

**APPROVED  
MINUTES  
ECONOMIC DEVELOPMENT AUTHORITY  
REGULAR MEETING  
CITY OF WYOMING, MINNESOTA  
AUGUST 8, 2011  
5:30 PM**

**CALL TO ORDER:**

*Ted Phillips EDA President called the Regular Meeting of the Wyoming Economic Development Authority to order for August 8, 2011 to order at 5:30 P.M.*

**CALL OF ROLL:**

*On a Call of the Roll the following members of the Wyoming Economic Development Authority were present: EDA Members, Ted Phillips, Mike Soule, Jerry Owens, Eric Peterson, Nate Wilner, Charles Jerrick, and Linda Nanko Yeager*

*Absent: None*

*Also Present: City Administrator Craig Mattson and City Staff Member Robb Linwood and Chisago County HRA/EDA Director Chris Eng.*

**DETERMINATION OF A QUORUM:**

*The EDA Chairman determined a Quorum was present.*

**PLEDGE OF ALLEGIANCE:**

**OPEN FORUM:**

*"An opportunity for members of the public to address the Economic Development Authority on items not on the current Agenda. Items requiring action maybe deferred to staff for research or future EDA Agendas if appropriate."*

**"NO COMMENTS RECEIVED"**

**APPROVAL OF MINUTES:**

- 1 Consider approving the minutes of the "Regular Meeting" of the Wyoming, Minnesota Economic Development Agency for July 11, 2011.**

**A MOTION WAS MADE BY EDA MEMBER OWENS, SECONDED BY EDA MEMBER SOULE TO APPROVE THE "REGULAR MEETING" MINUTES OF THE WYOMING, MINNESOTA ECONOMIC DEVELOPMENT AUTHORITY FOR JULY 11, 2011 WITH THE RECOMMENDED CHANGES TO ADD TED PHILLIPS TO VOTING RECORD, CHANGE NO to "NOT" In 2<sup>nd</sup> motion on Peterson tax abatement. Change Meadowview group to medical group.**

*Voting Aye: Phillips, Owens, Peterson, Jerrick, Wilner, Soule, and Nanko-Yeager*

*Voting Nay:*

*Abstain: none*

**ACKNOWLEDGE RECEIPT OF REPORTS OF OFFICERS, BOARDS, COMMISSIONS AND DEPARTMENT HEADS:**

**NEW BUSINESS**

**2. TIF 3-3**

The City is currently are using Springsted to review the TIF 3-3 and paying down the Bingham Property. The district would have to be re-certified before that process could begin. A resolution to recertify the district will be given to the City Council. Item will be tabled until September meeting.

**3. Peterson Companies for the Tax Abatement**

Rick Peterson apologizes for not being at the last meeting. Mr. Peterson was unaware that his application for abatement requested no taxes from the city and county for the next 10 years. They would like to remain here, but with their taxes going from 12,000 to 30,000 is significant. They do believe they should be paying more than the \$100.00 a year they had been historically paying. Mr. Peterson would have paid the \$1400 to Chisago City and \$3000 to the County in 2011. The EDA has Concern over Mr. Peterson's ability to go through with an annexation process once the abatement with the City of Wyoming is completed and move to Chisago City. Mr. Peterson suggested that he would like to work with the City of Wyoming and not annex his property into the Chisago City. The EDA would like to help Mr. Peterson but believes the 10 year abatement may be too long. Xccent received 5 years of help and Polaris received 12 years but the city gained something in both of those situations. The EDA feels a full 10 year abatement may be too long, but possibly a percentage of the abatement, or a shorter amount of years, possibly 5 years would be a compromise. Different scenarios of years of abatement and amounts were presented to Mr. Peterson before a motion was made by EDA member Owens.

**A MOTION WAS MADE BY EDA MEMBER OWENS FOR TAX ABATEMENT FOR 5 YEARS AT \$6,000 A YEAR FOR PETERSON COMPANIES.**

**AMENDMENT TO MOTION BY OWENS, SECONDED BY NANKO YEAGER, WITH A NO ANNEXATION AGREEMENT AT THE END OF THE ABATEMENT WITH ALL MONEY RETURNED TO THE CITY OR WYOMING IF THEY WERE TO MOVE TO CHISAGO CITY.**

**A MOTION WAS MADE BY EDA MEMBER OWENS, SECONDED BY PETERSON FOR TAX ABATEMENT FOR 5 YEARS AT \$6,000 A YEAR FOR PETERSON COMPANIES, WITH A NO ANNEXATION AGREEMENT AT THE END OF THE ABATEMENT WITH ALL MONEY RETURNED TO THE CITY OR WYOMING IF THEY WERE TO MOVE TO CHISAGO CITY.**

*Voting Aye: Owens, Soule, Peterson, Jerrick*

*Voting Nay: Phillips and Nanko-Yeager*

*Abstain: Wilner*

#### **4. Industrial park signage –**

Sign maker is working with businesses and Officer Shepherd.

The EDA asked about a TIF for 257<sup>th</sup> Street. There would be real no gain by creating a TIF in this area, there would be little or no tax increment to capture.

#### **UPDATES**

Mayor Peterson – Nothing on the downtown redevelopment, Mayor Peterson, Administrator Mattson and Chris Eng met with a new business interested in the Bingham property

#### **Quarterly Business Awards -**

**TED PHILLIPS NOMINATES FIRST STATE BANK OF WYOMING SECONDED BY PETERSON FOR EDA BUSINESS OF QUARTER FOR SEPTEMBER EDA MEETING.**

*Voting Aye: Owens, Soule, Peterson, Jerrick, Phillips, Wilner and Nanko-Yeager*

*Voting Nay: None*

*Abstain: None*

**A MOTION WAS MADE BY NANKO-YEAGER EDA MEMBER OWENS SECONDED BY EDA MEMBER PHILLIPS, TO ADJOURN THE AUGUST 8, 2011 “REGULAR MEETING” OF THE WYOMING, MINNESOTA ECONOMIC DEVELOPMENT AUTHORITY MEETING AT 6:55 P.M.**

*Voting Aye: Owens, Soule Peterson, Jerrick, Phillips, Wilner and Nanko-Yeager*

*Voting Nay: None*

*Abstain: None*