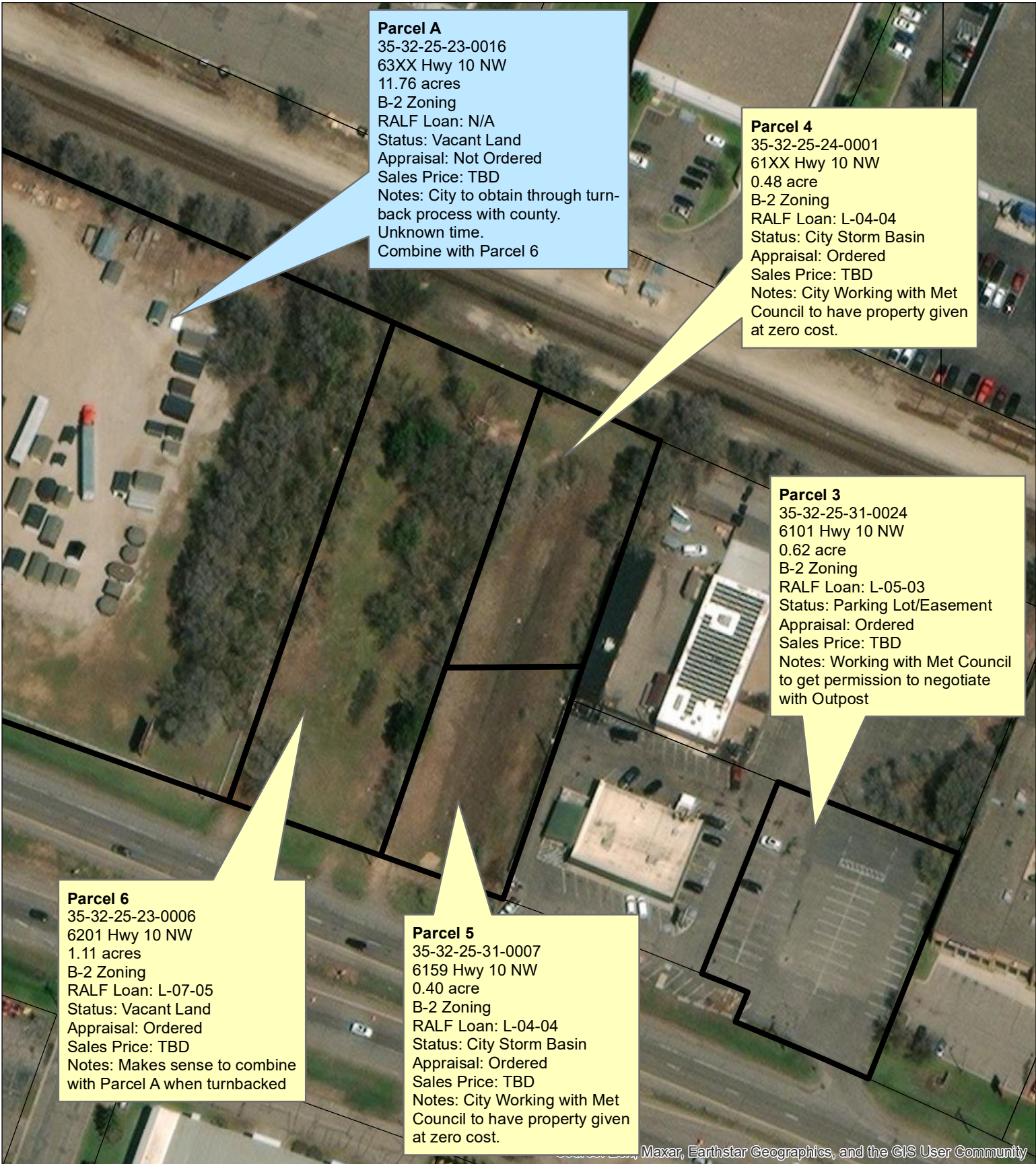
Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

RALF

Parcel 1 & Parcel 2

May 2025 Map Date
 Spring 2024 Air Photo





Parcel A
 35-32-25-23-0016
 63XX Hwy 10 NW
 11.76 acres
 B-2 Zoning
 RALF Loan: N/A
 Status: Vacant Land
 Appraisal: Not Ordered
 Sales Price: TBD
 Notes: City to obtain through turn-back process with county. Unknown time.
 Combine with Parcel 6

Parcel 4
 35-32-25-24-0001
 61XX Hwy 10 NW
 0.48 acre
 B-2 Zoning
 RALF Loan: L-04-04
 Status: City Storm Basin
 Appraisal: Ordered
 Sales Price: TBD
 Notes: City Working with Met Council to have property given at zero cost.

