

MINUTES OF  
THE ECONOMIC DEVELOPMENT AUTHORITY  
CITY OF SOUTH ST. PAUL  
DAKOTA COUNTY, MINNESOTA

Regular Meeting  
June 7, 2021  
City Council Chambers – South St. Paul City Hall

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**1. CALL TO ORDER**

The Regular Meeting of the South St. Paul Economic Development Authority was held on June 7, 2021 in the South St. Paul City Council Chambers. President Francis called the meeting to order at 8:34 p.m.

**2. ROLL CALL**

*Members Present: President Francis, Commissioners Bakken, Dewey, Seaberg, Podgorski, and Kaliszewski.*

*Commissioner Hansen was absent.*

*Staff Present: EDA Executive Director Ryan Garcia, City Administrator Joel Hanson, City Planner Michael Healy and Legal Counsel Peter Mikhail.*

**3. AGENDA**

Motion/Second: Commissioner Kaliszewski moved and Commissioner Dewey seconded approval of the agenda.

Motion carried          6 ayes / 0 nays

**4. CONSENT**

- A. EDA Meeting Minutes of May 3, 2021
- B. Approval of Satisfaction of Mortgage #1012, Resolution 2021 - 16
- C. Approval of Satisfaction of Mortgage #1057, Resolution 2021 - 17

Motion/Second: Commissioner Dewey moved and Commissioner Bakken seconded approval of the consent agenda.

Motion carried          6 ayes / 0 nays

**5. GENERAL BUSINESS**

- A. Hardman Triangle Update
  - i. Approval of Proposal for TIF Analysis Services – LHB, Inc.
  - ii. 135 Grand Avenue East
  - iii. 2022 Bonding Bill

Mr. Garcia provided an overview of the scope of work proposed by LHB, Inc. for Redevelopment TIF analysis in the Hardman Triangle.

Motion/ Second: Commissioner Seaberg moved and Commissioner Podgorski seconded a motion to authorize the Executive Director to accept a proposal for TIF Analysis Services from LHB, Inc. at a cost not to exceed \$7,900.

Motion carried          6 ayes / 0 nays

The board confirmed that the preferred approach with the disposition of a vacant building at 135 Grand Avenue East is to prepare the building for demolition in the Winter of 2021/2022 by terminating utility services. The board requested a No Trespassing sign be placed at the property.

The board acknowledged continued support for working with the Legislative Delegation on a 2022 Bonding Request for assistance with design and pre-design costs for new meat-processing sites and facilities.

## **6. FUTURE FOLLOW-UP**

Commissioner Seaberg requested consideration at a future board meeting of potential business funding assistance programs for properties along Concord Street North. Mr. Garcia committed to placing a discussion on the next worksession agenda.

## **7. ADJOURNMENT**

Motion/ Second: Commissioner Kaliszewski moved and Commissioner Podgorski seconded the motion to adjourn the meeting at 8:56 p.m.

Motion carried          6 ayes / 0 nays

Approved:



Ryan Garcia, Secretary