



Economic Development Authority

EDA MEETING AGENDA

February 25, 2025 ~ 11:30 p.m. ~ Frazee Fire Hall

1. Call the Meeting to Order
2. Roll Call
3. Approval of Agenda
4. Public Hearing – Sale of 936 Red Willow Drive
5. **Open Forum** - The City of Frazee welcomes you to this meeting. We have the desire to provide an opportunity to hear from members of the public. This portion of the agenda will be limited to a total of not more than 15 minutes. Individual speakers are asked to limit their comments to not more than 3 minutes. Thank you for attending.
6. Meeting Minutes – [January 28, 2025](#); [February 5, 2025](#)
7. Old Business
 - a. [EDA Resolution 0225-2025A](#)
 - b. DTI Construction Updates
8. New Business
 - a. Tenant B Lease Discussion
 - b. Renaming Downtown Infill Building (DTI)
 - c. Becker County EDA Board of Directors Opening
9. [EDA Financials](#)
10. [Consultant Report](#)
11. Commissioner Comments
12. Adjournment

Meeting Minutes – January 28, 2025

1. Call the Meeting to Order:
2. Roll Call: Karen Pfiher, Jamie Crabtree, Rachael Johnson, Andrew Daggett, Ashley Renollet, Andrea Froeber, John Olson, Stephanie Poegel. Online: Brian Donholt,
3. Open Closed Session 12:10pm
4. Close Closed Session: 12:18 pm
5. Call the Meeting to Order: 12:18 pm
6. New Business
 - a. Red Willow Lot 936: Motion by Andrea to counter the offer on the table for 936 Red Willow Dr at \$19,145. Second by Ashley. All in favor.
7. Consultant Report
 - a. Downtown Commercial Retail Space:
 - i. Architectural design completed Tuesday January 28th.
 1. Discussed keeping costs of items picked within budget and so it looks nice
 2. CAM (common areas) charges were not in the lease agreements as they weren't part of the original building plan, but are necessary spaces now.
 3. Suggesting reassessing value of building after construction is completed to be discussed
 - a. Questioning if budget is currently aligned with costs of construction costs vs. 5 years ago
 - i. John believes things are less now & increasing budget isn't an option
 4. Separating water costs between each bay
 - ii. Recommendation: Interest in developing a packet to sell the building. Will use a draft template to create a pro-forma to outline the building. Can we ask our real estate agent to list this as well?
 - iii. Tenants will be applying for MN Dept of Health (MDH) approval moving forward and RFP will be posted after special meeting
 - b. Frazee Industrial Park / Housing Development.
 - i. Meeting with Seim Construction set
 - c. Recruiting New Business & Business Outreach
 - i. Veterinarian Succession: Shared updates on creating a fund with both Dr. Lindeman, Sharon and the potential candidates. Dr. Lindeman is meeting with the candidate to have a discussion on moving forward.
 - a. Discussed with candidate the options . Andrea will would follow up with vet to discuss further.
 - ii. Frazee Floral and Creating Community Junction are opening January 29th (soft opening)
 1. Creating Community Consulting is launching a tech company (Center for Creating Community) arm of services. Two new staff
 - a. Consultant: Rachael Johnson will support project work
 - b. Director of Sales and Innovation: Laura Hanson
 - d. TV3