Parcel 3
 35-32-25-31-0024
 6101 Hwy 10 NW
 0.62 acre
 B-2 Zoning
 RALF Loan: L-05-03
 Status: Parking Lot/Easement
 Appraisal: Ordered
 Sales Price: TBD
 Notes: Working with Met Council to get permission to negotiate with Outpost

Parcel 6
 35-32-25-23-0006
 6201 Hwy 10 NW
 1.11 acres
 B-2 Zoning
 RALF Loan: L-07-05
 Status: Vacant Land
 Appraisal: Ordered
 Sales Price: TBD
 Notes: Makes sense to combine with Parcel A when turnbacked

Parcel 5
 35-32-25-31-0007
 6159 Hwy 10 NW
 0.40 acre
 B-2 Zoning
 RALF Loan: L-04-04
 Status: City Storm Basin
 Appraisal: Ordered
 Sales Price: TBD
 Notes: City Working with Met Council to have property given at zero cost.

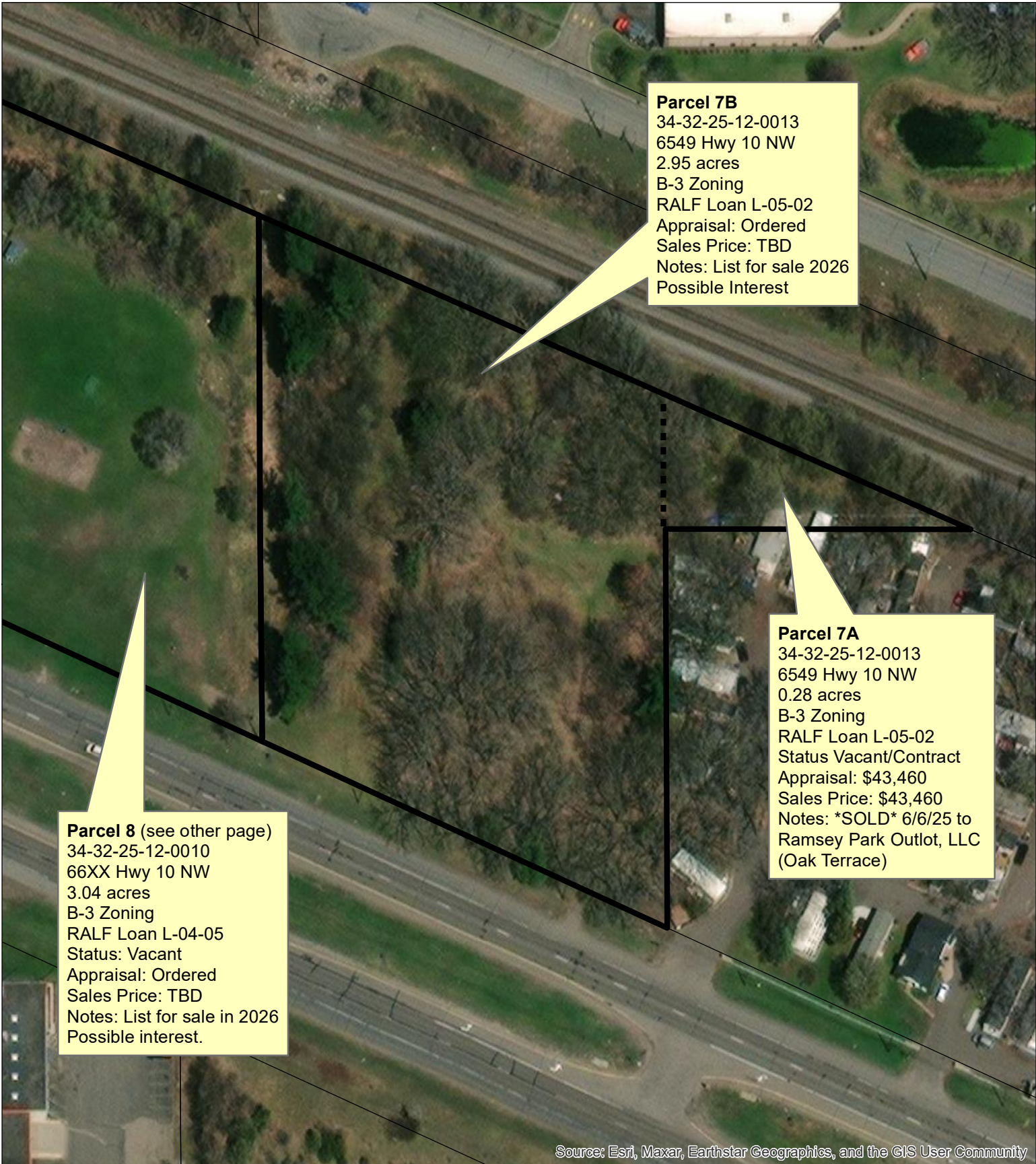
Maxar, Earthstar Geographics, and the GIS User Community

