



CITY OF NORTH MANKATO

OFFICE OF THE MAYOR

## ***COMMENDATION***

*WHEREAS, Lori Shure has worked for the United States Post Office since 1988;  
and*

*WHEREAS, Lori began working for the residents of North Mankato in 2010; and*

*WHEREAS, Lori has served North Mankato faithfully for 11 years; and*

*WHEREAS, she is an asset to the community of North Mankato and has  
rigorously worked to serve the public and provide assistance to the community;*

*NOW, THEREFORE, I, Mark Dehen, Mayor of the City of North Mankato,  
Minnesota, do hereby commend Lori Shure for her outstanding work and dedication  
to the community and express my appreciation for her skills and work at the US Post  
Office in North Mankato.*

*Dated this 30<sup>th</sup> day of November 2021.*

  
Mark Dehen, Mayor



# Spirit of Cooperation

*Two Cities Working Together*

## Proclamation



**WHEREAS**, the Class AAAAA Mankato West Scarlets Football Team recently became 2021 Minnesota State Football Champions; and

**WHEREAS**, the Scarlets won three consecutive games at the State Tournament held November 13, 20, and 27, 2021 to become State Champions; and

**WHEREAS**, the team, led by Head Coach J.J. Helget, had a season record of 13-0, the first undefeated season in the program's history; and

**WHEREAS**, the team's success was achieved through hard work, dedication, teamwork and sportsmanship; and

**WHEREAS**, the team's championship season was supported by friends, family, and the community.

**NOW, THEREFORE, BE IT RESOLVED**, that we, Najwa Massad, Mayor of the City of Mankato, and Mark Dehen, Mayor of the City of North Mankato, in the State of Minnesota hereby proclaim December 13, 2021, as:

## Mankato West Scarlets Day

A handwritten signature in blue ink, reading "Najwa Massad", written over a horizontal line.

Najwa Massad, Mayor of Mankato, Minnesota

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Mark Dehen, Mayor of North Mankato, Minnesota

Pursuant to due call and notice thereof, a regular meeting of the North Mankato City Council was held in the Municipal Building Council Chambers on November 15, 2021. Mayor Dehen called the meeting to order at 7:00 pm, asking that everyone join in the Pledge of Allegiance. The following were present for roll call: Council Members Whitlock, Steiner, and Norland, City Administrator Harrenstein, and City Clerk Van Genderen. Absent: Council Member Oachs, Community Development Director Fischer and Public Works Director Host.

**Approval of Agenda**

**Council Member Norland moved, seconded by Council Member Whitlock, to approve the agenda as presented. Vote on the motion Whitlock, Steiner, Norland and Dehen aye; no nays. Motion carried.**

**Approval of Council Minutes from November 1, 2021, Council Meeting.**

**Council Member Whitlock moved, seconded by Council Member Norland, to approve the Council meeting minutes of November 1, 2021. Vote on the motion Whitlock, Steiner, Norland and Dehen aye; no nays. Motion carried.**

**Approval of Council Work Session Minutes from November 8, 2021, Council Work Session.**

**Council Member Norland moved, seconded by Council Member Steiner, to approve the Council Work Session Minutes of November 8, 2021. Vote on the motion Whitlock, Steiner, Norland and Dehen aye; no nays. Motion carried.**

**Public Hearing, 7 p.m. Improvement Project Hearing for Project No. 21-05 ABCDEF Lor Ray Drive Improvement and Project No. 21-06 ABCDEF McKinley Avenue Improvement Project.**

City Engineer Dan Sarff appeared before Council and reviewed the two project areas. He first reviewed the Lor Ray Drive project. The sanitary sewer improvements include extending and increasing the size of sanitary sewer to accommodate development in the area. Watermain improvements include extending watermain services to accommodate expansion in areas north of Somerset Lane and areas along Lor Ray Drive for future growth. There is no existing storm sewer on Lor Ray Drive within the project limits. The proposed street improvements include converting the existing rural roadway section to an urban street section with curb and gutter. The storm sewer improvements would include the construction of storm sewer ranging in size from 12 to 24 inches in diameter, construction of inlets at low points, and construction of new manholes. The proposed storm sewer improvements would only provide drainage for the street right-of-way. Future developments would have their storm sewers. The upgrades include stormwater ponds to meet the requirement of the NPDES permit and MS4 permit. Included in the project would be two new ponds designed to accommodate the stormwater runoff from future developments. Street and surface improvements include a 40-foot wide street with a curb and gutter on both sides. The proposed width would accommodate on-street parking, and the new street would be lowered to 2 to 4 feet to be at or below the grade of adjacent ground. An 8' wide concrete walk would be along the east side and an 8' wide trail along the west side. New street lights would be installed.

City Engineer Sarff reviewed the McKinley Avenue project. The sanitary sewer improvements include replacing the 65-year-old sanitary system with a new 8" PVC pipe, and replacing maintenance holes. No improvements are needed to the existing 21" trunk sewer on Cross Street, which is planned for lining and manhole rehabilitation in the future. Watermain improvements include replacing the 65-

year-old 6" cast iron pipes with 8" PVC watermain pipes, installing new hydrants and valves, and replacing existing service lines with 1" diameter plastic piping within the street right-of-way. It will be the property owner's responsibility to replace the service line from the right of way to their house if necessary. New auto-reading water meters will also be installed. Storm Sewer improvements include constructing a storm sewer system with 12" to 18 " diameter pipes connecting to the existing storm sewer at Sherman Street and Center Street. The system will be designed to accommodate a 10-year runoff. Street and surface improvements includes reconstruction of the existing street with new pavement and curb and gutter at a 31" width from Sherman to Cross and a 32" width from Cross to Range. The width will continue to allow parking on both sides. The project also includes new street lights. The current sidewalk system is sporadic with several short unconnected segments. Most of the sidewalks are 5' wide. City Engineer Sarff reported the Future Sidewalk System Development Map, which was included in the Complete Streets Plan adopted by Council in 2016, includes a sidewalk on both sides of McKinley from Sherman Street to Range Street. City Engineer Sarff reviewed the trees existing on McKinley Avenue and reported that all of the 11 trees in the right-of-way are recommended for removal due to deficiencies and that 7 of the trees are Ash trees. He noted residents would be offered tree replacements to be planted in their front yards.

City Engineer Sarff reviewed the pedestrian and bicycle accommodations proposed along Lor Ray Drive. Pedestrian access includes the construction of an accessible 8' wide sidewalk on the east side of the street conforming to the City's Complete Streets guidelines for pedestrians' access. On McKinley, the proposal is to improve existing sidewalks on a portion of McKinley Avenue, including a new sidewalk on both sides of the street from Sherman Street to Range Street. Bicycle accommodations on Lor Ray Drive include construction of an accessible 8' wide trail on the west side of the street conforming with the City's Complete Streets Guide for bicycle access. No bicycle recommendations were made for McKinley.

City Engineer Sarff reviewed the proposed estimates and funding for the projects. The Lor Ray Drive Project total estimate is \$3,690,000 with the financing of \$1,016,000 from the Coronavirus Relief Fund, \$575,000 from Local Road Improvement Program (LRIP) Funds, \$325,000 from Municipal State Aid Advance, and \$1,774,000 in Special Assessments and Bonds. McKinley Avenue's total estimated project cost is \$1,675,000 with funding of \$184,000 from the Coronavirus Relief Fund and \$1,491,000 from Special Assessments and Bonds.

City Engineer Sarff reviewed the Assessment policy. He noted that the City's assessment policy states 100% of the sanitary sewer and water services are assessable. The balance of the project costs would be 40% assessable to residents, and the remaining 60% is City cost. The calculated McKinley Avenue assessments were approximately \$5,500 to roughly \$23,100. City staff is recommending capping the assessment to \$7,500 per lot for McKinley Avenue.

City Engineer Sarff reviewed the proposed schedule noting the bid opening is scheduled for March 1, 2022, the assessment hearing on April 4, 2022, with construction beginning in early May and concluding in late October or early November.

John Foderick, 927 Center Street, appeared before Council to comment on the McKinley Avenue Project. He noted that on his property the distance between his driveway and garage to the curb is 27 feet and if a sidewalk is installed he would not be able to park his vehicle on his driveway without blocking the sidewalk. He requested council reconsider the construction of a sidewalk on his property.

Carl Pagel, 547 McKinley, appeared before Council to comment on the McKinley Avenue Project. He stated the project is a good project but requested that sidewalk be installed on only one side of the street.

**Consent Agenda**

**Council Member Whitlock moved, seconded by Council Member Norland, to approve the Consent Agenda.**

- A. Bills and Appropriations.
- B. Res. No. 66-21 Accepting Donations/Contributions/Grants.
- C. Set Public Hearing on December 6, 2021, at 7:00 p.m. for the 2021 Budget and Five-Year Capital Improvement Plan, 2022-2026.
- D. Approved Parade Permit for Bells on Belgrade on December 4, 2021, from 6:30 – 7:00 p.m.
- E. Res. No. 67-21 Declaring Costs to be Assessed for Municipal Charges.

**Vote on the motion Whitlock, Steiner, Norland and Dehen aye; no nays. Motion carried.** Mayor Dehen thanked the anonymous donor for the \$150,000 donation for the splash pad.

**Public Comments Concerning Business Items on the Agenda**

None.

**Business Items**

**Res. No. 68-21 Ordering Improvement and Preparation of Plans for Project No. 21-05 ABCDEF Lor Ray Drive Street and Utility Improvement Project and Project No. 21-06 ABCDEF McKinley Avenue Street and Utility Project.**

Council Member Norland stated that she wondered what options there were considering the information about residents' garages being so closed to the streets. Council Member Steiner also had questions concerning how residents could park their vehicles. City Engineer Sarff stated there were at least three other properties with similar issues, to 927 Center Street, with proximity of their garages to the street. He stated the issue bears additional study and the Council could approve the resolution tonight and staff could do additional study of the situation and provide options to the Council at a Council Work Session. City Administrator Harrenstein reported residents would be provided information concerning the process.

**Council Member Norland moved, seconded by Council Member Steiner to Adopt Res. No. 68-21 Ordering Improvement and Preparation of Plans for Project No. 21-05 ABCDEF Lor Ray Drive Street and Utility Improvement Project and Project No. 21-06 ABCDEF McKinley Avenue Street and Utility Project. Vote on the motion Whitlock, Steiner, Norland and Dehen aye; no nays. Motion carried.**

**Res. No. 69-21 Relating to \$4,500,000 Taxable General Obligation bonds, Series 2021B, concurring in the Action of the North Mankato Port Authority Commission in Awarding the Issuance and Sale Thereof and Authorizing the Execution of a Continuing Disclosure Certificate.**

City Administrator Harrenstein reported the action is a concurrence to the bond sale approved by the North Mankato Port Authority. Northland Securities Tammy Omdal reported the City Council must concur with the sale of the bonds and they will be used for the accusation and redevelopment of property on Webster Avenue. Ms. Omdal reported the True Interest Cost final rate was 2.49%, she noted the rates are at historic lows. The bonds are rated at AA which affirms the City's strong financial standing.

**Council Member Steiner moved, seconded by Council Member Norland to adopt Res. No. 69-21 Relating to \$4,500,000 Taxable General Obligation Bonds, Series 2021B, Concurring in the**

**Action of the North Mankato Port Authority Commission in Awarding the Issuance and Sale Thereof and Authorizing the Execution of a Continuing Disclosure Certificate. Vote on the motion Norland, Whitlock, and Dehen aye; no nays. Motion carried.**

**Consider Approving Negotiations of a Three-Year Contract with Dem-Con.**

Finance Director McCann stated the memo contains the analysis of the recycled materials and no additional information has been acquired since the Council Work Session. He stated he was unable to get a response from additional recycle sites, but noted that the cost to transport the materials to a location further away from North Mankato will mitigate most cost savings. Finance Director McCann stated the Council could wait for additional information or move on the knowledge they possess. Council Member Steiner stated he believed the staff recommendation was appropriate.

**Council Member Norland moved, seconded by Council Member Steiner to Approve the Negotiation of a new Three-Year Contract with Dem-Con. Vote on the motion Norland, Whitlock, and Dehen aye; no nays. Motion carried.**

**City Administrator and Staff Comments**

City Administrator Harrenstein reported a recognition ceremony was held earlier this evening for members of the North Mankato Police Department and Mayo Clinic Health System Paramedics, for performing life-saving measures at the scene of a sudden cardiac arrest in July of 2021. Police Chief Ross Gullickson awarded letters of commendation to Officers Vitzthum, Morgan, and Kruger, and the three Mayo Paramedics who were present at the incident and thanked them for their heroic efforts in saving resident Robert Homer's life. Mr. Homer, and his family were present, as well as representatives from Mayo, Council Members, and City staff.

City Administrator Harrenstein reported the Holiday Sharing Tree, is now in operation- envelopes are available to be picked up at the North Mankato Taylor Library. The City of North Mankato along with Business on Belgrade invite you to register your house to be a part of our Hometown Holiday Lights house decorating contest. All registered houses will be put on a map that will be distributed to the public. You must have a house in North Mankato to register. The public will decide who wins, cash prizes will be given to the best individual house and the best group of houses. Register by Monday, November 29th at noon at the latest. Maps will be available starting December 6<sup>th</sup>, and voting will close on December 26<sup>th</sup>. Register at the Library's website or call the library at 507-345-5120. City Administrator Harrenstein reported the library is hosting Breakfast with Santa on Saturday, December 18<sup>th</sup>. Children can meet Santa, enjoy crafts and a goodie bag. There will be two sessions: one at 8:30am and one at 10:30am. Registration will open next Monday, November 22, 2021.

City Administrator Harrenstein reported the following new businesses in North Mankato:

- Mi Pueblo Mexican Bar and Grill (1754 Commerce Dr.) – now open
- The Beast (coming soon to 422 Belgrade Ave. Suite 103)
- The Skin Clinic Medspa (coming soon to 235 Belgrade Ave.)
- Caribou Coffee (coming soon to 1661 Commerce Dr.)

City Administrator Harrenstein reported leaf collection continues throughout the City and will run until all leaves are picked up or a snow event prevents collection.

**Mayor and Council Comments**

Council Member Norland commended the North Mankato Police Department for the work that they do.

Mayor Dehen reported that the City was recognized as one of the founders of the City ArtWalk.

Mayor Dehen commented that Kato Local is a week for everyone to remember to shop local.

At 7:54 pm, on a motion by Council Member Whitlock, seconded by Council Member Norland, the Council Meeting was adjourned.

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Mayor

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City Clerk

# The Free Press MEDIA

## THE LAND

P.O. Box 3287, Mankato, MN 56002

www.mankatofreepress.com phone: (507) 344-6314, fax: (507) 625-1149

### Affidavit of Publication

#### STATE OF MINNESOTA, COUNTY OF BLUE EARTH, SS.

Steve Jameson, being duly sworn, on oath states as follows:

1. I am the publisher of The Free Press, or the publisher's designated agent. I have personal knowledge of the facts stated in this Affidavit, which is made pursuant to Minnesota Statutes §331A.07.

2. The newspaper has complied with all of the requirements to constitute a qualified newspaper under Minnesota law, including those requirements found in Minnesota Statutes §331A.02.

3. The dates of the month and the year and day of the week upon which the public notice attached/copied below was published in the newspaper are as follows:

The printed notice which is attached was cut from the columns of said newspaper, and was printed and published the following dates: 11/24/21, and printed below is a copy of the lower case alphabet from A to Z, both inclusive, which is hereby acknowledged as being the size and kind of type used in the composition and publication of the notice:

abcdefghijklmnopqrstuvwxyz

4. The Publisher's lowest classified rate paid by commercial users for comparable space, as determined pursuant to §331A.06, is as follows: 46.01.

5. Pursuant to Minnesota Statutes §580.033 relating to the publication of mortgage foreclosure notice: The newspaper's known office is located in Blue Earth County. The newspaper complies with the conditions described in §580.033, subd. 1, clause (1) or (2). If the newspaper's known office of issue is located in a county adjoining the county where the mortgaged premises or some part of the mortgaged premises described in the notice are located, a substantial portion of the newspaper's circulation is in the latter county.

FURTHER YOUR AFFIANT SAITH NOT.

By: \_\_\_\_\_

Steve Jameson, Publisher

Sworn to and subscribed before me, this day  
11/24/2021

\_\_\_\_\_  
Notary Public

#### Public Notice

November 24, 2021

#### NOTICE OF PUBLIC HEARING ON 2022 BUDGET AND FIVE-YEAR CAPITAL IMPROVEMENT PLAN 2022-2026

CITY OF NORTH MANKATO  
NOTICE IS HEREBY GIVEN  
that the City Council of the City  
of North Mankato, Minnesota,  
will meet in the Council Cham-  
bers of the Municipal Building,  
1001 Belgrade Avenue, North  
Mankato, Minnesota, at 7 p.m. on  
the 6th day of December 2021, to  
hold a public hearing to consider  
the City's proposed 2022 Budget  
and Five-Year Capital Improve-  
ment Plan, 2022-2026.

Such persons as desire to be  
heard with reference to the pro-  
posed 2022 Budget and Five-Year  
Capital Improvement Plan, 2022-  
2026 will be heard at this meeting.  
A copy of the 2022 Budget and  
Five-Year Capital Improvement  
Plan, 2022-2026 is available at the  
North Mankato Taylor Library  
at 1001 Belgrade Avenue, North  
Mankato or online at [www.northmankato.com/citynorthmankato/budget](http://www.northmankato.com/citynorthmankato/budget).

Dated this 15th day of November  
2021.

April Van Genderen

City Clerk

City of North Mankato



SHARON L. TOLAND  
NOTARY PUBLIC - MINNESOTA  
MY COMMISSION EXPIRES 01/31/26





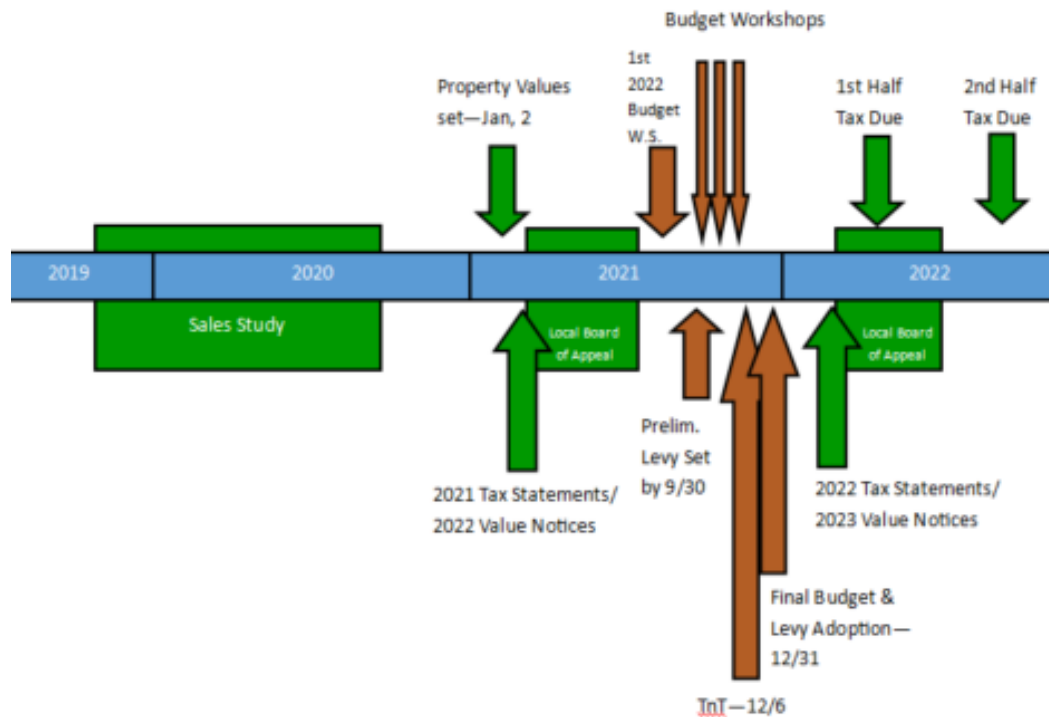
**2022 Proposed Property Tax Levy, Budget, CIP, & Follow-Up**

**December 6, 2021**

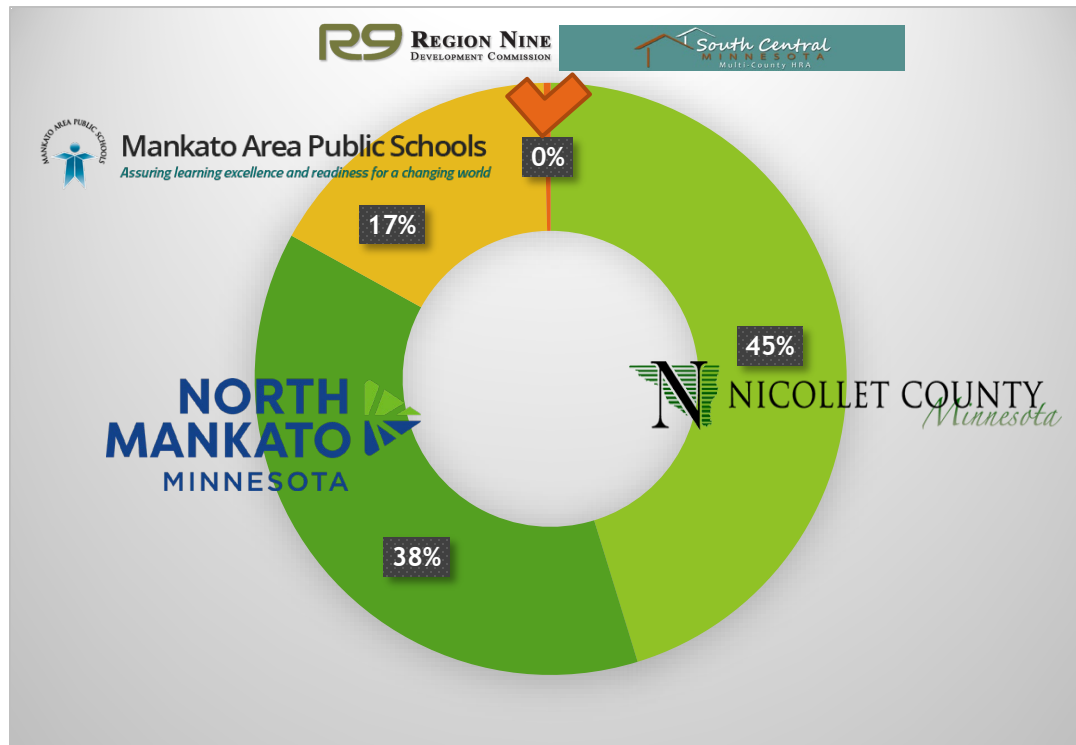
# Purpose of Tonight's Meeting

- ▶ Solicit input on the City's proposed tax levy and budget for 2022;
- ▶ State law requirement - Truth-in-Taxation;
- ▶ Held after property owners receive their proposed property tax statements for 2022 -
  - ▶ Statement received is based up the preliminary budget and tax levy approved by the Council in September