- i. CCC has taken over hosting 'Spotlight on Frazee' for Hank and has done a couple segments already
- e. Partnership with Frazee Area Community Club (FACC)
 - i. Cabin Fever Days: February 8 & 9th. Full schedule of events released
 - ii. Turkey Days: Several updated/new events in 2025. Moving Grand Opening to Wednesday night with live music.
 - iii. Pickleball Courts: School is having a second working board meeting to discuss again. Everything is on hold until the school can give us an answer on the property.
 - 1. Schoolboard set to vote on this on February 12th at schoolboard meeting
 - iv. Splash Pad: Development of committee in January. Dakota Playground funding a bus of people from Frazee to go to the plant in Delano to look at all the equipment. Volunteers notified and date set for January 23rd.
 - 1. Trip to Delano was a success. More info to come.
 - v. Mural project
 - 1. Applying for mural funds through the City of Frazee next week
 - vi. FACC Branding
 - 1. Logo: survey launched and FACC finalizing the logo based on results
 - 2. Website: Launching at the annual meeting
 - 3. Brochure: Launching at annual meeting
 - 4. Video: We have several drone footage videos from this summer, fall and now winter & Cabin Fever Days Feb 8th that we are using along with photos and interviews to create the new Frazee Promotional Video.
 - a. Will be completed by Annual Meeting for launch with new brochures and vision/mission statement
 - vii. FACC Social Media and Turkey Days Social Media: engagement is up over 500% in the past three months.
- f. Adjournment: 12:40

Respectfully submitted,

Karen Pifer

Frazee EDA Consultant

Meeting Minutes – February 5, 2025

1. Call the Meeting to Order:
2. Roll Call: Rachael Johnson, Karen Pifer, Jamie Crabtree, Ashley Renollet, Heath Peterson, Andrea Froeber, John Olson, Andrew Daggett, Bob Williams, Stephanie Poegel
3. Approval of Agenda
 - a. Motion by Andrea, second by Heath, no discussion. All in favor.
4. Open Forum: None
5. Meeting Minutes: December 31, 2024: Motion by Heath to approve, second by Ashley, all in favor. So moved.
6. Old Business: None
 - a. EDA Bylaws Update Discussion
 - i. Section 2.3 - Vice President

1. Update to say: The Vice President shall preside at the Board meetings and perform the duties of the President in the absence or inability of the President.
 - ii. Section 3.2 - Regular Meeting
 1. Update to: to be set by resolution
 - iii. Section 4.9 - Execution of Contracts
 1. Update to: ...Authority as the Board may prescribe by resolution. All contracts shall be reviewed by legal counsel before signed.
 - iv. Section 4.10 - Appointment, terms, vacancies
 1. Question on terms & vacancy
 - a. Listed as per state statute and historic originates
 2. Subd 3 – Compensation and reimbursement
 - a. Remove this section
 3. Subd 4 & 5
 - a. Update to Subd 3 & 4
 4. Subd 12 – Liable in Contract or Tort
 - a. Update to: ‘writ of mandamus’
 - v. Section 4.11 - Conflict of Interest
 1. Has exceptions list for review so no changes necessary
7. New Business
- a. Election of officers
 - i. President – Heath Peterson
 1. Motion by John, second by Andrea, all in favor. So moved.
 - ii. Vice President – Ashley Renollet
 1. Motion by Andrea, second by Heath, all in favor. So moved.
 - b. Assessment of Downtown building
 - i. Value of 5 years ago vs once finished with 2 commercial kitchens and outdoor freezers
 1. Discuss in the fall once building is completed as commercial buildings are assessed after build out
 - c. Approval of Architectural Plan
 - i. Remove bathroom from Bay B plan
 1. Option for door to Seip hallway and bathroom
 2. Motion by Andrea, second by Ashley, all in favor. So moved.
 - d. Approval of RFP postings
 - i. Change RFP to May 15th, sending out mailings to interested parties within the next week
 - e. Lease CAM charges (Common Area Maintenance)
 - i. Question as to who will clean common area between Bay A-B-C once completed
 1. Reevaluate once completed and provide opportunity for bid.
8. EDA Financials: Motion by Ashley, second by Mark, all in favor. So moved.
9. Consultant Report
- a. Artist on Main
 - i. Meeting in March
 1. Reaching out to artists
 - b. Pickleball
 - i. Meeting with schoolboard Feb 10th to approve location

