



# GRAND RAPIDS ECONOMIC DEVELOPMENT AUTHORITY MEETING MINUTES

Thursday, September 23, 2021  
4:00 PM

NOTICE IS HEREBY GIVEN, that a regular meeting of the Grand Rapids Economic Development Authority will be held in the City Council Chambers in the Grand Rapids City Hall, 420 North Pokegama Avenue, in Grand Rapids, Minnesota on Thursday, September 23, 2021 at 4:00 PM.

CALL TO ORDER

CALL OF ROLL

SETTING OF THE REGULAR AGENDA - *This is an opportunity to approve the regular agenda as presented, or to add/delete an agenda item by a majority vote of the Commissioners present .*

APPROVE MINUTES

1. Approve the minutes from the September 9, 2021 regular meeting.

Motion by Commissioner Connelly, second by Commissioner Hodnik to approve the minutes of the September 9, 2021 regular meeting. The following voted in favor thereof: R. Blake, S. Blake, Connelly, O'Leary, Hodnik. Opposed: None, passed unanimously.

APPROVE CLAIMS

2. Approve the claims in the amount of \$144,031.98.

Motion by Commissioner Hodnik, second by Commissioner Connelly to approve the claims in the amount of \$144,031.98. The following voted in favor thereof: Hodnik, O'Leary, Connelly, S. Blake, R. Blake. Opposed: None, passed unanimously.

BUSINESS

3. Itasca Economic Development Corporation Annual Report

Tamara Lowney, IEDC President provided an update on their activities. They have been working on multiple projects including a program called Innovate 218 which targets entrepreneurs at the beginning stages of their business concept and works with them so they are prepared when they need to put together a business plan. They are looking to partner with ICC to create a space in the Airport Road spec building for students to be able to work on different industrial machines and they just received a grant to help fund that project. Build Back Better is a grant program through the Federal EDA that they are putting together a grant application for. This program awards communities that have been impacted by the coal industry grants to build facilities that would facilitate economic development.

**Draft**

4. Consider adopting a resolution approving a Preliminary Development Agreement between the Grand Rapids Economic Development Authority and 4A Management, LLC.

President S. Blake abstained from the discussion and vote on this item

Motion by Commissioner Connelly, second by Commissioner R. Blake to adopt a resolution approving a Preliminary Development Agreement between the Grand Rapids Economic Development Authority and 4A Management, LLC. The following voted in favor thereof: Hodnik, O'Leary, Connelly, R. Blake. Opposed: None, S. Blake abstained, motion passed.

5. Consider approval of a Residential Lease with Jason and Ludys Marie Johnson for GREDA property at 3002 Airport Rd.

Jason Johnson, a project superintendent for ICS Consulting and the current occupant along with his wife would like to personally lease the property for another year. The terms are identical to the current lease with the exception of the monthly rent, which is increased by \$100.00

Motion by Commissioner O'Leary, second by Commissioner Hodnik to approve a residential lease with Jason and Ludys Marie Johnson for GREDA property at 3002 Airport Road. The following voted in favor thereof: R. Blake, S. Blake, Connelly, O'Leary, Hodnik. Opposed: None, passed unanimously.

6. Consider approval of a Commercial Building Improvement Loan with Bob and Lory Warren dba Rapids Printing for improvements to their commercial building at 415 S. Pokegama Ave.

Bob and Lory Warren, owners of Rapids Printing have recently purchased a building at 415 Pokegama Avenue S. They have applied for a Commercial Building Improvement Loan of \$40,000 for improvements to their new facility. The improvements include renovation of bathrooms, office space, electrical, plumbing, painting, parking, exterior lighting, windows and signage. Commissioner Sholom Blake and Cory Jackson reviewed the application with staff and are recommending approval.

Motion by Commissioner R. Blake, second by Commissioner Connelly to approve a Commercial Building Improvement Loan with Bob and Lory Warren dba Rapids Printing for improvements to their commercial building at 415 S Pokegama Avenue.

## UPDATES

Former Forest Lake School Site- Greater Minnesota Housing gave a presentation at the last City Council Meeting they would like to partner with the City to create workforce housing. They have many different concepts for redevelopment the next step would be to hold public meetings and finalize a concept then issue an RFP.

Hawkinson Commercial Development Plat- The Planning Commission will be reviewing the preliminary plat at their next meeting.

Former K-Mart Site- Mr. Mattei has been working with a developer who is interested in this site.

## ADJOURN

There being no further business the meeting adjourned at 4:53 p.m.

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MEMBERS & TERMS

Rick Blake - 12/31/2022 (with Council term)

Tasha Connelly - 12/31/2022 (with Council term)

Cory Jackson - 3/1/23

Mike Korte - 3/1/22

John O'Leary - 3/1/25

Sholom Blake - 3/1/25

Al Hodnik - 3/1/27

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