

**City of Grant  
City Council Agenda  
December 3, 2024**

*The regular monthly meeting of the Grant City Council will be called to order at 6:30 p.m. on Tuesday, November 3, 2024, in a teleconference format and in person Town Hall for the purpose of conducting the business hereafter listed, and all accepted additions thereto.*

**1. CALL TO ORDER**

**PUBLIC INPUT**

**Citizen Comments – Individuals may address the City Council about any item not included on the regular agenda. The Mayor will recognize speakers to come to the podium. Speakers will state their name and address and limit their remarks to two (2) minutes with five (5) speakers maximum. Generally, the City Council will not take any official action on items discussed at this time, but may typically refer the matter to staff for a future report or direct that the matter be scheduled on an upcoming agenda.**

(1) Celia Wirth, Brown’s Creek Watershed Update

(2) \_\_\_\_\_

(3) \_\_\_\_\_

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(5) \_\_\_\_\_

**2. PLEDGE OF ALLEGIANCE**

**3. APPROVAL OF REGULAR AGENDA**

**4. APPROVAL OF CONSENT AGENDA**

**A. November 2024 Bill List, \$107,740.00**

**B. November 4, 2024 City Council Meeting Minutes**

- C. City of Stillwater, 2<sup>nd</sup> Half Fire Contract, \$93,328.50
- D. City of Mahtomedi, 4<sup>th</sup> Quarter Fire Contract, \$42,583.00
- E. Washington County Sheriff Dept., 2<sup>nd</sup> Half Services, \$91,720.90

5. **STAFF AGENDA ITEMS**

- A. City Engineer, Brad Reifsteck (no action items)
- B. City Planner, Jennifer Haskamp
  - i. Consideration of Ordinance No. 2024-82, Adult Cannabis
  - ii. Consideration of Resolution No. 2024-20, Ordinance Summary Publication of Ordinance No. 2024-82
- C. City Attorney, Nick Vivian (no action items)

6. **NEW BUSINESS**

- A. Consideration of Resolution No. 2024-21, Final 2025 Budget
- B. Consideration of Resolution No. 2024-22, Final 2025 Levy
- C. Consideration of Resolution No. 2024-23, 2025 Liquor License, Mogrow Inc.
- D. Consideration of Resolution No. 2024-24, 2025 Liquor License, Cozzie's Tavern Inc.
- E. Consideration of Resolution No. 2024-25, 2025 Liquor License, Dellwood Barn Weddings, LLC
- F. Consideration of Resolution No. 2024-26, 2025 Liquor License, Schones's Inc.
- G. Consideration of Resolution No. 2024-27, 2025 Liquor License, Loggers Trail Golf Club
- F. Consideration of Resolution No. 2024-28, 2025 Liquor License, Applewood Hills LLC

7. **UNFINISHED BUSINESS**

8. **DISCUSSION ITEMS** (no action taken)

- A. Staff Updates (updates from Staff, no action taken)
- B. City Council Reports/Future Agenda Items (no action taken)

9. **COMMUNITY CALENDAR DECEMBER 4 THROUGH DECEMBER 31, 2024:**

Mahtomedi Public Schools Board Meeting, Thursday, December 12<sup>th</sup> and December 26<sup>th</sup>, Mahtomedi District Education Center, 7:00 p.m.

Stillwater Public Schools Board Meeting, Thursday, December 12<sup>th</sup>, Stillwater City Hall, 7:00 p.m.

Washington County Commissioners Meeting, Tuesdays, Government Center, 9:00 a.m.

Christmas Day, Wednesday, December 25, 2024

10. **ADJOURNMENT**



# Brown's Creek Watershed District

Preserving the integrity of the watershed for future generations

The Brown's Creek Watershed District (BCWD) invites you to 'Get your Head in the Watershed!' and learn more about the unique species, natural wonders and work happening in your backyard.

## What is BCWD?

The Brown's Creek watershed is the total area that captures and drains to Brown's Creek via lakes, wetlands, and streams or tributaries. The Brown's Creek Watershed District (BCWD) is a local unit of government dedicated to protecting, managing and improving the water resources within this watershed. The BCWD is 28 square miles and includes parts of the cities of Stillwater, Oak Park Heights, Lake Elmo, Grant, Hugo as well as Stillwater and May Townships.

## Who leads the BCWD?

BCWD is governed by a five-member Board of Managers, appointed by County Commissioners, that guides the District in carrying out its 2017-2026 Watershed Management Plan. A Citizen Advisory Committee (CAC) also helps shape the work of the District by reviewing annual budgets, work plans, project and program priorities and leading a number of community outreach efforts like the fall community event and invasive species removal events.

## Watershed Facts

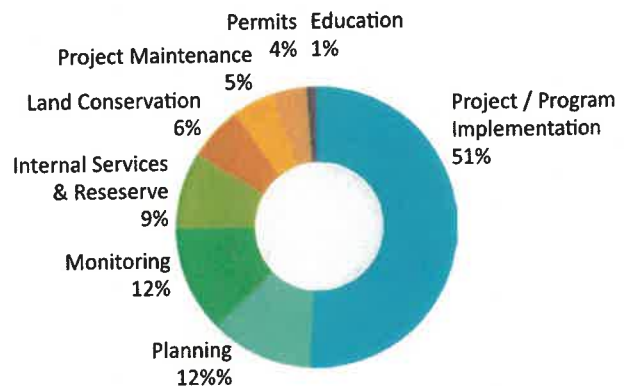
BCWD has four distinct landforms including the:

- Headwaters Region which is predominantly lakes and wetlands,
- Brown's Creek Middle Reach which is predominantly wetlands
- Long Lake Tributary which is routed to McKusick Lake
- Brown's Creek Gorge which is what you see when you travel along the Brown's Creek State Trail.

BCWD contains some of the last remaining rare and unique ecosystems in the Twin Cities Metropolitan Area including Brown's Creek, a cold-water fishery as well as other groundwater dependent wetlands. These ecosystems support a variety of plants and animals.

## What does the BCWD do?

BCWD works across geographic and political boundaries to protect the health of the watershed's wetlands, lakes, streams and ultimately, the St. Croix River. Through research, planning and action, BCWD helps solve and prevent water-related problems.



## Ways to Get Involved:

- Join a Volunteer Event
- Apply for a Stewardship Grant
- Join a Citizens Advisory Committee (CAC) meeting
- Contribute to the next Watershed Master Plan Update by taking a survey and/or participating in meetings in 2024.



Visit [BCWD.org](http://BCWD.org) to learn more.

# Get your head, in the watershed.....

Explore some of the actions that the BCWD takes to manage the water resources within the district.

## Recreation

BCWD seeks to protect and restore the District's resources to provide recreational value to the community.

## Erosion Prevention and Sediment Control

To reduce sediment loads to the District's water resources, the BCWD works to restore riparian buffers which provide water quality treatment.

## Stream Management

BCWD has worked with community and landowners to improve Brown's Creek and its tributaries.

## Stormwater Runoff

Implements projects like the Brown's Creek Rock Crib to treat stormwater runoff before it reaches Brown's Creek and the Districts lakes and ponds.

## Wetland Management

BCWD has assigned management classifications to its wetlands, so application of the rules matches the quality and condition of the resources.

## Lake Management

BCWD has developed numerous lake management plans which engage local residents.

## Land Conservation

Brown's Creek Conservation Easement Area - 110<sup>th</sup> Street North.

## Regulations

BCWD administers a permitting program to ensure development is sustainable for water resources and downstream properties.

## Climate Change Adaptation

BCWD is using rainfall projections to evaluate how changing precipitation patterns affect water resource management decisions (i.e., flooding).