# Property Tax and Budget Process Timeline



# Components of Your Property Taxes



# 2022 Property Taxes

- ▶ Preliminary levy set in September (basis of tax notice received)
- ▶ Tax Rate estimated reduction from 48.812% for 2021 to a projected tax rate of 47.897% for 2022.
- ▶ Proposed final 2022 levy dollar amount is \$139,667 (2.0%) more than the 2021 levy


# 2022 Property Taxes, cont.

- ▶ 4.0% growth in taxable market value. (approx. \$52 million)
  - ▶ 31% is new (\$16 million) construction/improvements
    - ▶ 22 new single-family homes
    - ▶ 19 total townhome units
    - ▶ 2 Duplexes representing 4 new units
    - ▶ 2 commercial/industrial additions
      - ▶ D & K Powder Coating
      - ▶ Comfort Inn and Suites
    - ▶ 6 major renovations
      - ▶ Corporate Graphics
      - ▶ St. Andrews Holding Company LLC (Thinfilm)
      - ▶ Taylor Development
      - ▶ Taylor Corporation
      - ▶ Future Holdings LLC (Howard West Business Center)
      - ▶ Coffee Holdings LLC (Caribou)
  - ▶ 1,565 building permits issued
  - ▶ 69% is increased property values (\$36 million)
- ▶ \$600,000 increase in the tax capacity
- ▶ This growth is expected to offset the tax levy increase of \$189,000



# 2022 Property Taxes, cont.

- ▶ The total general property taxes needed by the City of North Mankato for 2022 is \$7,122,995
  - ▶ General Fund \$ 5,300,575
  - ▶ Port Authority \$ 75,000
  - ▶ Debt Service \$ 1,346,736
  - ▶ Abatement Levy \$ 400,684
- ▶ Tax Rate = Tax Levy/Total Tax Capacity
  - ▶ Total tax capacity increase is larger than the tax levy increase which means a decrease in tax rate

**48.812**  **47.897** \*estimate  
2021 2022

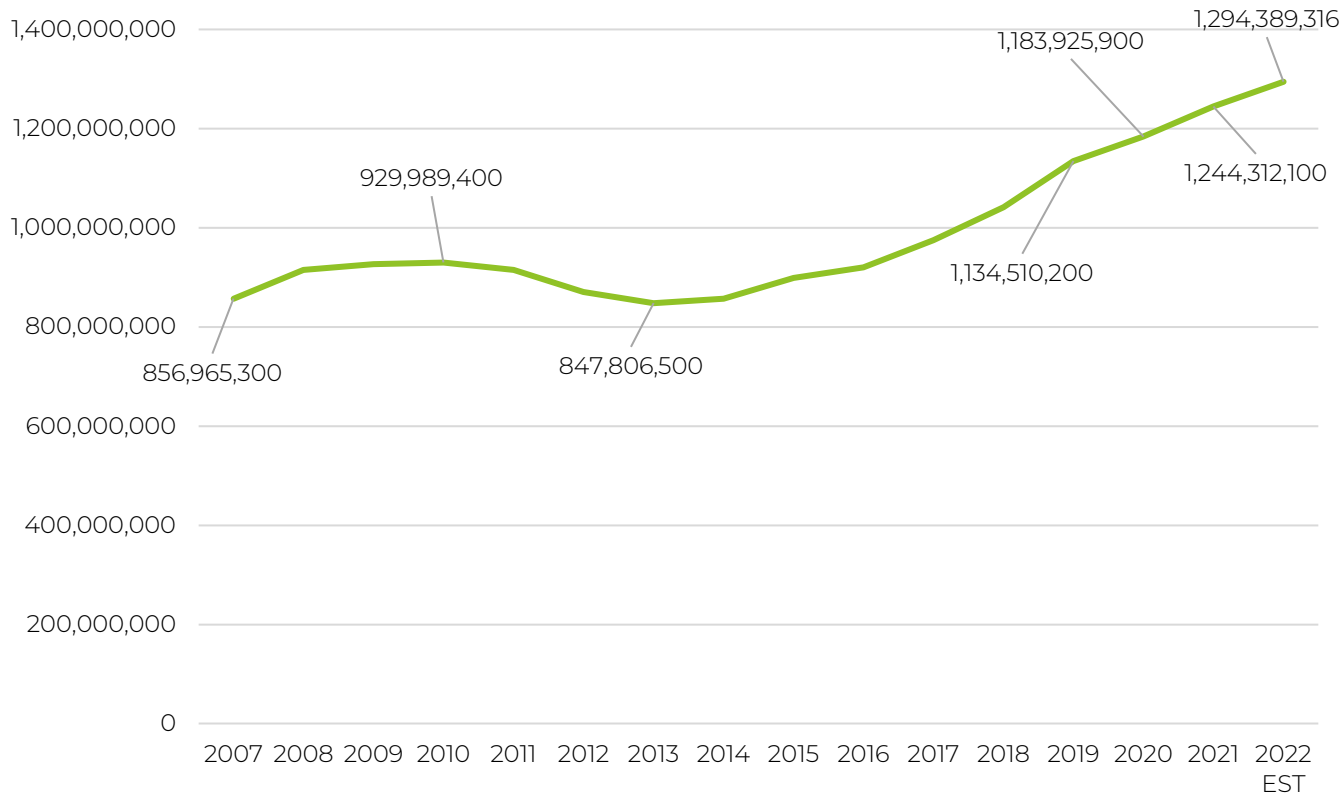
# Levy Comparison

	2021 ADOPTED Amount	2022 PROPOSED Amount	Dollar Amount	% Change
General Fund Levy	\$5,218,162	\$5,300,575	\$82,413	1.58%
Port Authority	75,000	75,000	\$0	0.00%
Debt Service	1,213,070	1,346,736	\$133,666	11.02%
Tax Abatement	477,096	400,684	(\$76,412)	-16.02%
<b>Total Tax Levy</b>	<b>\$6,983,328</b>	<b>\$7,122,995</b>	<b>\$139,667</b>	<b>2.00%</b>

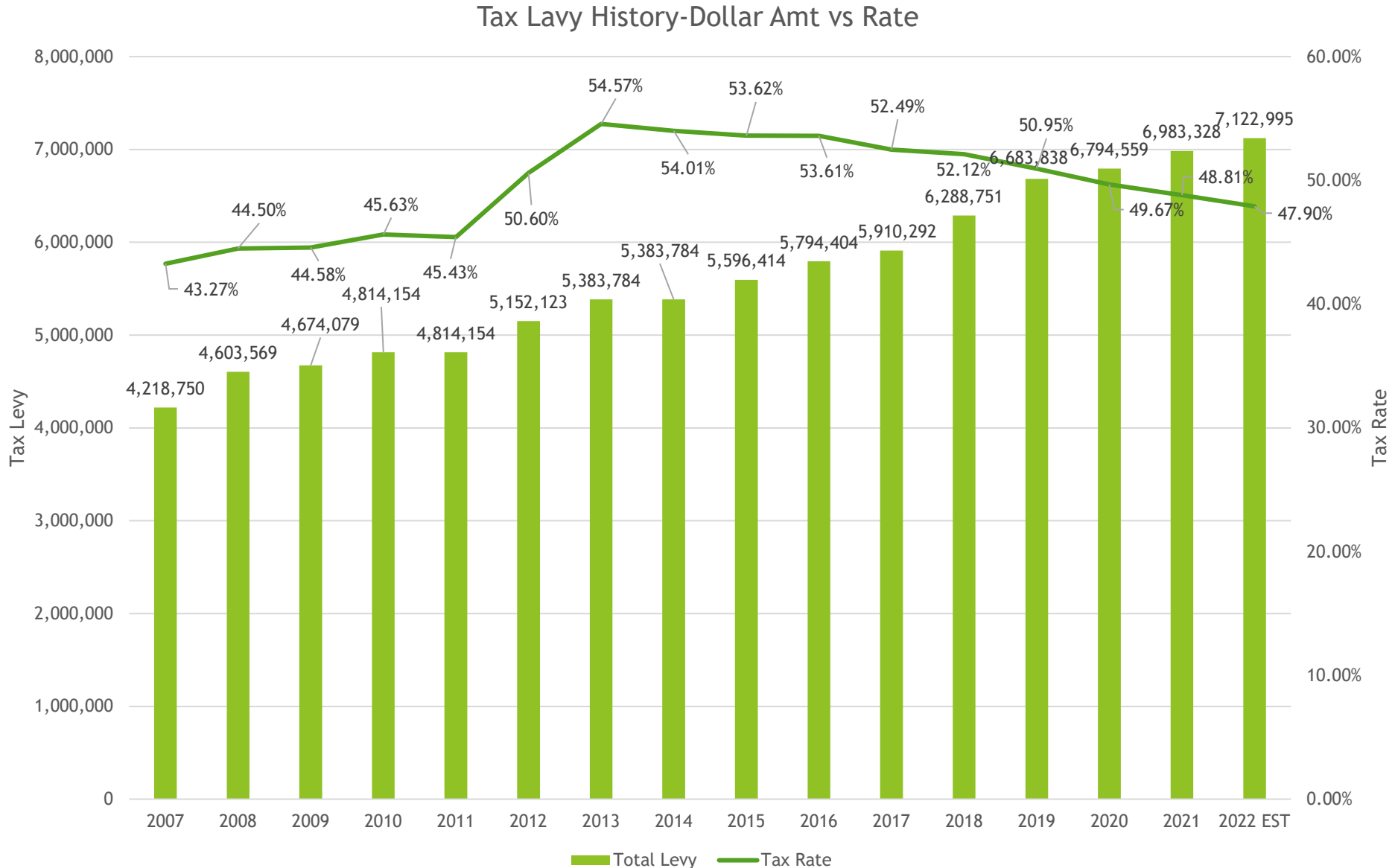
Total debt  
levy: \$57,524  
increase/3.4%



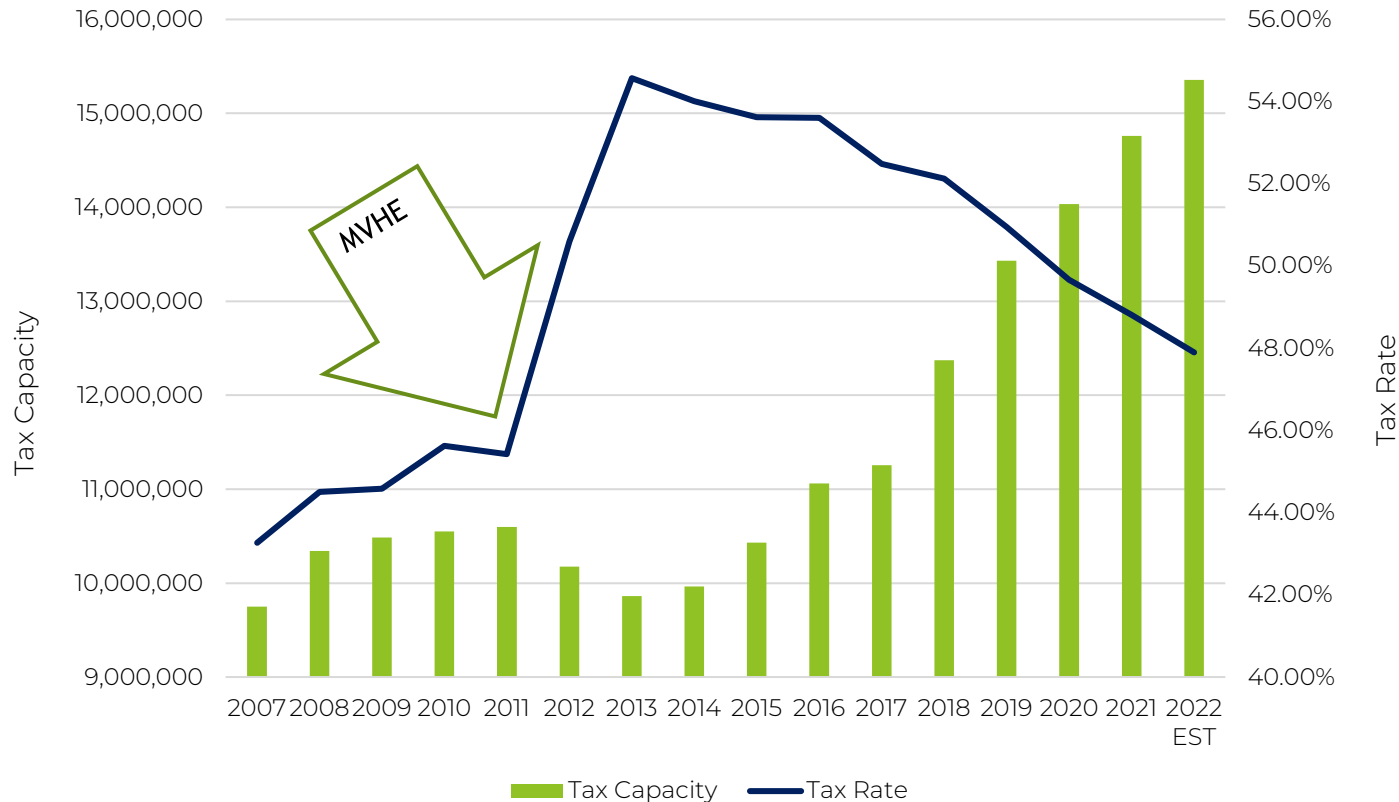
# Taxable Market Value



# Tax Levy History - Dollar Amount vs. Rate



# Tax Capacity vs. Tax Rate



Tax capacity is a unique property taxing tool that is equivalent to multiplying the taxable market value of a property by its relevant class rate. The local tax rate of a taxing jurisdiction is determined by dividing the jurisdiction's levy by the jurisdiction's taxable net tax capacity. Rates often move in the opposite direction of tax capacity as shown in the chart above.



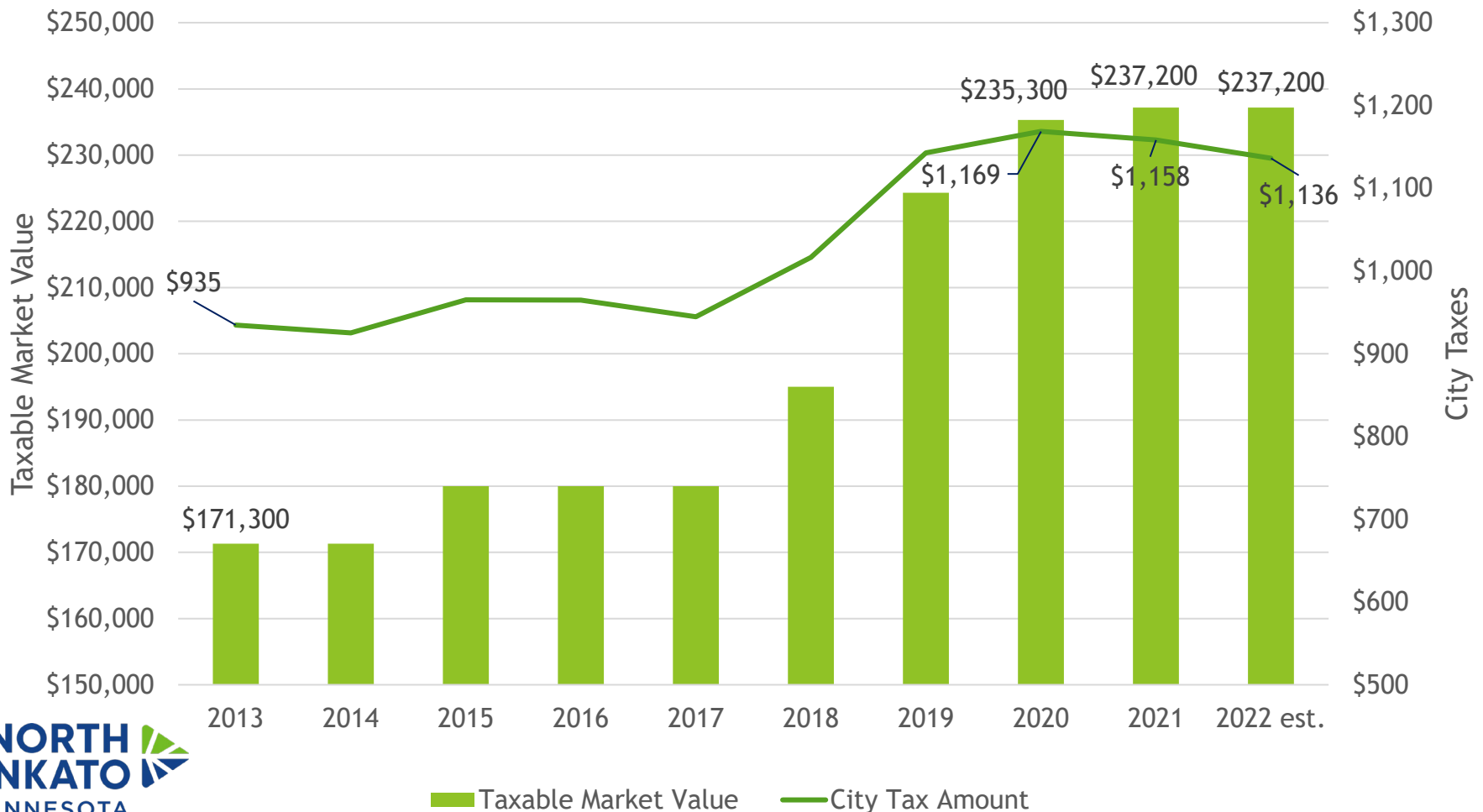
## 2022 Tax Base and Market Values

- ▶ Home Value increases ranged from 0% to 10%
- ▶ Majority saw 5-10% increase
- ▶ Tax levy impact will vary depending on home's value

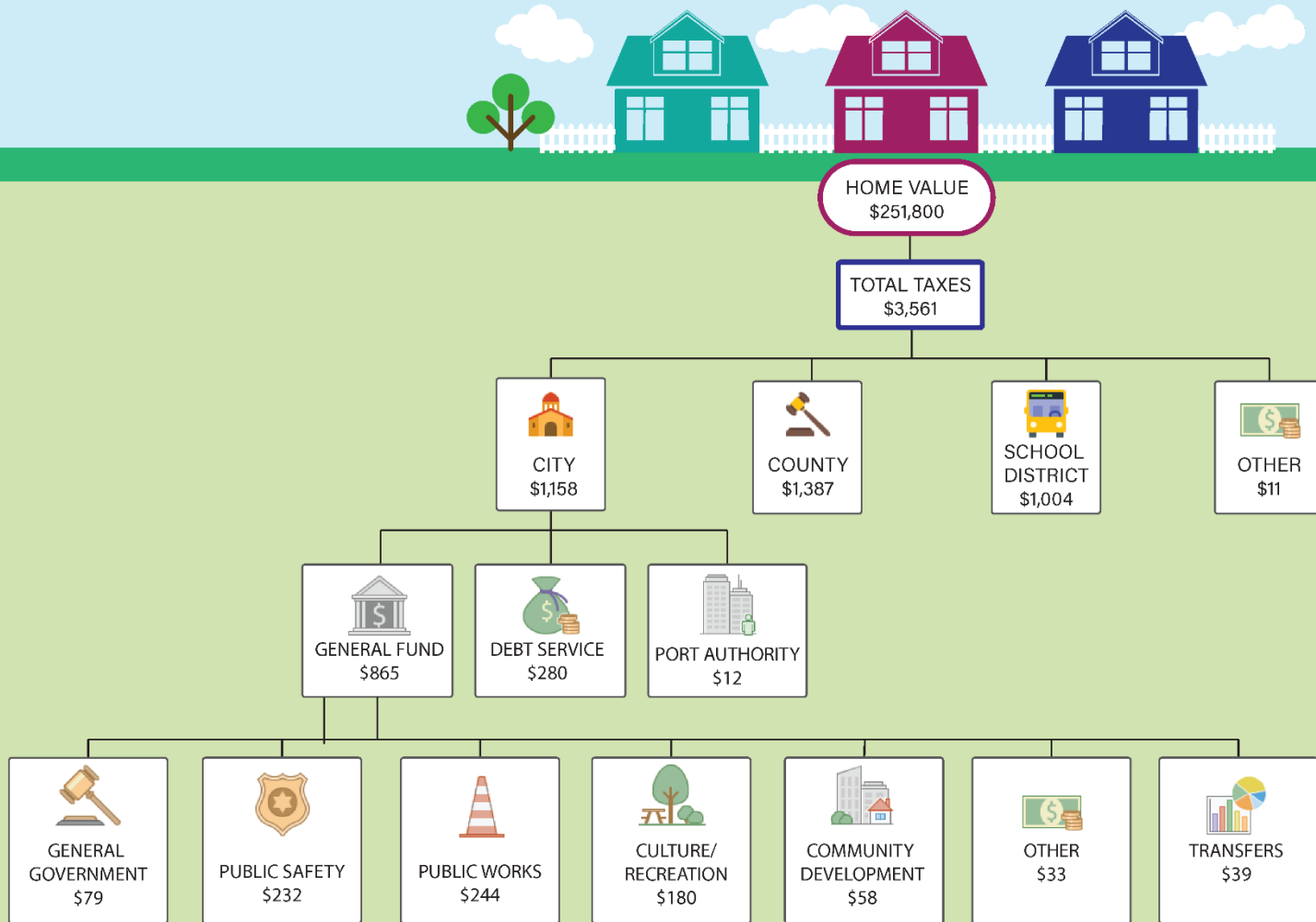
# City Tax vs. Taxable Home Value

Eight-year history of a median home in North Mankato (currently \$251,800) with taxable market value of \$237,200.

