

Program Overview

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1/15/2026 4:44 PM

Case Id: 30496

Name: City of Ramsey - 2026

Address: *No Address Assigned

Program Overview



Anoka County
MINNESOTA

Anoka County,
MN

Public Facilities
& Infrastructure [v](#)

Anoka County, MN
2100 3rd Ave. Ste. 700
Anoka MN, 55303

Josh.beck@AnokaCountyMN.go

Are you an Organization or a Homeowner?

Organization (City, Developer, Non-Profit, etc.)

A. Agency Information

Last modified by mrriverblood@cityoframsey.com on 1/29/2026 11:14 AM

Case Id: 30496
Name: City of Ramsey - 2026
Address: *No Address Assigned

A. Agency Information

Please provide the following information.

A.1. Project Title:

Give a Family a Fish, Feed Them for a Day...

A.2. Organization or Agency Legal Name:

City of Ramsey

A.3. Primary Organization Contact Name:

Mark Riverblood

A.4. Primary Organization Telephone:

(763) 433-9853

A.5. Primary Organization Email:

mrriverblood@cityoframsey.com

A.6. Secondary Organization Contact Name:

Mariah Albrecht

A.7. Secondary Organization Telephone:

(763) 433-9820

A.8. Secondary Organization Email:

malbrecht@cityoframsey.com

A.9. Organization Mailing Address:

7550 Sunwood Drive
Ramsey, MN 55303-5137

A.10. Program Operating Location: (If different from Mailing Address)

A.11. Type of Organization:

☐ 501(c)(3)

Printed By: Mark Riverblood on 1/29/2026

- ☒ Gov't/Public
- ☐ For Profit
- ☐ Faith-Based
- ☐ Other

A.12. Date of Incorporation:

11/12/1974

A.13. Federal Tax ID Number:

41-0910467

A.14. Agency UEI Number:

EEYYEJGRMBF5

FUNDING

A.15. Funding Amount Requested:

\$126,465.00

A.16. Total Budget for this activity only:

\$135,805.00

A.17. Other Sources of Funding:

\$9,340.00

A.18. Individuals/Households Served:

3,000

B. Organization Summary

Last modified by mrriverblood@cityoframsey.com on 1/29/2026 11:16 AM

Case Id: 30496

Name: City of Ramsey - 2026

Address: *No Address Assigned

B. Organization Summary

Please provide the following information.

B.1. What is your organization's mission and history? (Narrative Max 1500 Characters)

The City of Ramsey's Public Works Department mission statement is: 'To earn the respect and trust of our residents by delivering essential services and making sound budgetary decisions that ensure public safety and quality of life'. The City's history since incorporation in 1974 has been to provide public services requested and expected by its residents. Its mission has grown in recent decades to expand from only essential services to those services that also add layers of value to each resident's quality of life—like the health, well-being and family-friendly recreational opportunities this CDBG proposal discusses.

B.2. Describe the applicant's fiscal management including financial reporting and record keeping:

The Government Finance Officers Association of the United States and Canada (GFOA) awarded the Certificate of Achievement in Excellence in Financial Reporting (CAEFR) to the City for its Annual Comprehensive Financial Report for the year ended December 31, 2024.) This was the thirty-first year the City has received this prestigious award. (The City will be submitting the 2025 Annual Comprehensive Financial Report to the GFOA to determine its eligibility for another certificate.) The City obtained an AA+ rating in November of 2009 and Standard and Poors (S&P) has affirmed this rating as current. The City's rating reflects 'strong management, highlighted by 10-year capital improvement plan, and a fund balance policy requiring more than 50% of expenditures'.

B.3. Briefly describe the capacity of the organization to complete this project within the time frame provided as part of this application. Please identify and describe the qualifications of staff member(s) that will be involved in the administrative aspects of the project such as reporting, record keeping, and preparing reimbursement requests. (Narrative Max 1500 Characters)

The City of Ramsey has the capacity to complete this project from competitive bidding to on-site construction management, and to include all CDBG reporting within the 2026 calendar year. The Organization Contact who will be the primary administrator of this meaningful new neighborhood amenity has more than 43 years of experience with the city on project management of this scope and complexity. Parks Administrative Assistant Mariah Albrecht will be responsible for reporting, record keeping and processing requests for reimbursements. Ms. Albrecht has a degree in Sport Management with a Marketing minor and is experienced in grant administration with the city. She also completed a grant writing course and a 2025 grant management course through Grant Writing USA, which included curricula on managing, and reporting on grant funded projects. Additional training and professional development have occurred by participating in several Minnesota Recreation and Park Association conference sessions focused on grants, funding opportunities and best practices specific to parks and recreation projects.