- c. FACC
 - i. Annual meeting in March
 - 1. Frazee video and brochures, etc will be completed
- d. CCC
 - i. We are busy and it has been hard to support all being asked of us
 - 1. Asking for a volunteer to help 2-3 hrs monthly to support senior housing initiative with Frazee Care Center
 - a. Ashley & Andrea help
- e. Frazee Floral flower shop/CCC Gift Shop are open & Grand Opening coming soon
- f. Red Willow Assessments - 2003
 - i. Deferred Assessments coming up for recent property sold - \$825
 - 1. EDA pay on lot 936 Red Willow and then work out getting removed from remaining lots
- g. Ghost Listings for Red Willow are live

10. Commissioner Comments: None

11. Adjournment: 12:28

FRAZEE ECONOMIC DEVELOPMENT AUTHORITY

EDA RESOLUTION NUMBER 0225-2025A

RESOLUTION APPROVING SALE OF REAL PROPERTY PURSUANT TO MINN. STAT. 469.105

Pursuant to motion duly made and seconded at a regular meeting of the Frazee Economic Development Authority held on February 25, 2025:

RECITALS

WHEREAS, on or about January 16, 2025 the Frazee Economic Development Authority received an offer to purchase real property owned by the Development Authority legally described as:

Section 26 Township 138 Range 040
RED WILLOW HEIGHTS Lot 011 Block 006,
according to the certified Plat thereof on file and of record in the office of the Becker County Recorder.

WHEREAS, in response to said offer, the Frazee Economic Development Authority set a hearing on the proposed sale for February 25, 2025 and caused notice of the hearing to be published in a newspaper having general circulation in Becker County, Minnesota and the City of Frazee on the 11th day of February, 2025, which was at least ten (10) but not more than twenty (20) days before the hearing; in compliance with Minnesota Statutes 469.105; and

WHEREAS, the published notice described the property to be sold, stated the time and place of the hearing and stated that the public may see the terms and conditions of the sale at the office of the Frazee Economic Development Authority and that at the hearing the Frazee Economic Development Authority would meet to decide if the sale was advisable; and

WHEREAS, the public hearing was held on February 25, 2025 pursuant the published notice. At the hearing the Commissioners of the Frazee Economic Development Authority considered the offer and the comments of any members of the public present at the hearing. After such consideration the FRAZEE Economic Development made the following findings and decision.

NOW THEREFORE, IT IS RESOLVED THAT the Frazee Economic Development Authority hereby finds and determines as follows:

FINDINGS OF FACT

1. The recitals listed above are hereby adopted as findings of fact.
2. The terms of the offer to purchase the above described property dated January 28, 2025 are incorporated herein by this reference. The purchaser will make the following use of the property: Residential single family home.
3. The purchaser has provided the Frazee Economic Development Authority with plans and specifications for development of the property.
4. The sale and conveyance of the above described property are in the best interests of the City

of Frazee, Minnesota and its people, and the transaction furthers the City's general plan of economic development.

5. The sale is advisable, not arbitrary, capricious or contrary to law.
6. The sale is in the public interest and furthers to aims and purposes of Minnesota Statutes 469.090 to 469.108.
7. The sale complies in all respects with Minnesota Statutes 469.105.

DECISION

1. The sale of the above described property to Joshua Paul Samuelson for the sum of Nineteen Thousand One Hundred Forty-Five dollars and Zero cents (19,145.00) is hereby approved.
2. The plans and specifications for development of the property are hereby approved.
3. The purchaser shall provide the following security to assure that the purchaser will use the property in the agreed manner: None.
4. This property is sold for residential use. Pursuant to Minn. Stat. 469.105 the purchaser(s) shall devote the property to residential use and shall construct a single family dwelling upon the property within one year of the date of the sale. This condition is a covenant running with the land. Breach of this covenant shall entitle the Frazee Economic Development Authority to cancel the conveyance and seek a judicial decree declaring a forfeiture and cancellation of the conveyance.
5. Purchaser(s) may not transfer title to this property within one year of the date of the sale without the consent of the Frazee Economic Development Authority. This condition is a covenant running with the land. Breach of this covenant shall entitle the Frazee Economic Development Authority to cancel the conveyance and seek a judicial decree declaring a forfeiture and cancellation of this conveyance.
6. The conditions set forth herein relating to the use of the property shall be incorporated into the conveyance as a covenant running with the land.

