

**ROSEMOUNT PORT AUTHORITY
REGULAR MEETING PROCEEDINGS
JANUARY 21, 2025**

CALL TO ORDER/PLEDGE OF ALLEGIANCE

Pursuant to due call and notice thereof a regular meeting of the Port Authority Commission was held on Tuesday, January 21, 2025, at 6:00 PM. in Rosemount Council Chambers, 2875 145th Street West.

Chairperson Essler called the meeting to order with Commissioners Weisensel, Klimpel, Theisen and Beaudette. Councilmembers Freske and Ober were absent.

ADDITIONS OR CORRECTIONS TO AGENDA

None.

CONSENT AGENDA

Motion by Essler **Second by** Beaudette

Motion to approve the Consent Agenda

Ayes: 5.

Nays: None. Motion Carried.

a. Minutes of the December 17, 2024 Port Authority meeting

CHAIRPERSON'S REPORT

None.

REPORTS FROM PORT AUTHORITY COMMISSIONERS

None.

NEW BUSINESS

a. Omni Public Hearing

Motion by Theisen **Second by** Beaudette

Motion to approve the Contract for Private Development By and Between Rosemount Port Authority and Riveter Real Estate, LLC.

Ayes: 5.

Nays: None. Motion Carried.

Eric Van Oss, Economic Development Coordinator for the City of Rosemount, reported that Omni Brewing will be using \$500K of TIF money to execute an expansion at their current location, including both demolition and new construction.

With no additional developments, Mr. Van Oss is anticipating that this should be to the Planning Commission February 2025. Omni Brewing is planning for a project completion date of October 2025.

Shane, a financial analyst with Ehlers Public Finance Advisors, gave a financial report to the Commission. Omni Brewing has requested \$500,000 to assist with building improvement and a 9,500 SF expansion, including a winery and event venue. Omni Brewing will create 2 new jobs employing 25 individuals. The next steps include public hearing for business subsidy, consideration of approval of the assistance, approval of the Development Agreement and that the funds must be spent by December 31, 2025, or they will return as TIF with spending restrictions.

b. Willy McCoy's Amendment to the Contract for Private Development

Motion by Klimpel **Second by** Theisen

Motion to Approve the Amendment to the Contract for Private Development

By and Between Rosemount Port Authority and Willy McCoy's of Shakopee, LLC

Ayes: 5.

Nays: None. Motion Carried.

Eric Van Oss concluded the deadline December 31, 2025, for Willy McCoy's to use the TIF funds. He expanded on the entity pursuing a rooftop patio on the north side of the establishment. The upcoming project to begin April 2025 with completion Spring 2026. When Mr. Van Oss was questioned about the delay (50 months) on this development moving forward he explained it was in part to both Willy McCoy's high expectations of promptness and Lifetime's timeline of construction completion. It was also mentioned in regard to the businesses nearby the upcoming Copper Pint, the city is working closely with Lifetime to find an appropriate tenant(s).

Spokesman for Willy McCoy's expressed the excitement of the rooftop patio and their eagerness to proceed on this project. The development costs are expected at \$7.025M along with creating 55 jobs.

OLD BUSINESS

a. Project Updates

Commissioner Klimpel inquired about Speedway. Van Oss noted there have been no updates however staff is working proactively with the seller.

Commissioner Essler announced The Clover is closing January 31, 2025. Port Authority Commissioners are reaching out to their contacts regarding interest in a different restaurant coming to town in that space. Mr. Essler also inquired about the previous Toro building. Adam Keinberger, Community Development Director, will connect with them and report back.

Mr. Keinberger announced that Eric Van Oss is winning an award for Emerging Professional of the Year at the upcoming conference EDAM (Economic Development Association of Minnesota) along with the Meta Data Center project winning Project of the Year. Commissioners applauded Eric and Community Development staff on their achievements.

DISCUSSION

None.

ADJOURNMENT

There being no further business to come before the Port Authority at the regular council meeting and upon a motion by Essler and a second by Theisen the meeting was adjourned at 6:52 p.m.

Respectfully submitted,

A handwritten signature in black ink, reading "Sarah Saunders". The signature is written in a cursive, flowing style.

Sarah Saunders
Deputy City Clerk