RALF

Parcels 3-6 and Parcel A

May 2025 Map Date
 Spring 2024 Air Photo





Parcel 7B
 34-32-25-12-0013
 6549 Hwy 10 NW
 2.95 acres
 B-3 Zoning
 RALF Loan L-05-02
 Appraisal: Ordered
 Sales Price: TBD
 Notes: List for sale 2026
 Possible Interest

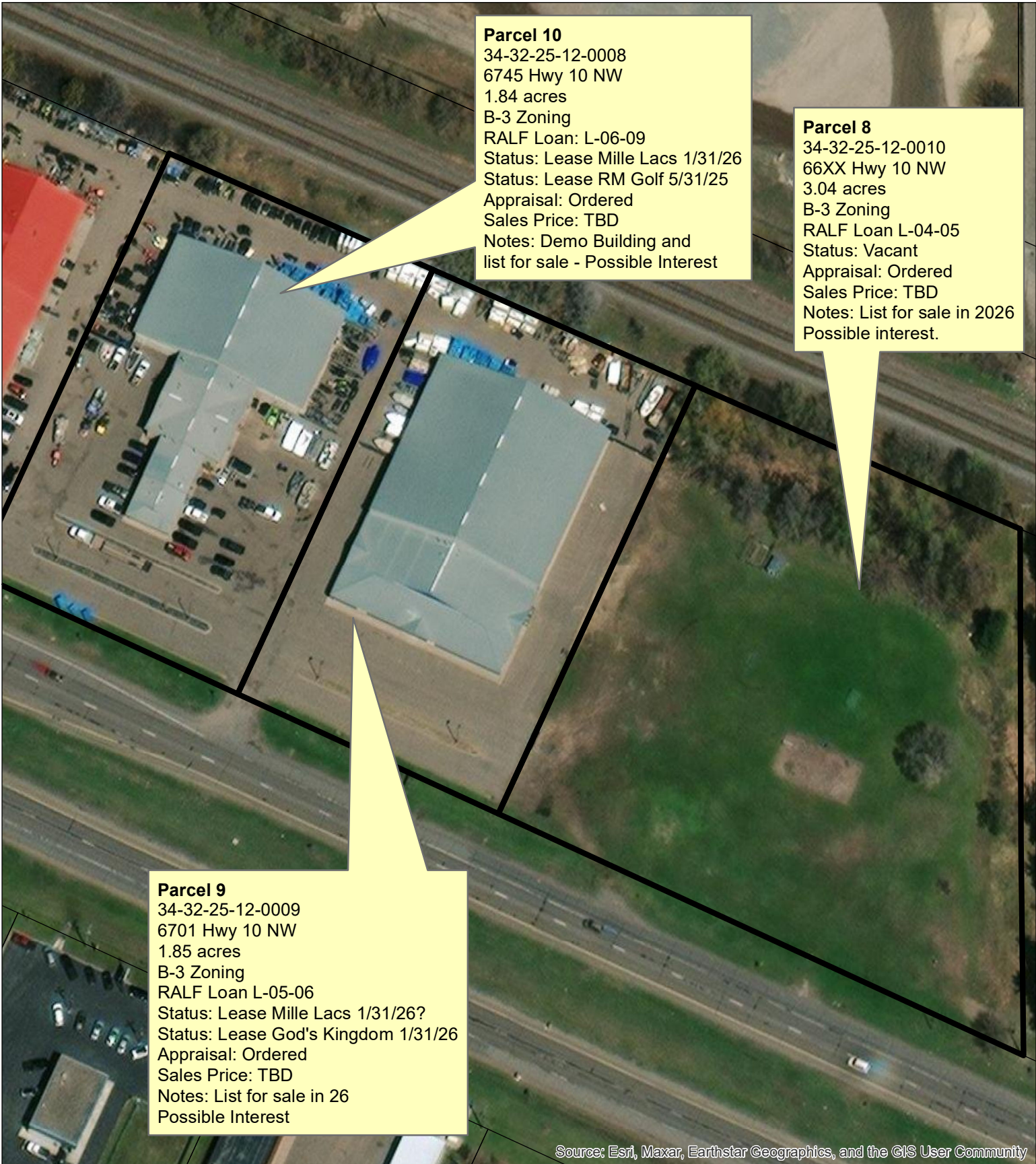
Parcel 7A
 34-32-25-12-0013
 6549 Hwy 10 NW
 0.28 acres
 B-3 Zoning
 RALF Loan L-05-02
 Status Vacant/Contract
 Appraisal: \$43,460
 Sales Price: \$43,460
 Notes: *SOLD* 6/6/25 to
 Ramsey Park Outlot, LLC
 (Oak Terrace)