Adopted this 25th day of February, 2025 by the Frazee Economic Development Authority.

Heath Peterson, President
Frazee Economic Development Authority

Attest: Stephanie Poegel, Secretary/Treasurer
Frazee Economic Development Authority

New Business

EDA Financials

Checkbook Balances – January 31, 2025

*****NOT ALL REVENUES HAVE BEEN ENTERED!!!*****

Fund	Description	PRELIMINARY
		Cash (Checkbook) Balance
651	Economic Development	(\$25,585.76)
652	RBEG	\$41,944.40

653	Revolving Loan	\$19,817.99
654	Business Incubator	\$69,250.18
655	Small Cities Development Loan	\$112,693.93
656	Downtown Infill	\$27,204.26
	Total EDA Checking Funds	\$245,325.00
656	Downtown Infill – Savings	\$375,671.51
652	RBEG – CD’s	\$10,470.95
	Total EDA Funds	\$631,467.46



CITY OF FRAZEE
***Budget YTD Rev-Exp©**

Current Period: January 2025

		2025	2025	January	2025	% of
		YTD Budget	YTD Amt	MTD Amt	YTD Balance	Budget
CAP PROJ - DTI						
	Revenues	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
	Expenditures	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
	Gain/(Loss)	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Expenditure						
Active	E 421-46500-302 Architects Fees	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 421-46500-303 Engineering Fees	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 421-46500-304 Legal Fees	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 421-46500-502 Construction - Ne	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
	Total Expenditure	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
	Total CAP PROJ - DTI	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
ECONOMIC DEVELOPMENT AUTHORITY						
	Revenues	\$49,000.00	\$73.67	\$73.67	\$48,926.33	0.15%
	Expenditures	\$0.00	\$3,858.00	\$3,858.00	-\$3,858.00	0.00%
	Gain/(Loss)	\$49,000.00	(\$3,784.33)	(\$3,784.33)	\$52,784.33	-7.72%
Revenue						
Active	R 651-31750 Grant Revenue	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 651-31760 Loan Revenue	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 651-33000 Intergovernmental Re	\$40,000.00	\$0.00	\$0.00	\$40,000.00	0.00%
Active	R 651-34101 Rent Revenue	\$4,000.00	\$0.00	\$0.00	\$4,000.00	0.00%
Active	R 651-36200 Miscellaneous Revenu	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 651-36203 Advertising Revenue	\$5,000.00	\$73.67	\$73.67	\$4,926.33	1.47%
	Total Revenue	\$49,000.00	\$73.67	\$73.67	\$48,926.33	0.15%
Expenditure						
Active	E 651-46500-200 Office Supplies (\$0.00	\$41.02	\$41.02	(\$41.02)	0.00%
Active	E 651-46500-210 Operating Supplie	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 651-46500-300 Professional Srvs	\$0.00	\$3,135.00	\$3,135.00	(\$3,135.00)	0.00%
Active	E 651-46500-304 Legal Fees	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 651-46500-314 Cont/Pro Serv - E	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 651-46500-340 Advertising	\$0.00	\$625.00	\$625.00	(\$625.00)	0.00%
Active	E 651-46500-351 Legal Notices Pu	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 651-46500-361 General Liability I	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 651-46500-381 Electric Utilities	\$0.00	\$56.98	\$56.98	(\$56.98)	0.00%
Active	E 651-46500-433 Dues and Subscri	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 651-46500-500 Capital Outlay (G	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
	Total Expenditure	\$0.00	(\$3,858.00)	(\$3,858.00)	\$3,858.00	0.00%
	Total ECONOMIC DEVELOPMENT AUTHORITY	\$49,000.00	(\$3,784.33)	(\$3,784.33)	\$52,784.33	-7.72%
EDA - RBEG						
	Revenues	\$2,724.00	\$227.10	\$227.10	\$2,496.90	8.34%
	Expenditures	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
	Gain/(Loss)	\$2,724.00	\$227.10	\$227.10	\$2,496.90	8.34%
Revenue						
Active	R 652-36111 Loan Repmnt - Princ/	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 652-36112 Loan Repmnt - Inter/R	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 652-36113 Loan Repmnt - Princ/	\$1,592.00	\$128.79	\$128.79	\$1,463.21	8.09%
Active	R 652-36114 Loan Repmnt - Inter/C	\$1,132.00	\$98.31	\$98.31	\$1,033.69	8.68%
Active	R 652-36210 Interest Earnings	\$0.00	\$0.00	\$0.00	\$0.00	0.00%