## Ecological Health

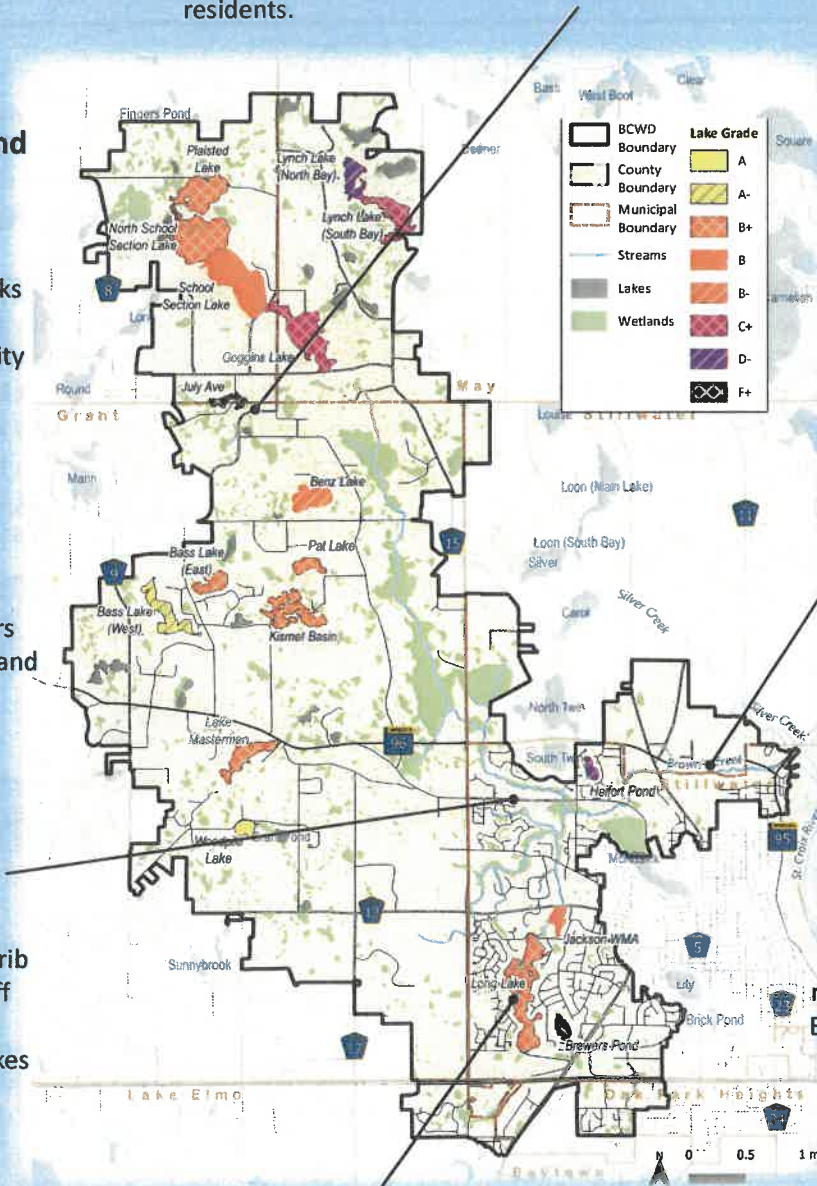
Macroinvertebrate and fish surveys of Brown's Creek. Chloride sampling in lakes and ponds.

## Education, Outreach and Stewardship

Hosting annual events like the ice cream social fall community event and open yard series to engage the community in watershed management. Partner in the East Metro Water Resources Education Program - changing behaviors to protect and restore water resources.

## Monitoring & Data Collection

BCWD collects and evaluates water quantity and water quality data on Brown's Creek and the Districts major lakes.



## Floodplain Management

By evaluating high water levels under existing and projected rainfall conditions, the BCWD can help residents and member communities prepare for the future.

## Groundwater Management

Groundwater monitoring improves the districts understanding of surface water – groundwater connections throughout the watershed.



| <u>Date</u> | <u>Vendor</u>         | <u>Check #</u>         | <u>Description</u>         | <u>Void</u> | <u>Account Name</u>      | <u>FA-O-P</u>      | <u>Total</u>       |
|-------------|-----------------------|------------------------|----------------------------|-------------|--------------------------|--------------------|--------------------|
| 11/26/2024  | Pauszek Inc.          | 16590                  | Nov Assessor Billing       | N           | Assessing                | 100-41550-300-     | \$ 2,300.00        |
|             |                       | <b>Total For Check</b> |                            |             |                          |                    | <b>\$ 2,300.00</b> |
| 11/26/2024  | Jeff Huber            | 16591                  | 2024 Extra Meetings        | N           | Council Meeting Per Diem | 100-41006-100-     | \$ 350.00          |
|             |                       | <b>Total For Check</b> |                            |             |                          |                    | <b>\$ 350.00</b>   |
| 11/26/2024  | PERA                  | 16592                  | PERA - Council             | N           | Council Salaries         | 100-41005-100-     | \$ 175.00          |
|             |                       | 16592                  |                            |             | Council PERA             | 100-41007-120-     | \$ 175.00          |
|             |                       | <b>Total For Check</b> |                            |             |                          |                    | <b>\$ 350.00</b>   |
| 11/26/2024  | John Rog              | 16593                  | 2024 Extra Meetings        | N           | Council Meeting Per Diem | 100-41006-100-     | \$ 150.00          |
|             |                       | <b>Total For Check</b> |                            |             |                          |                    | <b>\$ 150.00</b>   |
| 11/26/2024  | Tom Carr              | 16594                  | 2024 Extra Meetings        | N           | Council Meeting Per Diem | 100-41006-100-     | \$ 200.00          |
|             |                       | <b>Total For Check</b> |                            |             |                          |                    | <b>\$ 200.00</b>   |
| 11/26/2024  | Jeff Giefer           | 16595                  | 2024 Extra Meetings        | N           | Council Meeting Per Diem | 100-41006-100-     | \$ 250.00          |
|             |                       | <b>Total For Check</b> |                            |             |                          |                    | <b>\$ 250.00</b>   |
| 11/26/2024  | Ben Cornett           | 16596                  | 2024 Extra Meetings        | N           | Council Meeting Per Diem | 100-41006-100-     | \$ 150.00          |
|             |                       | <b>Total For Check</b> |                            |             |                          |                    | <b>\$ 150.00</b>   |
| 11/26/2024  | SHC, LLC              | 16597                  | Planning Services          | N           | City Planner             | 100-41209-300-     | \$ 1,447.50        |
|             |                       | 16597                  |                            |             | Escrow                   | 100-49320-300-1025 | \$ 1,164.00        |
|             |                       | <b>Total For Check</b> |                            |             |                          |                    | <b>\$ 2,611.50</b> |
| 11/26/2024  | Robert Mikkelsen      | 16598                  | Investment Services - 2024 | N           | Treasurer                | 100-41104-100-     | \$ 3,000.00        |
|             |                       | <b>Total For Check</b> |                            |             |                          |                    | <b>\$ 3,000.00</b> |
| 11/26/2024  | Press Publications    | 16599                  | Summary Publications       | N           | Publishing Costs         | 100-41308-351-     | \$ 86.12           |
|             |                       | <b>Total For Check</b> |                            |             |                          |                    | <b>\$ 86.12</b>    |
| 11/26/2024  | A.R.C Paving          | 16600                  | Inv#392                    | N           | Pothole Repairs          | 100-43109-220-     | \$ 1,990.24        |
|             |                       | <b>Total For Check</b> |                            |             |                          |                    | <b>\$ 1,990.24</b> |
| 11/26/2024  | Sharon Schwarze       | 16601                  | 2024 Treasurer Services    | N           | Office Equipment         | 100-41314-220-     | \$ 7,826.00        |
|             |                       | <b>Total For Check</b> |                            |             |                          |                    | <b>\$ 7,826.00</b> |
| 11/26/2024  | Kline Bros Excavating | 16602                  | Road Maintenance           | N           | Grader Contractor        | 100-43101-220-     | \$ 8,898.75        |
|             |                       | 16602                  |                            |             | Road Shouldering         | 100-43108-220-     | \$ 4,117.50        |
|             |                       | 16602                  |                            |             | Gravel Reclaiming        | 100-43127-220-     | \$ 2,350.00        |

