

Tuesday, February 18, 2025  
6:00 PM

## REGULAR EDA MEETING – AGENDA #2

President Hollies Winston, Vice President Nichole Klonowski, Treasurer Shelle Page,  
Commissioners Christian Eriksen, Amanda Xiong, Maria Tran, and Tony McGarvey  
Executive Director Tim Gladhill, Assistant Executive Director Jay Stroebel and Secretary Seng Moua.

If you need these materials in an alternative format or reasonable accommodations for an EDA meeting, please provide a 72-hours' notice to Seng Moua by calling 763-493-8059 or emailing [Seng.Moua@brooklynpark.org](mailto:Seng.Moua@brooklynpark.org).

Si usted necesita esta información en español, llame al 763-424-8000 y solicite un intérprete.

Yog xav tau kev pab, hu 763-493-8059.

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***Our Vision: Brooklyn Park, a thriving community inspiring pride where opportunities exist for all.***

### ***Our Brooklyn Park 2025 Goals:***

***• A united and welcoming community, strengthened by our diversity • Beautiful spaces and quality infrastructure make Brooklyn Park a unique destination • A balanced economic environment that empowers businesses and people to thrive • People of all ages have what they need to feel healthy and safe • Partnerships that increase racial and economic equity empower residents and neighborhoods to prosper • Effective and engaging government recognized as a leader***

***Meeting will be called to order in room A203. This portion of the meeting will not be televised but will be audio recorded.***

### **I. ORGANIZATIONAL BUSINESS**

#### **1A. CALL TO ORDER/ROLL CALL**

#### **1B. APPROVAL OF AGENDA**

### **II. WORK SESSION**

#### **2. WORK SESSION ITEMS**

- 2.1** Review Huntington Place Apartments Loan Forgiveness Request
  - A.** LETTER FROM WINTHROP & WEINSTINE ON BEHALF OF AEON BP LLC
  - B.** RENTER RESOURCES FLYER
  - C.** AEON (SELLER) TALKING POINTS
  - D.** MAS CAPITAL (BUYER) RESPONSES
  - E.** AEON LETTER TO CITY OF BP

***Meeting will be recessed and reconvened in the Council Chambers. This portion of the meeting will televise.***

### **III. PUBLIC INVOLVEMENT**

#### **3. PUBLIC COMMENT AND RESPONSE**

Provides an opportunity for the public to address the EDA on items which are not on the agenda. Public Comment will be limited to 15 minutes (*if no one is in attendance for Public Comment, the regular meeting may begin*), and it may not be used to make personal attacks, to air personality grievances, to make political endorsements or for political campaign purposes. Commissioners will not enter into a dialogue with members of the public. Questions from the EDA will be for clarification only. Public Comment will not be used as a time for problem-solving or reacting to the comments made but, rather, for hearing from members of the public for informational purposes only.

#### **3A. RESPONSE TO PRIOR PUBLIC COMMENT**

#### **3B. PUBLIC COMMENT**

**3C. PUBLIC PRESENTATIONS**

**3D. PUBLIC ANNOUNCEMENTS**

**IV. STATUTORY BUSINESS AND/OR POLICY IMPLEMENTATION**

**4. CONSENT**

- 4.1** Consider Approving the January 21, EDA Regular Meeting Minutes
  - A.** JANUARY 21, 2025, DRAFT REGULAR MEETING MINUTES
- 4.2** Consider Appointing Commissioner Amanda Xiong as the Economic Development Authority Representative for the Brooklyn Park Development Corporation
  - A.** RESOLUTION
- 4.3** Consider Approving a Budget Amendment to the 2025 Budget to Include \$2,000,000 from the Housing Set Aside Account for Deferred Loan Obligation to Brooklyn Park AH, II LLLP (Decatur Landing II)
  - A.** RESOLUTION
- 4.4** Consider Authorizing Submittal of a Grant Application in the Amount of \$250,000 and Execution of Agreement with Hennepin County for Transit Oriented Communities (TOC) Program Funding
  - A.** RESOLUTION
  - B.** LOCATION MAP
  - C.** CONCEPT DESIGNS
- 4.5** Consider Authorizing the Submittal of a Grant Application to the Cities for Financial Empowerment Fund for the Summer Jobs Connect Initiative
  - A.** RESOLUTION
- 4.6** Consider Authorizing the Submittal of a Youth at Work Grant Application
  - A.** RESOLUTION
- 4.7** Consider Authorizing the Brooklyn Park Economic Development Authority to Enter into a Housing Management Agreement with Kimberly Homes, LLC and a Memorandum of Understanding with Kimberly Homes, LLC and Simpson Housing Services, Inc. Related to the Transitional Housing Facility Located at 7600 69th Avenue North
  - A.** RESOLUTION
  - B.** HOUSING MANAGEMENT AGREEMENT
  - C.** MEMORANDUM OF UNDERSTANDING
- 4.8** Consider Approving the Dedication of Permanent and Temporary Easements Across the Northern Edge of 7601 and 7621 Brooklyn Boulevard to Hennepin County at the Intersection of Brooklyn Boulevard and Welcome Avenue
  - A.** RESOLUTION
  - B.** CSAH 152 ALL PARCELS GRAPHICS
  - C.** CSAH 152 FINAL CONCEPT PLAN

**The following items relate to the EDA's long-range policy-making responsibilities and are handled individually for appropriate debate and deliberation. (Those persons wishing to speak to any of the items listed in this section should fill out a speaker's form and give it to the Secretary. Staff will present each item, following in which audience input is invited. Discussion will then be closed to the public and directed to the EDA table for action.)**

**5. PUBLIC HEARINGS**

**6. GENERAL ACTION ITEMS**

- 6.1** Consider Approving the Select Joint Proposal From Fairmount Properties and Buro Happold as the Finalist for the BioTech Innovation District Project and Direct the Executive Director to Forward a Final Contract to a Future Meeting

**V. DISCUSSION – These items will be discussion items, but the EDA may act upon them during the meeting.**

**7. DISCUSSION ITEMS**

- 7.1** EDA Status Updates
- 7.2** Verbal Commissioner Reports and Announcements

**VI. ADJOURNMENT**

Since we do not have time to discuss every point presented, it may seem that decisions are preconceived. However, background information is provided for the EDA on each agenda item in advance from city staff; and decisions are based on this information and past experiences. Items requiring excessive time may be continued to another meeting.