



Minutes

Tuesday, July 15, 2025 – 4:00pm
Grand Marais City Hall – Council Chambers
15 North Broadway Ave, Grand Marais, MN 55604

Present: Peter Clissold, Howard Hedstrom, Tracy Benson, Siri Anderson, Alex Beebe-Guidice, David Mills, Mark Shackleton

Absent: None

Others Present: Peter Mott, Jeff Brand, minute-taker Maggie Barnard, grant applicants as noted in 6. a-c

1. Call to Order

President Clissold called the regular July 15, 2025, EDA meeting to order at 4:00 p.m.

2. Approval of Agenda

Clissold requested any additions or revisions to the agenda. Beebe-Guidice requested to add an update to Resolution 2025-22 related to a grant approved at the June EDA meeting under new business, 6(e).

Motion to approve the agenda as amended (Hedstrom/Mills) Vote: Passed (7-0)

3. Public Comments

Clissold opened the public comment period to any member of the public present that wants to address the commissioners. No public comments. Public comment period closed.

4. Approval of Meeting Minutes

a. June 17, 2025 EDA Regular Meeting ([Pages 1-3](#))

b. July 3, 2025 EDA Special Meeting ([Pages 4-6](#))

Motion to approve the June 17, 2025 EDA Regular and July 3, 2025 EDA Special Meeting minutes (Hedstrom/Benson) Vote: Passed (7-0)

5. Review of Financials

a. Balance Sheet EDA, as of June 30, 2025 ([Pages 7-14](#))

Shackleton said there was nothing out of the ordinary to report. The levy payment has been received and cash on hand is \$314,000 with \$97,000 in the checking account.

President and members accept and forward to audit.

b. Bill Approval Status EDA, July 2025 ([Pages 15-16](#))

Motion to approve July payments (Mills/Shackleton) Vote: Passed (7-0)

c. Balance Sheet Superior National Golf Course, as of June 30, 2025 ([Pages 17-21](#))

Golf Course profit is up slightly even though total revenues are down slightly. The food and beverage revenue has been strong. Cash on hand is improving, about \$156,000 on hand. Golf rounds revenue is down 10%. **President and members accept and forward to audit.**

6. New Business

a. **2025-29** RESOLUTION AUTHORIZING A BUSINESS DEVELOPMENT FUND GRANT AGREEMENT WITH SWEETWATER DESIGN STUDIOS LLC FOR A TOTAL AMOUNT NOT TO EXCEED \$25,000 ([Pages 22-60](#))
Owners Phil and Molly Larson are present and described their project to purchase equipment for new construction of up to twelve new office studios. They are appreciative of the quick approval process.

Motion to approve RESOLUTION 2025-29 (Mills/Hedstrom) Vote: Passed (7-0)

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- b. **2025-30** RESOLUTION AUTHORIZING A BUSINESS DEVELOPMENT FUND GRANT AGREEMENT WITH WILD WES TRUCKS & TIMBER LLC FOR A TOTAL AMOUNT NOT TO EXCEED \$10,000 ([Pages 61-100](#))
Owners Wesley and Stephanie Higgins are present. Beebe-Guidice addressed the reasoning behind the award amount of grant being \$10,000 instead of the \$25,000 maximum. Zoning restrictions of R1 limit how much the business can grow at that location, therefore the committee felt this amount was adequate to get the business started. **Motion to approve RESOLUTION 2025-30** (Mills/Benson)
Vote: Passed (7-0)
- c. **2025-31** RESOLUTION AUTHORIZING A BUSINESS DEVELOPMENT FUND GRANT AGREEMENT WITH CEDARSUN ELECTRIC LLC FOR A TOTAL AMOUNT NOT TO EXCEED \$10,000 ([Pages 101-123](#))
Owners Wendi & Stephen Kuchera are present. This is a solar contracting business start-up. No questions about the application. **Motion to approve RESOLUTION 2025-31** (Mills/Anderson) Vote: Passed (7-0)
- d. **2025-32** RESOLUTION DESIGNATING A SECRETARY AND ASSISTANT TREASURER FOR THE COOK COUNTY/GRAND MARAIS JOINT ECONOMIC DEVELOPMENT AUTHORITY ([Page 124](#))
Upon departure of Heidi Krampitz the commissioners need to re-assign these officers. Anderson will be Secretary and Mills will be Assistant Treasurer for remainder of 2025 or until new appointments are made. **Motion to approve RESOLUTION 2025-32** (Hedstrom/Benson) Vote: Passed (7-0)
- e. **RESOLUTION 2025-22 Update**
Beebe-Guidice said he wanted to discuss this after a news article was published after the July 3, 2025 Special Meeting that described this grant payment as frozen. Requested clarification on status for the public record and questioned if the grant agreement had been executed.