Fund Name: All Funds

Date Range: 11/11/2024 To 11/30/2024

| Date       | Vendor                           | Check #        | Description                                  | Void | Account Name                    | F-A-O-P        | Total               |
|------------|----------------------------------|----------------|--|------|---------------------------------|----------------|---------------------|
| 11/26/2024 | Washington County Public Works   | 16603          | Invoice#226955- Lights 17 & 36 - 3rd Quarter | N    | Street Lights                   | 100-43117-330- | \$ 95.70            |
|            | <b>Total For Check</b>           | <b>16603</b>   |  |      |                                 |                | <b>\$ 95.70</b>     |
| 11/26/2024 | LRS                              | 16604          | Oct/Nov/Dec                                  | N    | Town Hall Porta Pot             | 100-43007-210- | \$ 427.00           |
|            | <b>Total For Check</b>           | <b>16604</b>   |  |      |                                 |                | <b>\$ 427.00</b>    |
| 11/26/2024 | Washington County Sheriff        | 16605          | June-Dec Police Services                     | N    | Police                          | 100-42001-300- | \$ 91,720.90        |
|            | <b>Total For Check</b>           | <b>16605</b>   |  |      |                                 |                | <b>\$ 91,720.90</b> |
| 11/26/2024 | LHB                              | 16606          | Sept Engineering                             | N    | Engineering Fees - General      | 100-41203-300- | \$ 4,881.00         |
|            |                                  | 16606          |  |      | Knollwood Ave Road Project 2024 | 100-43139-300- | \$ 20,610.25        |
|            | <b>Total For Check</b>           | <b>16606</b>   |  |      |                                 |                | <b>\$ 25,491.25</b> |
| 11/26/2024 | ADT Security Services            | 16607          | Town Hall Security - new sensor              | N    | Town Hall Maintenance           | 100-43003-300- | \$ 59.00            |
|            | <b>Total For Check</b>           | <b>16607</b>   |  |      |                                 |                | <b>\$ 59.00</b>     |
| 11/26/2024 | CenturyLink                      | 16608          | City Phone                                   | N    | City Office Telephone           | 100-41309-321- | \$ 174.68           |
|            | <b>Total For Check</b>           | <b>16608</b>   |  |      |                                 |                | <b>\$ 174.68</b>    |
| 11/26/2024 | Croix Valley Inspector           | 16609          | Building Inspector                           | N    | Building Inspection             | 100-42004-300- | \$ 5,405.01         |
|            | <b>Total For Check</b>           | <b>16609</b>   |  |      |                                 |                | <b>\$ 5,405.01</b>  |
| 11/26/2024 | PERA                             | 16610          | PERA - Council                               | N    | Council Salaries                | 100-41005-100- | \$ 175.00           |
|            |                                  | 16610          |  |      | Council PERA                    | 100-41007-120- | \$ 175.00           |
|            | <b>Total For Check</b>           | <b>16610</b>   |  |      |                                 |                | <b>\$ 350.00</b>    |
| 11/26/2024 | Payroll Period Ending 11/30/2024 | 16611          | Council2024                                  | N    | Council Salaries                | 100-41005-100- | \$ 3,232.25         |
|            | <b>Total For Check</b>           | <b>16611</b>   |  |      |                                 |                | <b>\$ 3,232.25</b>  |
| 11/26/2024 | Payroll Period Ending 11/30/2024 | 16612          | Split-BenCornett                             | N    | Council Salaries                | 100-41005-100- | \$ 1,885.51         |
|            | <b>Total For Check</b>           | <b>16612</b>   |  |      |                                 |                | <b>\$ 1,885.51</b>  |
| 11/26/2024 | Adobe                            | ADEFT12        | Monthly Fee - Auto Pay                       | N    | Office Supplies                 | 100-41313-200- | \$ 52.00            |
|            | <b>Total For Check</b>           | <b>ADEFT12</b> |  |      |                                 |                | <b>\$ 52.00</b>     |
| 11/26/2024 | Comcast                          | CCEFT27        | Town Hall W/ff - Auto                        | N    | Town Hall Supplies              | 100-43001-210- | \$ 184.82           |
|            | <b>Total For Check</b>           | <b>CCEFT27</b> |  |      |                                 |                | <b>\$ 184.82</b>    |
| 11/26/2024 | IRS                              | EFT210         | Mayor/Council                                | N    | Mayor Salary                    | 100-41002-100- | \$ 420.75           |
|            |                                  | EFT210         |  |      | Mayor FICA/Medicare             | 100-41004-100- | \$ 420.75           |

Fund Name: All Funds

Date Range: 11/11/2024 To 11/30/2024

| <u>Date</u> | <u>Vendor</u> | <u>Check #</u>                   | <u>Description</u>                          | <u>Void</u> | <u>Account Name</u>    | <u>F-A-O-P</u> | <u>Total</u>         |
|-------------|---------------|----------------------------------|---|-------------|------------------------|----------------|----------------------|
| 11/26/2024  | IRS           | EFT211                           | Payroll Taxes                               | N           | Clerk FICA/Medicare    | 100-41103-100- | \$ 458.88            |
|             |               | EFT211                           |   |             | Clerk Medicare         | 100-41105-100- | \$ 86.98             |
|             |               | EFT211                           |   |             | Federal Withholding    | 100-41107-100- | \$ 471.35            |
|             |               | EFT211                           |   |             | Social Security Expens | 100-41109-100- | \$ 371.90            |
|             |               | <b>EFT211</b>                    |   |             |                        |                | <b>\$ 1,389.11</b>   |
|             |               | <b>Total For Check</b>           |   |             |                        |                |                      |
| 11/26/2024  | IRS           | EFT212                           | Medical                                     | N           | Clerk FICA/Medicare    | 100-41103-100- | \$ 99.45             |
|             |               | EFT212                           |   |             | Clerk Medicare         | 100-41105-100- | \$ 18.85             |
|             |               | EFT212                           |   |             | Federal Withholding    | 100-41107-100- | \$ 100.00            |
|             |               | EFT212                           |   |             | Social Security Expens | 100-41109-100- | \$ 80.60             |
|             |               | <b>EFT212</b>                    |   |             |                        |                | <b>\$ 298.90</b>     |
|             |               | <b>Total For Check</b>           |   |             |                        |                |                      |
| 11/26/2024  | T-Mobile      | TMEFT38                          | City Phone - Auto                           | N           | Road Expenses - Other  | 100-43116-210- | \$ 20.00             |
|             |               | <b>TMEFT38</b>                   |   |             |                        |                | <b>\$ 20.00</b>      |
|             |               | <b>Total For Check</b>           |   |             |                        |                |                      |
| 11/26/2024  | Xcel Energy   | XcelEFT39                        | Utilities - Town Hall - Pole Barn -<br>Auto | N           | Town Hall Electricity  | 100-43004-381- | \$ 59.10             |
|             |               | XcelEFT39                        |   |             |                        | 100-43004-381- | \$ 11.49             |
|             |               | XcelEFT39                        |   |             | Well House Electricity | 100-43010-381- | \$ 72.46             |
|             |               | XcelEFT39                        |   |             | Street Lights          | 100-43117-381- | \$ 66.41             |
|             |               | <b>XcelEFT39</b>                 |   |             |                        |                | <b>\$ 209.46</b>     |
|             |               | <b>Total For Check</b>           |   |             |                        |                |                      |
| 11/26/2024  | Zoom          | ZEF11                            | Zoom Renewal - Auto                         | N           | Office Equipment       | 100-41314-200- | \$ 849.90            |
|             |               | <b>ZEF11</b>                     |   |             |                        |                | <b>\$ 849.90</b>     |
|             |               | <b>Total For Check</b>           |   |             |                        |                |                      |
|             |               | <b>Total For Selected Checks</b> |   |             |                        |                | <b>\$ 335,372.40</b> |



CITY OF GRANT  
MINUTES

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**DATE** : November 4, 2024  
**TIME STARTED** : 6:32 p.m.  
**TIME ENDED** : 7:05 p.m.  
**MEMBERS PRESENT** : Councilmember Carr, Rog, Giefer,  
Cornett and Mayor Huber  
**MEMBERS ABSENT** : None

Staff members present: City Attorney, Nick Vivian; City Planner, Jennifer Haskamp; City Treasurer, Sharon Schwarze; and Administrator/Clerk

**CALL TO ORDER**

The meeting was called to order at 6:32 p.m.

