

MEETING MINUTES
New Prague Economic Development Authority
Wednesday, August 8, 2018

Call Meeting to Order – Pete Sletten

The meeting was called to order at 7:30 a.m. by Pete Sletten with the following members present: Chuck Nickolay, Troy Pint and Shawn Ryan.

Absent: Brent Quast, Nick Slavik and Bruce Wolf

City Staff Present: City Administrator Johnson

1. Meeting was called to order by Former President and Secretary Pete Sletten.
2. Minutes/Financials:
 - A. It was moved by Nickolay, seconded by Pint to approve the July 11, 2018 meeting minutes. All voted in favor. Motion carried. (4-0)
 - B. There were 0 claims for \$0.00 in August 2018.
 - C. The Financial Report for July 2018 including the Income Statements and Balance Sheets were reviewed and accepted.
3. City Administrator Johnson gave a brief update on the 2016 and 2017 SCDP Reports.
4. City Administrator Johnson said there were no BR&E reports as no visits had occurred. Jo Faust is attempting to schedule visits but due to summer vacations/schedules she is not having any success at this time. Staff was asked to check with Ms. Faust to see if there are any data trends that have developed from the surveys.
5. Mr. Sletten asked Mr. Johnson to provide an overview of the information regarding the “Financial Review of Possible Redevelopment TIF District for Scott Equipment”. Mr. Johnson provided a brief overview of the July 28, 2018 memo that was developed by Ms. Mikaela Huot, Vice President/Consultant with Springsted, Inc. He explained that based on prior discussions with Scott Equipment, they had interest in a possible construction project that would likely involve acquisition, demolition and other redevelopment costs associated with the project site. Because they don’t own all of the property, they may need the City’s assistance in the project. There are a number of assumptions that were used in attempting to evaluate how the City might play a role in the redevelopment of the site, as Scott Equipment/City would need to acquire 3 parcels of land to enable this project to occur. There were a number of additional steps identified in the report that would need to be taken to determine if the TIF Project would be a viable option to assist the company with their expansion. Next steps will be to contact the company to see what their needs might be.
6. City Administrator Johnson provided the Board with information on the Contamination Cleanup and Investigation Grants that DEED has and what they can be used for. There will be workshops held in late August and early September 2018. If time permits, staff may try to attend. The grant program could be an additional resource for the Scott Equipment project if needed.
7. Mr. Sletten indicated that the next item was discussion on Future EDA Projects/Priorities. The Board thought it would be good to develop a list of items for future discussion:
 - A. Joint City/EDA/Chamber of Commerce meeting with representatives from St. Peter on how to assist local businesses during the Highway #19 Construction Project in 2020. See what information also exists from St. James, Alexandria, etc.
 - B. Future Athletic Field(s) in New Prague
 - C. Future EDA Staffing Needs
 - D. Spec Building in the Industrial Park

- E. Miller Milling, Inc. Parking Lot and Other needs in the Future
 - F. Lots Sales in Industrial Park
 - G. Scott Equipment Project
 - H. Fall/Winter BRE Visits – Next Step?
 - I. Incubator Program with First Stop Shop and other Cities in Scott County
8. Planning/Community Development Director Ondich’s Business Updates for August 2018 were reviewed. Troy Pint asked about the status of Residential Lots Inventory. Current is about 130 lots.
9. City Administrator Johnson provided information on:
- A. Scott County-Wide Incubator/Innovation Center Discussion
 - B. DEED Article on “Unchartered Territory” concerning Minnesota’s Labor Shortage
 - C. MN State Amateur Baseball Tournament starts August 17th and runs for 3 weekends with a total of 29 baseball games to be played in New Prague.
10. Miscellaneous - Troy Pint provided an update on his attendance at the Greater MSP Business Investment Summit meeting. They talked about the Amazon project and heard from Site Selection Consultants. They are interested in the talent of the workforce, promotions by EDA’s and sharing success stories, and to be supportive of neighboring communities.
11. Miscellaneous - Nothing
12. Adjournment

There being no additional business, it was the consensus of the Board to adjourn at approximately 8:31 a.m.

Respectfully Submitted,



Michael J. Johnson
City Administrator/EDA Executive Director