

CALL TO ORDER

Pursuant to due call and notice thereof a regular meeting of the Rosemount Port Authority was held on Tuesday, April 19, 2016, at 6:00 p.m. in the Council Chambers at City Hall, 2875 145th Street West, Rosemount.

Chair Weisensel called the meeting to order with Commissioners Droste, Wolf, and DeBettignies attending. Commissioners Luing, Smith and Abdulahi was absent. Staff present included City Administrator Johnson and City Clerk Hadler. The Pledge of Allegiance was said.

ADDITIONS OR CORRECTIONS TO AGENDA

City Administrator Johnson stated the minutes had been modified to reflect accurate attendance.

Motion by Wolf. **Second** by Droste.

Motion to Adopt the Agenda as corrected.

Ayes: 4

Nays: 0. Motion carried.

COMMUNITY/AUDIENCE RECOGNITION

CONSENT AGENDA

Motion by Wolf. **Second** by DeBettignies.

Motion to Approve the Consent Agenda with revised Minutes.

- a. Approval of March 15, 2016 Meeting Minutes
- b. Bills and Invoices

Ayes: Droste, Wolf, Weisensel, DeBettignies

Nays: None. Motion carried.

PUBLIC HEARING

NEW BUSINESS

5.a. Election of Chair, Vice Chair and Treasurer

Chair Weisensel asked for nominations from the floor for Chairperson. Commissioner DeBettignies nominated Chair Weisensel.

Motion by DeBettignies. **Second** by Wolf.

Motion to close nominations for Chair.

Ayes: Droste, Wolf, Weisensel, DeBettignies

Nays: None. Motion carried.

Motion by DeBettignies. **Second** by Wolf.

Motion to Elect Weisensel to position of Chairperson.

Ayes: Droste, Wolf, Weisensel, DeBettignies

Nays: None. Motion carried.

Chair Weisensel asked for nominations from the floor for Vice Chairperson. Commissioner DeBettignies nominated Commissioner Wolf.

Motion by DeBettignies. **Second** by Droste.

Motion to close nominations for Chair.

Ayes: Droste, Wolf, Weisensel, DeBettignies

Nays: None. Motion carried.

Motion by DeBettignies. **Second** by Droste.

Motion to elect Commissioner Wolf to position of Vice Chairperson.

Ayes: Droste, Wolf, Weisensel, DeBettignies

Nays: None. Motion carried.

Chair Weisensel asked for nominations from the floor for Treasurer. Commissioner DeBettignies nominated Commissioner Smith.

Motion by DeBettignies. **Second** by Droste.

Motion to close nominations for Chair.

Ayes: Droste, Wolf, Weisensel, DeBettignies

Nays: None. Motion carried.

Motion by Wolf. **Second** by DeBettignies.

Motion to Elect Commissioner Smith to position of Treasurer.

Ayes: Droste, Wolf, Weisensel, DeBettignies

Nays: None. Motion carried.

5.b. Year End Financials

City Administrator Johnson discussed the operating budget for the past year. He noted an anomaly in the Building and Structure line item due to the CDA project, which was reimbursed by a grant. He stated TIF funds are healthy.

Chair Weisensel asked if there was any TIF spend-down that needed to happen this year. Mr. Johnson stated that there was not.

Commissioner Wolf inquired about the personal services line item. Staff noted that the expenses were from the travel to the shopping center conference.

OLD BUSINESS

6.a. 2016 Port Authority Goals

Chair Weisensel asked for comments on the goals that were presented.

Commissioner DeBettignies gave a short update on some work he's done to promote a hotel.

Commissioner Droste inquired if staff followed through on a contact regarding the hotel. City Administrator Johnson stated that Community Development Director Lindquist had sent some information and has been working to schedule meetings with property owners.

Chair Weisensel asked that Ms. Lindquist report how many studies have been sent out and who has received them. Commissioner Droste noted the urgency of getting something built on that property.

Chair Weisensel discussed the opportunity to sit on the Downtown Development Committee. Commissioner Wolf stated that he would be interested, but would also allow the newer members if they were interested. Ms. Lindquist should reach out to the other Port members to gauge their interest. Chair Weisensel stated the importance of getting information into the paper regarding the committee.

Chair Weisensel stated the city should attempt to bring in an outside developer to come in and generate ideas.

Motion by Wolf. **Second** by DeBettignies.

Motion to Approve Port Authority Goals.

Ayes: Droste, Wolf, Weisensel, DeBettignies

Nays: None. Motion carried.

6.b. Retail Update

City Administrator Johnson noted that the vacancy rate is holding steady at approximately 5%.

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Commissioner Droste asked where the growth is given 8 years of economic expansion. He stated that the marketing study showed market leakage in many segments. Commissioner Droste stated he received a call from The Pond with concerns about the referendum.

6.c. Marketing Brochure

Commissioners discussed suggested changes to the marketing brochure that was presented.

Chair Weisensel noted that some of the items the Port Authority handles involves land acquisition and noted that if the Port Authority is looking to do something like that, funding needs to be requested from Council. Mayor Droste noted that the City invested \$800,000 to put in the road adjacent to Anytime Fitness.

Chair Weisensel requested an analysis of what the Port has spent money on and what has been achieved with those investments; such as Genz-Ryan, Waterford, the Steeple Center, etc. The story should show tax projection for the next 10 years. City Administrator Johnson noted that Waterford receives tax increment for the next 15 years and the CDA apartments are non-profit so financial analysis will not tell the whole picture. Both project fill a need in the community.

Commissioner Droste noted the prevalence of foreign investment in projects across the metro. Foreign investors are looking at the U.S. because of uncertainty in other parts of the world.

CHAIRPERSON'S REPORT

Chair Weisensel discussed a meeting with a property owner and broker, as well as an outing he attended through GreaterMSP, and some of the discussions he had there. Commissioner Droste noted the importance of connectivity and amenities to recruit businesses.

DIRECTOR'S REPORT

Mr. Johnson noted that the City received two grants from the CDA; \$7,500 for the downtown market study and \$65,000 to add parking at The Rosemount.

Mr. Johnson noted Kelly Harder, of Dakota County, will be giving a presentation on May 12th at the Community Center.

REPORTS FROM PORT AUTHORITY COMMISSIONERS

ADJOURNMENT

There being no further business to come before the Port Authority and upon a motion by Wolf, second by DeBettignies, the meeting was unanimously adjourned at 6:52 p.m.

Respectfully Submitted,

Clarissa Hadler, City Clerk