

**CLEARWATER ECONOMIC DEVELOPMENT AUTHORITY
REGULAR MEETING MINUTES
MARCH 18, 2025**

Call to Order: 8:00 a.m. at City Hall

Roll Call

- President Crandall called the Clearwater EDA to order Tuesday, March 18, 2025, at 8:00 a.m. in the Council Chambers. EDA Members present were Crandall, Massmann, Senn, Vasecka and Weatherly. Also present was City Administrator Smythe and Community Development Specialist Gramsey. A quorum was present.

1. Oaths of Office

- Weatherly was sworn in by Administrator Smythe.

2. Approval of Agenda

- **MOTION** by Massmann to approve the Agenda as presented, seconded by Senn, all voted aye. **MOTION CARRIED.**

3. Consent Agenda

- a. **Approval of Minutes from January 21, 2025 Meeting**
- b. **Financial Reports**

- **MOTION** by Massmann to approve the Consent Agenda as presented, seconded by Senn, all voted aye. **MOTION CARRIED.**

4. Old Business

a. Frontage Road Discussion Update

- Smythe updated on the T.H. 24 project design changes, reflecting the city council's voting down phase 2 of the project. The new design from MnDot impacts the Ash Street crossing near Holiday.
- Neil Bhakta of HomeTown Inn questioned how customers are going to access businesses affected.
- Shawn Dearing with Clearwater Tire and Auto had concerns regarding creating a frontage road in front of their business. Stated the traffic that is currently there is a hazard due to large truck traffic and volume of traffic. Stated safety is key.
- Bhakta stated he is against the frontage road due to loss of parking and safety reasons with traffic.
- Dearing stated he is for the roundabout on CSAH 75 and believes it will not affect customers.
- Bhakta stated the roundabout on CSAH 75 should happen with the construction of the bridge to alleviate issues.
- Discussion of pursuing the issue of parking and options on creating a new frontage road behind the businesses off Smith Street.
- Crandall stated he would like to have further discussion with more businesses affected. Encouraged businesses to attend the next EDA meeting to work on possible solutions.

b. Community Event Calendar Policy

- Gramsey stated she would like input on Eligible Users.
- Suggested to have no fee as the purpose of the calendar is to promote community events open to the public. Avoid administrative costs by having a streamlined process. If questions arise come to the board.
- Staff will work on a draft to present to City Attorney for feedback.

5. New Business

a. Food Shelf Cost Over Runs

- Crandall updated that the City Council has donated \$10,000 and EDA approved \$10,000 to offset the costs of construction related to storm water.
- Smythe stated that the city had asked the Food Shelf to pursue a second quote for the storm water improvements.
- Mary Abraham with the Food Shelf stated the lowest bid is \$29,000 and the highest bid is \$45,000.
- Crandall questioned where the funds would come from. Smythe explained that this item was not in the budget, however, noted the EDA has a surplus cash balance that is being accumulated for future financial programs.
- **MOTION** by Vasecka to donate \$10,000 for the Food Shelf from the budgeted revolving loan account, seconded by Senn, all voted aye. **MOTION CARRIED.**

6. Reports

a. WCEDP Report

- Missy Meidinger introduced herself as the new Executive Director with Wright County Economic Development Partnership.
- Stated the Partnership and the County EDA are working together.
- Meidinger stated the WCEDP is working with Greater MSP on workshops. Next webinar is scheduled May 29th.
- Meidinger stated she would reach out to Smythe to see if able to assist with MNDOT funding with help from Greater MSP.

b. Staff Report

i. Website Updates

- Gramsey stated she would like to update the EDA Board pictures and biographies on EDA Website. Requested each board member email their information to Gramsey. Will take pictures at the next meeting.

ii. Business Spotlight

- Gramsey shared the Website Traffic Overview.
- Discussion for the next Business Spotlight. American Heritage and Taco Gringo are on the list as options. Smythe stated she would like to see Vortex done in the future. Crandall suggested adding Ripka's Repair to the list as well.

iii. Farmers Market

- Gramsey updated that Lori Johnson purchased a slot on the LED sign for an upcoming event. The Clearwater Farmer's Market will be hosting a Fundraiser on April 5th from 4-7 pm at the Clearwater Legion.

iv. 840 Ash St Parking Lot

- Smythe reported that the staff have had inquiries about the vacant property the EDA discussed as part of a possible new frontage road. If the EDA is interested in acquiring land in this area, it may need to act soon.
- Massman inquired if the city would purchase the property with EDA. Smythe stated that both the city and EDA have authority to buy and sell property. Smythe stated the mission and goals for EDA include economic development. It is up to the EDA to decide what best fits it needs.

v. **Vortex Cold Storage**

- Smythe reported that the new Vortex Cold Storage is officially opened and held a ribbon cutting ceremony. Mayor Lawrence, Council Member Crandall, and Administrator Smythe were in attendance.
- Crandall reiterated that Vortex would be a good option for a future business spotlight.

7. **Next Meeting Date**

a. **Next EDA Meeting – April 15, 2025**

8. **Adjournment**

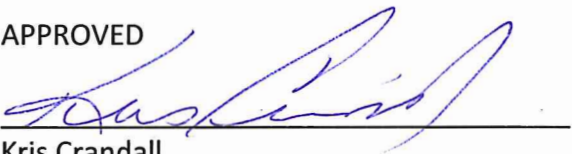
- **MOTION** to adjourn by Massmann, seconded by Senn, all voted aye. **MOTION CARRIED.** Meeting adjourned at 9:29 a.m.

ATTEST



Kimberlie Gramsey,
Community Development Specialist

APPROVED



Kris Crandall
EDA President