2021 Changes - Taxable value increase of \$1,900 & City tax decrease of \$116.



# MEDIAN HOME VALUE TAX IMPACT



# Where do your General Fund tax dollars go?

Public  
Works \$0.28

General  
Gov. \$0.09

Other  
\$0.04

Public  
Safety  
\$0.27

Transfers  
— \$0.04

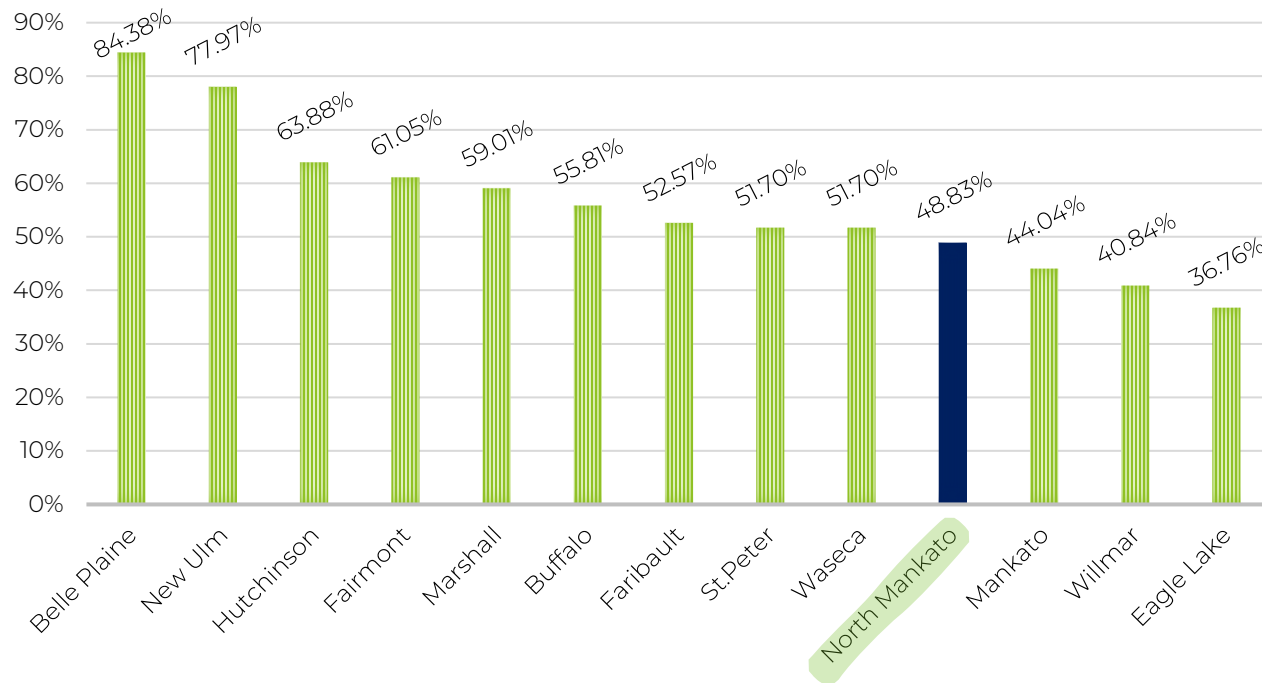


\$- \$0.10 \$0.20 \$0.30 \$0.40 \$0.50 \$0.60 \$0.70 \$0.80 \$0.90 \$1.00

Parks, Rec,  
Leisure \$0.21

Community  
Development  
\$0.07

# 2021 Comparable City Tax Rate



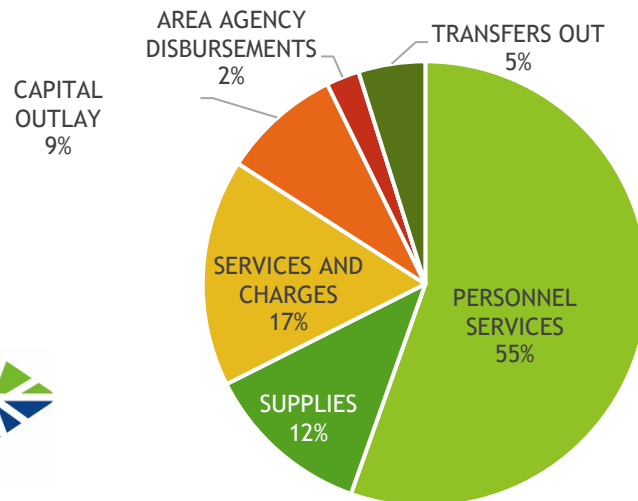


# 2022 Budget by Department

GENERAL FUND EXPENDITURES	2020 AMENDED	2021 PROPOSED	+/-	%+/-	NOTES
Legislative	53,701	56,051	2,350	4%	
General Government	699,191	772,804	73,613	10%	
Attorney	115,816	115,816	-	0%	
Police	2,181,989	2,351,496	169,507	7%	Fill vacant position, health insurance, and clothing allowance
Fire	361,457	363,976	2,519	1%	
Streets	1,998,112	1,977,632	(20,480)	-1%	Adjusted street maintenance to pre-covid levels
Maintenance & Equipment	299,940	306,791	6,851	2%	
Street Lighting	375,488	382,754	7,266	2%	Equipment parts
Swim Facility	365,797	-	(365,797)	-100%	Moved to separate fund
Parks	889,255	989,835	100,580	10%	Restore parks plan spending to pre-covid levels
Library	612,682	628,885	16,203	3%	COLA
Bookmobile	103,229	100,914	(2,315)	-2%	Health insurance
Community Development	629,562	613,648	(15,915)	-3%	Rental inspection temp labor
Miscellaneous	74,700	69,400	(5,300)	-8%	
Area Agency Disbursements	284,850	226,910	(57,940)	-26%	Mankato Flood station moved to GF from storm
Transfers	413,750	457,000	43,250	9%	Restore Capital Facilities Fund to pre-covid levels
EXPENDITURES (Total)	9,459,520	9,413,912	(45,608)	0%	

# 2022 Budget by Category

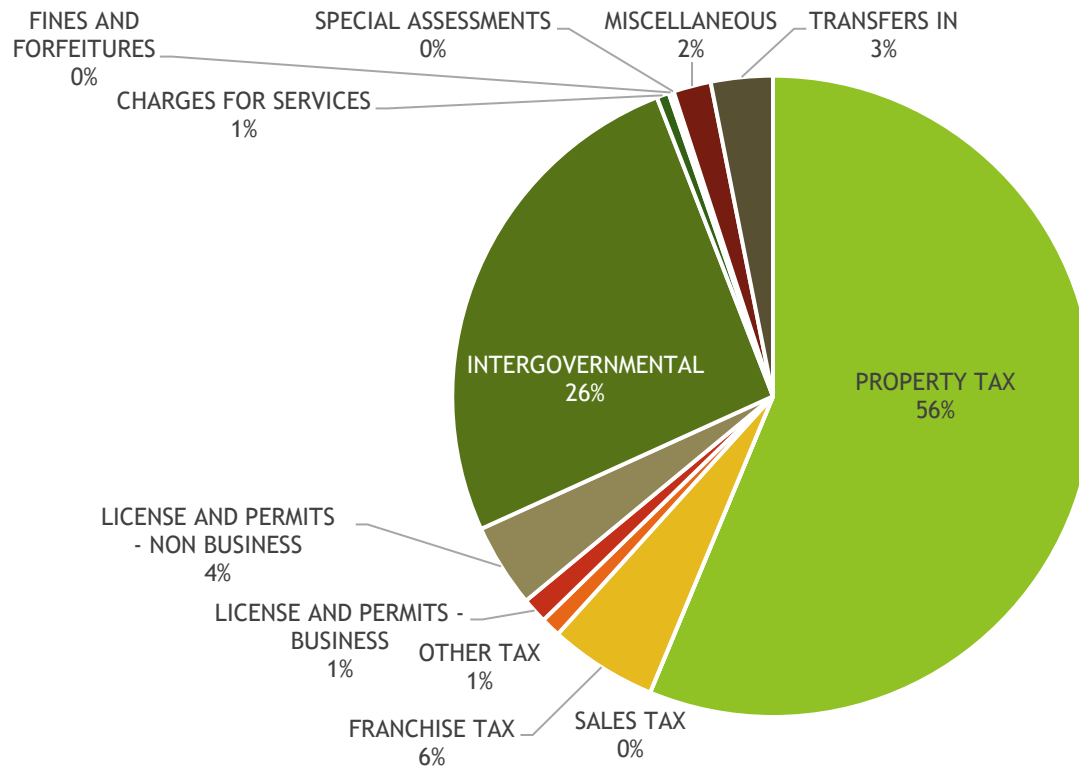
GENERAL FUND EXPENDITURES	2021 Adopted	2022 PROPOSED	+/-	%+/-	NOTES
Personnel Services	5,238,531	5,217,523	(21,008)	0%	Insurance rate reduction; Swim facility moved to separate fund
Supplies	1,195,835	1,143,710	(52,125)	-4%	Swim facility moved to separate fund
Services & Charges	1,568,304	1,555,519	(12,785)	-1%	Swim facility moved to separate fund
Capital Outlay	758,250	813,250	55,000	7%	Parks increase to pre-covid levels
Area Agency Disbursements	284,850	226,910	(57,940)	-20%	Lake St. costs moved to storm
Transfers	413,750	457,000	43,250	10%	Increase to capital facilities fund to pre-covid levels
<b>EXPENDITURES (Total)</b>	<b>9,459,520</b>	<b>9,413,912</b>	<b>(45,608)</b>	<b>0%</b>	



# 2022 General Fund Revenue Overview

GENERAL FUND REVENUES	2021 ADOPTED	2022 PROPOSED	+/-	%+/-	NOTES
PROPERTY TAX	5,218,167	5,300,575	82,408	2%	1.3% new growth
SALES TAX	5,756	164	(5,592)	-34%	Swim facility moved to new fund
FRANCHISE TAX	501,000	513,000	12,000	2%	New connections
OTHER TAX	95,000	94,000	(1,000)	-1%	
LICENSE AND PERMITS - BUSINESS	134,295	121,850	(12,845)	-11%	Liquor license
LICENSE AND PERMITS - NON BUSINESS	357,350	397,350	40,000	10%	Building permits
INTERGOVERNMENTAL	2,340,411	2,439,219	98,808	4%	2020 LGA allotment increase
CHARGES FOR SERVICES	406,213	58,370	(347,843)	-596%	Pool/concession fees moved to new fund
FINES AND FORFEITURES	26,000	19,400	(6,600)	-34%	Court fine activity
SPECIAL ASSESSMENTS	12,200	5,150	(7,050)	-137%	
MISCELLANEOUS	200,156	178,752	(21,403)	-11%	
TRANSFERS IN	261,750	293,750	32,000	11%	Decreased interest earnings
REVENUES (Total)	9,558,297	9,421,580	(136,717)	-1%	Utility transfer; franchise tax increase

# 2022 General Fund Revenue Overview



# 2022 Personnel Costs

- ▶ Pay plan increases up to 3% for performance
- ▶ 10% decrease in health insurance
- ▶ 2021 60.50 FTEs (includes current vacancies)
- ▶ 2022 61.00 est. FTEs (Establish FT Pool manager)



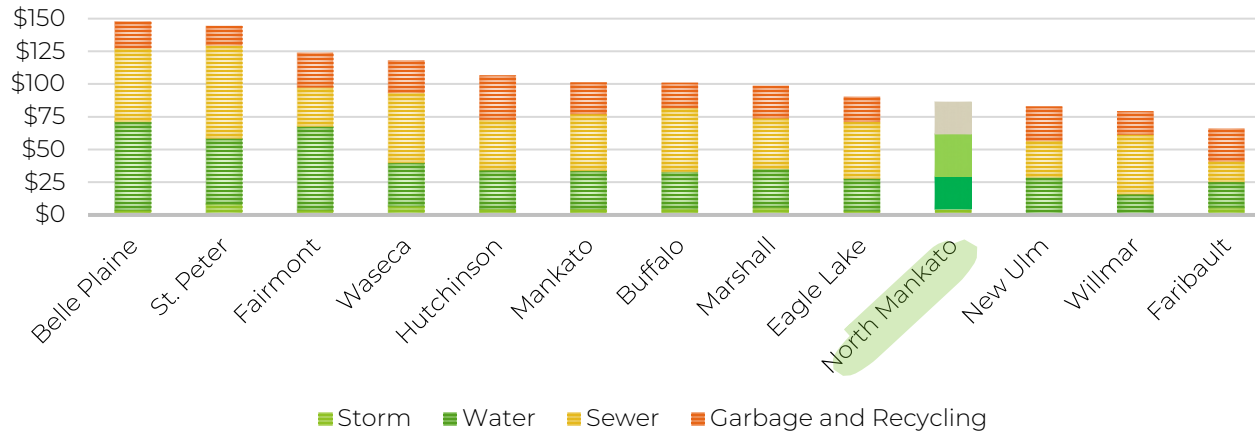
# 2022 Utility Fund Expenditure Overview

FUND	2021 ADOPTED	2022 PROPOSED	+ / -	%+ / -	NOTES
Water	\$ 1,924,257	\$ 2,371,234	\$ 446,977	23%	Wage adjustment; Well repairs and filter rehabs
Wastewater	\$ 2,549,689	\$ 2,592,114	\$ 42,425	2%	Wage adjustments; Mankato treatment charges
Solid Waste	\$ 826,441	\$ 835,134	\$ 8,693	1%	Rising landfill and clean up costs
Recycling	\$ 526,401	\$ 563,278	\$ 36,877	7%	Wages budgeted on actual hours; Hauling and transfer fees
Storm Water	\$ 447,504	\$ 508,126	\$ 60,623	14%	Ravine work, levee re-certification, corps station updates

# 2022 Utility Fund Revenue Overview

FUND	2021 ADOPTED	2022 PROPOSED	+/-	%+/-	NOTES
Water	\$ 2,089,100	\$ 2,138,940	\$ 49,840	2%	Future rate increases in 2023
Wastewater	\$ 2,566,100	\$ 2,606,200	\$ 40,100	2%	Increased revenue collections
Solid Waste	\$ 824,138	\$ 885,500	\$ 61,362	7%	Rate increase
Recycling	\$ 542,900	\$ 565,836	\$ 22,936	4%	Increased collections
Storm Water	\$ 517,000	\$ 521,500	\$ 4,500	1%	Increased revenue collections

# 2022 Utility Rate Overview



	Belle Plaine	St. Peter	Fairmont	Waseca	Hutchinson	Mankato	Buffalo	Marshall	Eagle Lake	North Mankato	New Ulm	Willmar	Faribault
STORM	\$3.67	\$8.25	\$3.96	\$7.00	\$4.71	\$4.76	\$5.00	\$5.80	\$3.16	\$4.25	\$0.00	\$1.00	\$5.70
WATER	\$67.48	\$50.24	\$63.60	\$32.92	\$29.55	\$28.98	\$28.04	\$29.55	\$24.85	\$25.15	\$29.00	\$14.87	\$19.82
GARBAGE AND RECYCLING	\$20.60	\$15.07	\$26.85	\$24.79	\$33.79	\$24.24	\$19.37	\$24.87	\$19.14	\$24.50	\$26.04	\$17.83	\$25.17
SEWER	\$56.01	\$70.80	\$29.73	\$53.41	\$38.51	\$43.30	\$48.60	\$38.51	\$43.30	\$32.46	\$27.85	\$45.66	\$15.54
TOTAL	\$147.76	\$144.36	\$124.14	\$118.12	\$106.56	\$101.28	\$101.01	\$98.73	\$90.45	\$86.36	\$82.89	\$79.36	\$66.23



# 2022 Special Funds Expenditures

## BUDGET SUMMARY FOR FY 2022- EXPENDITURES BY FUND

Fund	2021 Adopted	2022 Proposed	+/-	%+/-	Notes
Debt Service Fund	\$ 2,804,355	\$ 2,859,630	\$ 55,275	2%	
Local Option Sales Tax	\$ 299,850	\$ 642,707	\$ 342,857	114%	Belgrade Business Incentive; 2009C, 2010B, and 2021A Bonds
Capital Facilities & Equipment Fund	\$ 458,594	\$ 805,500	\$ 306,906	67%	Equipment purchase and updates
Construction Funds	\$ 2,139,400	\$ 6,250,000	\$ 4,110,600	192%	Caswell Indoor; Harrison, Monroe, SRTS, Ravine
Port Authority - General Fund	\$ 94,590	\$ 93,989	\$ (600)	-1%	
Joint Economic Development Fund	\$ 40,000	\$ 57,000	\$ 17,000	43%	Increase in professional services
Federal Revolving Loan	\$ -	\$ -	\$ -	0%	
Local Revolving Loan	\$ 29,100	\$ 29,100	\$ -	0%	
TIF 8 - Marigold	\$ 75,683	\$ 75,000	\$ (683)	-1%	
TIF 14 - Webster Avenue	\$ 11,194	\$ 11,285	\$ 91	1%	
TIF 2 - Webster Avenue (FX Fusion)	\$ 6,916	\$ 6,917	\$ 1	0%	
TIF 18 - LJP	\$ 79,468	\$ -	\$ (79,468)	-100%	Decertified in 2021
TIF 20 - Ziegler	\$ 87,089	\$ -	\$ ( 87,089)	-100%	Decertified in 2021
TIF 1-19 422 Belgrade	\$ 32,615	\$ 31,490	\$ (1,125)	-3%	
TIF 19 - Lindsay Windows	\$ 20,670	\$ -	\$ (20,670)	-100%	Decertified in 2021
TIF 23 - D&K Powder Coating	\$ 66,140	\$ 67,307	\$ 1,167	2%	
TIF 24 - Birchwood Cottages	\$ 39,028	\$ 41,195	\$ 2,167	6%	
TIF 25 - Blue Star Power Systems	\$ 48,740	\$ 212,549	\$ 163,808	336%	
Hotel Fund	\$ -	\$ 155,252	\$ 155,252	100%	HVAC, roof, plumbing, etc.; 2021B - \$4.5 Million matures in 2043
Caswell Sports Fund-Caswell Park	\$ 494,288	\$ 492,633	\$ (1,655)	0%	Return to Full seasons and concessions
Caswell Sports Fund-Caswell Park North	\$ 52,835	\$ 54,304	\$ 1,469	3%	Return to Full seasons and concessions
Swim Facility	\$ 454,151	\$ 485,637	\$ 31,486	7%	Full time aquatics manager allocated 2/3; Utilities; Swim facility operations of concessions/chemicals/events
Youth Football	\$ 196,249	\$ 123,073	\$ (73,176)	-37%	Wage adjustment; Decrease in uniform costs; Increase in photograph and subscription expense
Charitable Gaming	\$ 20,700	\$ 23,200	\$ 2,500	12%	Additional opportunities
Library Endowment	\$ 53,250	\$ 53,250	\$ -	0%	
<b>Total Expenses</b>	<b>\$ 7,604,905</b>	<b>\$ 12,571,018</b>	<b>\$ 4,966,113</b>	<b>65%</b>	

# 2022 Special Funds Revenues

## BUDGET SUMMARY FOR FY 2022- Revenues by Fund

Fund	2021 Adopted	2022 Proposed	+/-	%+/-	Notes
Debt Service Fund	\$ 2,651,458	\$ 2,973,314	\$ 321,856	12%	
Local Option Sales Tax	\$ 600,000	\$ 700,000	\$ 100,000	17%	Increase in sales tax revenue
Capital Facilities & Equipment Fund	\$ 413,500	\$ 547,500	\$ 306,906	74%	Capital set asides
Construction Funds	\$ 9,500,000	\$ 5,000,000	\$ (4,500,000)	-47%	Sales tax bond proceeds
Port Authority - General Fund	\$ 92,088	\$ 94,788	\$ 2,700	3%	
Joint Economic Development Fund	\$ 34,594	\$ 80,505	\$ 45,911	133%	Anticipated land sale
Federal Revolving Loan	\$ 27,599	\$ 17,425	\$ (10,175)	-37%	Retirement of debt
Local Revolving Loan	\$ 2,620	\$ 5,378	\$ 2,758	105%	COVID assistance loans
TIF 8 - Marigold	\$ 151,366	\$ 77,536	\$ (73,530)	-49%	
TIF 14 - Webster Avenue	\$ 22,616	\$ -	\$ (22,616)	-100%	No collections in 2020 due to County error
TIF 2 - Webster Avenue (FX Fusion)	\$ 6,182	\$ 6,916	\$ 734	12%	
TIF 18 - LJP	\$ 79,468	\$ -	\$ (79,468)	-100%	Decertified in 2021
TIF 20 - Ziegler	\$ 87,089	\$ -	\$ (87,089)	-100%	Decertified in 2021
TIF 1-19 422 Belgrade	\$ 32,058	\$ 32,059	\$ 1	0%	
TIF 19 - Lindsay Windows	\$ 21,307	\$ -	\$ (21,307)	-100%	Decertified in 2021
TIF 23 - D&K Powder Coating	\$ 66,140	\$ 67,307	\$ 1,167	2%	
TIF 24 - Birchwood Cottages	\$ 39,028	\$ 41,195	\$ 2,167	6%	
TIF 25 - Blue Star Power Systems	\$ 48,740	\$ 212,549	\$ 163,808	336%	
Hotel Fund	\$ 270,000	\$ 610,000	\$ 340,000	126%	Hylife Foods lease and lodging tax payments through 2023
Caswell Sports	\$ 560,887	\$ 639,941	\$ 79,054	14%	Return to Full seasons and concessions
Swim Facility	\$ 427,988	\$ 467,152	\$ 39,164	9%	Increase in swim membership revenue
Youth Football	\$ 146,100	\$ 157,234	\$ 11,134	8%	
Charitable Gaming	\$ 32,067	\$ 43,998	\$ 11,931	37%	Increase in contributions
Library Endowment	\$ 53,250	\$ 46,500	\$ (6,750)	-13%	Decrease GF transfer due to available library fund balance
<b>Total Revenue</b>	<b>\$ 15,366,145</b>	<b>\$ 11,821,297</b>	<b>\$ (3,544,848)</b>	<b>-23%</b>	

# 2022 Total Budget

BUDGET SUMMARY FOR FY 2022- REVENUES OVER/UNDER EXPENDITURES				
	2022 REVENUES	2022 EXPENDITURES	+/-	Notes
TOTAL ALL FUNDS	\$ 27,960,853	\$ 28,854,816	\$(893,963)	Spenddown of bond proceeds

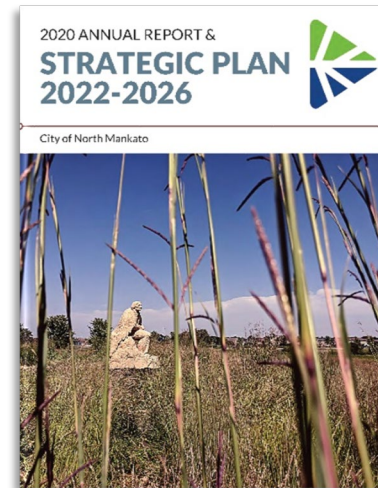
# CIP Policy

## ► Purpose of the CIP

- CIP is a flexible planning tool to be reviewed and updated on an annual basis with plans for the next five years
- Major projects and equipment over \$15,000
- Incorporates needs and future goals from planning documents such as the comp plan
- First year is capital budget, last 4 years are for future planning and consideration
- Goal - Minimize fluctuations in expenses and create orderly replacement of facilities, infrastructure, and equipment