B.4. Describe your organization's past performance managing grant funds, including local, state, and federal. (Narrative Max 1500 Characters)

The City of Ramsey has an exemplary performance in managing grant funds—and the primary administrator named in this application has decades of successfully implementing grant-funded projects ranging from \$5k projects through

the Small Business Administration, to MN DNR, \$15k to \$150k (several grants), Metropolitan Council \$100k and up, the National Park Service (Federal funds) @ \$490k, and other Federally funded trail projects of less than half a million and one exceeding \$1.2M.

B.5. Has your organization administered federal awards in the past five years?

Yes

B.5a. If yes, please provide a list.

Recent Federal grant awards include; \$40M INFRA grant, and \$10M TIGER funds for the Armstrong Interchange and \$31M for the Ramsey Gateway Hwy 10 project, with most of this funding being administrated jointly with Ramsey's partners, Anoka County Highway Department and MnDOT. Within the last five years Ramsey wholly and successfully administrated a CARES ACT grant, and ARPA Funds related to COVID Relief, as well as a \$70K Police Body Camera Grant — each of which were Federal funding.

B.5b. If your organization was monitored, please provide information as to the year(s) your organization was monitored, the organization that conducted the monitoring, the monitoring results, and efforts made by your organization to resolve any concerns or findings. (Narrative Max 1500 Characters)

The City of Ramsey is statutorily required to undergo an annual independent audit, and each year receives an unmodified (clean) opinion. This audit by an independent accounting firm includes all grant awards, disbursements and conformity with state bid laws. The most recent audit for year 2024 was conducted by the CPA firm of LB Carlson, LLP.

C. Project Description

Last modified by mrriverblood@cityoframsey.com on 1/29/2026 11:21 AM

Case Id: 30496

Name: City of Ramsey - 2026

Address: *No Address Assigned

C. Project Description

Please provide the following information.

C.1. Provide a brief description of the proposed project:

- What is the need in the community that makes your project necessary?
- Who will your project serve?
- Include the specific activities/expenses that will be completed with the funding.

Give a Family a Fish, and You Feed Them for a Day. Facilitate a Family To Fish, and You Feed Them for a Lifetime. The above variation of a well-known proverb illustrates that teaching (or facilitating) a skill is of more benefit to them than giving them a hand-out—a way of saying that life skills are important, and without them, we cannot travel down the path toward self-sufficiency. Funding this CDGB proposal will result in the installation of a substantial T-dock at the newly created 'lake' and 16-acre park known as The Waterfront. Included in the project will be two paddle boats and a one-person kayak and another tandem kayak; together with paddles, 14 life jackets in different sizes, several fishing poles with basic tackle—all free to use. The paddle boats will be secured to the dock, and the kayaks will be placed in a custom rack connected to the lockers containing all the paddling equipment and fishing gear. These capital improvements will provide Anoka County residents the incentive to participate in healthy on-the-water recreation in the watercraft—and learn to fish at the same time if they wish. A layering of skills, now available to them where they live. Where they live is adjacent to The Waterfront, a park that in 2026 will also be Minnesota DNR 'Fishing in the Neighborhood' or official FiN site. In 2025, the MN DNR began the stocking of gamefish as part of the FiN designation (the only FiN resource in the north and western portion of Anoka County).

<https://www.dnr.state.mn.us/fishing/fin/index.html> Presently there are many hundreds of families residing in apartments in Ramsey's downtown—and many more in the surrounding rental townhomes like the Work Force Housing along Bunker Lake Boulevard. These people are far less likely to own a watercraft or have the disposable income to travel to a resort to partake in these uniquely Minnesotan pastimes. The above, in part, represents the 'community need' for this multi-faceted park project. The need for additional recreational opportunities is also represented by Police calls for service. The nearest apartment building, the Aeon-owned rent-subsidized Greenway Terrace had 140 calls for service in 2025. Two other comparable apartments elsewhere in Ramsey had 16, and 20 calls for service as an example. While there are various reasons Police are called, an almost 8-fold increase in calls for service would seem to indicate that there may not be ample recreational opportunities readily available for this population. Having no-cost, fun and productive recreational outlets at the neighborhood level will be measurably beneficial. From a community health perspective, this project may even be viewed as a favorable neighborhood intervention—the intention is also that upon funding, Ramsey Parks & Recreation will partner with Ramsey PD to host a 'Learn to Fish with a Cop' and similar programming that is so popular in other urban areas of the nation. The following excerpt from Resolution #26-017 may be read as a fitting summary for the Project Description: "That, the city of Ramsey hereby invites the Anoka County HRA Committee and HRA Board to partner on this water access and recreational benefits project that clearly meets community need, positively impacts the health and welfare of the community, and one that presents both an opportunity to expand the geographic scope and diversity in CDBG investments in the county—and uniquely serves L\|M Income persons where they live."