CITY OF FRAZEE
***Budget YTD Rev-Exp©**

Current Period: January 2025

			2025	2025	January	2025	% of
			YTD Budget	YTD Amt	MTD Amt	YTD Balance	Budget
Total Revenue			\$2,724.00	\$227.10	\$227.10	\$2,496.90	8.34%
Expenditure							
Active	E 652-46500-650	Loan Disburseme	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 652-46500-651	Loan Disburseme	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Total Expenditure			\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Total EDA - RBEG			\$2,724.00	\$227.10	\$227.10	\$2,496.90	8.34%
EDA - Revolving Loan Pool							
Revenues			\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Expenditures			\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Gain/(Loss)			\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Revenue							
Active	R 653-36111	Loan Reprmnt - Princ/	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 653-36112	Loan Reprmnt - Inter/R	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 653-36113	Loan Reprmnt - Princ/	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 653-36114	Loan Reprmnt - Inter/C	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Total Revenue			\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Expenditure							
Active	E 653-46500-650	Loan Disburseme	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 653-46500-651	Loan Disburseme	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Total Expenditure			\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Total EDA - Revolving Loan Pool			\$0.00	\$0.00	\$0.00	\$0.00	0.00%
EDA - BUSINESS CENTER							
Revenues			\$24,000.00	\$2,199.05	\$2,199.05	\$21,800.95	9.16%
Expenditures			\$0.00	\$700.03	\$700.03	-\$700.03	0.00%
Gain/(Loss)			\$24,000.00	\$1,499.02	\$1,499.02	\$22,500.98	6.25%
Revenue							
Active	R 654-31750	Grant Revenue	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 654-31760	Loan Revenue	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	R 654-34101	Rent Revenue	\$24,000.00	\$2,199.05	\$2,199.05	\$21,800.95	9.16%
Active	R 654-36200	Miscellaneous Revenu	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Total Revenue			\$24,000.00	\$2,199.05	\$2,199.05	\$21,800.95	9.16%
Expenditure							
Active	E 654-46500-315	Cont/Pro Serv - S	\$0.00	\$10.00	\$10.00	(\$10.00)	0.00%
Active	E 654-46500-321	Telephone	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 654-46500-322	Postage	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 654-46500-324	Technology/Com	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 654-46500-362	Property Ins	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 654-46500-381	Electric Utilities	\$0.00	\$186.29	\$186.29	(\$186.29)	0.00%
Active	E 654-46500-382	Water/Sewer Utilit	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active	E 654-46500-383	Gas Utilities	\$0.00	\$287.74	\$287.74	(\$287.74)	0.00%
Active	E 654-46500-384	Refuse/Garbage	\$0.00	\$7.00	\$7.00	(\$7.00)	0.00%
Active	E 654-46500-401	Repairs/Maint Bui	\$0.00	\$209.00	\$209.00	(\$209.00)	0.00%
Active	E 654-46500-433	Dues and Subscri	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Total Expenditure			\$0.00	(\$700.03)	(\$700.03)	\$700.03	0.00%
Total EDA - BUSINESS CENTER			\$24,000.00	\$1,499.02	\$1,499.02	\$22,500.98	6.25%