# 2022-2026 CIP

- ▶ 2021-2025 - \$32.4 Million
- ▶ 2022-2026 - \$45.3 Million: + \$12.8 Million
  - (\$.12) Million - decrease in equipment
  - \$0.15 Million - increase in Pavement management
  - \$0.20 Million - increase in Park improvements
  - \$0.11 Million - increase in water projects
  - \$0.01 Million - increase in sewer funding
  - \$12.49 Million - increase in in projects (Caswell Park improvements)



# 2022-2026

## Equipment/Facilities

Project or Activity	2021-2025	2022-2026	Variance
Website		40,000	40,000
Loader	175,000	-	(175,000)
Loader Snow Blower	160,000	-	(160,000)
Sweeper		215,000	215,000
Excavator	200,000	-	(200,000)
General Equipment - Trucks, Skid loaders, Mowers, etc.	500,000	500,000	-
Police Cruiser	287,600	375,000	87,400
Police Radios	95,470	100,000	4,530
Police Evidence Room Heat	3,000	3,000	-
Sirens - Upgrade (from 2012), Plant #2, Expansion, City Shop	27,000	27,000	-
Dump Truck	140,000	140,000	-
Tandem Dump Truck with Plow, Wing and Sander (3)	270,000	270,000	-
Roller (2)	-	-	-
Fire Engine	110,000	110,000	-
Replace roof on Station #2	90,000	-	(90,000)
Replace HVAC units at Station #2	72,000	-	(72,000)
Breathing Air Compressor & Cascade Bottles	40,000	40,000	-
Overhaul Air Pack/Work Room	-	-	-
Exhaust Capture System	7,500	7,500	-
Overhaul Community Room Kitchen	50,000	50,000	-
Replace overhead doors at Station #2 (5 Doors: 4 in front and one in back)	30,000	30,000	-
Fire Pumper	-	-	-
Mower Replacement	90,000	170,000	80,000
Parks Trailer/Band Shell	-	150,000	150,000
Library Bookdrop Off Station	6,000	6,000	-
Sub-Total Cash / Capital Facilities & Equipment Replacement	2,353,570	2,233,500	(120,070)

# 2022 Equipment & Facilities Replacement

- ▶ New for 2022-2026
  - ▶ Police Cruiser + 87,400
  - ▶ Police radios + 4,530
  - ▶ Sweeper purchased
  - ▶ Website update
  - ▶ Mower Replacement
  - ▶ Parks Trailer/ Bandshell
  - ▶ Facility improvements held for future discussion

# 2022-2026 Debt Expenditures

Project or Activity	Strategic Program Area	2021 ADOPTED	2022 FORECAST	2023 FORECAST	2024 FORECAST	2025 FORECAST	2026 FORECAST	Estimated 5 year costs
Belgrade Ave. Improvements (lights, charging station, ped crossing)	Infrastructure	425,000						-
Cliff Ct.	Infrastructure	1,000,000						-
Harrison Ave. (Cross to Range)	Infrastructure	750,000						-
Caswell Park Phase #1 - Artificial Turf	Recreation	1,673,749						-
Caswell Park Phase #1 - Fieldhouse Design	Recreation	599,516						-
Caswell Park Phase #1 - Softfall deferred maint.	Recreation		2,600,000					2,600,000
McKinley Ave. (300,400,500 Block)	Infrastructure		1,675,000					1,675,000
Lor Ray Dr. (Monarch Meadow to Summerset)	Infrastructure		3,690,000					3,690,000
Caswell Park Phase #2 Fieldhouse Construction	Recreation		8,500,000	8,500,000				17,000,000
Garfield Ave. (Center to Range)	Infrastructure					1,300,000		1,300,000
Howard Dr./Lor Ray Dr. Roundabout - City Portion	Infrastructure			1,500,000				1,500,000
Cross St. (Monroe to Webster)	Infrastructure					1,706,250		1,706,250
Sherman St. (South to Garfield)	Infrastructure						1,750,000	1,750,000
Ravine Improvements	Infrastructure							-
Quincy St. (McKinley to Webster)	Infrastructure							-
Page Ave. (Center to Range)	Infrastructure						1,300,000	1,300,000
Clare Ct.	Infrastructure							-
Clare Dr.	Infrastructure							-
Marvin Blvd	Infrastructure							-
Wheeler Ave (300 Block)	Infrastructure						625,000	625,000
Somerset Dr. Improvements	Infrastructure			1,000,000	1,500,000			2,500,000
PW Building	Infrastructure							-
Sub-Total Bonds		4,448,265	16,465,000	11,000,000	1,500,000	3,006,250	3,675,000	35,646,250



# Sales Tax Project

- ▶ Citizens and Legislature approved sales tax extension
- ▶ Legislature approved \$2.0 in bonding toward Caswell Park Improvements
- ▶ The Sales Tax Bonds total \$9.2 million. Allocation of \$0.5 million to Caswell Park improvements, \$1.4 million to Caswell North improvements, and the remaining balance of \$7.3 million to the Caswell Indoor facility
- ▶ Continue to pursue State appropriation for Caswell indoor recreation facility
- ▶ Future Abatement Bond for Indoor Rec funding gaps

# 2022 Parks Plan

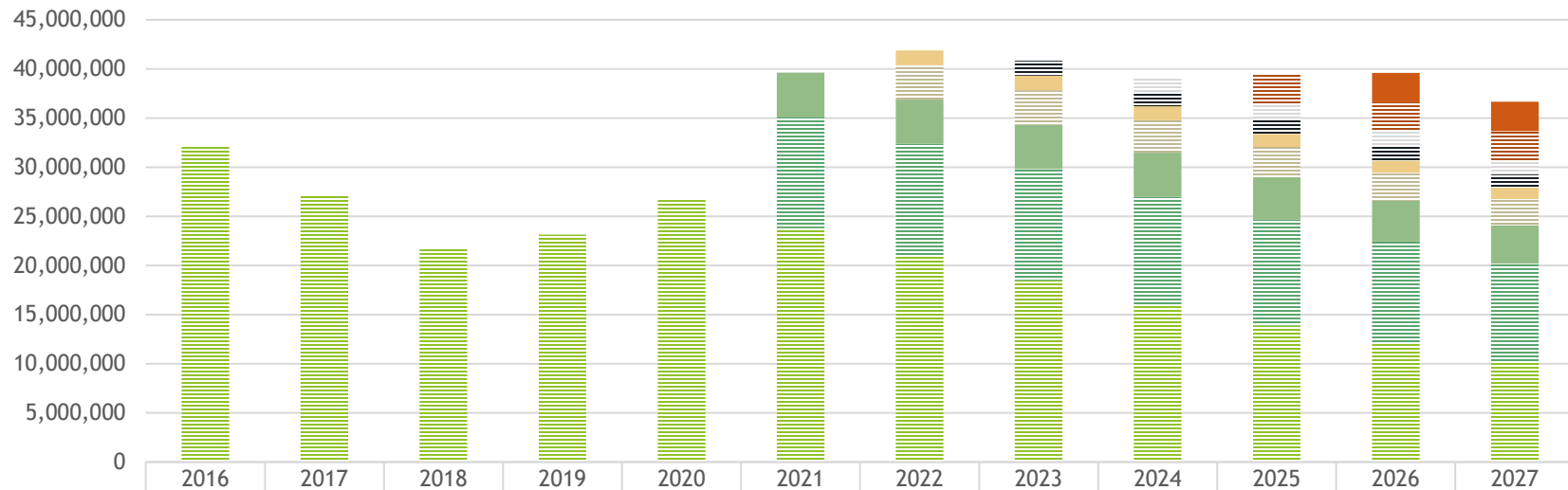
- ▶ Update playground structures
- ▶ Splash Pad at Fallenstein
- ▶ Benson Park: Lady Bug Lake improvements
- ▶ Park sign replacements
- ▶ Crack seal and resurface Wheeler Park tennis court
- ▶ Resurface King Arthur tennis court
- ▶ Various other small projects
- ▶ Budget of \$303,000 for parks capital improvements

# 2022 Streets Plan

- ▶ Mill and Overlay Streets:
  - ▶ Queen Ct.
  - ▶ King Ct.
  - ▶ Nottingham Dr. from James to end of 2020 mill and overlay project
  - ▶ Roe Crest Dr. including Roe Crest Ct.
  - ▶ North River Dr. from city limit to intersection
  - ▶ Garfield from Lake St. to end
  - ▶ Sherman St. from Belgrade to Monroe
  - ▶ Shady Oak Dr. from Marie to Marie
  - ▶ Village Ct.
  - ▶ Candi Ct.
  - ▶ 2 Alleys
- ▶ Budget of \$497,000 for streets plan

# Debt Analysis

## Existing Debt & Future Debt



2026A - \$3.0MM											3,000,000	3,000,000
2025A - \$3.0MM							-	-	-	3,000,000	3,000,000	3,000,000
2024A - \$1.5MM							-	-	1,500,000	1,500,000	1,500,000	1,415,000
2023A - \$1.5MM							-	1,500,000	1,500,000	1,500,000	1,415,000	1,330,000
2022B - \$1.5MM - Abatement							1,500,000	1,500,000	1,415,000	1,330,000	1,240,000	1,150,000
2022A - \$3.5MM							3,500,000	3,500,000	3,300,000	3,095,000	2,885,000	2,675,000
2021B - \$4.5MM - HOTEL						4,500,000	4,500,000	4,500,000	4,500,000	4,305,000	4,110,000	3,910,000
2021A - \$11.335MM						11,335,000	11,335,000	11,335,000	11,095,000	10,775,000	10,440,000	10,040,000
Original Existing	32,213,109	27,082,802	21,812,322	23,131,300	26,723,300	23,785,300	21,031,200	18,485,900	15,874,600	13,882,100	12,008,600	10,144,900

# What's Next

- ▶ Final Budget Adoption

- ▶ December 20, 2021 as part of the Regular City Council Meeting

- ▶ Property Value Questions

- ▶ Nicollet County Assessor (507) 934-7060

- ▶ North Mankato Budget and Tax Levy Questions

- ▶ Kevin McCann, Finance Director (507) 625-4141
  - ▶ [kmccann@northmankato.com](mailto:kmccann@northmankato.com)



City of North Mankato, MN

# Claims List - Regular

By Vendor Name

Date Range: 12-6-21

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: APBNK-APBNK						
00029	AG SPRAY EQUIPMENT	11/19/2021	Regular	0	350.89	95044
00136	BENCHS	11/19/2021	Regular	0	210.00	95045
00145	BETTER HOUSEKEEPING VACUUMS, INC.	12/06/2021	Regular	0	28.85	95081
02608	BUD'S NUISANCE WILDLIFE REMOVAL LLC	11/19/2021	Regular	0	4,200.00	95046
00212	BUSINESS ON BELGRADE	12/06/2021	Regular	0	2,500.00	95082
00228	CARR'S TREE SERVICE	11/19/2021	Regular	0	1,250.00	95047
02757	CINTAS	11/19/2021	Regular	0	69.22	95048
03225	CITY ART LLC	12/06/2021	Regular	0	3,500.00	95083
00255	CITY OF MANKATO	11/29/2021	Regular	0	1,480.00	95079
00263	CLAREY'S SAFETY EQUIPMENT, INC.	12/06/2021	Regular	0	233.90	95084
00290	CONNECT BUSINESS MAGAZINE	12/06/2021	Regular	0	1,240.00	95085
00297	CORPORATE GRAPHICS COMMERCIAL	11/19/2021	Regular	0	373.91	95049
00297	CORPORATE GRAPHICS COMMERCIAL	12/06/2021	Regular	0	420.00	95086
03663	D.S. ERICKSON & ASSOCIATES, PLLC	11/15/2021	Regular	0	596.05	95037
00364	DRUMMER'S GARDEN CENTER & FLORAL	12/06/2021	Regular	0	1,380.00	95088
00074	EARL F. ANDERSEN INC.	12/06/2021	Regular	0	2,135.85	95089
03578	ECKBERG LAMMERS, P.C.	11/19/2021	Regular	0	40.00	95050
00380	ELECTRIC PUMP, INC.	11/19/2021	Regular	0	90,020.15	95051
00392	ENERGY SALES, INC.	12/06/2021	Regular	0	37.84	95090
00401	EXPRESS SERVICES, INC.	11/19/2021	Regular	0	996.02	95052
00401	EXPRESS SERVICES, INC.	12/06/2021	Regular	0	444.47	95091
00432	FLEETPRIDE	11/19/2021	Regular	0	48.19	95053
00499	GRAINGER	11/19/2021	Regular	0	89.91	95054
00508	GREEN TECH RECYCLING, LLC	12/06/2021	Regular	0	12,162.25	95092
00519	HACH COMPANY	12/06/2021	Regular	0	1,643.25	95093
00528	HANSEN SANITATION INC	11/19/2021	Regular	0	130.00	95055
02829	HELLEKSON HEATING & AIR CONDITIONING LL	11/19/2021	Regular	0	247.50	95056
00594	HY-VEE FOOD STORES, INC.	11/19/2021	Regular	0	191.65	95057
00637	JETTER CLEAN, INC.	12/06/2021	Regular	0	500.00	95095
03665	KATO MANUFACTURING LLC	11/19/2021	Regular	0	10,017.00	95058
00639	KIBBLE EQUIPMENT LLC	11/22/2021	Regular	0	23,861.36	95077
00639	KIBBLE EQUIPMENT LLC	12/06/2021	Regular	0	474.55	95096
02202	KIRBY BUILT	12/06/2021	Regular	0	1,191.90	95097
03664	KLEBER-DIGGS, MICHAEL	11/15/2021	Regular	0	250.00	95038
00724	LEAGUE OF MINNESOTA CITIES INSURANCE TP	11/19/2021	Regular	0	27.97	95059
00812	MANKATO BEARING COMPANY	11/19/2021	Regular	0	31.00	95060
03666	MANKATO ELKS 225	11/19/2021	Regular	0	500.00	95061
03667	MANKATO WEST VEX ROBOTIC CLUB	11/19/2021	Regular	0	700.00	95062
00847	MATHESON TRI-GAS, INC.	12/06/2021	Regular	0	194.99	95098
03654	MESSY APRON	11/19/2021	Regular	0	70.00	95063
02124	MFS RECYCLING LLC	11/19/2021	Regular	0	2,000.00	95064
00900	MINNESOTA DEPARTMENT OF AGRICULTURE	11/19/2021	Regular	0	250.00	95065
00920	MINNESOTA DEPARTMENT OF HEALTH	12/06/2021	Regular	0	12,915.00	95099
00283	MINNESOTA DEPARTMENT OF TRANSPORTATI	11/19/2021	Regular	0	174.29	95066
02802	MINUTEMAN PRESS	12/06/2021	Regular	0	49.99	95100
01037	NICOLLET COUNTY	11/19/2021	Regular	0	35.00	95067
01106	PETTY CASH	12/06/2021	Regular	0	76.51	95101
01133	POWERPLAN/RDO EQUIPMENT	11/19/2021	Regular	0	2,388.97	95068
01133	POWERPLAN/RDO EQUIPMENT	12/06/2021	Regular	0	4,181.35	95102
02769	PRESENCE MAKER INC.	11/19/2021	Regular	0	689.00	95069
03563	SAFE-FAST, INC	11/19/2021	Regular	0	109.84	95070
03563	SAFE-FAST, INC	12/06/2021	Regular	0	23.90	95103
01263	SCHWICKERT'S TECTA AMERICA LLC	11/19/2021	Regular	0	5,311.98	95071
01263	SCHWICKERT'S TECTA AMERICA LLC	12/06/2021	Regular	0	1,348.00	95104
01352	STREICHER'S, INC	11/19/2021	Regular	0	1,482.00	95072
02519	SUN-UP CONSTRUCTION, INC.	12/06/2021	Regular	0	799.50	95105
01409	TOPPERS & TRAILERS PLUS	11/19/2021	Regular	0	371.00	95073

02012	TOTAL RESTAURANT SUPPLY CO. INC.	12/06/2021	Regular	0	10,679.59	95106
03427	TRUCK CENTER COMPANIES	11/19/2021	Regular	0	33.55	95074
01433	TYLER TECHNOLOGIES	12/06/2021	Regular	0	5,520.97	95107
01441	UNITED RENTALS, INC.	11/19/2021	Regular	0	933.58	95075
01443	UNITED STATES POSTAL SERVICE	11/19/2021	Regular	0	2,000.00	95076
03662	VAN METER INC	12/06/2021	Regular	0	524.80	95108
02282	WARD EINESS STRATEGIES	12/06/2021	Regular	0	2,000.00	95109
02033	AMAZON.COM	11/16/2021	Bank Draft	0	14.55	DFT0006153
00101	AT&T MOBILITY	11/15/2021	Bank Draft	0	49.81	DFT0006135
00241	CHARTER COMMUNICATIONS	11/19/2021	Bank Draft	0	267.43	DFT0006154
02965	DELUXE	11/19/2021	Bank Draft	0	348.56	DFT0006156
00447	FREE PRESS	11/15/2021	Bank Draft	0	88.31	DFT0006134
00733	LAKES GAS CO #10	11/15/2021	Bank Draft	0	88.43	DFT0006133
03539	METRONET	11/15/2021	Bank Draft	0	5,546.43	DFT0006119
00923	MINNESOTA DEPARTMENT OF LABOR & INDU	11/15/2021	Bank Draft	0	20.00	DFT0006136
00923	MINNESOTA DEPARTMENT OF LABOR & INDU	11/15/2021	Bank Draft	0	20.00	DFT0006137
00923	MINNESOTA DEPARTMENT OF LABOR & INDU	11/15/2021	Bank Draft	0	10.00	DFT0006138
00923	MINNESOTA DEPARTMENT OF LABOR & INDU	11/15/2021	Bank Draft	0	10.00	DFT0006139
00923	MINNESOTA DEPARTMENT OF LABOR & INDU	11/15/2021	Bank Draft	0	10.00	DFT0006140
00923	MINNESOTA DEPARTMENT OF LABOR & INDU	11/15/2021	Bank Draft	0	10.00	DFT0006141
00923	MINNESOTA DEPARTMENT OF LABOR & INDU	11/15/2021	Bank Draft	0	30.00	DFT0006142
00910	MINNESOTA VALLEY TESTING LAB, INC.	11/09/2021	Bank Draft	0	77.00	DFT0006127
00910	MINNESOTA VALLEY TESTING LAB, INC.	11/11/2021	Bank Draft	0	123.50	DFT0006128
00910	MINNESOTA VALLEY TESTING LAB, INC.	11/12/2021	Bank Draft	0	104.50	DFT0006130
01338	STATE CHEMICAL SOLUTIONS	11/18/2021	Bank Draft	0	104.40	DFT0006155
01470	VERIZON WIRELESS	11/15/2021	Bank Draft	0	32.60	DFT0006132
00028	AFFORDABLE TOWING OF MANKATO, INC.	12/08/2021	EFT	0	100.00	4617
02254	ALBRIGHT LAWNS	11/23/2021	EFT	0	95.00	4593
00050	ALPHA WIRELESS COMMUNICATIONS	11/23/2021	EFT	0	2,943.76	4594
01090	AMERICAN SOLUTIONS FOR BUSINESS	11/23/2021	EFT	0	6,008.41	4595
00105	AUTO VALUE MANKATO	11/23/2021	EFT	0	365.35	4596
00105	AUTO VALUE MANKATO	12/08/2021	EFT	0	443.34	4618
00106	AUTOMATIC SYSTEMS CO.	12/08/2021	EFT	0	13,827.00	4619
00172	BOHRER, TOM	12/08/2021	EFT	0	255.00	4620
00174	BOLTON & MENK, INC.	11/23/2021	EFT	0	68,253.60	4597
00174	BOLTON & MENK, INC.	12/08/2021	EFT	0	41,722.50	4621
03670	BUELOW, KARSON	12/08/2021	EFT	0	70.00	4622
00216	C & S SUPPLY CO, INC.	11/23/2021	EFT	0	355.92	4599
00216	C & S SUPPLY CO, INC.	12/08/2021	EFT	0	93.91	4623
00230	CCP INDUSTRIES, INC.	12/08/2021	EFT	0	143.96	4624
03479	CENTRAL SQUARE TECHNOLOGIES (LETG)	12/08/2021	EFT	0	8,937.55	4625
02757	CINTAS	12/08/2021	EFT	0	198.45	4626
02706	CORE & MAIN LP	11/23/2021	EFT	0	4,181.28	4600
00299	COUNTRYSIDE REFRIGERATION & HEATING LLC	11/23/2021	EFT	0	89.95	4601
00404	FASTENAL COMPANY	12/08/2021	EFT	0	2.79	4627
00453	FREYBERG PETROLEUM SALES, INC.	11/23/2021	EFT	0	43.90	4602
00463	G & L AUTO SUPPLY, LLC	11/23/2021	EFT	0	124.00	4603
00463	G & L AUTO SUPPLY, LLC	12/08/2021	EFT	0	221.00	4628
00469	GANGELHOFF, BRIAN	11/23/2021	EFT	0	265.35	4604
00494	GOPHER STATE ONE-CALL	12/08/2021	EFT	0	232.20	4629
00503	GREAT AMERICAN BUSINESS PRODUCTS	12/08/2021	EFT	0	617.60	4630
00646	HEINTZ, KATIE	12/08/2021	EFT	0	40.80	4631
01274	JADD SEPPMANN & SONS, INC.	11/23/2021	EFT	0	4,000.00	4605
00691	KENNEDY & KENNEDY LAW OFFICE	12/08/2021	EFT	0	509.57	4632
03271	LARSON, MATTHEW	12/08/2021	EFT	0	11.08	4633
00767	LIME VALLEY ADVERTISING, INC.	12/08/2021	EFT	0	175.00	4634
00776	LLOYD LUMBER CO.	11/23/2021	EFT	0	75.19	4606
00776	LLOYD LUMBER CO.	12/08/2021	EFT	0	196.37	4635
02575	LOCHER BROS, INC.	12/08/2021	EFT	0	2,312.70	4636
00796	MACQUEEN EQUIPMENT, INC.	11/23/2021	EFT	0	588.70	4607
00796	MACQUEEN EQUIPMENT, INC.	12/08/2021	EFT	0	696.27	4637
00874	MENARDS-MANKATO	12/08/2021	EFT	0	745.87	4638
00889	MIDWEST TAPE/HOOPLA	12/08/2021	EFT	0	945.56	4639
02532	MIKE'S EMERGENCY VEHICLE INSTALLATIONS I	12/08/2021	EFT	0	3,958.06	4640
00902	MINNESOTA IRON & METAL CO	11/23/2021	EFT	0	230.15	4608
03022	MINNESOTA PAVING & MATERIALS	12/08/2021	EFT	0	946.51	4641
00956	MINNESOTA WASTE PROCESSING CO.	11/23/2021	EFT	0	34,599.85	4609