GENERAL INFORMATION

C.2. Please complete the schedule below.

Please Enter the Start Date:	
Start Date	07/07/2026

	Description	Date
Milestone #1	Ribbon Cutting at the park, heralding the availability of the publicly available boats and kayaks.	09/10/2026
Milestone #2	First fish is caught fm a boat (and subsequently cooked) by a L/M income neighbor to the park!	09/12/2026
Milestone #3	Unusually hot day sees an actual waiting period of people eager to enjoy the paddle boats and kayaks.	M/d/yyyy
Milestone #4	For the first time, an area apartment dweller plans family reunion, as there are now 'things to do' nearby.	M/d/yyyy
Milestone #5	Messages sent to the city and county expressing delight with the investment of T-dock and boats.	M/d/yyyy

Please Enter the Completed Date:	
Completed Date	12/12/2026

C.3. Confirm that your project is not currently underway at the time of application submittal and will not begin until Notice to Proceed has been issued by Anoka County staff??

Project IS NOT currently underway.

C.4. Will your project serve individual low to moderate income persons? Please note under CDBG rules neighborhood infrastructure projects are not considered to serve individual persons.

No

C.5. Will your project include neighborhood infrastructure, i.e. water lines, street work, or parks?

Yes

C.6. Will your project include the construction or rehabilitation of a public facility, i.e. non-profit center?

Yes

C.7. Will you project remove slum or blight?

No

D. Budget Narrative

Last modified by mrriverblood@cityoframsey.com on 1/29/2026
11:24 AM

Case Id: 30496

Name: City of Ramsey - 2026

Address: *No Address Assigned

D. Budget Narrative

Please provide the following information.

D.1. Identify the federal, state and local leveraging resources used for the proposed activity ONLY. This information is provided directly to HUD. Budgets must be:

- Specific
- Includes all things public funds will be used for. Anything not accounted for in the budget will not be funded.
- Generally, projects funded under this application process trigger multiple federal regulations that may increase the cost of the project.
- In accordance with federal regulations, CDBG funds may not be used to directly or indirectly employ, award contracts to, or purchase services from any individual or entity that is a direct or indirect subsidiary, agent, or employee of the City of Ramsey.

***DO NOT include your entire operational budget.**

Use of Funds	Requested CDBG/HOME Funds	Applicant Funds	Applicant Funds	State of MN Funds	City Funds	Non-CDBG Anoka County Funds	Private Funds	Total
T-dock w floats, spuds and wood stairway	\$101,800.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$101,800.00
ADA path with retaining wall	\$9,100.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$9,100.00
Concrete slab at shore	\$1,600.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,600.00
Two-person paddle boat	\$5,599.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,599.00
Four-person paddle boat	\$8,366.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$8,366.00
Single person kayak	\$0.00	\$0.00	\$0.00	\$0.00	\$750.00	\$0.00	\$0.00	\$750.00
Tandem kayak	\$0.00	\$0.00	\$0.00	\$0.00	\$1,000.00	\$0.00	\$0.00	\$1,000.00
Kayak paddles	\$0.00	\$0.00	\$0.00	\$0.00	\$120.00	\$0.00	\$0.00	\$120.00
Life jackets (14)	\$0.00	\$0.00	\$0.00	\$0.00	\$420.00	\$0.00	\$0.00	\$420.00
Kayak rack	\$0.00	\$0.00	\$0.00	\$0.00	\$1,165.00	\$0.00	\$0.00	\$1,165.00

and locker								
Cable lock/security @ 5	\$0.00	\$0.00	\$0.00	\$0.00	\$485.00	\$0.00	\$0.00	\$485.00
Assorted fishing gear	\$0.00	\$0.00	\$0.00	\$0.00	\$400.00	\$0.00	\$0.00	\$400.00
2026 game fish stocking	\$0.00	\$0.00	\$0.00	\$5,000.00	\$0.00	\$0.00	\$0.00	\$5,000.00
Total	\$126,465.00	\$0.00	\$0.00	\$5,000.00	\$4,340.00	\$0.00	\$0.00	\$135,805.00

BUDGET NARRATIVE

D.2. Provide an explanation of the project budget and funding sources including leveraged funds (include whether these funds are committed or uncommitted) and how they are applied towards your project:

The hard-cost project budget for the T-dock with concrete shore pad, locker and kayak rack, stairs, ADA path to dock and 4 (four) watercraft with paddles and life jackets is \$130,805. (The stocking of game fish later in 2026, a \$5,000 value, will equate to the \$135,805 total identified in the table in D. Budget Narrative.) CDBG funding is only requested for the T-dock and associate access components and the two paddle boats. All other direct project costs considered as leveraged resources are secured and authorized as part of the approval of Resolution #26-017, the source being the city's Park Trust Fund. Considerable additional leveraged resources include city staff administration for the entire project from project approval to close-out in December of 2026. This includes preparing competitive bidding documents and procurement, as well as case writing and presentation for City Council approvals. On-the-ground project management and construction administration hours would be dozens of hours more—all together, city staff time directly related to this project would exceed \$9,700 in value. This figure is not shown in the Budget Narrative table or total, but is offered here for consideration as an additional leveraged resource. This \$9,700 is secured upon approval of the CDBG grant application and will be funded by the city's 2026 General Fund operations budget. Note: the included quote (within Supportive Documentation, Additional Budget Detail) is from an anticipated low bidder (also a 100% Woman-owned MN business) and was solicited to determine an accurate estimate for this CDBG proposal — the T-dock and stairs (and path and concrete) will be competitively bid using the city's standard RFQ process, which shall specify the requirements relating to Prevailing Wages and Build America, Buy American provisions.

D.3. Is there a fiscal agent other than the applicant?

No

D.4. Will you hire a contractor or consultant to complete this project?

No

E. Conflict of Interest

Last modified by mrriverblood@cityoframsey.com on 1/29/2026
10:07 AM

Case Id: 30496
Name: City of Ramsey - 2026
Address: *No Address Assigned

E. Conflict of Interest

Please provide the following information.

AS AN APPLICANT REQUESTING FUNDING, WILL ANY OF YOUR EMPLOYEES, AGENTS, CONSULTANTS, OFFICERS, OR ELECTED OFFICIALS EXPERIENCE THE FOLLOWING CONFLICTS OF INTEREST:

E.1. Participate in the decision making process for the approval of this application? (i.e., an Anoka County Commissioner or HRA Trustee)

No

E.2. Have a financial interest or reap a financial benefit from this program/activity?

No

E.3. Have an interest in any contract, subcontract, or agreement with respect to this application either for themselves or those with whom they have family or business ties during the program year and for one year thereafter?

No

F. Required Documentation

Last modified by mrriverblood@cityoframsey.com on 1/29/2026
11:27 AM

Case Id: 30496
Name: City of Ramsey - 2026
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F. Required Documentation

These documents are required to be attached to the final application submission:

- Resolution of governing body requesting funds or board minutes approving submission of application
- If non-profit - State and Federal Tax Exemption Determination Letter - 501 (c)(3)
- List of Board of Directors/Council or Trustees for Nonprofit applications

The following documents are ideas for supportive documentation, which could assist Anoka County Community Development in further understanding your project:

- Building/area information and photographs
- Appraisals
- Supporting documentation, such as, survey, phase I/II environmental, census data, etc.
- Phase level environmental report
- Map or sketch of project area
- Professional certification, analysis of feasibility and/or cost estimate

☒ Resolution of governing body requesting funds or board minutes approving submission of application ***Required**
#26-017.pdf

☐ If Non-Profit: State and Federal Tax Exemption Determination Letter - 501 (c)(3) Nonprofit ***Required**
**No files uploaded

☒ List of Board of Directors/Council or Trustees ***Required**
2930_List of Councilmembers.pdf

☒ Supportive Documentation

Site map.pdf
Illustrative CDBG Exhibit.pdf

Printed By: Mark Riverblood on 1/29/2026

Certification

No data saved

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Certification

Once an application is submitted, it can only be "Re-opened" by an Administrator.

☐

I hereby acknowledge that by applying for CDBG funds, this activity may require compliance in the following areas:

- Utilization of minority and women contractors
 - Labor Standards Provisions (Davis-Bacon Act)
 - Uniform Relocation Act and Section 104(d)
 - Build America, Buy America (BABA)
 - Section 3
 - Environmental Regulations
-
- Flood Insurance
 - Lead-Based Paint Assessment and/or Remediation or Abatement
 - Debarred, suspended, and ineligible contractors and sub-recipients
 - Handicapped accessibility
 - Title VI of the Civil Rights Act of 1964
 - Title VII of the Civil Rights Act of 1969 - Fair Housing Act

☐

I certify that the information contained in this application is true and correct and that it contains no misrepresentations, falsifications, intentional omissions, or concealment of material facts and that the information given is true and complete to the best of my knowledge and belief. I further certify that no contracts have been awarded, funds committed, or construction begun on the proposed program, and that none will be prior to issuance of a Release of Funds by the Program Administrator.