**PUBLIC INPUT**

**PLEDGE OF ALLEGIANCE**

**SETTING THE AGENDA**

**Council Member Rog moved to approve the agenda, as presented. Council Member Cornett seconded the motion. Motion carried unanimously.**

**CONSENT AGENDA**

- October 2024 Bill List, \$90,141.77 Approved
- October 1, 2024 City Council Meeting Minutes Approved
- OMG Midwest, Knollwood Pay Voucher  
No. 1, \$176,126.41 Approved
- Croix Valley Inspector, \$41,384.81 Approved
- JPA, Washington County, Mass  
Community Notification System Approved

**Council Member Rog moved to approve the consent agenda, as presented. Council Member Giefer seconded the motion. Motion carried unanimously.**

**STAFF AGENDA ITEMS**

**City Engineer, Brad Reifsteck (no action items)**

**City Planner, Jennifer Haskamp**

**Consideration of Resolution No. 2024-19, Final Plat, Elliots Crossing Phase 1** – City Planner Haskamp advised owner Mike Regan of MOR Development, LLC ("Owner") is requesting approval of the Final Plat for Elliot Crossing - Phase I. The Applicant was granted a preliminary plat and two variance approvals on June 4, 2024, as documented by Resolution 2024-11.

The proposed Final Plat is comprised of four existing parcels and is generally situated south of 75 Street North (CSAH 12) and west of Lake Elmo Ave N (CSAH 17). The subject property is zoned A2 and borders Indian Hills Golf Course to the south, 75<sup>th</sup> Street North on the north, and Lake Elmo Avenue N., on the east. The proposed subdivision will be completed in two phases as described in subsequent sections of this report. Phase I of the proposed Final Plat includes twelve (12) rural residential lots, a new cul-de-sac, and Outlots A and B.

City Planner Haskamp advised per the City’s ordinances, the Final Plat does not require a public hearing. The Final Plat is subject to a 60-day review period. Since the proposed project has received Preliminary Plat approval, the purpose of the Final Plat review is to 1) review and evaluate the Final Plat for consistency with the Preliminary Plat, 2) to evaluate whether the applicable conditions of preliminary plat have been met, and 3) to identify any outstanding conditions that must be met prior to work commencing on site.

MOR Development, LLC is requesting Final Plat approval of the subject property to create a rural residential single-family subdivision. A summary of the proposed project is provided below:

|                              |  |
|------------------------------|--|
| <b>Applicant/Owner</b>       | Michael Regan, on behalf of MOR Development, LLC   |
| <b>Request</b>               | Final Plat of Major Subdivision  |
| <b>Address</b>               | XXX 75th Street N (CSAH 12), XX Lake Elmo Ave N (CSAH 17)  |
| <b>Site Size</b>             | ~194 Acres   |
| <b>Zoning &amp; Land Use</b> | A2   |
| <b>Proposed Plat Name</b>    | Elliot Crossing  |
| <b>PIDs</b>                  | 2603021330001 (101.5 acres), 3503021210002 (4.9 acres), 2603021440001 (15.0 acres), 2603021430001 (39.6 acres) |

The proposed project will be completed in two phases. A summary of project phasing is provided below:

|                                   |   |
|-----------------------------------|---|
| <b>Phase I</b>                    | Phase I will develop the twelve (12) rural residential lots identified on Sheets 2 – 4 of the plan set. Lots will range in size from 7.5 - 18.4 acres. They will be accessed via a new cul-de-sac (Keswick Court), which is approximately 1,998.3-feet in length and connects to 75 <sup>th</sup> Street N to the north. Phase I includes the platting of Outlot A and Outlot B. Portions of Outlot A and all of Outlot B will be developed with a new cul-de-sac and rural residential lots as part of Phase II. |
| <b>Phase II (Outlots A and B)</b> | Phase II will re-plat Outlot A and Outlot B into six (6) rural residential lots ranging in size from 5.0 - 8.4 acres. Lots will be  |

|  |  |
|--|--|
|  | <p>accessed via a new cul-de-sac (Elliot Lane), which is approximately 1,482.9-feet in length and connects to Lake Elmo Ave N to the east. The remaining area of Outlot A will be replatted to align with the three golf holes that are a part of the Indian Hills Golf Course lying south of the new subdivision.</p> |
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**Summary of Phase I:**

- The general subdivision configuration and lot sizes are consistent with the approved preliminary plat for Phase I. Phase II rural residential lots are fully contained within Outlot A.
- Phases I and II will not connect via roadways due to the presence of wetlands and golf holes.
- The subdivision will be subject to architectural design standards through the Homeowners Association (HOA). A plant schedule for both Phases was submitted; however, Outlots A and B are proposed to be open space until Phase II is initiated. The Outlots are irregular in shape with existing groundcover and areas of tree/woodland.
- A portion of Outlot A contains three golf holes that were relocated in 2020/2021 through an amended CUP process, and the holes were placed in an easement as part of the CUP process. As proposed, the Outlot contains both the golf holes and the future Phase II rural residential lots. Once the Phase II Final Plat is completed, the easement are containing the golf holes will be converted to an Outlot through the platting process and the Outlot will become part of the amended CUP and all associated conditions of approval.
- Each lot is proposed to be served by a private well and septic system. The Preliminary Plat identified primary and secondary drainfield systems and septic reports/boring logs for each lot, which are consistent with Final Plat plan set.
- The new cul-de-sac serving Phase I lots will be constructed as part of the initial site development process. The cul-de-sac connects to CSAH 12, which is a County Road. To install and construct the new roadway, Washington County has required new turn lanes be constructed which are shown on the plan set.
- The cul-de-sac serving Phase II lots is fully contained within Outlot A and will be constructed in the future after Phase I is completed. The cul-de-sac is connected to CSAH 17 and an access permit, and any required improvements, must be obtained from Washington County. Evidence of the access permit must be submitted concurrently to the Phase II Final Plat.

City Planner Haskamp noted as summarized above, there are three objectives related to the Final Plat review: 1) to determine if the proposed Final Plat is substantially consistent with the Preliminary Plat; 2) to determine if the applicable conditions of preliminary plat have been met; and 3) to identify any required conditions of Final Plat approval prior to recording or site work commencing.

Final Plat Consistency with Preliminary Plat

1 As presented, the preliminary construction plans, Final Plat lot and block configuration, lot sizes,  
2 road layout and access locations are consistent with the Preliminary Plat and there are no significant  
3 changes. Minor adjustments have been completed to meet the conditions of the preliminary plat.

4  
5 The following conditions of preliminary plat are identified, and comments and/or response regarding  
6 the condition are provided in italics.

- 7  
8 1. An updated Preliminary Plat incorporating the City Engineer’s recommendations and  
9 incorporating any changes of the BCWD, must be submitted for review and approval by City  
10 Staff within 12-months of Preliminary Plat approval.

11 *As noted, the Preliminary Plat was approved on June 4, 2024, and will expire on June 4,*  
12 *2025. The requested Final Plat was submitted within the 12-month timeframe established by*  
13 *the conditions of the Preliminary Plat. The Applicant’s permit application at BCWD is*  
14 *scheduled for November 13, 2024. After the Applicant receives their approval, the plans must*  
15 *be updated to reflect any BCWD conditions and submitted to the City Engineer for review and*  
16 *approval.*

17  
18 *Any comments and/or modifications requested by the City Engineer must be addressed by the*  
19 *Applicant prior to any site work commencing on the project. This is included as a condition in*  
20 *the Development Agreement.*

- 21  
22 2. The Applicant shall comply with all recommendations and standards of the City Engineer.  
23 *The Applicant is working with the City Engineer to ensure that all recommendation and*  
24 *standards are met. This condition is carried over to the Development Agreement.*

- 25  
26 3. The Applicant shall provide evidence that PID containing Lot 1, Block 2 and Outlot B cannot  
27 be subdivided, and that the current design configuration is not in conflict with any provisions  
28 of the original subdivision.

29 *The subject lot referenced within the condition is located in Phase II. Evidence must be*  
30 *submitted prior to the Phase II Final Plat being granted. This condition is carried over and*  
31 *included within the Development Agreement.*

- 32  
33 4. The Applicant shall adjust the lot line between Lots 2 and 3, Block 2 to comply with the  
34 subdivision design standards.

35 *Per the plans dated September 6, 2024, this condition is met. The lot line has been adjusted*  
36 *and complies with the subdivision design standards. This condition relates to a Lot within*  
37 *Phase II, and therefore is carried over to the Development Agreement. Any adjustments or*  
38 *modifications to future plan sets may trigger additional review.*

- 39  
40 5. The Lot area of Lot 2, Block 2 must be adjusted to comply with the minimum lot size  
41 requirements.