01052	NORTH CENTRAL INTERNATIONAL	12/08/2021	EFT	0	14.74	4642
01064	NORTHERN STATES SUPPLY, INC.	12/08/2021	EFT	0	59.70	4643
02005	PANTHEON COMPUTERS	12/08/2021	EFT	0	7,253.94	4644
01093	PAULSON, ANDREAS	12/08/2021	EFT	0	188.89	4645
01099	PET EXPO DISTRIBUTORS	11/23/2021	EFT	0	60.00	4610
01402	POMPS TIRE	11/23/2021	EFT	0	1,210.50	4611
01402	POMPS TIRE	12/08/2021	EFT	0	2,874.06	4646
01179	RED FEATHER COMPANY	12/08/2021	EFT	0	41.59	4647
02747	RENT-N-SAVE	12/08/2021	EFT	0	95.00	4648
01198	RETROFIT COMPANIES, INC.	12/08/2021	EFT	0	257.04	4649
01211	RIVER BEND BUSINESS PRODUCTS	11/23/2021	EFT	0	2,333.45	4612
01211	RIVER BEND BUSINESS PRODUCTS	12/08/2021	EFT	0	449.81	4650
02182	RYAN, JESSICA	11/23/2021	EFT	0	108.57	4613
01262	SCHUMACHER, GREG	12/08/2021	EFT	0	140.44	4651
03671	SIATIS, JAMES	12/08/2021	EFT	0	175.00	4652
01281	SIGN PRO	11/23/2021	EFT	0	59.00	4614
01281	SIGN PRO	12/08/2021	EFT	0	345.00	4653
01290	SLETTEN, CORY	12/08/2021	EFT	0	348.65	4654
01323	SPS COMPANIES, INC.	12/08/2021	EFT	0	57.66	4655
01336	STAPLES OIL CO., INC.	12/08/2021	EFT	0	21,737.32	4656
03191	US SOLAR	11/23/2021	EFT	0	3,129.88	4615
03276	VITZTHUM, JACOB	12/08/2021	EFT	0	197.00	4657
03668	WELSH, DAKOTA	12/08/2021	EFT	0	72.00	4658
01552	WW BLACKTOPPING, INC	11/23/2021	EFT	0	55.55	4616
01552	WW BLACKTOPPING, INC	12/08/2021	EFT	0	4,610.00	4659
01572	ZWASCHKA, JAMES	12/08/2021	EFT	0	451.80	4660
03482	CARDCONNECT	11/02/2021	Bank Draft	0	350.59	DFT0006116
00219	CARDMEMBER SERVICE	11/03/2021	Bank Draft	0	14,333.58	DFT0006143
00234	CENTER POINT ENERGY	11/15/2021	Bank Draft	0	107.76	DFT0006125
00234	CENTER POINT ENERGY	11/15/2021	Bank Draft	0	93.08	DFT0006126
02757	CINTAS	11/17/2021	Bank Draft	0	179.41	DFT0006145
02181	ETS CORPORATION	11/02/2021	Bank Draft	0	2,138.41	DFT0006118
02003	MINNESOTA DEPT OF REVENUE	11/16/2021	Bank Draft	0	9,557.00	DFT0006144
02003	MINNESOTA DEPT OF REVENUE	11/19/2021	Bank Draft	0	6,439.08	DFT0006150
02003	MINNESOTA DEPT OF REVENUE	11/26/2021	Bank Draft	0	2,343.31	DFT0006161
03029	OPEN EDGE	11/02/2021	Bank Draft	0	205.00	DFT0006117
02150	U.S. BANK	11/29/2021	Bank Draft	0	545,590.00	DFT0006166
01477	VIKING ELECTRIC SUPPLY, INC.	11/15/2021	Bank Draft	0	549.94	DFT0006123
01517	WELLS FARGO CORPORATE TRUST SERVICE	11/22/2021	Bank Draft	0	54,200.00	DFT0006164
01517	WELLS FARGO CORPORATE TRUST SERVICE	11/29/2021	Bank Draft	0	692,768.75	DFT0006165
01557	XCEL ENERGY	11/15/2021	Bank Draft	0	91.07	DFT0006120
01557	XCEL ENERGY	11/15/2021	Bank Draft	0	42.40	DFT0006121
01557	XCEL ENERGY	11/15/2021	Bank Draft	0	144.87	DFT0006122
					1,799,777.35	167



## Authorization Signatures

### All Council

The above manual and regular claims lists for 12-6-21 are approved by:

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MARK DEHEN- MAYOR

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DIANE NORLAND- COUNCIL MEMBER

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WILLIAM STEINER- COUNCIL MEMBER

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SANDRA OACHS- COUNCIL MEMBER

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JAMES WHITLOCK- COUNCIL MEMBER

## RESOLUTION APPROVING DONATIONS/CONTRIBUTIONS/GRANTS

WHEREAS, the Minnesota Statute 465.03 and 465.04 allows the governing body of any city, county, school district or town to accept gifts for the benefit of its citizens in accordance with terms prescribed by the donor;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF NORTH MANKATO, MINNESOTA, that the following donations/contributions/grants are approved as follows:

Donor	Restriction	Amount
Jared Glaser	Bench for Memorial	\$500.00
Katie Heintz	Book Donation	\$60.00
Total		\$560.00

Adopted by the City Council this 6<sup>th</sup> day of December 2021.

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

RESOLUTION APPOINTING ELECTION JUDGES FOR  
2022 COUNTY COMMISSIONER SPECIAL ELECTION

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF NORTH MANKATO, MINNESOTA, that the following individuals are hereby appointed to serve as election judges for the 2022 County Commissioner Special Election on February 8, 2022, and April 12, 2022:

Aaron Dimock	Jaci Kopet	Nick Meyer
Anna Brown	Jennifer Cooklock	Peggy Mueller
Anne Broskoff	Jeromy Roberts	Sharolyn
April Van	Jessica Ryan	Henrickson
Genderen	Kathleen Bauer	Sharon Hohertz
Benton Bakke	Kathryn McGraw	Stacy Hillesheim
Bonnie Shult	Kay Van Buskirk	Susan Klute
Bruce Butcher	Krista Dinsmore	Tom Allen
Christine Doyle	Madison Ferriola	Tony Ulmen
Dannelle Buck	Margie Jensen	Vicki Trudeau
David Hudson	Mark Midler	Wendy Musser
Duane Rader	Mary Clare	William Halstead
Elaine Schilling	Wyrowski	
Gary Zellmer	Mary Zellmer	

The City Clerk is authorized to make substitution to the above slate of judges as necessary to maintain the required minimum and fill vacancies if needed. Adopted by the City Council this 6<sup>th</sup> day of December 2021.

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Mayor

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City Clerk

A RESOLUTION DESIGNATING THE POLLING PLACES FOR THE  
2022 COUNTY COMMISSIONER SPECIAL ELECTION

WHEREAS, The City of North Mankato, Minnesota, pursuant to Minnesota Statute §204B.16 POLLING PLACES; DESIGNATION is required to designate by resolution a polling place for each election precinct.

NOW, THEREFORE, be it resolved by the City Council of the City of North Mankato, Minnesota as follows:

Precinct 1	St. Paul's Lutheran Church 304 Monroe Avenue
Precinct 2	Holy Rosary School 546 Grant Avenue
Precinct 3	Municipal Building, Council Chambers 1001 Belgrade Avenue

Adopted by the City Council of the City of North Mankato, County of Nicollet, State of Minnesota, this the 6<sup>th</sup> day of December 2021.

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Mayor

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ATTEST

# CITY OF NORTH MANKATO

## REQUEST FOR COUNCIL ACTION



Agenda Item # 10E	Dept: City Clerk	Council Meeting Date: 12/6/21
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**TITLE OF ISSUE:** License Renewals for 2022.

**BACKGROUND AND SUPPLEMENTAL INFORMATION:** Attached is a memo listing the liquor license renewals including on-sale liquor, off-sale liquor, club on-sale liquor, pints-on-premise and off-sale intoxicating (growler). The Police Chief has reviewed these licenses and recommends approval and issuance of the 2022 licenses. All property taxes are current on all liquor license premises. Other licenses to be renewed include soft drink, cigarette, mechanical amusement devices, cabaret, refuse haulers, mobile home park, and 3.2 beer off-sale.

*If additional space is required, attach a separate sheet*

**REQUESTED COUNCIL ACTION:** Approve license renewals for 2022.

For Clerk's Use:	SUPPORTING DOCUMENTS ATTACHED																																																
Motion By: _____ Second By: _____  Vote Record: <table style="margin-left: 20px;"> <tr> <td style="text-align: center;">Aye</td> <td style="text-align: center;">Nay</td> <td></td> </tr> <tr> <td style="text-align: center;">_____</td> <td style="text-align: center;">_____</td> <td>Steiner</td> </tr> <tr> <td style="text-align: center;">_____</td> <td style="text-align: center;">_____</td> <td>Norland</td> </tr> <tr> <td style="text-align: center;">_____</td> <td style="text-align: center;">_____</td> <td>Oachs</td> </tr> <tr> <td style="text-align: center;">_____</td> <td style="text-align: center;">_____</td> <td>Whitlock</td> </tr> <tr> <td style="text-align: center;">_____</td> <td style="text-align: center;">_____</td> <td>Dehen</td> </tr> </table>	Aye	Nay		_____	_____	Steiner	_____	_____	Norland	_____	_____	Oachs	_____	_____	Whitlock	_____	_____	Dehen	<table style="width: 100%;"> <tr> <td style="text-align: center;">Resolution</td> <td style="text-align: center;">Ordinance</td> <td style="text-align: center;">Contract</td> <td style="text-align: center;">Minutes</td> <td style="text-align: center;">Map</td> </tr> <tr> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> </tr> <tr> <td colspan="2" style="text-align: center;">Other (specify) _____</td> <td colspan="3" style="text-align: center;">Memo _____</td> </tr> <tr><td colspan="5">_____</td></tr> <tr><td colspan="5">_____</td></tr> <tr><td colspan="5">_____</td></tr> </table>	Resolution	Ordinance	Contract	Minutes	Map	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Other (specify) _____		Memo _____			_____					_____					_____				
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<input type="checkbox"/> Workshop  <input checked="" type="checkbox"/> Regular Meeting  <input type="checkbox"/> Special Meeting	<input type="checkbox"/> Refer to: _____  <input type="checkbox"/> Table until: _____  <input type="checkbox"/> Other: _____
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# MEMORANDUM

TO: Honorable Mayor and City Council

FROM: April Van Genderen, City Clerk

DATE: December 6, 2022

SUBJECT: Liquor License Renewals

This year the following listing of liquor license applications are presented for renewal. The Police Department recommends approval and issuance of the renewal applications for 2022. I have verified that all property taxes are current on all liquor license premises.

## ON-SALE LIQUOR (\*INCLUDES SUNDAY)

- \*Nakato Bar & Grill, Inc., d/b/a Nakato Bar & Grill, 253 Belgrade Avenue
- \*Big Dog Restaurants, Inc. d/b/a Big Dog Sports Café, 1712 Commerce Drive
- \*O2 LLC, d/b/a Spinners Bar, 301 Belgrade Avenue
- \*Dino's Gourmet Pizzeria, 239 Belgrade Avenue
- \*Circle Inn, of North Mankato, 232 Belgrade Avenue
- \*North Mankato Hospitality, d/b/a Comfort Inn and Suites, 2000 Commerce Drive
- \*Mi Pueblo Tres LLC, d/b/a Mi Pueblo Mexican Restaurant, 1754 Commerce Dr. Suite 200

## OFF-SALE LIQUOR

- Nakato Bar & Grill, Inc., d/b/a Nakato Bar & Grill, 253 Belgrade Avenue
- Dembouski, Inc., d/b/a M.G.M. Liquor Warehouse, 1755 Commerce Drive
- BL Worldwide Investments, Inc., d/b/a PJ's Liquor Emporium, 407 1/2 Belgrade Avenue
- Lor Ray Drive Enterprise, d/b/a Range Street Liquor, 1105 Range Street
- Circle Inn of North Mankato, 232 Belgrade Avenue

## CLUB ON-SALE LIQUOR (\*INCLUDES SUNDAY)

- \*American Legion Post 518, 256 Belgrade Avenue

## PINTS-ON-PREMISE AND OFF-SALE INTOXICATING (GROWLER)

### (\*INCLUDES SUNDAY AND SUNDAY OFF-SALE)

- \*Mankato Brewery, LLC d/b/a Mankato Brewery, 1119 Center Street

## 2022 LICENSE RENEWALS

Included is a list of all licenses to be renewed for 2022. Staff would recommend approval and issuance of all licenses, conditioned upon receipt of appropriate insurance certificates and license fees.

## SOFT DRINK

- American Legion Post 518, 256 Belgrade Avenue

Nakato Bar & Grill, Inc., d/b/a Nakato Bar & Grill, 253 Belgrade Avenue  
Walgreens, 1705 Commerce Drive  
Dembouski, Inc., d/b/a M.G.M. Liquor Warehouse, 1755 Commerce Drive  
BL Worldwide Investments, Inc., d/b/a PJ's Liquor Emporium, 407 Belgrade Avenue  
Northern Tier Retail LLC, d/b/a Speedway 201 Webster Avenue  
Big Dog Restaurants, Inc. d/b/a Big Dog Sports Café, 1712 Commerce Drive  
Sub Line Corporation, d/b/a Subway, 1102 N. River Drive  
Sub Line Corporation, d/b/a Subway, 1750 Commerce Drive  
Casey's General Stores, Inc., 1375 Lookout Drive  
Freyberg Management, d/b/a Shell on LorRay, 1711 Commerce Drive  
Duehring Enterprises, d/b/a Culver's, 1680 Commerce Drive  
O2 LLC, d/b/a Spinners Bar, 301 Belgrade Avenue  
Dino's Gourmet Pizzeria, 239 Belgrade Avenue  
Hunan Garden, 408 Belgrade Avenue  
Steindl Busines Development Inc. d/b/a Erbert & Gerbert's Sandwich Shop  
Kwik Trip, Inc. d/b/a Kwik Trip #615, 1740 Commerce Drive  
New Great Wall, Inc. d/b/a New Great Wall, 1814 Commerce Drive  
Mankato Brewery, LLC d/b/a Mankato Brewery, 1119 Center Street  
Lor Ray Drive Enterprise, d/b/a Range Street Liquor, 1105 Range Street  
Curiosi-Tea House, 1745 Commerce Drive  
Circle Inn of North Mankato, 232 Belgrade Avenue  
Neutral Groundz, 229 Belgrade Avenue  
Mi Pueblo Tres, LLC, d/b/a Mi Pureblo Mexican Restaurant, 1754 Commerce Drive, Suite 103  
North Mankato Hospitality, 2000 Commerce Drive

#### CIGARETTE

Dembouski, Inc., d/b/a M.G.M. Liquor Warehouse, 1755 Commerce Drive  
BL Worldwide Investments, Inc., d/b/a PJ's Liquor Emporium, 407 Belgrade Avenue  
Northern Tier Retail LLC, d/b/a Speedway 201 Webster Avenue  
Casey's General Stores, Inc., 1375 Lookout Drive  
Freyberg Management, d/b/a Shell on LorRay, 1711 LorRay Drive  
Walgreen, 1705 Commerce Drive  
Kwik Trip, Inc. d/b/a Kwik Trip #615, 1740 Commerce Drive  
Tip Top Tobacco, LLC, 1710 Commerce Drive Suite 130

#### 3.2 BEER OFF-SALE

Kwik Trip, Inc. d/b/a Kwik Trip #615, 1740 Commerce Drive  
Northern Tier Retail LLC, d/b/a Speedway 201 Webster Avenue

#### MECHANICAL AMUSEMENT DEVICES

Nakato Bar & Grill, Inc., d/b/a Nakato Bar & Grill, 253 Belgrade Avenue  
Big Dog Restaurants, Inc., d/b/a Big Dog Sports Café, 1712 Commerce Drive  
O2 LLC, d/b/a Spinners Bar, 301 Belgrade Avenue  
Circle Inn of North Mankato, 232 Belgrade Avenue  
American Legion Post 518, 256 Belgrade Avenue

REFUSE HAULERS

Hansen Sanitation, 34426 470<sup>th</sup> Street, Kasota, MN 56050

Waste Management, P.O. Box 336, Mankato, MN 56002

LJP Enterprises, Inc., 31745 410<sup>th</sup> Street, St. Peter, MN 56082

West Central Sanitation, P.O. Box 796, 4089 Abbott Drive, Willmar, MN 56201

CABARET (LIVE MUSIC)

O2 LLC, d/b/a Spinners Bar, 301 Belgrade Avenue

American Legion Post 518, 256 Belgrade Avenue

Nakato Bar & Grill, Inc., d/b/a Nakato Bar & Grill, 253 Belgrade Avenue

Mankato Brewery, LLC d/b/a Mankato Brewery, 1119 Center Street

Circle Inn of North Mankato, 232 Belgrade Avenue

MOBILE HOME PARK LICENSES

Cal-Am Properties, d/b/a Avalon Estates, 2101 Excalibur Road

Cal-Am Properties, d/b/a Camelot Estates, 1935 Lor Ray Drive



RESOLUTION DECLARING COSTS TO BE ASSESSED  
FOR MUNICIPAL CHARGES

WHEREAS, pursuant to Section 90.197 of the North Mankato City Code providing that City Abatement of Nuisance if not paid may constitute a lien upon the premises served; and

WHEREAS, pursuant to Section 90.157 of the North Mankato City Code providing that the unpaid removal charges constitute a lien upon the premises served; and

WHEREAS, the City of North Mankato has incurred municipal charges for services rendered in accordance with the following information; and

WHEREAS, all such costs are to be assessed against the property affected thereby;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF NORTH MANKATO, MINNESOTA, that the following costs shall be assessed against such property in the amount and terms as specified on Exhibit A of this resolution.

Adopted by the City Council this 6<sup>th</sup> day of December 2021.

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Mayor

ATTEST:

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City Clerk

**2021 A/R Invoices to be sent to Nicollet County for certification**

Letter Date	Name	Mailing address	Property address	City, State, Zip	Inv #	Inv Date	Inv Amt	Date Due	Reason	Parcel Nbr	Legal Description
10/25/2021	Brian Mechler	303 Belgrade Ave	303 Belgrade Ave	North Mankato, MN 56003	INV02002	2/3/21	108.43	3/3/21	Removal of Code violation items 2/2/21	18.685.0630	Block 5 Lot W 50' OF N 70' OF LOT 1 SubdivisionCd 18685 SubdivisionName ORIGINAL PLAT
10/25/2021	Brian Mechler	303 Belgrade Ave	303 Belgrade Ave	North Mankato, MN 56003	INV02107	3/30/21	172.12	4/30/21	Removal of Code violation items 3/30/21	18.685.0630	Block 5 Lot W 50' OF N 70' OF LOT 1 SubdivisionCd 18685 SubdivisionName ORIGINAL PLAT
10/27/2021	Barbara Hartwig	831 Center St	831 Center St	North Mankato, MN 56003	INV02386	9/14/21	383.75	10/14/21	Cleanup costs	18.872.0030	Lot 3 SubdivisionCd 18872 SubdivisionName P WEBER SUB/BLK 20, HODAPP'S A

664.30



1001 Belgrade Avenue  
North Mankato, MN 56003  
507-625-4141 Fax: 507-625-4151  
[www.northmankato.com](http://www.northmankato.com)

Audio Permit \_\_\_\_\_ 2021  
Park Permit \_\_\_\_\_ 2021

## Audio Permit

### About:

An audio permit is required for anyone operating outdoor amplified sound (i.e., a loudspeaker, public address system, or sound amplifying equipment). All Audio Permits must be approved by the Council. The sound system cannot be operated before 7:00 am or after 10:00 pm. There is a \$25 fee.

### Audio Permit Responsibilities:

- An onsite event coordinator must be available by mobile during the event.
- An applicant will provide a schedule of any music or entertainment proposed to occur during the event.
- A beginning and end time must be supplied on the application, and the event coordinator must ensure compliance.
- Applicants must comply with City Code Ordinance 90.045 and Minnesota Rules Chapter 7030 which limits noise.
- Noise levels cannot exceed 60 dBA more than 50 percent of the time.

### What happens if there is a noise complaint?

- A North Mankato Patrol Officer will meet with the complainant and evaluate and measure the noise using a decibel reader at the location of the complainant.
- If the noise is found out of compliance, the Patrol Officer will contact the onsite event coordinator, and the amplified sound must be turned down.
- If the onsite event coordinator does not comply, the event will be immediately terminated, and the group will be disbursed.
- Failure to comply will affect future ability to obtain an audio permit.

AMPLIFIED SOUND: ☐ LIVE MUSIC/BAND **DATE OF EVENT:** January 29th and 30th, 2022  
☒ DJ/KARAOKE MACHINE **BEGIN TIME:** 9am  
☐ OTHER: \_\_\_\_\_ **END TIME:** 6pm

LOCATION / SHELTER: Spring Lake Park Shelter 4

EVENT NAME: Anthony Ford Pond Hockey Tournament

ONSITE COORDINATOR: PRINT NAME: Phil Tostenson

MOBILE NUMBER: 507-382-7337

☒ I, THE UNDERSIGNED, HAVE RECEIVED THE AUDIO PERMIT AND UNDERSTAND THAT FAILURE TO COMPLY WITH THE AUDIO POLICY MAY TERMINATE THE EVENT AND PREVENT FUTURE ABILITY TO OBTAIN AN AUDIO PERMIT.

