

**MEETING OF THE PEQUOT LAKES
ECONOMIC DEVELOPMENT COMMISSION
TUESDAY, JANUARY 17, 2023**

Members Present: Chair Lottman; Commissioners Becklin, Hallan, and Lelwica

Members Absent: Commissioner Holley

Others Present: Angie Duus, City Clerk/Treasurer; Scott Pederson, City Council Liaison; Kurt Stumpf, Pequot Lakes School District Superintendent; Mark Jurchen

1. Call Meeting to Order

The meeting was called to order by Chair Lottman at 8:00 a.m.

2. Elect Chair and Vice Chair for 2022

COMMISSIONER BECKLIN MOVED TO ELECT MATT LOTTMAN AS EDC CHAIR. COMMISSIONER HALLAN SECONDED. MOTION CARRIED 4-0.

COMMISSIONER HALLAN MOVED TO ELECT SHELIA HOLLEY AS EDC VICE CHAIR. COMMISSIONER LELWICA SECONDED THE MOTION. MOTION CARRIED 4-0.

3. Consider Agenda

COMMISSIONER LUBKE MOVED TO APPROVE THE AGENDA AS PRESENTED. COMMISSIONER RIECK SECONDED THE MOTION. MOTION CARRIED 4-0.

4. School Update

Kurt Stumpf stated they are recruiting for a work-based learning coordinator and an industrial tech teacher. He said they have a meeting for Safe Routes to School next Wednesday and there has been some talk about a sidewalk along Patriot Avenue from the gas station to the stop light. He stated the next School Board meeting is January 23rd where they are going to discuss their financial condition and how they compare to other schools. He stated that Pequot has not had anyone on a waitlist the last two years and they have managed to get everyone in the last two years. He stated they continue to work on transportation for families in the district. Mr. Stumpf stated that strategic planning for the school will start in the next couple months. Discussion ensued about the work-based teacher possibly taking Mr. Stumpf's spot at the EDC meeting.

5. EDC Commissioner Resignation - Lubke

Chair Lottman read Mr. Lubke's letter of resignation to the EDC Commission and thanked him for his service to the Commission.

6. Workforce Housing Update

Mark Jurchen stated the apartment complex is moving forward and the lot price is being discussed at approximately \$40,000 per acre. He stated Timber Builders is still moving forward with the eight plex units on Lilac. He said they are still working on getting the word out and are starting to see referrals on what type of housing Pequot Lakes is looking for. Discussion ensued about Thomas Allen Homes verbally agreeing to start three homes in Trailside Estates in the spring. Discussion ensued about the impact on the school district when the housing units are added. Discussion ensued about the cost of building.

7. EDC Goals

Chair Lottman discussed bringing information to the Council and recapped the goals. He informed the Council that in the Marine industry the pre-season sales are down forty percent already and that may be an indicator of where the economy is going. He stated that it may help with the construction industry and to enable homes to sell for less.

Chair Lottman asked the Commission members to look at goals they think would be most important to focus on and be ready to discuss them at the February Council meeting. He said if no one has anything or does not reach out he will take the lead on three potential goals. Discussion ensued about assigning tasks to keep the goals moving.

COMMISSIONER LELWICA MADE A MOTION FOR EACH COMMISSIONER TO LOOK AT EACH GOAL AND GET THEIR FEEDBACK TO CITY CLERK/TREASUER DUUS BEFORE THE FEBRUARY MEETING. COMMISSIONER HALLAN SECONDED THE MOTION. MOTION CARRIED 4-0.

8. BLAEDC Update

Tyler Glynn stated the Thomas Allen Homes is a statewide builder. He said they have big developments in Deephaven and seven different developments in this region. He stated the owner is Tom Dean, owner of the Power Lodge. He stated he is a great builder and understands the area. Discussion ensued about other local builders. Discussion ensued about the apartment building complex builders and making introductions within the next couple months. Mr. Glynn stated he has discussed and is working on potentially using some of the Crow Wing County's Housing Trust Fund dollars for the project.

Mr. Glynn stated they will be hiring another person that could potentially be a dual position at BLAEDC. He said they are looking for help on social media content and an administrative assistant. He said he will be attending his state meeting next month and will learn about programs with DEED. He said their could potentially be housing money out there. He discussed how a majority of the money stays closer to the metro area but there has been discussion about more of it going out to greater MN. Mr. Glynn stated that there are about 1,600-1,700 open spots of childcare in the County still and said there is some potential funding

for childcare. Discussion ensued about potentially another apartment complex project next to the apartment complex that is planned for the spring. Discussion ensued about cost of building and cost of renting comparable apartments.

Mr. Glynn stated that Clow Stamping has been approved at the state level for funding to help with a 110,000 sq ft expansion. He stated the expansion area will be used for shipping and receiving and then will be able to clear more floor space for machines. He said they are estimating a need for 65-75 more employees.

9. Other Business

Discussion ensued about asking the Chamber to come to the next meeting. Commissioner Lelwica stated the Chamber had their first Excellence in Service Awards Banquet and Mayor Gardner received the Citizen of the Year award and one of her employees received Employee of the Year. She stated it was a huge success. Discussion ensued about EDC Commissioners attending other meetings in the community. Discussion ensued about remaining informed about when business close or office space opens up for a potentially new business. Mr. Glynn stated they can help assist with that.

10. Adjourn

**COMMISSIONER HALLAN MOVED TO ADJORN THE MEETING.
COMMISSIONER BECKLIN SECONDED THE METTING. MOTION
CARRIED 4-0.**

The meeting adjourned at 8:44 a.m.

Respectfully submitted,

Angie Duus
City Clerk/Treasurer