42 *Per the plans dated September 6, 2024, this condition is met. The lot area has been adjusted*  
43 *and complies with the minimum lot size requirements. This condition relates to a Lot within*

1            *Phase II, and therefore is carried over to the Development Agreement. Any adjustments or*  
2            *modifications to future plan sets may trigger additional review.*

- 3  
4            6. Lot frontage of Lot 2, Block 2 must be adjusted to comply with the minimum lot frontage  
5            requirements.

6            *Per the plans dated September 6, 2024, this condition is met. The frontage has been adjusted*  
7            *and complies with the minimum lot frontage requirements. This condition relates to a Lot*  
8            *within Phase II, and therefore is carried over to the Development Agreement. Any adjustments*  
9            *or modifications to future plan sets may trigger additional review.*

- 10  
11           7. Additional ROW must be granted to provide a connection for Lot 6 Block 2 to comply with  
12           the City Engineer’s recommendations.

13           *Per the plans dated September 6, 2024, this condition is met. Additional ROW has been*  
14           *established to provide connection to Lot 6, Block 2 and complies with the City Engineer's*  
15           *recommendations. This condition relates to a Lot within Phase II, and therefore is carried*  
16           *over to the Development Agreement. Any adjustments or modifications to future plan sets may*  
17           *trigger additional review.*

- 18  
19           8. The Applicant must establish an HOA or similar to manage the stormwater management  
20           systems on site. Such entity shall be appropriately established and identified within the  
21           Development Agreement.

22           *This condition is carried over to the Development Agreement.*

- 23  
24           9. The Applicant shall obtain all necessary stormwater permits from the BCWD and such  
25           permits shall be obtained prior to the City granting any Final Plat of the Project.

26           *The Applicant’s stormwater review and permit are scheduled on the BCWD’s November 13,*  
27           *2024 meeting. Any BCWD modifications required must be incorporated into the plan set and*  
28           *submitted for review by the City Engineer. If any required changes are substantive and alter*  
29           *the lot configuration or roadway alignment and the design is no longer consistent with the*  
30           *preliminary plat, additional review and approval by the City Council may be required. A*  
31           *condition has been included in the Resolution to address the BCWD approval.*

- 32  
33           10. If the Project is proposed to be phased, the phasing plan must be submitted prior to approval  
34           of the Development agreement and Final Plat.

35           *The Applicant submitted a phasing plan as part of the Final Plat application materials. This*  
36           *condition has been met.*

- 37  
38           11. The Applicant will be required to enter into a Development Agreement prior to the City  
39           granting any Final Plat of the Project to ensure that the requirements and conditions as set  
40           forth herein are complied with to ensure the installation of all subdivision infrastructure.

41           *A draft of the Development Agreement has been prepared and is under review by the*  
42           *Applicant. A copy of the Development Agreement will be submitted under separate cover*  
43           *prior to the City Council meeting.*

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12. The Applicant, or assigns, shall obtain all necessary permits for the installation of individual wells serving each lot, and such permits shall be obtained prior to the City issuing any Building Permit for such lot.

*This condition is carried over to the Development Agreement.*

13. The full public right-of-way of both cul-de-sacs shall be dedicated on the Final Plat.  
*The subdivision will be developed in two phases. The cul-de-sac right-of-way in Phase I is shown on the Final Plat and is dedicated as a public street. The cul-de-sac to serve Phase II is fully contained within Outlot A, and must be dedicated at the time the lots are created. This condition is met in Phase I, and the condition is carried over for Phase II of the proposed project. Any adjustments or modifications to future plan sets may trigger additional review.*

14. Site improvements as described within Section 30-194 shall be agreed to and identified within the Development Agreement.  
*The Site Improvements and subdivision improvements are noted in the Development Agreement. This condition is met.*

15. The Preliminary Septic review must be completed by Washington County and the preliminary findings transmitted to the City prior to Preliminary Plat approval.  
*This condition is met. Additional requirements and conditions are carried over into the Development Agreement.*

16. The Applicant shall identify and rope off all septic drainfield areas on the site prior to the City issuing any grading permits on the subject property.  
*This condition is carried over to the Resolution and Development Agreement and must be met to ensure that septic drainfields are protected for each lot. It is the Applicant's responsibility to ensure that the drainfield locations identified in Phase II remain available and protected.*

17. The Applicant shall obtain all necessary permits and approvals from any agency having jurisdiction over the project including, but not limited to, Washinton County and the Browns Creek Watershed District.  
*As previously noted the Applicant is scheduled for BCWD permit review on November 13, 2025. The BCWD permit approval must be submitted to the City Engineer. Washington County is requiring the installation of turn lanes on CSAH 12 as part of the access permit. The access permit and any other applicable approval must be submitted to the City Engineer. This condition is carried over to the Resolution and Development Agreement.*

18. The Applicant, or assigns, shall be required to obtain all septic permits, based on the actual design of a principal structure prior to the City issuing a Building Permit.  
*This condition is carried over to the Development Agreement.*

1 19. Final Plat shall be applied for within 12 months of preliminary plat approval.

2 *As noted, the Preliminary Plat was approved on June 4, 2024. The Final Plat was applied for*  
3 *on September 25, 2024, so this condition is met.*

4  
5 20. Review of the cul-de-sac lengths from the Fire Chief shall be obtained to ensure that there are  
6 no issues regarding access to each of the created lots.

7 Staff has reached out to the Fire Chief and at this time has not received any response. A verbal  
8 update, if available, will be presented at the Council meeting. Note that the Fire Chief has not  
9 previously identified concern regarding cul-de-sac length provided an adequate terminus is  
10 provided that allows for the trucks to safely turn around.

11  
12 21. The Applicant shall pay all fees and delinquent escrow balances.

13 *This condition is carried over to the Resolution.*

14  
15 Mr. Mark Guenther, Developer, advised the Council he has spoken with the Fire Department in terms  
16 of the cul-de-sac. The Fire Department has indicated they have no issue with the cul-de-sac and that  
17 information was provided to the City.

18  
19 **Council Member Giefer moved to adopt Resolution No. 2024-19, as presented. Council Member**  
20 **Cornett seconded the motion. Motion carried unanimously.**

21 **Consideration of Development Agreement, Elliots Crossing Phase I – City Planner Haskamp**  
22 **reviewed the Development Agreement noting there are some blanks in terms of number that the**  
23 **Developer should be obtaining in the next few days.**

24  
25 **City Attorney, Nick Vivian (no action items)**

26 **NEW BUSINESS**

27 **Consideration of Public Safety Funding, Removal of ROW Trees, Woodchuck – Staff advised**  
28 **the City received a bid to remove dead ash trees within the City ROW in the amount of \$18,000 and**  
29 **identified the areas for removal.**

30 **Council Member Carr moved to approve Woodchuck bid for the dead ash trees in the City**  
31 **ROW, as presented. Council Member Cornett seconded the motion. Motion carried with**  
32 **Council Member Rog voting nay.**

33 **Consideration of Additional Brushing, Kline Bros. – Staff advised a quote was received from**  
34 **Kline Bros. in the amount of \$25,000 for additional on roadways that have not received any brushing**  
35 **to date.**

36 **Council Member Carr moved to approve the additional brushing bid, as presented. Council**  
37 **Member Rog seconded the motion. Motion carried unanimously.**

38 **Set Canvass of Election Meeting – The Canvass of Election meeting was scheduled on Friday,**  
39 **November 8, 10:00 a.m. at Town Hall. The meeting notice will be posted on the City website.**

**UNFINISHED BUSINESS**

**DISCUSSION ITEMS (no action taken)**

**Staff Updates (updates from Staff, no action taken)**

**City Council Reports/Future Agenda Items**

**COMMUNITY CALENDAR NOVEMBER 5 THROUGH NOVEMBER 30, 2024:**

**Mahtomedi Public Schools Board Meeting, Thursday, November 14<sup>th</sup>, Mahtomedi District Education Center, 7:00 p.m.**

**Stillwater Public Schools Board Meeting, Thursday, November 14<sup>th</sup>, Stillwater City Hall, 7:00 p.m.**

**Washington County Commissioners Meeting, Tuesdays, Government Center, 9:00 a.m.**

**General Election, Tuesday, November 5, 2024, Woodbury Lutheran, 7:00 a.m. to 8:00 p.m.**

**Thanksgiving, November 28, 2024**

**ADJOURNMENT**

**Council Member Cornett moved to adjourn at 7:05 p.m. Council Member Giefer seconded the motion. Motion carried unanimously.**

These minutes were considered and approved at the regular Council Meeting December 3, 2024.