SIGNATURE: Phil Tostenson DATE: 11/17/2021

POLICE CHIEF: \_\_\_\_\_

CITY CLERK: \_\_\_\_\_

☐ DENIED ☐ APPROVED

☐ BOOK ☐ POLICE ☐ ONLINE ☐ \$25.00 FEE

STAFF INITIALS \_\_\_\_\_

**CITY OF NORTH MANKATO**  
**REQUEST FOR COUNCIL ACTION**



Agenda Item: 10H		Department: Fire Department		Council Meeting Date: 12/6/21	
TITLE OF ISSUE: Consider Resolution Amending North Mankato Fire Department By-Laws.					
BACKGROUND AND SUPPLEMENTAL INFORMATION: The North Mankato Fire Department is amending their by-laws to reflect Treasury Regulation Section 1.401(a)(9)-2 concerning maximum age definitions.					
<i>If additional space is required, attach a separate sheet</i>					
REQUESTED COUNCIL ACTION: Adopt Resolution Amending North Mankato Fire Department By-Laws.					
<b>For Clerk's Use:</b>			<b>SUPPORTING DOCUMENTS ATTACHED</b>		
Motion By: _____			Resolution   Ordinance   Contract   Minutes   Map		
Second By: _____			<input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>		
Vote Record:			Other (specify) <u>Memo</u>		
Aye   Nay			_____		
_____ Steiner			_____		
_____ Norland			_____		
_____ Oachs			_____		
_____ Whitlock			_____		
_____ Dehen			_____		
<input type="checkbox"/> Workshop			<input type="checkbox"/> Refer to: _____		
<input checked="" type="checkbox"/> Regular Meeting			<input type="checkbox"/> Table until: _____		
<input type="checkbox"/> Special Meeting			<input type="checkbox"/> Other: _____		

RESOLUTION NO. 74-21

RESOLUTION AMENDING NORTH MANKATO FIRE DEPARTMENT BY-LAWS

WHEREAS, the North Mankato City Council has reviewed the proposed Fire Department By-Laws changes; and

WHEREAS, existing circumstances indicate that the amendment is necessary.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF NORTH MANKATO, MINNESOTA, as follows:

That the Fire Department By-Laws 4.10 Required Distributions are changed as follows:

**4.10 Required Distributions.** Notwithstanding any provision of the Plan to the contrary, a distribution to a Participant must be made or begin by the April 1 of the calendar year following the later of the calendar year in which the Participant attains the **maximum age defined in Treasury Reg. Section 1.401(a)(9)-2** or ceases Active Service. Such distributions shall be determined and made in accordance with Section 401(a)(9) of the code and regulations promulgated thereunder, including the minimum distribution incidental benefit requirement of Treasury Reg. Section 1.401(a)(9)-2, the provisions of which are incorporated herein by reference.

Adopted by the City Council this 6<sup>th</sup> day of December 2021.

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Mayor

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City Clerk

**NOTICE OF PUBLIC HEARING ON STORMWATER AND ANNUAL  
STORMWATER POLLUTION PREVENTION PROGRAM (SWPPP) REVIEW**

NOTICE IS HEREBY GIVEN that the City Council of the City of North Mankato, Minnesota, will meet in the Council Chambers of the Municipal Building, 1001 Belgrade Avenue, North Mankato, Minnesota at 7 pm on December 22, 2021, to hold a public hearing to provide an opportunity for the public to provide input on the adequacy of the City's Stormwater Pollution Prevention Program (SWPPP).

Such persons as desire to be heard with reference to the Stormwater Pollution Prevention Program will be heard at this meeting.

Dated this 6<sup>th</sup> day of December 2021

April Van Genderen  
City Clerk  
City of North Mankato

# CITY OF NORTH MANKATO

## REQUEST FOR COUNCIL ACTION



Agenda Item: 10J	Department: Public Works	Council Meeting Date: 12/6/21
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**TITLE OF ISSUE:** Consider Authorizing the City Administrator to execute an Agreement with the Department of Natural Resources.

**BACKGROUND AND SUPPLEMENTAL INFORMATION:** The City of North Mankato has been awarded a grant for up to \$50,000 from the Department of Natural Resources (DNR), to be matched by \$16,667 by the City for a total project of \$66,667 to remove ash trees in North Mankato and replace in kind with a different tree species.

If additional space is required, attach a separate sheet

**REQUESTED COUNCIL ACTION:** Authorize the City Administrator to execute an Agreement with the Department of Natural Resources.

**For Clerk's Use:**

Motion By: \_\_\_\_\_

Second By: \_\_\_\_\_

Vote Record:	Aye	Nay	
	_____	_____	Steiner
	_____	_____	Norland
	_____	_____	Oachs
	_____	_____	Whitlock
	_____	_____	Dehen

**SUPPORTING DOCUMENTS ATTACHED**

Resolution	Ordinance	Contract	Minutes	Map
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Other (specify) <u>    Memo    </u>				
_____				
_____				
_____				

<input type="checkbox"/> Workshop  <input checked="" type="checkbox"/> Regular Meeting  <input type="checkbox"/> Special Meeting	
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<input type="checkbox"/>	Refer to: _____
<input type="checkbox"/>	Table until: _____
<input type="checkbox"/>	Other: _____

## STATE OF MINNESOTA GRANT CONTRACT

This grant contract is between the State of Minnesota, acting through its Commissioner of Natural Resources, Division of Forestry, 500 Lafayette Rd., St. Paul, MN 55155 ("State") and the City of North Mankato, 1001 Belgrade Ave., North Mankato, MN 56003, ("Grantee").

### Recitals

1. Under Minn. Stat. §84.026, §84.085, Subd. 1, and Minnesota Session Law 2021, 1<sup>st</sup> Special Session, Chapter 6, Article 1, Section 3, Subdivision 4(j), the State is empowered to enter into this grant.
2. The State is in need of Urban and Community Forestry Services.
3. The Grantee represents that it is duly qualified and agrees to perform all services described in this grant contract to the satisfaction of the State. Pursuant to Minn.Stat. §16B.98, Subd. 1, the Grantee agrees to minimize administrative costs as a condition of this grant.

### Grant Contract

#### 1 Term of Grant Contract

##### 1.1 *Effective date:*

November 30, 2021, or the date the State obtains all required signatures under Minn. Stat. §16B.98, Subd. 5, whichever is later. Per Minn.Stat. §16B.98 Subd. 7, no payments will be made to the Grantee until this grant contract is fully executed.

##### 1.2 *Expiration date:*

June 30, 2023, or until all obligations have been satisfactorily fulfilled, whichever occurs first.

##### 1.3 *Survival of Terms.*

The following clauses survive the expiration or cancellation of this grant contract: 8. Liability; 9. State Audits; 10. Government Data Practices and Intellectual Property; 12. Publicity and Endorsement; 13. Governing Law, Jurisdiction, and Venue; and 15 Data Disclosure.

#### 2 Grantee's Duties

The Grantee, who is not a state employee, will:

Comply with required grants management policies and procedures set forth through Minn.Stat. §16B.97, Subd. 4 (a) (1).

Perform the duties specified in Exhibit A, Exhibit B, and Exhibit C, which are incorporated and made a part of this agreement.

#### 3 Time

The Grantee must comply with all the time requirements described in this grant contract. In the performance of this grant contract, time is of the essence.

#### 4 Consideration and Payment

##### 4.1 *Consideration.*

The State will pay for all services performed by the Grantee under this grant contract as follows:

##### *(a) Compensation*

The Grantee will be paid compensation in an amount not to exceed \$50,000.00 on a reimbursement basis for qualifying purchases. The Grantee shall submit payment requests with required expenditure documentation.

According to the breakdown of costs contained in Exhibit B, which is attached and incorporated into this grant contract, the Grantee certifies that a minimum 25% matching requirement for the grant will be met by the City of North Mankato. The total project cost is \$66,667.00. Grantee agrees to match at least \$16,667.00 of this project cost.



**(b) Travel Expenses**

Reimbursement for travel and subsistence expenses actually and necessarily incurred by the Grantee as a result of this grant contract will not exceed \$0.00; provided that the Grantee will be reimbursed for travel and subsistence expenses in the same manner and in no greater amount than provided in the current "Commissioner's Plan" promulgated by the Commissioner of Minnesota Management and Budget (MMB). The Grantee will not be reimbursed for travel and subsistence expenses incurred outside Minnesota unless it has received the State's prior written approval for out of state travel. Minnesota will be considered the home state for determining whether travel is out of state.

**(c) Total Obligation.**

The total obligation of the State for all compensation and reimbursements to the Grantee under this grant contract will not exceed \$50,000.00.

**4.2 Payment**

**(a) Invoices**

The State will promptly pay the Grantee after the Grantee presents an itemized invoice for the services actually performed and the State's Authorized Representative accepts the invoiced services. Invoices must be submitted timely and according to the following schedule:

1. 1. June 30, 2022
2. 2. December 30, 2022
3. 3. June 30, 2023

All project work must be completed and the final request for reimbursement (along with final reports) must be submitted by June 30, 2023.

**(b) Unexpended Funds**

The Grantee must promptly return to the State any unexpended funds that have not been accounted for annually in a financial report to the State due at grant closeout.

**4.3 Subcontractors, Contracting, and Bidding Requirements**

The Grantee agrees that if it subcontracts any portion of this project to another entity, the agreement with the subcontractor will contain all applicable provisions of the agreement with the State.

Per [Minnesota Statute 471.345](#), **Municipalities** as defined in Subd.1 must follow that Uniform Municipal Contracting Law if contracting funds from this grant contract agreement for any supplies, materials, equipment, or the rental thereof, or the construction, alteration, repair, or maintenance of real or personal property.

**(a)** Support documentation of the bidding process utilized to contract services must be included in the grantee's financial records, including support documentation justifying a single/sole source bid, if applicable.

**(b)** For projects that include construction work of \$25,000 or more, prevailing wage rules apply per [Minnesota Statute 177.41](#) through [177.44](#). Consequently, the bid request must state the project is subject to prevailing wage. These rules require that the wages of laborers and workers should be comparable to wages paid for similar work in the community as a whole. A prevailing wage form should accompany these bid submittals.

**5 Conditions of Payment**

All services provided by the Grantee under this grant contract must be performed to the State's satisfaction, as determined at the sole discretion of the State's Authorized Representative and in accordance with all applicable federal, state, and local laws, ordinances, rules, and regulations. The Grantee will not receive payment for work found by the State to be unsatisfactory or performed in violation of federal, state, or local law.

## **6 Authorized Representative**

The State's Authorized Representative is *Emma Schultz, Community Forest Project Specialist, 500 Lafayette Rd., St. Paul, MN 55155, (651) 259-5274, [emma.schultz@state.mn.us](mailto:emma.schultz@state.mn.us)*, or her successor, and has the responsibility to monitor the Grantee's performance and the authority to accept the services provided under this grant contract. If the services are satisfactory, the State's Authorized Representative will certify acceptance on each invoice submitted for payment.

The Grantee's Authorized Representative is *Nathan Host, Public Works Director, 1001 Belgrade Ave., North Mankato, MN 56003, [nhost@northmankato.com](mailto:nhost@northmankato.com), (507) 345-5570*. If the Grantee's Authorized Representative changes at any time during this grant contract, the Grantee must immediately notify the State.

## **7 Assignment Amendments, Waiver, and Grant Contract Complete**

### **7.1 Assignment**

The Grantee shall neither assign nor transfer any rights or obligations under this grant contract without the prior written consent of the State, approved by the same parties who executed and approved this grant contract, or their successors in office.

### **7.2 Amendments**

Any amendments to this grant contract must be in writing and will not be effective until it has been executed and approved by the same parties who executed and approved the original grant contract, or their successors in office.

### **7.3 Waiver**

If the State fails to enforce any provision of this grant contract, that failure does not waive the provision or the State's right to enforce it.

### **7.4 Grant Contract Complete**

This grant contract contains all negotiations and agreements between the State and the Grantee. No other understanding regarding this grant contract, whether written or oral, may be used to bind either party.

## **8 Liability**

The Grantee must indemnify, save, and hold the State, its agents, and employees harmless from any claims or causes of action, including attorney's fees incurred by the State, arising from the performance of this grant contract by the Grantee or the Grantee's agents or employees. This clause will not be construed to bar any legal remedies the Grantee may have for the State's failure to fulfill its obligations under this grant contract.

## **9 State Audits**

Under Minn. Stat. § 16B.98, Subd.8, the Grantee's books, records, documents, and accounting procedures and practices of the Grantee or other party relevant to this grant agreement or transaction are subject to examination by the State and/or the State Auditor or Legislative Auditor, as appropriate, for a minimum of six years from the end of this grant agreement, receipt and approval of all final reports, or the required period of time to satisfy all state and program retention requirements, whichever is later.

## **10 Government Data Practices and Intellectual Property Rights**

### **10.1 Government Data Practices**

The Grantee and State must comply with the Minnesota Government Data Practices Act, Minn. Stat. Ch. 13, as it applies to all data provided by the State under this grant contract, and as it applies to all data created, collected, received, stored, used, maintained, or disseminated by the Grantee under this grant contract. The civil remedies of Minn. Stat. § 13.08 apply to the release of the data referred to in this clause by either the Grantee or the State. If the Grantee receives a request to release the data referred to in this Clause, the Grantee must immediately notify the State. The State will give the Grantee instructions concerning the release of the data to the requesting party before the data is released. The Grantee's response to the request shall comply with applicable laws.

## **10.2 *Intellectual Property Rights - Not Applicable***

### **11 Workers Compensation**

The Grantee certifies that it is in compliance with Minn. Stat. §176.181, Subd. 2, pertaining to workers' compensation insurance coverage. The Grantee's employees and agents will not be considered State employees. Any claims that may arise under the Minnesota Workers' Compensation Act on behalf of these employees and any claims made by any third party as a consequence of any act or omission on the part of these employees are in no way the State's obligation or responsibility.

### **12 Publicity and Endorsement**

The Grantee will publicly post and promote project information and purpose as pertains to this grant contract.

#### **12.1 *Publicity***

Any publicity regarding the subject matter of this grant contract must identify the State as the sponsoring agency and must not be released without prior written approval from the State's Authorized Representative. For purposes of this provision, publicity includes notices, informational pamphlets, press releases, research, reports, signs, and similar public notices prepared by or for the Grantee individually or jointly with others, or any subcontractors, with respect to the program, publications, or services provided resulting from this grant contract. All projects primarily funded by state grant appropriations must publicly credit the State of Minnesota, including on the grantee's website when practicable.

#### **12.2 *Endorsement***

The Grantee must not claim that the State endorses its products or services.

### **13 Governing Law, Jurisdiction, and Venue**

Minnesota law, without regard to its choice-of-law provisions, governs this grant contract. Venue for all legal proceedings out of this grant contract, or its breach, must be in the appropriate state or federal court with competent jurisdiction in Ramsey County, Minnesota.

### **14 Termination**

#### **14.1 *Termination by the State***

The State may immediately terminate this grant contract with or without cause, upon 30 days' written notice to the Grantee. Upon termination, the Grantee will be entitled to payment, determined on a pro rata basis, for services satisfactorily performed.

#### **14.2 *Termination for Cause***

The State may immediately terminate this grant contract if the State finds that there has been a failure to comply with the provisions of this grant contract, that reasonable progress has not been made or that the purposes for which the funds were granted have not been or will not be fulfilled. The State may take action to protect the interests of the State of Minnesota, including the refusal to disburse additional funds and requiring the return of all or part of the funds already disbursed.

#### **14.3 *Termination for Insufficient Funding***

The State may immediately terminate this grant contract if:

(a) It does not obtain funding from the Minnesota Legislature.

(b) Or, if funding cannot be continued at a level sufficient to allow for the payment of the services covered here. Termination must be by written or fax notice to the Grantee. The State is not obligated to pay for any services that are provided after notice and effective date of termination. However, the Grantee will be entitled to payment, determined on a pro rata basis, for services satisfactorily performed to the extent that funds are available. The State will not be assessed any penalty if the contract is terminated because of the decision of the Minnesota Legislature, or other funding source, not to appropriate funds. The State must provide the Grantee notice of the lack of funding within a reasonable time of the State's receiving that notice.

#### **14.4 *Additional Alternate Termination Language***

Additional alternate termination language may be negotiated on a case-by-case basis after the state agency has consulted with their legal and finance teams.

#### **15 Data Disclosure**

Under Minn. Stat. § 270C.65, Subd. 3, and other applicable law, the Grantee consents to disclosure of its social security number, federal employer tax identification number, and/or Minnesota tax identification number, already provided to the State, to federal and state tax agencies and state personnel involved in the payment of state obligations. These identification numbers may be used in the enforcement of federal and state tax laws which could result in action requiring the Grantee to file state tax returns and pay delinquent state tax liabilities, if any.

#### **16 Non-Discrimination Requirements**

No person in the United States must, on the ground of race, color, national origin, handicap, age, religion, or sex, be excluded from participation in, be denied the benefits of, or be subject to discrimination under, any program or activity receiving Federal financial assistance. Including but not limited to:

- a) Title VI of the Civil Rights Act of 1964 (42 U.S.C. § 2000d et seq.) and DOC implementing regulations published at 15 C.F.R. Part 8 prohibiting discrimination on the grounds of race, color, or national origin under programs or activities receiving Federal financial assistance; Title IX of the Education Amendments of 1972 (20 U.S.C. § 1681 et seq.) prohibiting discrimination on the basis of sex under Federally assisted education programs or activities;
- b) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. § 794), and DOC implementing regulations published at 15 C.F.R. Part 8b prohibiting discrimination on the basis of handicap under any program or activity receiving or benefiting from Federal assistance.
- c) The Age Discrimination Act of 1975, as amended (42 U.S.C. § 6101 et seq.), and DOC implementing regulations published at 15 C.F.R. Part 20 prohibiting discrimination on the basis of age in programs or activities receiving Federal financial assistance;
- d) Title II of the Americans with Disabilities Act (ADA) of 1990 which prohibits discrimination against qualified individuals with disabilities in services, programs, and activities of public entities.

**1. STATE ENCUMBRANCE VERIFICATION**

*Individual certifies that funds have been encumbered as required by Minn. Stat. ' ' 16A.15 and 16C.05*

Signed:  \_\_\_\_\_  
Date: November 24, 2021

SWIFT Contract/PO No(s). 203978 / 3-201000

**2. GRANTEE**

The Grantee certifies that the appropriate person(s) have executed the grant contract on behalf of the Grantee as required by applicable articles, bylaws, resolutions, or ordinances.

By: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

By: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

**3. STATE AGENCY**

By: \_\_\_\_\_  
(with delegated authority)

Title: \_\_\_\_\_

Date: \_\_\_\_\_

**Exhibit A: Grant Project Deliverables**  
*2021 Preparing for EAB Grants*  
City of North Mankato Deliverables

Grant Sum Total: \$50,000.00

**Grant Contact Deliverables**

- Adopting an EAB management plan through this grant process if the community does not yet have one in place
- Each ash tree removed must be replaced with a newly planted tree
- Grantee must be willing to participate in work by the Minnesota Department of Agriculture and University of Minnesota to evaluate project impacts

*Regardless of requests for reimbursement, a written update must be submitted by each reporting deadline, to ensure project is moving forward and on track to completion. Add written reports below corresponding to each reporting date:*

June 30, 2022 Update:

December 30, 2022 Update:

June 30, 2023 Update:

*As work is completed, thoroughly address all applicable bullet points below. Add in the date of reporting (i.e. 6/30/22) and change the font color of your update to red, to show where information has been added. Continually add to this document over the lifetime of your grant, making sure that all bullet points are addressed by the time of the grant's completion.*

*Work with DNR to fully execute and report on the impacts of the work plan by meeting the requirements as submitted in the City of North Mankato's application:*

**Project Overview**

The City of North Mankato has an estimated 1,500 ash trees along boulevards and within city parks. Currently our ash borer management plan, enacted in 2019, is to remove 35 ash trees per year. At this time we began inventorying all city owned trees in town, a project that is approximately 65% complete. This plan was set in place as a proactive effort to reduce the ash trees in our inventory and plant new trees over time as to not decimate our boulevard canopies by enacting a large project to remove all 1,500 trees at one time. With the recent discovery of ash borer in New Ulm, MN (20 miles from North Mankato) we are in the process of revising our ash tree management plan to become much more aggressive in terms of removal and replacement.

- If awarded the grant, this city wide project would include removal of 33 ash trees and planting of replacement trees. The trees would be identified as part of our inventory with input from our park foreman who is the city forester. Currently we are working with Minnesota State University at Mankato to complete the inventory. Their students in the biology and surveying department are going out to the field to identify the species and get a GPS coordinate on the location of the tree.

**Timeline**

- Fall 2021 Complete tree inventory.
- Winter 2021 Analysis of tree inventory identifying the 75 ash trees that qualify for treatment and for removal.
- Winter 2021 solicited pricing for removals and stump grinding services.
- Spring 2021 begin removal process with in house staff and contractor depending on tree size and location. To also include stump grinding.
- Spring 2021 Replant trees in locations selected.

### **Project Budget Explanation**

- \$33,000 for contractor removals
- \$16,500 for replacement trees
- \$17,167 for trunk tubes blanket, guide wires, etc.

Project total: \$66,667

Grant award Amount \$50,000

City matching Funds: \$16,667

### **Project Impacts on Priority Landscapes and Populations**

- Many of our boulevard trees are in lower North Mankato which is an area of diverse population and a lower income area. This grant award would help identify ash trees in these areas that qualify for removal and replacement. Currently if a boulevard tree is to be replaced, the cost is split 50/50 between the city and the homeowner. This grant would alleviate the 50% that is passed onto the homeowner.

### **Communication**

- Our public information officer would utilize local media, social media, our city sponsored quarterly newspaper as well a flyer inserted into the utility billing that is sent to citizens on a monthly basis either via mail or email. Feedback will be requested to call to reach out to the city to inquire about removal of trees.

### **Personnel**

- Jason Lobitz, our park foreman, will be the lead in the field on this particular project. Jason has 25 years of park maintenance. He has overseen the establishment of 3 prairies in our community including the required maintenance needed with them. Jason is a certified tree inspector as accredited by the Minnesota DNR with license #20104184. He will take the lead on completing the inventory and identifying trees for replacement.

### **Tree Planting**

Grant funds will not fund the purchase of trees that are over-represented in your community. Any genera that comprise 10% or more of the community forest make-up will not be funded. Numbers derived from the Minnesota Department of Natural Resources 2010 Rapid Assessment will be used unless an updated inventory is provided. For North Mankato this means grant funds cannot be spent on purchasing:

- *Acer (maple)*: 24.5%
- *Fraxinus (ash)*: 23.1%
- *Picea (spruce)*: 12.8%

All trees planted with grant funds are expected to be maintained based on the City of North Mankato's Three Year Tree Maintenance Plan submitted as Exhibit C. Trees that do not survive will need to be replaced prior to grant close-out utilizing the warranty the city has with the nursery that stock was purchased from, or at the expense of the City of North Mankato.

## **Requesting Reimbursement**

Accomplishment reports and maps of completed work will be submitted with all requests for reimbursement.

- Partial payment form along with invoices and proof of payment for grant-funded purchases, Cash Match form along with proof of payment, and In-Kind Match form
- Partial payments may be submitted as needed and must include all up-to-date required documents and accomplishment reports, including a relevant certification and/or declaration
- Accomplishment reports will include grant contract deliverables and their impacts
- Photo documentation of the project's progress at appropriate phases, and illustrations, diagrams, charts, graphs, and maps to show results
- Maps will:
  - Identify the location of ash that have been removed
  - Identify the location of ash stumps that have been ground
  - Identify the location and species of trees that have been planted
- All trees removed, treated, and planted will be mapped and submitted as shapefiles, with the planted trees identified by species, to obtain grant fund reimbursement. If your community does not have access to shapefile-generating software, please notify your DNR Urban and Community Forestry Team Member, and they will work to assist you.

