

SCOTT COUNTY COMMUNITY DEVELOPMENT AGENCY

323 South Naumkeag Street, Shakopee, MN 55379

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**BOARD OF COMMISSIONERS
MINUTES - REGULAR MEETING
April 9, 2024**

(1) CALL TO ORDER at 2:01 p.m. & PLEDGE

(2) ROLL CALL

Commissioners present: District III, Dale Gade
District IV, Michelle Choudek
District V, Barry Stock (*attending virtually from 601 N. LA
Canada Dr., Green Valley, AZ, for personal reasons*)

Commissioners absent: District I, DeAnn Croatt
District II, Terri Gulstad

Staff present: Julie Siegert, Executive Director
Adam Johnson, Finance Director
Molly Link, Housing Director
Jo Foust, Business and Community Dev Director
Ruth Torres, Homeownership Specialist
Michael Werneke, Business Development Manager
Linda Janovsky, Recording Secretary

Others present: Jody Brennan, Scott County Commissioner
Steve Scharff, Baker Tilly

(3) ROLL CALL

2.1) Introduction of New Employee

Business & Community Development Director Foust introduced Ruth Torres, Homeownership Specialist. Welcome Ruth!

(4) PUBLIC PARTICIPATION

No one from the public was in attendance.

(5) MINUTES SUBMITTED FOR APPROVAL & AGENDA ACTIONS

4.1) CDA Regular Meeting – March 12, 2024

Commissioner Choudek made a motion to approve the Minutes.
Commissioner Gade seconded the motion. Unanimous roll call vote followed. Motion carried.

4.2) Agenda Modifications

None were requested.

4.3) Consent Agenda (6.1 6.11, 6.3, 6.31, 6.4)

Commissioner Choudek made a motion to approve the Consent Agenda. Commissioner Gade seconded the motion. Unanimous roll call vote followed. Motion carried.

(5) FINANCIAL REPORT

5.1) Payment of Bills

Commissioner Gade made a motion to approve. Commissioner Choudek seconded the motion. Unanimous roll call vote followed. Motion carried.

5.2) RESOLUTION NO. 17-24: APPROVING PERMANENT TRANSFERS

Finance Director Johnson provided information on permanent transfers. Commissioner Stock made a motion to approve Resolution No. 17-24. Commissioner Gade seconded the motion. Unanimous roll call vote followed. Motion carried.

(6) OLD BUSINESS

6.1)* Affordable Housing Programs

6.11)* Housing Programs Report

Consent item; no discussion.

6.2) Liaison Report – Scott County Commissioner

Commissioner Brennan shared that the County was meeting with the legislature to discuss funding.

6.3)* Business and Community Development

6.31)* Homeownership Programs Report

Consent item; no discussion.

6.32) RESOLUTION NO. 18-24: SELLING COMMUNITY LAND TRUST PROPERTY AT 912 WENCEL AVENUE NEW PRAGUE MN

Commissioner Gade made a motion to approve Resolution No. 18-24. Commissioner Choudek seconded the motion. Unanimous roll call vote followed. Motion carried.

6.33) RESOLUTION NO. 19-24: SELLING COMMUNITY LAND TRUST PROPERTY 13712 HUNTINGTON AVENUE SAVAGE MN

Commissioner Gade made a motion to approve Resolution No. 19-24. Commissioner Choudek seconded the motion. Unanimous roll call vote followed. Motion carried.

6.4)* River City Centre

6.5) SC-CDA Development Activities

6.51) CENTRAL SCHOOL SITE

6.51.1) RESOLUTION NO: 20-24: PROVIDING FOR THE SALE OF THE GOVERNMENTAL DEVELOPMENT BONDS (SCOTT COUNTY, MINNESOTA UNLIMITED TAX GENERAL OBLIGATION) SERIES 2024A; ESTABLISHING A PRICING COMMITTEE; AND APPROVING THE EXECUTION OF DOCUMENTS IN CONNECTION THEREWITH

Executive Director Siegert indicated what actions this Resolution covers. On April 2, 2024, the CDA attended a County workshop to discuss the project. The County will hold a public hearing on April 16 to approve the general obligation to the CDA. Steve Scharff, Baker Tilly, went over the Resolution and talked about the pricing committee which is comprised of Executive Director and Board Chair.

Commissioner Choudek made a motion to approve Resolution No. 20-24. Commissioner Stock seconded the motion. Unanimous roll call vote followed. Motion carried.

6.51.2) RESOLUTION NO. 21-24: AUTHORIZING ACCEPTANCE OF REDEVELOPMENT GRANT FOR 505 HOLMES STREET SHAKOPEE, MN

Executive Director Siegert indicated that legal counsel is reviewing the grant agreement. Commissioner Stock made a motion to approve Resolution No. 21-24 dependent on review of legal counsel. Commissioner Gade seconded the Resolution. Unanimous roll call vote followed. Motion carried.

ADMINISTRATION

7.1) Executive Director Informational Report

Executive Director Siegert provided updates on various projects.

7.2) Strategic Goal update

Michael Werneke, Business Development Manager, provided a presentation on Increasing the Number of Businesses in Scott County, and answered Commissioner questions.

7.3) Fair Housing

A short video was played during the meeting.

8) NEW BUSINESS

9) SET NEXT MEETING DATE, TIME AND PLACE

9.1) CDA Regular Meeting

May 14, 2024

9.2) Commercial/Industrial Bus Tour

May 29, 2024, 8:00 a.m.

9.2) SPECIAL Meeting

as needed

10) ADJOURN

Commissioner Choudek made a motion to adjourn at 3:09 p.m. Commissioner Gade seconded the motion. Unanimous roll call vote followed. Motion carried.

DeAnn Croatt, Chair

Barry Sock, Vice-Chair

Recording Secretary

Date