\_\_\_\_\_  
Kim Points, Administrator/Clerk

\_\_\_\_\_  
Jeff Huber, Mayor





**CITY OF STILLWATER**  
 216 4TH ST N  
 STILLWATER MN 55082  
 651-430-8800 (main)

# INVOICE

**Invoice #:** 65011  
**Invoice Date:** 11/05/2024  
**Customer #:** 100353  
**Customer Balance:** \$93,328.50  
**Invoice Amt:** \$93,328.50  
**Due Date:** 12/05/2024

**Bill To: City of Grant**  
 P O Box 577 111 Wildwood Rd  
 Willernie MN 55090

Pursuant to City of Stillwater Resolution 2023-153:  
 A convenience fee of \$1.00 will be applied to all EFT  
 payments. A convenience fee of 2.9% of the total  
 charge plus \$0.30 will be applied to all credit/debit card  
 payments.

| Quantity | Description   | Cost/Dep Appl | Net Amount |
|----------|---|---------------|------------|
| 1        | Fire Contract Jan - Dec 2024<br>2nd Half Contract (\$ 186,657.00) | 186,657.00    | 93,328.50  |

**Invoice Total: \$93,328.50**

*Return This Portion with Your Payment*

11/05/2024 **Customer #:** 100353

**Amount Paid:** 93,328.50

**Customer Name:** City of Grant

**Invoice Amt:** \$93,328.50  
**Customer Balance:** \$93,328.50 (May include other Invoices)

P O Box 577 111 Wildwood Rd

**Invoice #:** 65011

Willernie MN 55090

**Make Check Payable to:**

**CITY OF STILLWATER**  
 216 4TH ST N  
 STILLWATER MN 55082

Check box for address change and





WASHINGTON COUNTY SHERIFFS OFFICE  
 15015 62ND ST N  
 PO BOX 3801  
 STILLWATER MN 55082

| <i>Invoice</i>            |          |
|---------------------------|----------|
| Invoice Number:           | 226836   |
| Account Number:           | 217912   |
| Due Date:                 | 12/12/24 |
| Amount Enclosed:          | \$ _____ |
| Federal Tax Id:41-6005919 |          |

To: CITY OF GRANT  
 PO BOX 577  
 WILLERNIE MN 55090

*Please return top portion with payment. Thank You.*

| Invoice  |        |         |          |                              |                      |             |
|--|--------|---------|----------|------------------------------|----------------------|-------------|
| Date   | Number | Type    | Due Date | Remark                       | Amount               |             |
| 11/19/24   | 226836 | Invoice | 12/12/24 | JUL-DEC 2024 POLICE SERVICES | \$91,720.90          |             |
| I declare under the penalties of law that this account claim or demand, is just and correct and no part of it has been paid.<br><br>Please make check payable to <b>Washington County</b> and mail to the address above. |        |         |          |                              | <b>Invoice Total</b> | \$91,720.90 |
|  |        |         |          |                              | <b>Sales Tax</b>     |             |
|  |        |         |          |                              | <b>Balance Due</b>   | \$91,720.90 |



## MEMO

To: Mayor and City Council

CC: Kim Points, City Administrator/Clerk  
Nick Vivian, City Attorney

From: Jennifer Haskamp, AICP, City Planner

RE: Consideration to add Chapter 5 Cannabis and Hemp Business Registration and to amend Chapter 32 Zoning to add Cannabis and Hemp Business Regulations

Date: November 26, 2024

### Background

The City Council adopted a moratorium by Ordinance 2023-73 prohibiting the operation of cannabis businesses in the City. The moratorium is set to expire on December 31, 2024 consistent with Minnesota State Statute requirements. The purpose of the moratorium was to provide the City time to study and prepare an ordinance to address cannabis businesses as defined by Minnesota State Statutes Chapter 342.

### Summary of Draft Ordinance

The Draft Ordinance includes two components: 1) Registration of Cannabis and Hemp Businesses in the City; and 2) Cannabis and Hemp Business Zoning Regulations. The State Statute provides specific standards and requirements which the City must follow, and the ordinance must be drafted for compliance with rules established within Minnesota State Statutes Chapter 342. A summary of each ordinance component is provided:

#### **1) ADD: Chapter 5 Cannabis and Hemp Business Registration**

Minnesota State Statutes Chapter 342 allows cities to adopt registration requirements for all Cannabis and Hemp Businesses. The Registration can be applied to all Cannabis and Hemp Businesses, and Registration must be granted if a business demonstrates compliance with the City's adopted ordinances and the State Statutes and Rules. The State Statutes specifically states that Cannabis Retail operations (dispensaries) can be capped at 1 Registration per 12,500 in population, rounded to the nearest whole number. Given the population of the City of Grant, the draft ordinance restricts the maximum number of Retail Registration to one (1). All other Cannabis Business license types and activities may be required to Register, but that the number of such registrations cannot be capped.

#### **2) AMEND: Chapter 32 Zoning, to add Definitions, amend the Table of Uses and add Section 32-355 Cannabis and Hemp Business Regulations.**



Minnesota State Statutes Chapter 342 establishes that Cities may address time, manner and location of Cannabis and Hemp Businesses within their communities, with certain restrictions. To that end the following summary of the ordinance draft is provided:

- Definitions: Cannabis and Hemp business uses and activities are added to the definitions. The definitions are not the License Types issued by the OCM (staff will present more on the difference at the December meeting).
- Table of Uses: The table of uses is amended to include the Cannabis and Hemp Business uses. It should be noted that recommended policy is to follow the permitting process of similar non-cannabis uses in the community. For example, Cultivation is a permitted used in most districts. Therefore, Cannabis Cultivation is required to obtain a Certificate of Compliance so that staff can confirm that all performance standards are met but the permitting process is not overly onerous when compared to other agricultural production that is simply permitted.
- Performance Standards are established specifically for Cultivation activities and any Retail use including businesses that include a retail endorsement that is intended to be exercised in conjunction with cultivation activities. A summary of the standards include:
  - 1,000 feet of separation between all Cannabis Business, with an exception for operators that are only participating in cultivation activities.
  - Minimum Retail Dispensary setback of 1,000 feet from Schools and 500 feet from Residential Treatment Facilities (this is the maximum permitted by State Statute).
  - Increased setback for any outdoor cultivation area from adjacent residential uses.

### **Recommendation/Action**

Staff requests discussion from the City Council and recommends approval of the draft Ordinance and the summary publication. It should be noted that the Minnesota Rules with respect to Cannabis and Hemp Businesses are expected to be adopted in the Spring of 2025. Once the rules are adopted it is likely that amendments to the draft ordinance will be required. However, given that the moratorium expires at the end of the year, an Ordinance must be put in place in the event early mover licenses are granted by the State.

**CITY OF GRANT**  
**WASHINGTON COUNTY, MINNESOTA**  
**ORDINANCE 2024-82**

**An Ordinance Amending the Grant Code of Ordinances  
To ADD Cannabis and Hemp Business Regulations**

The City Council of the City of Grant, Washington County, Minnesota, does hereby ordain as follows:

**SECTION 1. CHAPTER 5 IS HEREBY ADDED TO THE CODE OF ORDINANCE TO  
ESTABLISH CANNABIS AND HEMP BUSINESS REGULATIONS**

That City Code is amended to ADD Chapter 5 Cannabis and Hemp Business Regulations to the Code of Ordinances.

**Article I. Cannabis and Hemp Businesses**  
**DIVISION 1. GENERALLY**

**Sec. 5-1. Definitions**

The following words, terms and phrases, when used in this Chapter, shall have the meanings ascribed to them, except where the context clearly indicates a different meaning:

*Applicant* means an entity with a license or endorsement issued by the OCM that is applying for an initial registration or for registration renewal.