Following the submission of invoices and accomplishment reports, a compliance check will be conducted by Minnesota Department of Natural Resources staff. Staff will do a site evaluation ensuring that tree species submitted on maps are correctly identified and planted in accordance with the standards set in the Minnesota Department of Natural Resources Pocket Guide to Planting Trees.

Staff will also ensure that the project adheres to the 20-10-5 guideline which means that following planting, a community has no more than 20% of their trees within a single family, no more than 10% of their trees within a single genus, and no more than 5% of their trees within a single species. Staff will confirm that planted tree stock is 1-2" caliper bareroot or a container class size #20 or smaller.

## **Acknowledgment**

The Minnesota Department of Natural Resources needs to be acknowledged in publications, audiovisuals, and electronic media developed as a result of this award.

- Including any publications or outreach materials related to this grant or agreement, a statement of affiliation with Minnesota Department of Natural Resources, e.g., "This publication made possible through a grant from the Minnesota Department of Natural Resources." OR "This project was conducted in cooperation with the Minnesota Department of Natural Resources."
- Logo is permitted for use and can be obtained by contacting an Urban and Community Forestry Team Member.



**Exhibit B: Project Budget**  
*2021 Preparing for EAB Grants*  
 City of North Mankato

<b>Item</b>	<b>State Grant Funds</b>	<b>Cash Match</b>	<b>In-kind Match</b>	<b>Total</b>
Personnel and Owned Equipment				<b>\$0.00</b>
Eligible Expenses	\$50,000.00	\$16,667.00		<b>\$66,667.00</b>
<b>Totals</b>	<b>\$50,000.00</b>	<b>\$16,667.00</b>	<b>\$0.00</b>	<b>\$66,667.00</b>



### 3-Year Tree Maintenance Plan Template for Newly Planted Trees

**LUG:** City of North Mankato

**Year and Season of Planting:** Spring 2022

**Project Coordinator:** Nate Host, Public Works Director

**Phone:** 507-345-5570

**Email:** nhost@northmankato.com

**# of Trees to be Planted:** 75

**Size (caliper for deciduous, height for conifers):** 1-2"

**Type of Stock to be Planted (Bare root, etc.):** Bare Root

**Describe how the activities below will be completed.**

#### 1. Tree Maintenance Personnel

- a. Describe who is responsible for maintenance.  
City of North Mankato and the homeowner
- b. Volunteers, homeowners, or inexperienced staff that will provide maintenance should receive basic training and literature on proper maintenance techniques. Is training needed and how will you do it?  
Training is needed as the homeowner is responsible for watering once the trees are planted. City staff complete the planting and pruning. Homeowners are giving a flyer on proper tree watering.
- c. How will you inspect tree maintenance work periodically to make sure it is being done correctly?  
Once trees are planted city staff will check on the trees once a week at different times during the week to ensure that water is maintained. they will also check on planting tubes, guide wires, etc are in place if those are indeed used.

#### 2. Tree Watering Process

Describe in detail how trees will be watered, the time period and frequency of watering. Trees should be watered weekly for the first 3 to 5 years when the ground is thawed, unless it has rained 1 inch in a week.

Tree watering of boulevard trees is the responsibility of the homeowner. Homeowners are given a flyer detailing the frequency and duration of watering for trees. City staff then does follow up to ensure proper watering technique is used.

**3. Mulching Trees**

Will you mulch your trees and if so, how will you maintain mulch?

Trees will not be mulched, the area around the tree will be planted with grass seed, this is common practice for all of our boulevard trees.

**4. Staking and Tying Trees**

Explain if staking is necessary due to mowing, vandalism, or wind conditions, and describe plans for inspection and removal.

Staking use will be minimal as the area identified for trees is in the bluff therefore they don't see high winds. If staking is needed in a given instance, city staff will complete the staking and inspect the staking when doing watering inspections.

**5. Checking Tree Health**

The grantee will check trees every 6 – 12 months to identify and address problems. Describe inspection process and follow-up.

As previously mentioned trees will be inspected weekly. If staff identify an issue they will work with the homeowner to correct.

**6. Tree Protection**

Young trees in busy urban areas may be easily damaged by human activity, animals, and equipment. Describe how planted trees will be protected.

Planting tubes will be used.

**7. Pruning**

Newly planted trees should need little pruning, if they were properly cared for in the nursery. In the first year after planting, remove only dead or broken branches. In later years, weakly attached limbs can be removed, and corrective pruning can be done if needed. Describe your pruning maintenance cycle.

City staff inspects all boulevard trees in the fall and winter to identify trees need for pruning or removal.

**8. Tree Warranty**

Tree planting should include a warranty from the nursery for replacement (due to poor condition or mortality). The grantee should be prepared to fully replace all trees that are in poor condition or die prior to inspection at the end of the project grant agreement, unless loss was due to natural disaster. Describe your tree warranty or how trees will be replaced.

As part of our current boulevard tree replacement program, trees do come with a one year replacement warranty. We almost always purchase bulk trees from Bachmans and they are great about honoring a one year warranty.



# Minnesota Department of Natural Resources

## Conflict of Interest Disclosure

### **Conflict of Interest:**

A conflict of interest occurs when a person has actual or apparent duty or loyalty to more than one organization and the competing duties or loyalties may result in actions which are adverse to one or both parties. A conflict of interest exists even if no unethical, improper or illegal act results from it.

### **Actual Conflict of Interest:**

An actual conflict of interest occurs when a person's decision or action would compromise a duty to a party without taking immediate appropriate action to eliminate the conflict. Examples include, but are not limited to:

- One party uses his or her position to obtain special advantage, benefit, or access to the other party's time, services, facilities, equipment, supplies, badge, uniform, prestige, or influence.
- One party receives or accepts money (or anything else of value) from another party or has equity or a financial interest in or partial or whole ownership of the other party's organization.
- One party is an employee, board member or family member of the other party.

### **Potential Conflict of Interest:**

A potential conflict of interest may exist if a person has a relationship, affiliation, or other interest that could create an inappropriate influence if the person is called on to make a decision or recommendation that would affect one or more of those relationships, affiliations, or interests.

### **Organizational Conflict of Interest:**

A conflict of interest can also occur with an organization that is a grant applicant in a competitive grant process or grantee of a state agency. Organizational conflicts of interest occur when:

- A grantee's objectivity in carrying out the grant is impaired or compromised due to competing duties or loyalties
- A grantee, potential grantee or grant applicant has an unfair competitive advantage through being furnished unauthorized proprietary information or source selection information that is not available to all competitors

**This section to be completed by Grantee's Authorized Representative (AR):**

I certify that we will maintain an adequate Conflict of Interest Policy, and throughout the term of our agreement, we will monitor and report any actual, potential, individual, or organizational conflicts of interest to the State's Authorized Representative.

I also certify that I have read and understand the description of conflict of interest above and as of this date (check one of the two boxes below):

- ☐ I do not have any conflicts of interest relating to this project.
- ☐ I have an actual, potential, individual, or organizational (*indicate below*) conflict of interest. The nature of the conflict is as follows:

If at any time during the grant project I discover a conflict of interest, I will disclose that conflict immediately to the State's Authorized Representative.

Grantee AR's Printed Name: Nathan Host Date: \_\_\_\_\_

Grantee AR's Signature: \_\_\_\_\_

Organization Name: \_\_\_\_\_

Project Name: \_\_\_\_\_

Legal Citation: ML\_\_\_\_\_, Chapter \_\_\_\_\_, Article \_\_\_, Section \_\_\_, Subdivision \_\_\_\_\_

-----

State AR's Printed Name: \_\_\_\_\_ Date: \_\_\_\_\_

State AR's Signature: \_\_\_\_\_

# CITY OF NORTH MANKATO

## REQUEST FOR COUNCIL ACTION



Agenda Item: 12A	Department: City Engineer	Council Meeting Date: 12/6/21																											
<b>TITLE OF ISSUE: Consider Resolution Authorizing Minnesota Safe Routes to School 2021 Funding Application for the Lor Ray Drive Improvements/Dakota Meadows Middle School Project.</b>																													
<b>BACKGROUND AND SUPPLEMENTAL INFORMATION: City staff is requesting the Council adopt Resolution 75-21 authorizing the application for Minnesota Safe Routes to School 2021 funding. \$500,000 is being requested through the solicitation to cover pedestrian and bicycle facilities being constructed in 2022 as part of the Lor Ray Drive Improvements Project. Trails and sidewalks along Lor Ray Drive will provide much needed safe routes to school for existing and future residential developments in the area. This resolution will meet the requirement of the application for a resolution from the submitting agency supporting the project.</b>																													
If additional space is required, attach a separate sheet																													
<b>REQUESTED COUNCIL ACTION: Adopt Resolution Authorizing Minnesota Safe Routes to School 2021 Funding Application for the Lor Ray Drive Improvements/Dakota Meadows Middle School Project.</b>																													
<b>For Clerk's Use:</b>  Motion By: _____ Second By: _____  Vote Record: <table style="margin-left: 40px; border: none;"> <tr> <td style="text-align: center;">Aye</td> <td style="text-align: center;">Nay</td> <td></td> </tr> <tr> <td style="text-align: center;">_____</td> <td style="text-align: center;">_____</td> <td>Steiner</td> </tr> <tr> <td style="text-align: center;">_____</td> <td style="text-align: center;">_____</td> <td>Norland</td> </tr> <tr> <td style="text-align: center;">_____</td> <td style="text-align: center;">_____</td> <td>Oachs</td> </tr> <tr> <td style="text-align: center;">_____</td> <td style="text-align: center;">_____</td> <td>Whitlock</td> </tr> <tr> <td style="text-align: center;">_____</td> <td style="text-align: center;">_____</td> <td>Dehen</td> </tr> </table>	Aye	Nay		_____	_____	Steiner	_____	_____	Norland	_____	_____	Oachs	_____	_____	Whitlock	_____	_____	Dehen	<b>SUPPORTING DOCUMENTS ATTACHED</b>  <table style="width: 100%; border: none;"> <tr> <td style="text-align: center;">Resolution</td> <td style="text-align: center;">Ordinance</td> <td style="text-align: center;">Contract</td> <td style="text-align: center;">Minutes</td> <td style="text-align: center;">Map</td> </tr> <tr> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> </tr> </table> Other (specify) _____ Memo _____ _____ _____ _____	Resolution	Ordinance	Contract	Minutes	Map	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
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<input type="checkbox"/> Workshop  <input checked="" type="checkbox"/> Regular Meeting  <input type="checkbox"/> Special Meeting	<input type="checkbox"/> Refer to: _____ <input type="checkbox"/> Table until: _____ <input type="checkbox"/> Other: _____																												

RESOLUTION AUTHORIZING MINNESOTA SAFE ROUTES TO SCHOOL 2021 FUNDING  
APPLICATION FOR THE LOR RAY DRIVE IMPROVEMENTS/DAKOTA MEADOWS MIDDLE  
SCHOOL PROJECT

WHEREAS: \$8 million in Safe Routes to School Funding is available, with a minimum of \$8 million in Safe Routes to School Funding is available, with a minimum of \$50,000 and a cap of \$500,000 for each project, and

WHEREAS: The State of Minnesota requires that agencies submitting application for Minnesota Safe Routes to School 2021 infrastructure grant funding identify certification, regulations, or ordinances that the community benefiting from this project has adopted subdivision regulations that require safe routes to school infrastructure in developments authorized on or after June 1, 2016, and

WHEREAS: The City of North Mankato is the applicant and sponsoring agency for the Minnesota State Safe Routes to School funding application for the Lor Ray Drive Improvements/Dakota Meadows Middle School Project, and

WHEREAS: The City of North Mankato has adopted Chapter 155: Subdivision Regulations of the North Mankato City Code providing § 155.46 Streets, Alleys and Sidewalks which dictates the installation of sidewalk is required on at least 1 side of any new residential street as well as in existing residential subdivisions as recommended in the Future Sidewalk Development Map, and

WHEREAS: Independent School District 77 has been an active participant in working with the City of North Mankato to identify SRTS needs and was a participant in a 2015 study that focused on a Safe Routes to School Plan for community schools, and

WHEREAS: The proposed Lor Ray Drive Improvements/Dakota Meadows Middle School Project will work toward increasing safety for students to walk or bicycle to school.

**NOW**, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF NORTH MANKATO, MINNESOTA that the City of North Mankato supports the improvements included in the proposed Lor Ray Drive Improvements/Dakota Meadows Middle School Project and supports the submission of a funding application for said project under the 2021 Minnesota Safe Routes to School Infrastructure funding solicitation.

BE IT FURTHER RESOLVED that the City of North Mankato agrees to secure and guarantee the local share of costs associated with this project and responsibility for seeing this project through to its completion, with compliance of all applicable laws, rules and regulations.

BE IT FURTHER RESOLVED that The City of North Mankato agrees to design, construct, operate and maintain facilities constructed with state transportation funds for the useful life of the improvement.

---

Mayor

---

ATTEST

REGIONAL ECONOMIC  
DEVELOPMENT ALLIANCE

ANNUAL REPORT  
2020-2021

# INDIVIDUAL STRENGTHS

# REGIONAL SUCCESS

REGIONAL  
ECONOMIC  
DEVELOPMENT  
ALLIANCE



GREATER  
MANKATO  
GROWTH



# *Individual Strengths. Regional Success.*

## CONTENTS

### INTRODUCTION

**03**

---

### THE TEAM

**03**

---

### WHY WE PARTNER

**04**

---

### ALLIANCE PARTNERS

**05**

---

### REGIONAL HIGHLIGHTS

**06-07**

---

### STRATEGIC ACTIVITIES

**08-11**

---

### ECONOMIC LANDSCAPE

**12-14**

---

### IMPACT OF FEDERAL FUNDS

**15**

Note: All information presented in this report is for the period of September 1, 2020 - August 31, 2021 unless otherwise noted.



GREATER  
MANKATO  
GROWTH

# INTRODUCTION

Welcome to the 2020-2021 Regional Economic Development Alliance (REDA) Annual Report. In 2021, the Alliance is celebrating twelve years of partnership that focuses on a common vision and working toward regional objectives collaboratively.

This report features highlights related to strategic activities outlined in the REDA joint services agreement in the areas of business retention and expansion, new enterprise and emerging business development, new business development and marketplace enhancements. Additionally, this document provides data related to the economic landscape of the region. Appreciation is extended to each of our partners for their engagement and commitment towards supporting and strengthening our regional economy through the power of collaboration in addition to building upon our collective strengths.

A consistent theme that you will find throughout the contents of this document is opportunity and how we can utilize the value of collaboration to further build upon our collective strengths.

We invite you to celebrate the work of the partnership and continue looking forward to what we can accomplish together.



*Jessica Beyer*

Jessica Beyer  
President & CEO  
Greater Mankato Growth, Inc



*Mark Dehen*

Mayor Mark Dehen  
Chair, Regional Economic  
Development Alliance

## THE TEAM

At Greater Mankato Growth, we work for all of the participating communities of the Regional Economic Development Alliance every day. Think of the staff listed here as an extension of the participating communities, additional staff that are experts in the niche of economic development. They work to provide data, connect resources and retain and attract vital businesses across the region. Because the staff works with many communities, businesses and organizations, they have a pulse on what is happening across the marketplace and can leverage resources and knowledge for the benefit of all.

Additional staff members contribute to Regional Economic Development Alliance and participate on an as-needed basis with the group.



**Andy Wilke**

Business Development &  
Public Affairs Director



**Ryan Vesey**

Economic Development  
& Research Manager



**Anna Thill**

President - Visit  
Mankato, LLC



**Sam Ziegler**

Director of GreenSeam



**Courtney Malone**

Special Projects  
Marketing Manager



**Ines Wingert**

Marketing &  
Communications Manager

\* Former staff: John Considine III and Bridget Norland not pictured

[greatermankatobusiness.com](http://greatermankatobusiness.com)

# WHY WE PARTNER

## OBJECTIVE

To retain and grow the primary economic base of the Greater Mankato Regional Marketplace through business retention, new enterprise, emerging business development and new business development.

## PURPOSE

It has become broadly accepted, embraced and understood that economic prosperity and activities do not stop at jurisdictional boundaries. Rather our economic and community prosperity lies in the success of our collective and immediate marketplace.

For this reason, the parties wish to facilitate economic development of the communities that make up the Greater Mankato Regional Marketplace. This endeavor will offer a “forum to strategically facilitate regional assets and opportunities” for the purpose of business development, and will enable us to enhance and develop our future economic prosperity.

## GUIDING PRINCIPLES

- Economic prosperity
- Atmosphere of cooperation
- Unique strengths and characteristics
- Direct technical assistance
- Efficient and effective delivery
- Supportive Actions

*“Eagle Lake values being a member of the Greater Mankato Growth Regional Economic Development Alliance, specifically because GMG staff is very knowledgeable and always willing to support members with helpful tools and resources when needed and because GMG staff consistently promotes and fosters an environment of cooperation and the desire for shared economic development prosperity amongst members.”*

*- Jennifer Bromeland, City of Eagle Lake*

# ALLIANCE PARTNERS

Regional Economic Development Alliance has been comprised of five cities and two counties with Greater Mankato Growth serving as the facilitator. All partners and representatives are committed to serving all of the cities in the Mankato - North Mankato Metropolitan Statistical Area (MSA).

## Advisory Committee

**CHAIR:** Mark Dehen  
**VICE CHAIR:** Jack Kolars  
**President & CEO:** Jessica Beyer



## EAGLE LAKE

**Elected Official:**  
 Jim Beal, EDA  
 Commissioner  
**Staff Representative:**  
 Jennifer Bromeland,  
 City Administrator



## LAKE CRYSTAL

**Elected Official:**  
 Todd Wiens, Mayor  
**Staff Representative:**  
 Taylor Gronau, City Administrator



## MANKATO

**Elected Official:**  
 Mike Laven, Council Member  
**Staff Representative:**  
 Susan Arntz, City Manager  
**Affiliated Staff:**  
 Paul Vogel, Director of Community  
 Development  
 Courtney Kramlinger, Economic  
 Development Specialist



## NORTH MANKATO

**Elected Official:**  
 Mark Dehen, Mayor  
**Staff Representative:**  
 John Harrenstein, City  
 Administrator  
**Affiliated Staff:**  
 Mike Fischer, Community  
 Development Director



## SAINT PETER

**Elected Officials:** Keri Johnson,  
 Council Member  
**Staff Representative:** Todd Prafke,  
 City Administrator  
**Affiliated Staff:** Russ Wille,  
 Director of Community  
 Development



## BLUE EARTH COUNTY

**Elected Official:**  
 Mark Piepho, Commissioner  
**Staff Representative:**  
 Bob Meyer, County Administrator



## NICOLLET COUNTY

**Elected Official:**  
 Jack Kolars, Commissioner  
**Staff Representative:**  
 Mandy Landkamer, County  
 Administrator



Region Nine Development  
 Commission serves as a  
 regional liaison.

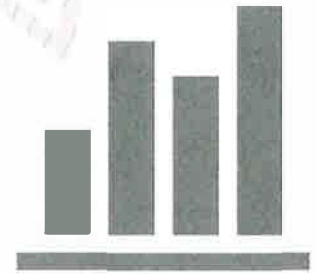
## REGIONAL HIGHLIGHTS

Ranked 1st  
in total  
employment  
among the 20 MSAs  
closest in size.

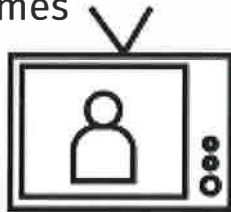


Restaurant Revitalization Fund  
application instructions  
provided to over 200 eligible  
businesses resulting in

**\$13 million** in grants to  
**43 businesses** in the MSA



**26** Television  
ads placed  
during the 2021  
Olympic Games  
Coverage.



Bomgaar's  
announced



plans to lease the Gander Mountain-  
Gordman's building. The sale of the building  
to the Carrington Company was supported  
by **data provided by Greater Mankato Growth.**

### EMPLOYMENT IN OUR AREA

Employment numbers have  
returned to

**97.3%**

of their pre-pandemic numbers\*

\*(March 2020 to March 2021)

Partnered with Radio  
Mankato to host the  
**most successful job fair**  
**in the state** with **250**  
jobseekers attending





Provided outreach and supported 12 small and minority owned grocery stores resulting in Brother's Restaurant of Mankato receiving a GFAP grant **expanding Halal food options regionally.**

Provided demographic and wage data to **Gordini** resulting in their decision to choose Mankato as the site of their new distribution facility



Surveyed 1 Million  
Cups presenters,  
learning that  
**86%** of

presenters receive actionable  
feedback or connections that  
improved their business.

Helped launch the Tapestry Project – bringing a cohort of 14 Refugee and Immigrant Entrepreneurial Explorers together with a cohort of business connectors for training and resources to support their **entrepreneurial goals.**



**103**  **COMMERCIAL  
SPACES SOLD OR LEASED**

**\$48 Million**  
**IN SALE VALUE**

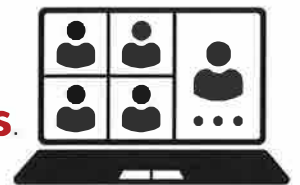
Participated in the SelectUSA Summit where material on Greater Mankato was **downloaded more than any other material** at the Minnesota booth.

Worked on over **60 projects** seeking to enter or expand in the **Greater Mankato Market** by using existing facilities, constructing new facilities, redeveloping existing facilities, or expanding their current locations.

**15**  **PROJECTS HAVE BEEN  
ANNOUNCED OR OCCURRED**

Helped Coordinate the State's **first**  
virtual Tour of Manufacturing with

**14 companies &  
over 2,000 pageviews.**



*"Greater Mankato Growth staff are among my hardest working partners. They are dedicated advocates for the Greater Mankato region. They are responsive to requests and work diligently to provide and update information as it is requested by the businesses I work with. They make projects a reality!"*  
– Lisa Hughes, Department of Employment & Economic Development

# STRATEGIC ACTIVITIES

Over the last nine months, Greater Mankato Growth staff implemented the four strategic areas of the REDA Joint Services Agreement and REDA work: Business Retention & Expansion, New Enterprise & Emerging Business Development, New Business Development, and Marketplace Enhancements.

Below are highlights of these efforts:

## BUSINESS RETENTION & EXPANSION

1. Provided step-by-step Restaurant Revitalization Fund application instructions to over 200 eligible businesses resulting in \$13 million in grants to 43 businesses in the MSA.
2. Helped coordinate the State's first virtual Tour of Manufacturing with 14 companies and over 2,000 pageviews.
3. Met with a Mankato contract manufacturer to discuss strategies related to upskilling existing employees and provide connections to fill entry-level roles.
4. Shared Good Food Access Program Grant (GFAP) information with every small or minority owned grocery store in the region.
5. Wrote a letter of support to support the GFAP grant application of Brother's Restaurant in Mankato resulting in their receipt of the grant.



