

City of Isanti
Economic Development Authority
Regular Meeting Minutes of
April 22, 2008
Isanti City Hall

1. Call To Order

a. Pledge of Allegiance

b. Roll Call

Members Present: Chair Larry Kuechle, Louise Duff, David Jadinak, Sue Larson and George Wimmer

Members Absent: None

Staff Present: Finance Director Rita Pierce and Community Development Director Vita

c. Agenda Modifications

None.

Motion by Larson, second by Wimmer to approve the agenda without modifications.

Motion carried unanimously.

2. Approve Minutes of February 2008 Regular Economic Development Authority Meeting

Larson motioned, seconded by Wimmer to approve the minutes as presented. Motion carried unanimously.

3. 30 West Main Street Project Request

Vita presented a Staff memo on the Isanti Custom Meats project. Vita showed a visual on the proposal. Vita stated that the project has an aggressive timeline with a proposed Isanti Retail Meats open date of October 1, 2008. Vita stated that she expects a full package of items to the EDA at their May 2008 meeting. The EDA was very receptive to the project and gave their approval to have Staff to continue forth on the project. The EDA continued their excitement on the proposal and how it will be a great project for Isanti's downtown.

4. Ehler's TIF 5 & 9 Reports

Rebecca Kurtz, Ehler's, presented a memo to the EDA on the status of TIF 5 and TIF 9 districts. Kurtz stated that TIF 5 has one project. TIF 9 has one project also. TIF 9 is a pay as you go project. Kurtz discussed the eligible uses for the TIF funds. Kurtz stated that all funds within TIF 9 must be used within 5 years, year 2011. Kurtz stated that post 2011 a new TIF district for redevelopment would need to be created. Kurtz stated that the City receives 10% administrative fee from the TIF.

Motion by Larson, second by Wimmer to recommend the TIF 5 & 9 reports to the City Council, to decertify TIF 5 and to order a cost for a feasibility report on a potential parking lot project.

5. Chamber Presentation

John Bettendorf, Isanti Area Chamber of Commerce President, presented to the EDA the Isanti Area Chamber of Commerce upcoming year goals and initiatives.

Wimmer questioned Bettendorf on what happens if the City was no longer a member of the Chamber. Wimmer discussed the ICP, Staff time directed towards economic development, and reiterated his comment if Chamber membership is necessary as this may be an upcoming question with the 2009 City budget discussions.

Bettendorf stated that the relationship between the City and the Chamber is important. Bettendorf stated that the Chamber appreciates the City being a dues paying member. Bettendorf stated that he would discuss the comments from Wimmer to the Chamber board.

Bettendorf stated that he is excited on the Isanti Retail Meats project. Bettendorf discussed the tourism in Isanti and the need to capitalize on tourism. Bettendorf stated that he met with the Cambridge Chamber and they are both trying to work to bring tourism to the Isanti County area. Bettendorf stated his desire to cultivate a positive atmosphere. Bettendorf stated his desire for the Chamber to be sustainable and remain in good relations with the City.

6. Revolving Loan Fund Policy

Vita presented a Staff report.

Duff stated that the policy looks good.

Motion by Wimmer, second by Larson to recommend approval of the policy to the City Council. Motion carried unanimously.

7. EDA Budget

Vita presented a Staff memo and the 2008 EDA budget.

Kuechle questioned the retirement line item. Pierce stated that the line number 120 covers Social Security, Medicare and PERA.

Wimmer discussed the marketing line item. Wimmer stated the need for the City to be more aggressive in marketing and to create a marketing program.

Larson stated that the City Entrance signs need to be completed. Vita stated that Council Member Kolb has been working on the item and recently presented his update to Staff to continue with the project.

Duff questioned the Land Acquisition budget. Wimmer stated that the City Council moved the funds to the Revolving Loan Fund for 2009.

8. Abatement Spreadsheet

Pierce presented the Abatement spreadsheet that she prepared as directed for the TIF 8 and 10 projects. Assumptions that were used are the same tax levy as the meeting date and other items as explained on the Staff project. Pierce continued that she made a 20 year abatement assumption.

Wimmer stated that Staff needs to update this item for every abatement request that the EDA and / or City Council reviews.

9) Isanti City Partnership - Update

Vita presented the Staff memo. No questions were presented by the EDA or members of the audience.

10) County EDA Update

Wimmer stated that the County EDA reviewed and is reviewing locations of a proposed rail industrial park. One of the top two locations is north of Cambridge. Wimmer stated that Cambridge township has just passed a moratorium on certain development within their township. Wimmer stated that the land that is north of Cambridge has 3 gas pipelines dissecting the property.

Wimmer then informed the group that the other preferred location is the north portion of Isanti that proceeds into Isanti township that is the same location as originally discussed as a joint industrial park with the City of Cambridge. Wimmer stated that the consultants to the County EDA stated the smaller size and stormwater drainage as a concern for the Isanti location. Vita stated that the County EDA consultant stated a concern over Isanti brook dissecting the Isanti property. Vita stated that she informed the group that irregular parcels are often a great place for stormwater drainage and required green space.

Wimmer stated that the City already has an agreement for a rail park. Wimmer informed the EDA that the County EDA is meeting in May on what type of County EDA it desires to become.

11. Other Business / Updates

A) Mayor Marketing Project

Wimmer stated that work needs to be completed on marketing projects and the items in Isanti that may create more economic spin-off. Wimmer stated that the City of Isanti has 1200 employees. Wimmer stated his desire for a celebration for the Isanti employer community. Wimmer stated that the City is continuing to witness positive economic stories.

B) Downtown Sub-Committee Minutes

C) Other

12. Adjournment

Duff motioned, seconded by Wimmer to adjourn at 8:15 pm. Motion passed unanimously.

Dated at Isanti Minnesota, this ____ day of May, 2008.
Respectively Submitted,

Carla MK Vita, Community Development Director