Name of Authorized Official:

Title:

Required Signature of Authorized Official:

***Not signed*

2026 CDBG Site Map

~ **The Waterfront**, 16-acre Park
~ and **FiN** site

50-unit affordable multi-family housing 'The Seasons' attached townhomes (completed in 2014 w City financial assistance)

2026 Park Improvements location

(Proposed Aeon expansion site)

54-unit affordable multi-family apartment 'Greenway Terrace' by Aeon (completed in 2018 w City financial assistance)

47-unit affordable multi-family apartment 'Sunwood Village' by Common Bond (completed in 2016 w Anoka Co/Ramsey HRA financial assistance)

Project Location

Apartment

Apartment

Apartment

Apartment

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~ and FiN site

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Apartments

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Apartments

Apartments

Apartments



+

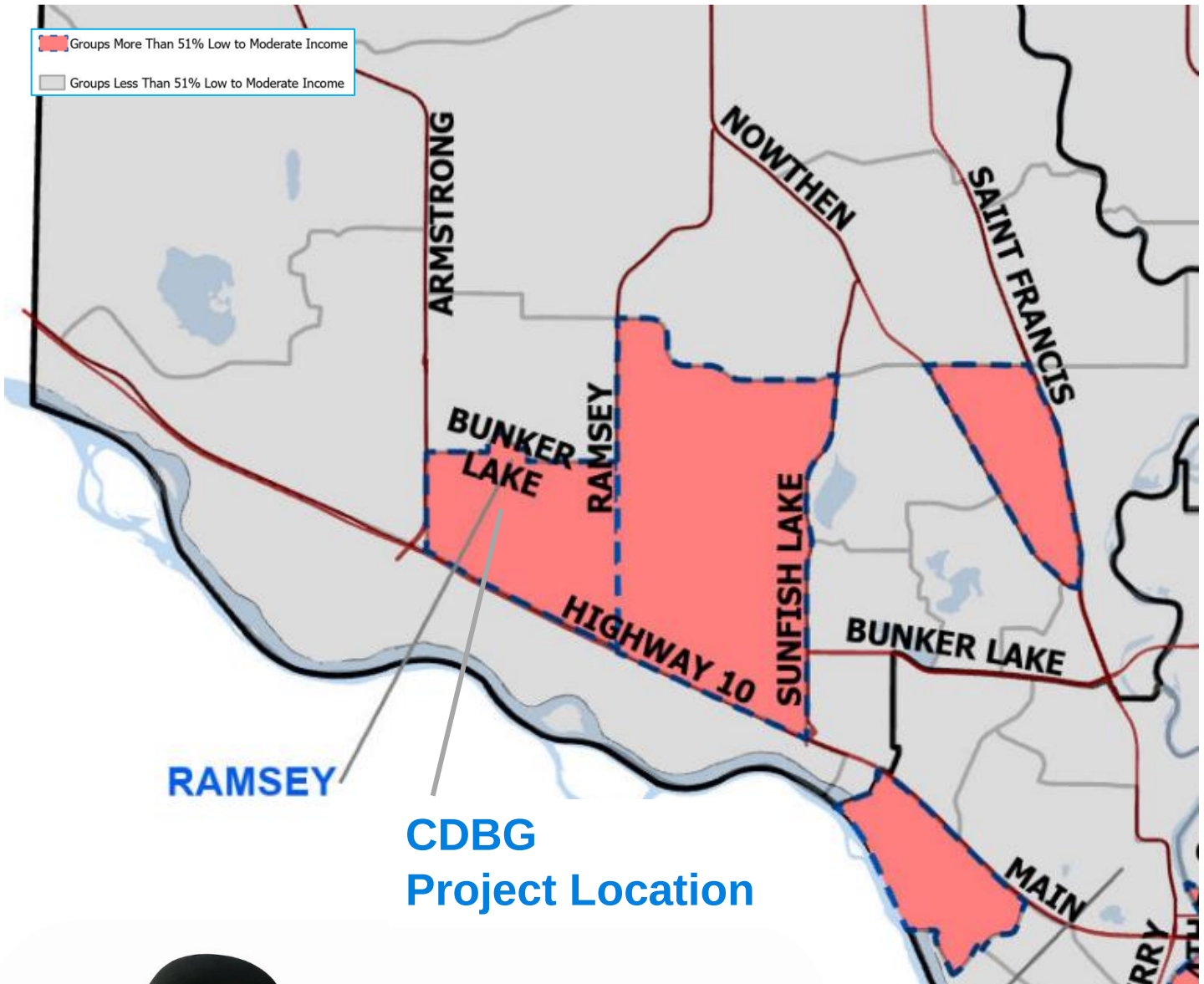


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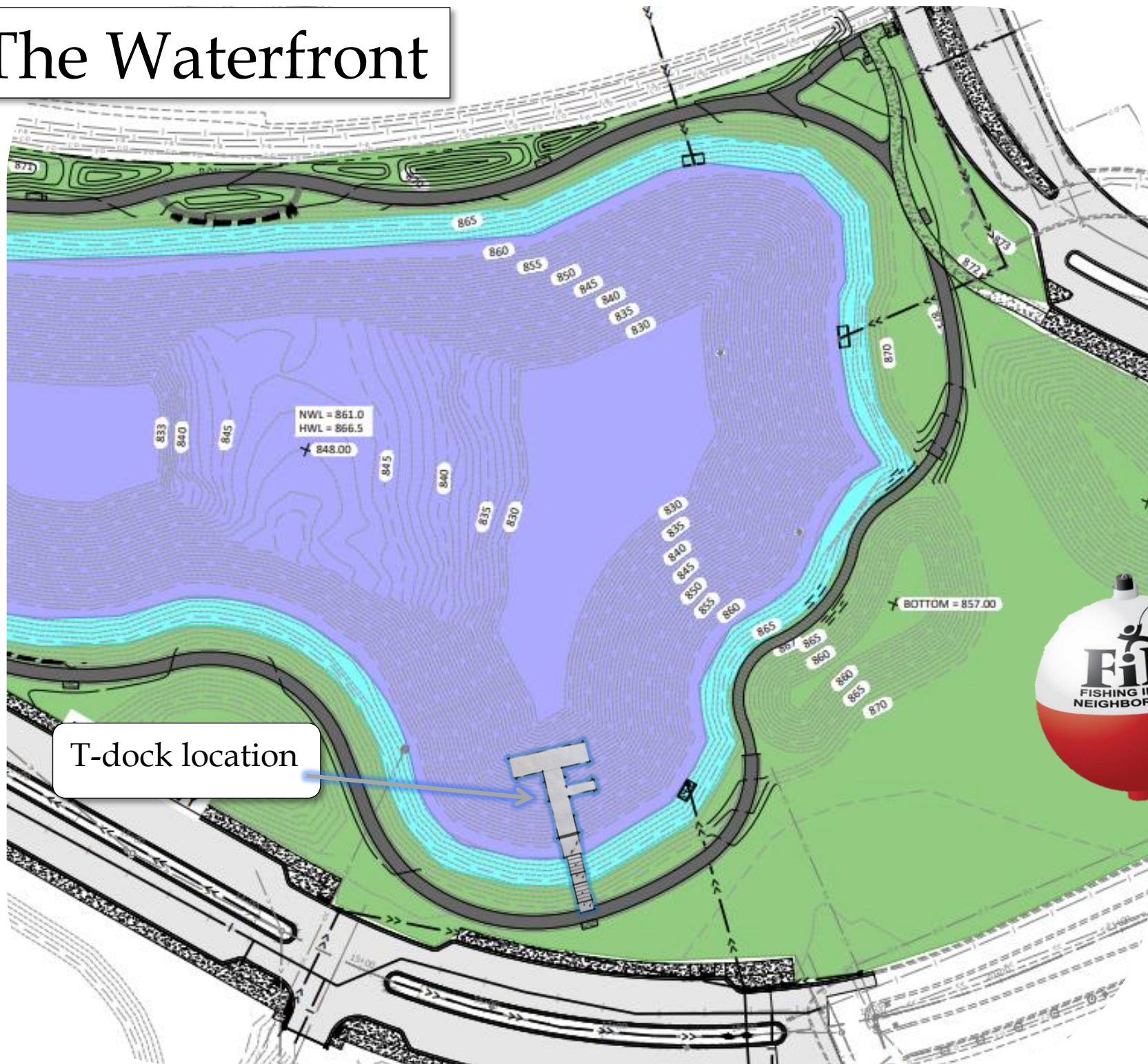