Parcel 8 (see other page)
 34-32-25-12-0010
 66XX Hwy 10 NW
 3.04 acres
 B-3 Zoning
 RALF Loan L-04-05
 Status: Vacant
 Appraisal: Ordered
 Sales Price: TBD
 Notes: List for sale in 2026
 Possible interest.

Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

RALF

Parcels 7A-7B & Parcel 8



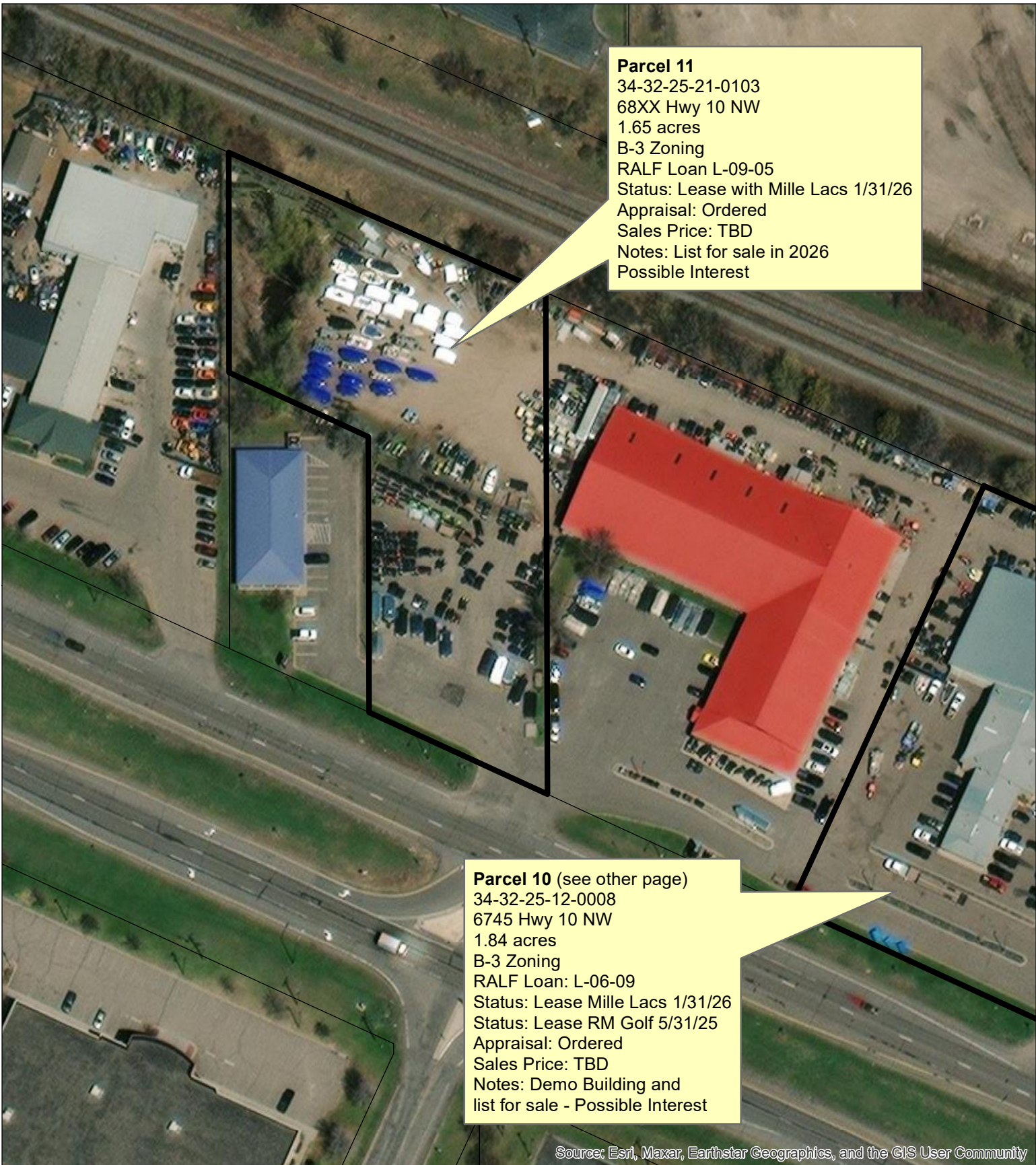
Parcel 10
 34-32-25-12-0008
 6745 Hwy 10 NW
 1.84 acres
 B-3 Zoning
 RALF Loan: L-06-09
 Status: Lease Mille Lacs 1/31/26
 Status: Lease RM Golf 5/31/25
 Appraisal: Ordered
 Sales Price: TBD
 Notes: Demo Building and list for sale - Possible Interest

