



**Meeting of the Economic Development  
Authority  
Held at the Elk River City Hall  
Monday, November 17, 2025**

Members Present: President Matt Westgaard, Commissioners Cory Grupa, J. Brian Calva, Jeff Hartwig, Mike Beyer, and Jennifer Wagner

Members Absent: Commissioner Charlie Blesener

Staff Present: Economic Development Specialist Joshua Mollan, and City Clerk Tina Allard

1. CALL MEETING TO ORDER

Pursuant to due call and notice thereof, the meeting was called to order at 5:30 p.m.

2. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

3. CONSIDER AGENDA

**Moved by Commissioner J. Brian Calva and seconded by Commissioner Cory Grupa to approve the agenda. Motion Carried 6-0.**

4. CONSENT AGENDA

**Moved by Commissioner Mike Beyer and seconded by Commissioner Jennifer Wagner to approve the following consent items as outlined in their respective staff reports. Motion Carried 6-0.**

4.1 DRAFT Minutes - October 20, 2025

4.2 Check Register

4.3 Balance Sheet

4.4 Revenue/Expenditure Reports

5. OPEN FORUM

No one appeared for open forum.

6. PUBLIC HEARINGS

There were no public hearings.

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7. GENERAL BUSINESS

7.1 Presentation - Beautification Award Winner

The staff report was presented. Mr. Mollan stated the Beautification and Public Art Committee granted the award to the Chamber of Commerce who competed against four other business submissions. He reviewed the before and after photos of their remodel project, which was completed by Attics to Basements. He noted that Elk River Executive Director Debbie Rydberg was unable to attend tonight but shared her gratitude for the recognition noting the project reflects the pride we all have in our community.

Chamber Board representatives, former Chair Katie Jendro, current Chair David Black and Marketing and Events Manager Ginger Jungling, along with Attics to Basement Owner David Vinje were in attendance to accept the award. Ms. Jendro spoke on behalf of the Chamber expressing thanks for the award, noting the recognition means a great deal to their organization and reflects the Chamber's pride in the community. She discussed the shared belief that Elk River is worth investing in and when we collaborate together for community success, we make the community a place where people want to live, work, visit, and grow. She stated the Chamber is grateful for the partnership with the city.

President Westgaard congratulated the Chamber members and stated it was amazing to see the transformation of the building.

7.2 Twin City Metal Works Loan Maturity and Payoff

The staff report was presented.

President Westgaard stated it's nice to get to a situation like this with a local business, noting there were bumps along the road, and that the last seven years, from a business perspective, have been rough due to COVID; but this business was able to fight their way through these trying times, and we could work together to assist them through it.

**Moved by Commissioner J. Brian Calva and seconded by Commissioner Jeff Hartwig to approve a final payoff amount of \$935.21 for the Twin Cities Metal Works Microloan. Motion Carried 6-0.**

8. OPEN DISCUSSION

Mr. Mollan noted the following items:

- Elk River Machine parcel (828 4th Street) was recently sold to Stephens Pipe and Steel, a national fence distributor and manufacturer headquartered in Russell Springs, Kentucky. He stated this is their 20th location but the first in Minnesota and we welcome them to the community.
- Modern Construction wants to refinance a loan on their property and pay off the loan they have with the Authority.
- Natures Dry Cleaners are closing, which may become a potential available site.
- Staff attended the MNCAR Expo and were able to make restaurant and hotel connections. They also became aware of some potential commercial lots that could be available in the future.

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9. MOTION TO ADJOURN REGULAR MEETING

**Moved by Commissioner Mike Beyer and seconded by Commissioner J. Brian Calva to adjourn the meeting. Motion Carried 6-0.**

The meeting adjourned at 5:43 p.m.

10. CLOSED MEETING - PID #75-00757-0105 - 17610 TYLER ST. NW

Members Present: President Matt Westgaard, Commissioners Cory Grupa, J. Brian Calva, Jeff Hartwig, Mike Beyer, and Jennifer Wagner

Members Absent: Commissioner Charlie Blesener

Staff Present: Economic Development Specialist Josh Mollan and City Clerk Tina Allard

Others Present: Hardin Companies Broker/Realtor Ryan Hardin

10.1 Statement to be read by the Chair:

"The Economic Development Authority will be closing the meeting pursuant to MN Statute Section 13D.05, Subdivision 3(c)(1) to consider offers or counteroffers relating to the sale of PID 75-00757-0105, 17610 Tyler ST. NW."

President Westgaard read the statement above.

10.2 Motion Calling Closed Meeting

**Moved by Commissioner Wagner and seconded by Commissioner Calva to call the closed meeting to order. Motion carried 6-0.**

**The meeting was called to order at 5:46 p.m.**

10.3 Hold Closed Meeting

The closed meeting was held.

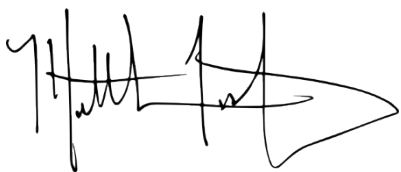
10.4 Motion to Adjourn Closed Meeting

**Moved by Commissioner Cory Grupa and seconded by Commissioner Jeff Hartwig to adjourn the meeting. Motion Carried 6-0.**

The meeting adjourned at 5:54 p.m.

Minutes prepared by City Clerk Tina Allard.

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A handwritten signature in black ink, appearing to read 'Matt Westgaard', written over a horizontal line.

Matt Westgaard, EDA President

A handwritten signature in black ink, appearing to read 'Tina Allard', written over a horizontal line.

Tina Allard, City Clerk