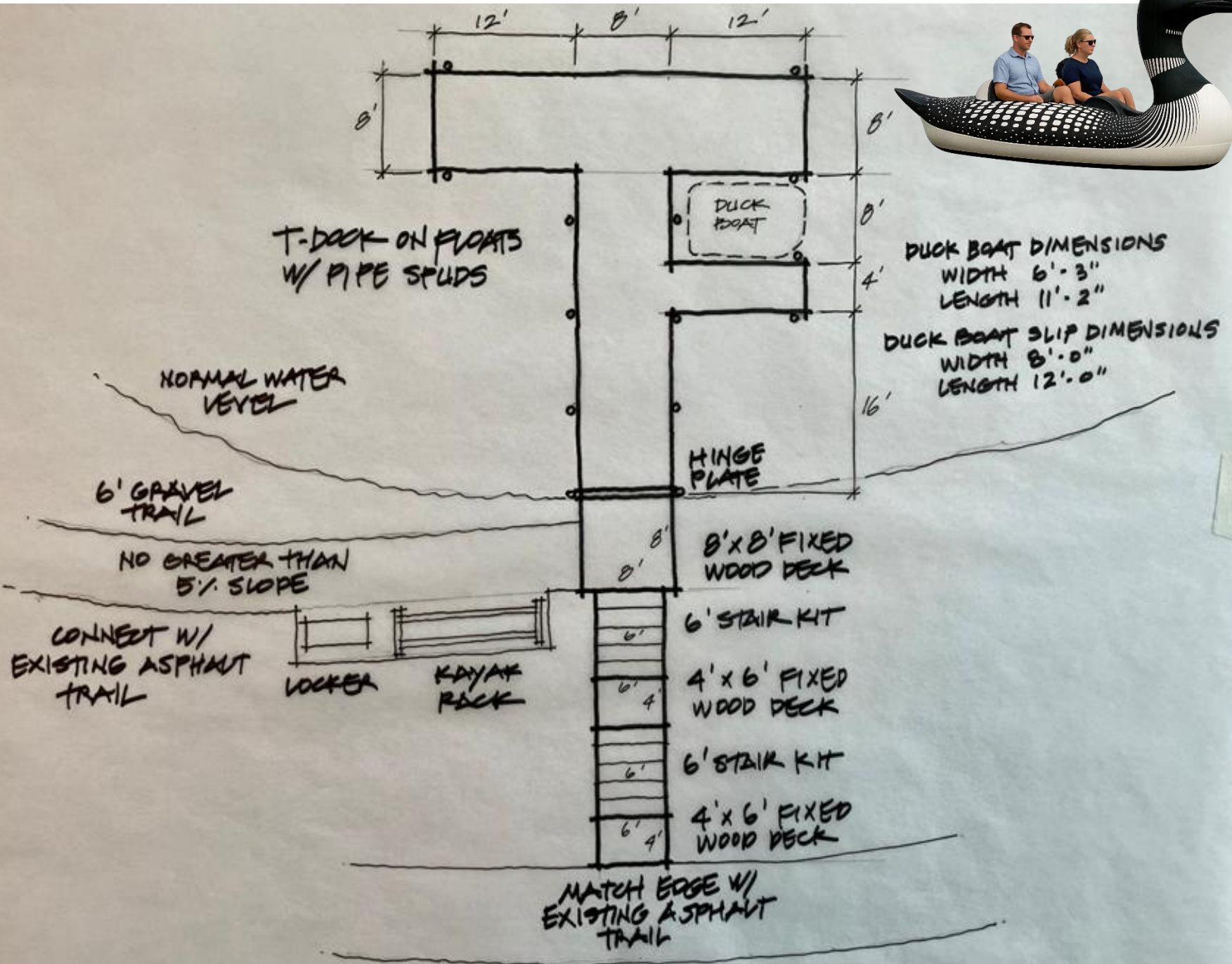
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Give a Family a Fish, Feed Them for a Day...



The Waterfront







<https://www.dnr.state.mn.us/fishing/fin/index.html>



Future Fishing in Ramsey

More on this CDBG opportunity and context of The Waterfront...

As indicated, many 100's of low- and moderate-income families live within view or walking distance of the proposed project. Most of these families live in apartments and townhomes and their opportunities for outdoor recreation and physical activity are public parks.

The Waterfront park's development is underway – and over \$2M was invested in the grading of the park, clay liner for the pond and construction of adjoining streets and parking in 2023. In 2024 over \$400k was invested in trail, sidewalk, ADA ramps, parking stalls and accessible outdoor furniture.