6. Connected Federated Insurance with Mankato Area Public Schools resulting in the creation of a new internship program.
7. Coordinated stakeholder discussions with the restaurant and hospitality industry, and shared feedback with state officials.
8. Provided analysis of the State of Minnesota Relief Program and supported local theaters and convention centers with acquisition of the funds not granted by default.
9. Provided traffic pattern data to multiple retail businesses throughout the region.
10. Helped Dean's Northtown Auto in Mankato find a new location after a fire.
11. Helped a local retailer find a new site that better suited their needs.
12. Helped Good Times Manufacturing expand into a larger facility within Mankato.
13. Met with a regional health care provider regarding recruiting strategies and connected them with DEED to take part of larger healthcare workforce strategy discussions.
14. Connected with a major distribution company on additional recruitment strategies and provided a connection with MnDOT and the Freyberg Truck Stop.
15. Launched a new video on KEYC aimed at retaining businesses throughout the MSA.
16. Wrote a letter of support for MRCI, highlighting both their services for individuals with disabilities and refugees.
17. Supported efforts by two major accounting firms by providing market research.



## NEW ENTERPRISE & EMERGING BUSINESS DEVELOPMENT

1. Helped launch the Tapestry Project – bringing a cohort of 14 Refugee and Immigrant Entrepreneurial Explorers together with a cohort of business connectors for training and resources to support their entrepreneurial goals.
2. Connected a business producing branded, screen-printed athletic wear with the SBDC to support their desire to scale into wholesale and e-commerce.
3. Wrote a letter of support for the LaunchMN Grant application of Vortex, resulting in their receipt of the grant.



4. Partnered with Minnesota State University, Mankato as the Regional LaunchMN Hub to improve business startups in the region.
5. Met with the Mankato Makerspace to integrate the space into the entrepreneurial ecosystem through connections with 1 Million Cups and the SBDC regionally.
6. Supported entrepreneurship work of the Small Business Development Center by providing data to support client decision-making and business planning when requested.
7. Connected regional stakeholders with MEDA, a Community Development Financial Institution that can support scalable BIPOC-owned businesses in the region.
8. Worked with a student entrepreneur working on a last mile delivery system, connected them with businesses to discuss potential pilots.
9. Surveyed 1 Million Cups presenters, learning that 86% of presenters receive actionable feedback or connections that improved their business.



*"Entrepreneurship is not done in a vacuum. A community needs cheerleaders and champions in order to foster creativity for entrepreneurs to succeed. Greater Mankato Growth is that conduit that connects the entire region together "raising the tide in lifting all boats." The University and the SBDC celebrates our partnership with them. "*

*– Mike Hahn,  
Small Business Development Center*

greatermankatobusiness



# STRATEGIC ACTIVITIES CONT...

## NEW BUSINESS DEVELOPMENT

1. Worked on over 60 projects seeking to enter or expand in the Greater Mankato Market by using existing facilities, constructing new facilities, redeveloping existing facilities, or expanding their current locations. At least 15 projects have been announced or have occurred.
2. Performed a marketing campaign to Twin Cities Area Brokers via Mail, LinkedIn, and Email
3. Worked with a metro-based Daycare Center to develop interest in the local market. This region is still under consideration for future site development.
4. Met with the Picklebarn to support their development and discuss strategies for promotion of their facility.
5. Provided demographic and wage data to Gordini resulting in their decision to choose Mankato as the site of their new distribution facility.



6. Met with three Minneapolis-St. Paul-based Commercial Realtors/Site Selectors for familiarization meetings with the Greater Mankato Region.
7. Established a relationship with an agribusiness consultancy firm to help them make their clients aware of the competitive advantage of establishing agribusiness locations in this area.
8. Bomgaar's announced plans to lease the Gander Mountain-Gordman's building. The sale of the building to the Carrington Company was supported by data provided by Greater Mankato Growth.



9. Provided a connection between a plant-based jerky startup and GreenSeam to support the initial exploration of production and processing capabilities.
10. Attended the SelectUSA Summit where material on Greater Mankato was downloaded more than any other material at the Minnesota booth.
11. Met with the owner of the former Nupa restaurant site to provide data to support potential restaurant or retail utilization of that site.
12. Connected the owners of two parcels on Adams Street with a developer exploring the construction of "commercial condos" on the site.

## MARKETPLACE ENHANCEMENTS

1. Partnered with Radio Mankato to host the most successful job fair in the state with 250 jobseekers attending.
2. Provided an introduction between the City of Saint Peter and the African Development Center to discuss culturally appropriate capital access programs.
3. Worked with the City of North Mankato to propose an expansion of the Opportunity Zone program. Changes proposed by Greater Mankato Growth were included in a bill introduced in Congress.
4. Helped Blue Earth County Public Health identify businesses in industries with early eligibility for the COVID-19 vaccine.
5. Wrote a letter of support for the City of Eagle Lake's application for an Economic Impact Grant.
6. Worked with partners at Blue Earth and Nicollet Counties to discuss plans for the utilization of county funding provided by the State of Minnesota.
7. Assisted Little Lakers in Lake Crystal in finding opportunities to use vacant space and presented to the Lake Crystal.



**African  
Development  
Center**  
of Minnesota



8. Worked with Business Leaders, REDA Partners, our Congressional Delegation, and others to successfully coordinate advocacy efforts against the MSA designation change.
9. Helped connect MnDOT with numerous freight stakeholders throughout the region as part of their District 7 Freight Plan consultations.
10. Worked with DEED to create an image of the regional city center as a zoom background prior to a meeting of the Site Selector's Guild – an image that is still used by Southwest Minnesota DEED Representatives today.
11. Assisted Mankato Area Public Schools and Maple River School District with business connections for mock interviews.
12. Coordinated meetings and emailed data to members of the federal department regarding the impact of federal funding on the Greater Mankato region.
13. Supported numerous articles and stories by the Mankato Free Press, KEYC, and KTOE by providing data and critical analysis of trends in the region.
14. Helped connect MSU-Mankato with 7 area businesses for tours tied to their STEM program for 6-9th grade students.

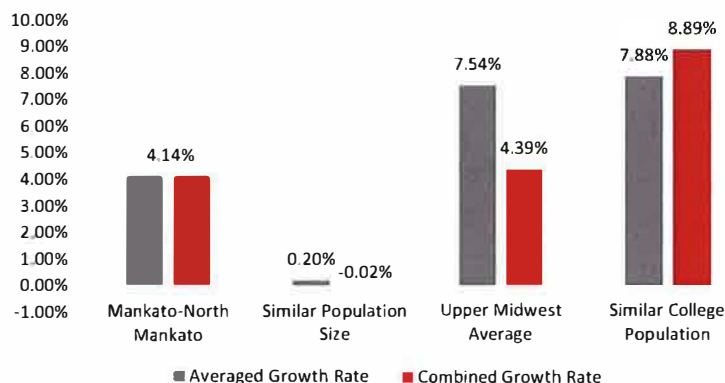


# ECONOMIC LANDSCAPE

## EVIDENCE OF GROWTH

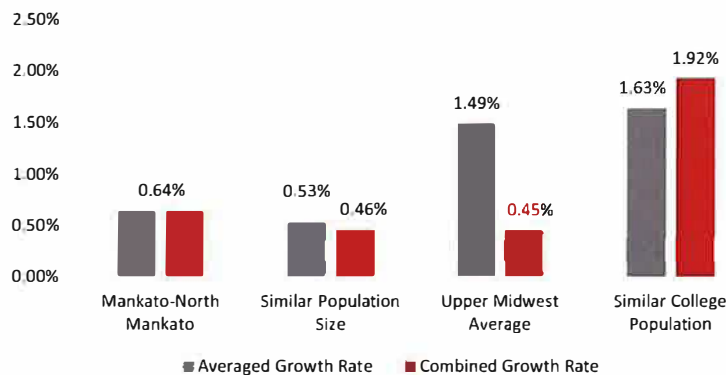
The Mankato-North Mankato metro area has had steady population growth since 2010. Over the last 9 years, the MSA has grown by 4.14%. On average, the 32 MSAs in the upper Midwest (MN, ND, SD, IA, WI) grew by 7.54%.<sup>i</sup> However, many (30) of those MSAs are larger in size therefore grow at a much faster rate. The same can be said of MSAs with a similar percent of college age students (18-24 years old) with an average population more than double (220,905) that of Mankato-North Mankato. MSAs of similar size population (the 10 just above and the 10 just below) grew by only .2%.

Population 2010-2019 Growth Rate



In the last year, the population of Mankato-North Mankato MSA grew by 0.64%. MSAs of similar size population averaged a 0.53% growth rate. The high growth rate among other categories is impacted by structural changes adding counties to many MSAs. One MSA of similar population, 4 MSAs in the Upper Midwest, and 4 MSAs with similar college-aged population had one or more counties added to their MSA population calculation.<sup>ii</sup> Counties are added or removed based on commuter patterns, so the updated population reflects the growing or shrinking influence of the MSA.<sup>iii</sup>

Population 2018-2019 Growth Rate



<sup>i</sup> Unless otherwise noted, all average calculations are an average of the growth rates of all relevant communities, not the combined growth rate.

<sup>ii</sup> Another 6 MSAs had counties removed from their MSA definition. Overall, the addition of counties had a larger impact driving one year growth rate up than driving one year growth rate down.

<sup>iii</sup> Counties are added and removed from an MSA based on a calculation taking into consideration commuter patterns into the core urban area and other urban area data.

## ECONOMIC STRENGTH

We have compared the Mankato-North Mankato MSA to other MSAs in three comparisons of three key metrics:

### Key Metrics:

- Gross Domestic Product (Real GDP)
- Jobs (Total Employment)
- Household Income (Median and Mean)

### Key Comparisons:

- Similar percent of college aged population (18-24)
- Similar total population
- Similar geography

## WHY THESE COMPARISONS?

These three comparisons are definitive factors of our economy and provide comparisons to metropolitan areas likely facing similar economic influences.

- Out of the 392 MSAs in the country, Mankato-North Mankato has the 18th highest percent of 18-24 year-olds. This defines our economy in terms of business, occupations, and wages. Roughly 1 in 5 residents are in this small age group.
- Mankato-North Mankato ranks 358 in total population out of 390.
- MSAs in the upper Midwest are subject to similar regional economic influences.

Using Mankato-North Mankato's population ranking as a baseline, the MSA ranks higher in every category than would be expected based on population ranking. For example, despite being the smallest MSA in the category of similar percentage of college aged-population, Mankato-North Mankato ranks 5th in overall median household income. The MSA led all average categories for 1 year GDP growth and remained among the top contenders for 9 year GDP growth.

The May jobs numbers reflect job gains since the lowest point of the pandemic. The diversity of the regional economy led to fewer job losses between 2019 and 2020 than other MSAs, which was then reflected in the lower than average job gains. Still, despite strong economic growth among all industry clusters, overall employment is down about 1,900 from May of 2019 due to pandemic related reductions to the available labor force. The region ranks in the top 36% for median household income nationally and the top 45% of mean household income nationally. Median household income continues to grow at a faster rate than Mean household income suggesting that the majority of wage increases are being held by middle-wage earners.

Geography	Real GDP		Jobs		Household Income	
	2018-2019 Growth Rate	2010-2019 Growth Rate	May 2020-2021 Growth Rate	May 2010-2021 Growth Rate	2018-2019 Median Growth Rate	2018-2019 Mean Growth Rate
Mankato-North Mankato	1.84%	17.83%	5.40%	6.73%	3.64%	2.90%
Similar College Age Population (AVG)	1.18%	19.04%	10.07%	12.04%	3.48%	3.51%
Similar Population (AVG)	1.41%	5.77%	9.17%	0.27%	3.59%	3.56%
Similar Geography (AVG)	.88%	16.98%	8.02%	3.68%	3.72%	3.33%

# ECONOMIC LANDSCAPE CONT...

## COMPARISON TO COMMUNITIES OF SIMILAR POPULATIONS

Mankato-North Mankato is the smallest of the communities included in the comparison based on college-aged population and is smaller than 31 of the 32 MSAs in the upper Midwest. As such, a comparison between communities of a similar size is best suited for a detailed comparison. Mankato-North Mankato was 4th in GDP growth, 7th in job growth, and 4th in population growth using this comparison category. Despite comparing the 10 larger and 10 smaller communities, Mankato-North Mankato has the highest total employment.

METROPOLITAN AREA	Real GDP in Millions			Jobs		Population	
	2010	2019	9 Year Growth Rate	May 2021	11 Year Growth Rate	2019	9 Year Growth Rate
Dubuque, IA	\$ 4,691.71	\$ 5,712.53	21.76%	51,996	1.79%	96,982	3.6%
Longview, WA	\$ 4,140.54	\$ 4,925.42	18.96%	44,651	11.03%	106,778	4.3%
Fond du Lac, WI	\$ 4,147.99	\$ 4,903.92	18.22%	55,943	7.30%	102,597	0.9%
<b>Mankato-North Mankato, MN</b>	<b>\$ 4,621.06</b>	<b>\$ 5,444.80</b>	<b>17.83%</b>	<b>57,835</b>	<b>6.73%</b>	<b>100,749</b>	<b>4.1%</b>
Grand Forks, ND-MN	\$ 4,433.42	\$ 5,013.10	13.08%	50,422	-4.50%	101,745	3.3%
Gettysburg, PA	\$ 3,142.91	\$ 3,540.31	12.64%	51,591	2.50%	102,470	1.0%
Cheyenne, WY	\$ 4,749.67	\$ 5,272.54	11.01%	48,602	14.14%	98,320	7.2%
Hot Springs, AR	\$ 2,772.90	\$ 3,031.46	9.32%	38,995	2.24%	98,555	2.6%
Pocatello, ID*	\$ 2,978.51	\$ 3,229.64	8.43%	42,102	10.96%	93,436	3.1%
Sebring-Avon Park, FL	\$ 2,440.76	\$ 2,626.61	7.61%	33,198	1.81%	103,437	4.7%
Cape Girardeau, MO-IL	\$ 3,864.30	\$ 4,149.01	7.37%	46,230	0.40%	96,976	0.7%
Lima, OH	\$ 7,453.30	\$ 7,920.38	6.27%	43,636	-6.41%	103,175	-3.0%
Rome, GA	\$ 3,749.82	\$ 3,960.97	5.63%	42,504	7.38%	97,369	1.1%
Ocean City, NJ	\$ 4,881.15	\$ 5,070.72	3.88%	46,208	6.87%	93,086	-4.3%
Gadsden, AL	\$ 2,810.21	\$ 2,915.97	3.76%	38,279	-3.25%	102,748	-1.6%
Cumberland, MD-WV	\$ 3,615.87	\$ 3,674.61	1.62%	40,463	-4.68%	98,612	-4.5%
Victoria, TX	\$ 4,470.71	\$ 4,508.28	0.84%	40,958	-5.27%	99,674	-13.6%
Ithaca, NY	\$ 5,471.56	\$ 5,495.12	0.43%	44,823	-12.97%	102,642	1.1%
Bay City, MI	\$ 3,523.63	\$ 3,323.42	-5.68%	45,640	-4.94%	104,104	-3.4%
Decatur, IL	\$ 6,827.65	\$ 6,399.86	-6.27%	42,276	-14.01%	105,528	-4.7%
Fairbanks, AK	\$ 6,291.11	\$ 5,217.26	-17.07%	42,585	-5.28%	99,072	1.5%



# IMPACT OF FEDERAL RELIEF FUNDS

To create local awareness and to illustrate the impact of federal funds on our regional economy for leaders part of the Minnesota Federal Delegation and stakeholders, Greater Mankato Growth put together the following special report. The Federal Stimulus Programs had a major positive impact on our community. The Paycheck Protection Program (PPP) alone resulted in over \$300 million in support to sustain businesses in the Greater Mankato Area. In addition, businesses received over \$41 million in EIDL loans and grants with about \$4 million in grants and \$37 million in loans. As a result, more businesses opened in the Greater Mankato Area than closed due to the pandemic.

The Restaurant Revitalization Fund (RRF) was one of the most important programs to be released as a result of the pandemic. The program recognized that our restaurants, bars, and other similar establishments bore the brunt of the impact of COVID-19 and as a result, was designed in a way to make them whole. Restaurants received the difference between their 2019 revenue and their reduced 2020 revenue minus whatever PPP funds they had already received. At present, there have been **\$76 billion in requests** for funding through the RRF, which has only **\$28.6 billion in funding**. It also appears likely that the entire \$28.6 billion initially funded will be used by those in the priority groups. While it is great that these restaurants were supported, and some of the stories we share below will highlight how the programs benefited them, there is a **\$47.4 billion gap in funding nationwide**.

EIDL Loan Funds	
EIDL Loans and Advance Grants by County	
	Federal Funded Amounts
<b>EIDL Grants</b>	<b>\$3,964,000.00</b>
BLUE EARTH	\$2,928,000.00
NICOLLET	\$1,036,000.00
<b>EIDL Loans</b>	<b>\$37,141,800.00</b>
BLUE EARTH	\$26,818,600.00
NICOLLET	\$10,323,200.00
<b>Grand Total</b>	<b>\$41,105,800.00</b>

Data on EIDL Loans received by businesses in the Mankato-North Mankato MSA is visible to the left and data on forgivable PPP loans is attached to this report as an appendix. Some highlights from the attached PPP Loans are as follows:

- Almost \$230 million was received by businesses in Blue Earth County.

- Over \$73 million was received by businesses in Nicollet County.

- 26,552 jobs were impacted by the First- Draw Loans.

- 8,153 jobs were impacted by the Second-Draw Loans.

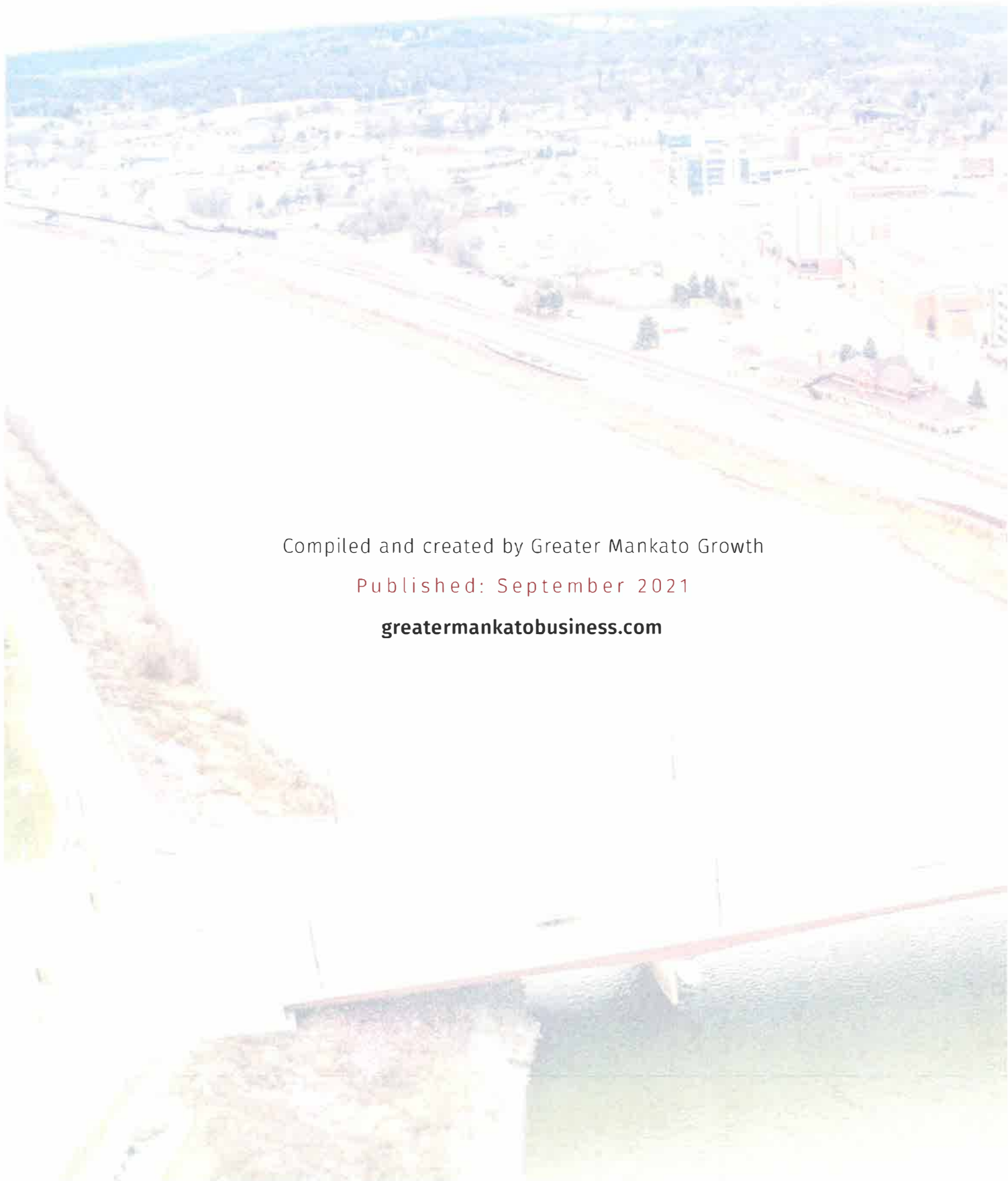
EIDL Loans and Advance Grants by Type of Business	
	Federal Funded Amounts
<b>EIDL Grants</b>	<b>\$3,964,000.00</b>
INDIVIDUAL	\$959,000.00
NONPROFIT	\$153,000.00
SMALL BUSINESS	\$2,852,000.00
<b>EIDL Loans</b>	<b>\$37,141,800.00</b>
INDIVIDUAL	\$10,131,900.00
NONPROFIT	\$550,700.00
SMALL BUSINESS	\$26,459,200.00
<b>Grand Total</b>	<b>\$41,105,800.00</b>

- The Hospitality Industry received \$18.5 million (note that PPP loans are deducted from Restaurant Revitalization Fund. Eligibility so a restaurant fully funded by PPP is not included in the eligibility for RRF).

- There were 4254 First and Second Draw Loans of less than \$150,000 for a total of \$106 million.

- There were 363 First and Second Draw Loans of more than \$150,000 for a total of \$197 million.

To view the full report visit: [bit.ly/FederalFundsReport](https://bit.ly/FederalFundsReport)  
[greatermankatobusiness.com](https://greatermankatobusiness.com)



Compiled and created by Greater Mankato Growth

Published: September 2021

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