*Act* means Minnesota Statutes, Chapter 342, as is may be amended from time to time.

*Cannabis Business* has the same meaning as defined in Minnesota Statutes, section 342.01.

*Cannabis Retailer* means a business with a cannabis retailer license or cannabis retail endorsement from OCM.

*Hemp Business* means any business that is required to obtain a license from the Office of Cannabis Management (OCM) as defined by Minnesota Statute 342.43 Subd. 1, or successor statutes.

*Lower-potency Hemp Edible Manufacturer* means a hemp business that makes hemp concentrate, manufactures artificially derived cannabinoids lower-potency hemp edibles, and/or hemp-derived consumer products, and sells hemp concentrate, artificially derived cannabinoids, lower-potency hemp edibles, hemp-derived consumer products to other cannabis businesses and hemp businesses pursuant to Minnesota Statute Section 342.46.

*Lower-potency Hemp Edible Retailer* means any retail business that sells lower-potency hemp to customers and may be a standalone retail principal use or may be an accessory use to an existing retail establishment. Such Retailer may not hold a Cannabis Business license.

*OCM* means the Minnesota Office of Cannabis Management.

*Retailer* means every business that is licensed under the Act and required to register with the City under Minnesota Statutes, section 342.22. Including cannabis businesses and lower-potency hemp edible retailers.

*Potential Licensee* means an entity that has not received a license from the OCM and is seeking a pre-license certification.

**Sec. 5-2. Findings and Purpose.**

The City of Grant makes the following legislative findings: the purpose of this ordinance is to protect the public health, safety, and welfare in the City by implementing regulations pursuant to Minnesota Statutes Chapter 342 related to cannabis and hemp businesses within the City. The City finds and concludes that these regulations are appropriate and lawful, that the proposed amendments will promote the community's interest in reasonable stability in the development and redevelopment of the City for now and in the future, and that the regulations are in the public interest and for the public good.

**Sec. 5-3. Cannabis Business and Hemp Business Locations.**

The following location and siting standards shall apply to all Cannabis or Hemp Businesses in the City;

- (1) The land uses must be identified as permitted or conditionally permitted within the Zoning District in which the business is proposed.
- (2) Any Cannabis Business or Hemp Business may not be located within 1,000-feet of another Cannabis or Hemp Business. The Zoning Administrator shall be responsible for calculating the distance which shall be measured from the property line of the proposed location.
- (3) Must comply with the buffer and location standard as established in Sec 32-355 of the Zoning Ordinance.

**Sec. 5-4. Registration of Cannabis Businesses and Hemp Businesses.**

- (1) *Registration Required.* Before a Cannabis Business or Hemp Business conducts any business activities in the City, the business must register with the City. Conducting business without an active registration is prohibited. Subject to Minn. Stat. 342.22, subd. 5(e) the city may impose a civil penalty, as specified in the City's Fee Schedule, for conducting business without a valid registration from the City and a valid license from the OCM.
  - a. The City shall limit the number of Cannabis Business Retail Registrations as described in subsection (2) herein.

- b. All other Cannabis Businesses or Hemp Businesses shall be required to obtain Registration from the City but shall not be limited in number excepted as expressly described in Sec. 5-3 of this Ordinance.

(2) *Cannabis Retail Registration Limits*

- a. The City will issue one (1) Cannabis Retail Registration, which shall include any Retail License, Microbusiness License with a Retail Endorsement, or Mezzobusiness License with a Retail Endorsement.
- b. The number of registrations available will be calculated by dividing the state demographer's estimate of the City's population by 12,500 and round up to the nearest whole number.
- c. The City will update the number of registrations available based on the most recent data available from the state's demographer on January 1 or each year.
- d. Registrations issued to a business with a license preapproval issued by the OCM will count toward the City's registration limit.
- e. Businesses operating under a tribal compact entered into under Minnesota Statutes, section 3.9224 or 3.9228 and tribally issued licenses and registrations are counted towards the City's registration limit.

(3) *Processing Registrations.*

- a. Applications will be processed on a first-come, first-served basis based on the City receiving a complete application for both Registration and any complete land use permit approvals. Applications will be considered complete when 1) all required land use permit application materials are received; 2) when the Registration materials in subsection (4) of this Chapter are received; and 3) all required information, and the fee described in Section 4D is received.
  - i. If a Cannabis Retailer proposes to locate in a new building that is not yet constructed a Conditional Registration may be granted concurrently to the land use approval process. Conditional Retail Registration shall be counted towards the City's allocation established in subsection (2) herein. The City may include reasonable conditions regarding the time performance for the transition of the Conditional Retail Registration to a permanent Registration.

(4) *Application.* The applicant must submit a registration application or renewal form provided by the City. The form may be amended from time to time by the City, but must include or be accompanied by:

- a. Name of the Property Owner and Signature
- b. Name of the Applicant and Signature
- c. Address and parcel ID for the property for which the Registration is sought.
- d. *Fee Required.* At the time of initial application, and prior to the City's consideration of any renewal application, each Retailer must pay, as established in the City's fee schedule, the following fees:
  - i. At the time of initial registration:
    - 1. Initial Registration fee. The initial registration fee will pay for the costs of the registration and the cost of the first year of operation.
    - 2. The renewal fee for the second year of operation.



- ii. At the time of the first annual renewal (prior to the second year of operation) no fee will be due.
  - iii. At the time of the second annual renewal, and each year thereafter, the renewal fee must be paid prior to the City issuing any renewal registration.
  - iv. Initial registration fees and renewal registration fees are nonrefundable.
  - v. Proof of taxes, assessment, utility charges or other financial claims of the city or the state are current.
  - vi. A copy of a valid state license or written notice of OCM license preapproval.
- (5) *Application Compliance Check with Zoning Requirements.* Prior to issuing any registration, the City shall conduct a compliance check to ensure compliance with this Chapter, Chapter 32, and any other regulations established pursuant to Minnesota Statutes, Section 342.13. Such compliance check shall include documentation of any land use permit approvals required to comply with the provisions of this chapter.
- (6) *Reasons for Denial.* The City shall not issue a registration or renewal if any of the following conditions are true:
- a. The applicant has not submitted a complete application.
  - b. The applicant does not comply with the requirements of this Chapter.
  - c. The applicant does not comply with the applicable zoning and land use regulations.
  - d. The applicant is found to not comply with the requirements of the Act or this Chapter at the compliance check.
  - e. The applicant is not current on all property taxes and assessments at the location where the Cannabis or Hemp Business is located.
  - f. The maximum number of Retail Registrations, pursuant to Section 2 has been issued by the City.
  - g. The proposed Cannabis or Hemp Business location is within 1,000-feet of another Registered Cannabis or Hemp Business in the City.
  - h. The applicant does not have a valid license from the OCM.
- (7) *Issuing the Registration or Renewal.* The City shall issue the registration or renewal if the business meets the requirements of this Chapter, including that none of the reasons for denial in Section (6) are true.
- (8) *Nontransferable.* A registration is not transferable to another person, entity, or location.

**Sec. 5-5. Retail Hours of Operation**

- (1) Cannabis Retailers are limited to retail sale of cannabis, cannabis flower, cannabis products, lower-potency hemp edibles, or hemp-derived consumer products as follows:
  - a. Daily, 10:00 a.m. to 9:00 p.m.

**Sec. 5-6. Registration Enforcement**

- (1) Generally. The City Council may impose a fine or suspend a registration under this Chapter on a finding that the registered business has failed to comply with the requirements of this Chapter or any applicable statute or regulation.

- (2) Notice and Right to Hearing. Prior to imposing a fine or suspending any registration under this Chapter, the City shall provide the registered business with written notice of the alleged violations and inform the registered business of this or her right to a hearing on the alleged violation.
  - a. Notice shall be delivered in person or by regular mail to the address of the registered business and shall inform the registered business of its right to a hearing. The notice will indicate that a response must be submitted within ten (10) business days of receipt of the notice, or the right to a hearing will be waived.
  - b. The registered business will be given an opportunity for a hearing before the City Council before final action to fine or suspend a registration. Provided, the registered business has submitted a written application for appeal within 10 business days after the notice was served. The City Council shall give due regard to the frequency and seriousness of the violations, the ease with which such violations could have been cured or avoided and good faith efforts to comply and shall issue a decision to fine or suspend the registration only upon written findings.
  - c. If no request for a hearing is received within ten (10) business days following the service of the notice, the matter shall be submitted to the City Council for imposition of the fine or suspension of the registration.
- (3) Emergency. If, in the discretion of the City, a registered business poses an imminent threat to the health or safety of the public, the City may immediately suspend the registration and provide notice of the right to hold a subsequent hearing as prescribed in part (2) of this section.
- (4) Reinstatement. The City may reinstate a registration if it determines that the violations have been resolved. The City shall reinstate a registration if the OCM determines the violations have been resolved.