Clissold noted that both Beebe-Guidice and Anderson had recused themselves from the vote related to Resolution 2025-22 and should abstain from discussion. Confirmed the agreement has not been executed. Clissold confirmed the grantee has agreed to resolve LLC issue by August. If the LLC issue is not resolved, then a new resolution may be proposed to rescind the grant. Noted the application was received prior to the Grant Review Committees guideline revisions.

Hedstrom expressed support for an existing business and waiting until August.

Beebe-Guidice said his turmoil is precedence of other applicants that had been rejected because they were not a registered LLC and another that did not realize they were in tax arrears. Their application was allowed to be submitted once they paid the tax arrears. He wants to be consistent as committee members and not override each other.

Discussion. Commissioners feel confident that with the new guidelines in place this situation will be avoided in the future.

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7. SBDC Report (Pages 125)

Mott expressed his gratitude and appreciation for the continued communication with the Commissioners. In July four brand new businesses started, and he collaborated with some non-profit organizations.

Anderson inquired about the types of new businesses.

Mott confirmed they were all LLCs.

8. Committee/Commissioner Reports

Hedstrom gave an update on the Heights project and noted that units are under construction and will be delivered soon to the Cook County airport site. Noted a meeting with Hedstrom Lumber and IRRR about funding mass timber, a type of adhesive board now allowed in construction, as a source for a company in Montana. They may need the EDA to be a fiscal agent for an IRRR grant.

Jeff Cohan (Hedstrom Lumber) addressed the Commissioners and stated he met with IRRR and NRRI on July 7th about a Montana-based company interested in a partnership in Minnesota to utilize Minnesota timber. IRRR noted the EDA could be a development partnership or grant funding recipient and the benefits are not exclusive to Hedstrom Lumber but the NE Minnesota region. Noted Janelle Greschner is the IRRR contact, and the grant request is \$15,000.

Shackleton confirmed he will contact Greschner to get further information about the IRRR process moving forward.

Anderson met with a professor who might be interested in working with college students on a project that reviewed the Business Development Fund grant program and past awards to assess economic impact and return over time for supported businesses.

Clissold said a committee was created to look at the interim administrative needs and a scope of work with North Shore Development Company (NSDC) has been executed. He met with Theresa Bajda to review the process of keeping the EDA grants moving and oversight of all projects. He needs the committee to work through a few more items and follow up with some documentation. Six months of support was proposed.

Mott said the Schroeder Heritage Center is going to have an Open House on the history of Taconite Harbor on August 2nd from 10 am – 2 pm.

Benson gave an update on Stantec and Taconite Harbor. The County Commissioners approved the Stantec contract, and it is being reviewed by the County Attorney. A Stakeholder list is growing with the addition of Silver Bay and Lake County. She requests suggestions for individuals to be assigned to an Advisory Panel to oversee the process. She wants ideas about who to recruit and create some talking points.



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Beebe-Guidice spoke about recruiting the right person for the Executive Director position and broadening the candidate pool.

Mills suggested considering a contracted Director or administrative person. Administrative work has grown immensely with documentation improvements.

Superior National Golf Course update: Larson spent six hours on second-round site visits with two interested parties. Hedstrom suggested there be some communication initiated about the Lutsen Resort status as it is a significant asset.

9. Adjourn

Motion to adjourn meeting at 5:19 p.m. by Hedstrom. Motion passed by consent.

Next Meeting: Tuesday, August 19, 2025

Respectfully submitted by minute taker Maggie Barnard.