CITY OF FRAZEE
*Budget YTD Rev-Exp©

Current Period: January 2025

	2025 YTD Budget	2025 YTD Amt	January MTD Amt	2025 YTD Balance	% of Budget
EDA - Small Cities Devel. Loan					
Revenues	\$5,329.00	\$395.54	\$395.54	\$4,933.46	7.42%
Expenditures	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Gain/(Loss)	\$5,329.00	\$395.54	\$395.54	\$4,933.46	7.42%
Revenue					
Active R 655-36111 Loan Repmnt - Princ/	\$547.00	\$0.00	\$0.00	\$547.00	0.00%
Active R 655-36112 Loan Repmnt - Inter/R	\$33.00	\$0.00	\$0.00	\$33.00	0.00%
Active R 655-36113 Loan Repmnt - Princ/	\$3,969.00	\$324.48	\$324.48	\$3,644.52	8.18%
Active R 655-36114 Loan Repmnt - Inter/C	\$780.00	\$71.06	\$71.06	\$708.94	9.11%
Total Revenue	\$5,329.00	\$395.54	\$395.54	\$4,933.46	7.42%
Expenditure					
Active E 655-46500-650 Loan Disburseme	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active E 655-46500-651 Loan Disburseme	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Total Expenditure	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Total EDA - Small Cities Devel. Loan	\$5,329.00	\$395.54	\$395.54	\$4,933.46	7.42%
EDA - Downtown Infill					
Revenues	\$58,000.00	\$0.00	\$0.00	\$58,000.00	0.00%
Expenditures	\$0.00	\$496.07	\$496.07	-\$496.07	0.00%
Gain/(Loss)	\$58,000.00	(\$496.07)	(\$496.07)	\$58,496.07	-0.86%
Revenue					
Active R 656-34101 Rent Revenue	\$58,000.00	\$0.00	\$0.00	\$58,000.00	0.00%
Active R 656-36200 Miscellaneous Revenu	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Total Revenue	\$58,000.00	\$0.00	\$0.00	\$58,000.00	0.00%
Expenditure					
Active E 656-46500-210 Operating Supplie	\$0.00	\$47.26	\$47.26	(\$47.26)	0.00%
Active E 656-46500-211 Cleaning Supplies	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active E 656-46500-307 Management Fee	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active E 656-46500-311 Contracts/Profess	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active E 656-46500-315 Cont/Pro Serv - S	\$0.00	\$70.00	\$70.00	(\$70.00)	0.00%
Active E 656-46500-322 Postage	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active E 656-46500-360 Insurance (GENE	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active E 656-46500-362 Property Ins	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active E 656-46500-381 Electric Utilities	\$0.00	\$150.56	\$150.56	(\$150.56)	0.00%
Active E 656-46500-382 Water/Sewer Utilit	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active E 656-46500-383 Gas Utilities	\$0.00	\$117.87	\$117.87	(\$117.87)	0.00%
Active E 656-46500-384 Refuse/Garbage	\$0.00	\$110.38	\$110.38	(\$110.38)	0.00%
Active E 656-46500-401 Repairs/Maint Bui	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active E 656-46500-485 Restricted Saving	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active E 656-46500-500 Capital Outlay (G	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active E 656-47000-601 Debt Srv Bond Pri	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Active E 656-47000-611 Bond Interest	\$0.00	\$0.00	\$0.00	\$0.00	0.00%
Total Expenditure	\$0.00	(\$496.07)	(\$496.07)	\$496.07	0.00%
Total EDA - Downtown Infill	\$58,000.00	(\$496.07)	(\$496.07)	\$58,496.07	-0.86%
Report Total	\$139,053.00	(\$2,158.74)	(\$2,158.74)	\$141,211.74	-1.55%