In 2025 the city began the development of Plans and Specifications for region's largest splash pad with public shelters, large restroom with Adult Changing Room and extensive landscape. This project was originally estimated at \$3.5M and is out for public bids at present and anticipated to be awarded for construction on February 10th, 2026 - and to be open to the public on July 4th. The project will exceed \$5M not including soft costs.

The T-dock and paddle boats proposed as part of this CDBG application is not included in the park's plans, but was conceived as wonderful complement to the above improvements - and greatly expands the diversity of recreational experiences for residents (boating + fishing) - and at the same time broadens outdoor activity for a demographic like teenagers in the area that may not as an example, desire to play at the splash pad.

Water recreation (fishing and boating) is also a quintessential Minnesota activity that should be available to all. A part of the value of this CDBG proposal is also summarized within the FiN program guide: *"...As citizens of Minnesota, it is our responsibility to promote fishing traditions and encourage environmental stewardship in our youth. To instill environmental values, we need to take the time to bring our children outside and help them take ownership in natural resources. Everyone is spending more time indoors rather than enjoying all of what nature has to offer. Along with teaching youth patience and making them aware of the outdoors, fishing is a great opportunity to spend quality time with your family and friends. A great sense of accomplishment comes when a child baits his/her hook and catches that first fish!"*

Additional Budget Detail (with cost determination profile)

The T-dock quote that follows was solicited from a contractor that supplies the MN DNR with fishing piers, and has been the lowest responsible bidder for boardwalks purchased by the City of Ramsey previously. If awarded the 2026 CDBG project, the City will advertise and issue a formal RFQ to meet federal procurement and prevailing wage regulations. Note: MN Boardwalks, LLC is a 100% Woman Owned Business.

Lumber and hardware certified from MN



Connecting you to the other side

Proposal
No. 1368

MN Boardwalks, LLC
8617 80th Street
Glencoe, MN 55336
Phone: 612-270-2694
Email: t1s211372@gmail.com

Date: 12-30-25
Valid for: 30 days

Proposal submitted to:

Work to be performed at:

Name: City of Ramsey
Street: 7550 Sunwood Drive NW
City: Ramsey State: MN Zip: 55303
Phone: 763-433-9853
Contact Person: Mark Riverblood

Job name: T-Dock on Floats
Street:
City: Ramsey State: MN Zip: 55303
Notes:

Salesperson	Payment Terms
Travis - 612-270-2694	As per contract

We hereby propose to furnish the materials and installation necessary for the completion of:

Design, manufacture and install T-Dock according to drawing provided by Mark Riverblood. The following is included but not limited to:
2 - 8' X 12' floating sections
1 - 8' X 36' floating section
1 - 8' X 8' fixed deck
2 - 4' X 6' fixed decks
2 - sets of 6' wood stairs
Approximately 14 spud pole locations, various in length

All floating sections will be comprised of our galvanized steel framework with floats attached for floatation and SYP #1, brown cedar tone treated decking. Brown cedar tone treated side fascia to go over the galvanized frame.

Standard price, as described above

\$86,800

BABA certified price, add to above

\$10,000

Prevailing wages for delivery and installation, add to above

\$5,000

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Company name: _____

Authorized Signature: _____ Date: _____

214' ADA path from bituminous trail to abut T-dock's concrete pad\$9,150
(Boulder retaining wall required one side, verbal quote from contractor)

8' x 8' Concrete slab under wood deck, joining dock to stairs.....\$ 1,600
(Standard square footage cost w mobilization)

Two person paddle boat custom ordered as Common Loon with delivery\$5,599
(Made in Georgia, USA)



Four person paddle boat custom ordered as Common Loon with delivery\$8,366
(Made in Georgia, USA)



Local project resources (leveraged items hard costs)

Single person kayak with stern day well and rod holders.....\$750



Old Town Vapor 10 Angler Sit-Inside Kayaks

\$749.99

★★★★★ (16)

Tandem kayak with stern day well and rod holders.....\$1,000



Old Town Twin Heron Sit-Inside Kayak

\$999.99

★★★★★ (1)

Three kayak paddles\$120



Lost Creek Basic Kayak Paddle

\$39.99
★★★★☆ (12)

Fourteen Life Jackets (assorted sizes)\$420



Onyx Sportsman's Warehouse General Purpose Adult Life Jacket

\$29.99

Custom wood kayak rack *and* horizontal locker for fishing equipment, paddles and 14 life jackets (assorted sizes).

Rack not pictured (locker image an example).....\$1,165



Coated cables and programmable locking system (5 keypad/locks)
for locker, kayaks and two paddle boats\$485

(No image)

Assorted rods, reels and tackle\$400