Parcel 8
 34-32-25-12-0010
 66XX Hwy 10 NW
 3.04 acres
 B-3 Zoning
 RALF Loan L-04-05
 Status: Vacant
 Appraisal: Ordered
 Sales Price: TBD
 Notes: List for sale in 2026 Possible interest.

Parcel 9
 34-32-25-12-0009
 6701 Hwy 10 NW
 1.85 acres
 B-3 Zoning
 RALF Loan L-05-06
 Status: Lease Mille Lacs 1/31/26?
 Status: Lease God's Kingdom 1/31/26
 Appraisal: Ordered
 Sales Price: TBD
 Notes: List for sale in 26 Possible Interest

Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

RALF
 Parcels 8-10



Parcel 11
34-32-25-21-0103
68XX Hwy 10 NW
1.65 acres
B-3 Zoning
RALF Loan L-09-05
Status: Lease with Mille Lacs 1/31/26
Appraisal: Ordered
Sales Price: TBD
Notes: List for sale in 2026
Possible Interest

Parcel 10 (see other page)
34-32-25-12-0008
6745 Hwy 10 NW
1.84 acres
B-3 Zoning
RALF Loan: L-06-09
Status: Lease Mille Lacs 1/31/26
Status: Lease RM Golf 5/31/25
Appraisal: Ordered
Sales Price: TBD
Notes: Demo Building and
list for sale - Possible Interest

Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

RALF
Parcel 11

May 2025 Map Date
Spring 2024 Air Photo



Parcel 13
34-32-25-22-0007
7039 Hwy 10 NW
0.81 acre
B-2 Zoning
RALF Loan L-06-03
Status: Lease/Contract
Appraisal: \$550,000
Sales Price: \$550,000
Notes: *SOLD* 5/19/25 to
RM Property Mgmt LLC
(RM Golf Carts)

Parcel 12
34-32-25-22-0009
70XX Hwy 10 NW
0.82 acre
B-2 Zoning
RALF Loan L-08-10
Status: Vacant Land
Appraisal: TBD
Sales Price: TBD
Notes: List for Sale in 2026

Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

RALF

Parcels 12-13



Parcel 14
28-32-25-43-0002
7443 Hwy 10 NW
3.38 acres
B-2 Zoning
RALF Loan L-08-01
Status: Vacant (Ames Const)
Appraisal: TBD
Sales Price: TBD
Notes: List for sale in 2026
Interested Parties

Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

RALF

Parcel 14

May 2025 Map Date
Spring 2024 Air Photo