Consultant Report

- a. Downtown Commercial Retail Space:
 - i. RFP posted and responding to questions
- b. Frazee Industrial Park / Housing Development.
 - i. Fuller House will be releasing applications for the home construction application soon

- ii. Senior Housing Survey: launched.
- c. Business Center Building. No updates.
- d. Red Willow Lots.
 - i. Recommendation to review readiness for infrastructure of front multi-family lots
- e. Wannigan Regional Park
 - i. Job posting in March for Park Manager
- f. Grants/Events
 - i. Artists on Main: The program will kick off with a **free workshop in each community** inviting local artists, creatives, makers, and culture bearers from Pelican Rapids and Frazee to explore how art and creativity can strengthen their communities. This hands-on session, led by **Springboard for the Arts and Rethos: Places Reimagined**, will introduce ideas for using art to engage residents, attract visitors, and build local pride. Workshop participants will also learn how to apply for small **grants of up to \$1500** to support their own creative projects downtown.
 - a. Conference is March 29, 10am-12:30pm at Corner Collective
 - ii. Youth Driven Transformation: Models and Tools for Action. March 20th and 21st at the Frazee Event Center. See attachment.
- g. Recruiting New Business & Business Outreach
 - i. Veterinarian Succession: In conversation. Document of opportunities for locating in Frazee provided including loan forgiveness option and tax benefits.
 - ii. Frazee Floral, Evergreen Creations and Creating Community Junction Grand Opening
 - iii. Creating Community Consulting
 - a. CCC tech launch
 - b. SBDC partnership exploration
 - iv. Lake Street Lodge opening in April/May
- h. Partnership with Frazee Area Community Club (FACC)
 - i. Schedule of Events for 2025 in Frazee released
 - ii. Incident reporting process implemented for community events
 - iii. Turkey Days: Several updated/new events in 2025. Moving Grand Opening to Wednesday night with live music. Business celebrations planning in place. This year we are making two Grand Marshal categories (more to come on this).
 - iv. Pickleball Courts: School board unanimously approved moving forward to install on school property. CCC will work with the young fundraisers to move forward.
 - v. Splash Pad: Results from tour are complete. Follow up meeting in February to move this forward.
 - vi. Mural
 - a. "Frazee 100 for 100" at \$6,900 for mural/wayfinding maps
 - b. RFP created and ready to launch in March
 - vii. Gobble Quest: On the move
 - viii. FACC Social Media and Turkey Days Social Media: engagement is up over 500% in the past three months.
- i. EDA Loan Programs:
 - i. No updates

YOUTH DRIVEN TRANSFORMATION: Models & Tools for Action Conference MARCH 20TH & 21ST, 2025



REGISTRATION + LODGING DETAILS
[YOUTHDRIVENTRANSFORMATIONCONFERENCE.EVENTBRITE.COM](https://youthdriventransformationconference.eventbrite.com)

THIS EVENT WILL BRING TOGETHER YOUTH, COMMUNITY LEADERS, EDUCATORS, AND ORGANIZATIONS TO EXPLORE IMPACTFUL THEMES SUCH AS:

- AUTHENTIC ENGAGEMENT
- ARTREPRENEURSHIP
- POSITIVE COMMUNITY MESSAGING
- COMMUNITY SCHOOL MODELS
- FAMILY RESOURCE CENTER
- FUNDRAISING
- EVALUATION

**EMPOWERING YOU WITH TOOLS,
STRATEGIES, AND INSPIRATION TO
FOSTER POSITIVE CHANGE
IN YOUR COMMUNITY.**

**LOCATION:
FRAZEE EVENT CENTER
114 LAKE ST N, FRAZEE, MN 56544**

PRESENTED BY:



SPONSORED BY:

Becker County Settlement Opioid Funds



For More Information call Heather Ware Nelson 218.234.9513