#### **Sec. 5-7. Compliance Checks**

- (1) The City shall complete at minimum one compliance check per calendar year of every registered Retail Cannabis Business to assess if the business meets age verification requirements, as required under [Minn. Stat. 342.22 Subd. 4(b) and Minn. Stat. 342.24] and any applicable cannabis or hemp regulations adopted by the city.
- (2) The City shall conduct a minimum of one unannounced age verification compliance check per calendar year at each Cannabis Retail Business. Age verification compliance checks shall involve persons at least 17 years of age but under the age of 21 who, with the prior written consent of a parent or guardian if the person is under the age of 18, attempt to purchase adult-use cannabis flower, adult-use cannabis products, lower-potency hemp edibles, or hemp-derived consumer products under the direct supervision of a law enforcement officer or an employee of the City.
- (3) Any failures under this section are basis for enforcement action and must be reported to the OCM.

#### **Sec. 5-8. Penalties, Administration and Enforcement**

- (1) Any violation of the provisions of this Chapter or failure to comply with any of its requirements constitutes a misdemeanor and is punishable as defined by law. Each day each violation continues or exists, constitutes a separate offense

**SECTION 2. AMEND CHAPTER 32 ZONING TO INCLUDE CANNABIS AND HEMP BUSINESS ZONING STANDARDS AND REGULATIONS.**

That City Code Chapter 32, Article I, Section 32-1, “Definitions” is hereby AMENDED to ADD the following definitions:

*Cannabis Cultivation* means a Cannabis Business that grows cannabis plants from seed or immature plant to mature plant, harvests the cannabis flower from a mature plant, and packages and labels immature cannabis plants, seedlings, and cannabis for sale pursuant to Minnesota Statutes 342.01 Subd.30, or successor statutes.

*Cannabis Dispensary* means a Cannabis Business that is involved in the sale of one or more of the following: immature cannabis plants and seedlings, adult-use cannabis flower, or adult-use cannabis products and any other products authorized by law to customers pursuant to Minnesota Statute Chapter 342 and as defined by Minnesota Rule 9810.0200 that requires a license from the OCM to operate.

*Cannabis Event* means a temporary cannabis event lasting not more than four days operating pursuant to Minnesota Statute 342.39.

*Cannabis Manufacturing/Laboratory* means a Cannabis Business that makes cannabis and/or hemp concentrate, manufactures artificially derived cannabinoids, adult-use cannabis products, lower-potency hemp edibles, and/or hemp-derived consumer products, and sells cannabis concentrate, hemp concentrate, artificially derived cannabinoids, cannabis products, lower-potency hemp edibles, hemp - derived consumer products to other cannabis businesses pursuant to Minnesota Statute Section 342.31.

*Cannabis Wholesale/Distribution/Storage* means a Cannabis Business that is involved in the storage, distribution or wholesaling of cannabis that does not involve direct sales to the general public and is required to obtain a license from the OCM.

*Hemp Business* means any business that is required to obtain a license from the Office of Cannabis Management (OCM) as defined by Minnesota Statute 342.43 Subd. 1, or successor statutes.

*License Types.* The OCM issues licenses to the Cannabis Business based on the proposed business activities. The License Types are defined in Minnesota Statute Chapter 342 and the specific standards and requirements to obtain the license are established within Chapter 342.

*Lower-potency Hemp Edible Manufacturer* means a hemp business that makes hemp concentrate, manufactures artificially derived cannabinoids lower-potency hemp edibles, and/or hemp-derived consumer products, and sells hemp concentrate, artificially derived cannabinoids, lower-potency hemp edibles, hemp-derived consumer products to other cannabis businesses and hemp businesses pursuant to Minnesota Statute Section 342.46.

*Lower-potency Hemp Edible Retailer* means any retail business that sells lower-potency hemp to customers and may be a standalone retail principal use or may be an accessory use to an existing retail establishment. Such Retailer may not hold a Cannabis Business license.

**SECTION 3. AMENDMENT OF CHAPTER 32, SECTION 32-245 TABLE OF USES, OF THE CITY’S CODE OF ORDINANCES.**

That City Code Chapter 32, Article I, Section 32-245, “Table of uses”, Item (c) is hereby AMENDED to ADD the following:

| Use  | Conservancy | Agricultural A1 | Agricultural A2 | Residential R1 | General Business (GB) |
|--|-------------|-----------------|-----------------|----------------|-----------------------|
| (KEY)<br>P = Permitted<br>C = Conditional Use Permit and public hearing<br>I=Interim Use Permit and public hearing<br>CC=Certificate of Compliance<br>A = Permitted accessory use<br>N = Not Permitted |             |                 |                 |                |                       |
| Cannabis Cultivation (indoor)  | N           | N               | N               | N              | CUP                   |
| Cannabis Cultivation (outdoor)   | N           | CC              | CC              | N              | N                     |
| Cannabis Dispensary (Retail)   | N           | A/IUP           | A/IUP           | N              | CUP                   |
| Cannabis Event   | N           | IUP             | IUP             | N              | IUP                   |
| Cannabis Manufacturing   | N           | A/IUP           | A/IUP           | N              | CUP                   |
| Cannabis Wholesale/Distribution/Storage  | N           | A/IUP           | A/IUP           | N              | CUP                   |
| Lower-potency Hemp Edible Manufacturer   | N           | N               | N               | N              | CUP                   |
| Lower-potency Hemp Edible Retailer   | N           | N               | N               | N              | CUP                   |

**SECTION 4. AMENDMENT OF CHAPTER 32, TO ADD SECTION 32-355 CANNABIS AND HEMP BUSINESSES TO THE CITY’S CODE OF ORDINANCES.**

That City Code Chapter 32, Article IV, Supplemental Regulations is hereby AMENDED to ADD Section 32-355 Cannabis and Hemp Businesses as follows:

**Sec. 32-355. Cannabis and Hemp Businesses.**

- (1) *Purpose.* The purpose of this section is to regulate Cannabis Businesses and Hemp Business uses identified on Table 32-246 for the purpose of describing and defining license types, operations, businesses and activities that are associated with the cultivation, production, storage and distribution or sale of cannabis or hemp as regulated by Minnesota State Statutes Chapter 342.
- (2) *Standards Applicable to all Cannabis and Hemp Businesses.* The following standards shall be applicable to all Cannabis Businesses:
  - A. *Licensing.* All Cannabis Businesses must hold a temporary or permanent license issued by the OCM. The issued License Type must be consistent with the proposed Cannabis Business contemplated by the Applicant.
  - B. *Registration with the City.* All Cannabis Businesses must register with the City consistent with Chapter 5 of the code of ordinances. All applicable registration fees must be paid and must be renewed annually to remain in good standing.
  - C. *Principal and Accessory Cannabis Business Uses.* The principal Cannabis Business use must be identified. A Cannabis Business that includes multiple cannabis activities/uses must establish a principal use and define all other cannabis activities as accessory. Both the principal and accessory uses must be permitted or conditionally permitted on Table 32-246, and the applicable land use approvals must be obtained for all principal and accessory uses.

D. Location. All Cannabis and Hemp Businesses must meet the following setback standards:

- i. Must be setback a minimum of 1,000 feet from any other Cannabis Business, except:
  1. A Cannabis Business that is only conducting onsite outdoor cannabis cultivation may be exempt from the setback requirement provided the canopy area meets all other applicable standards of this ordinance and Chapter 5.
- ii. Must be setback a minimum of 1,000 feet from a private or public school.
- iii. Must be setback a minimum of 500 feet from a Residential Treatment Facility.
- iv. Must be setback a minimum of 1,000 feet of a public or private school
- v. The setback shall be measured from the property line of the Cannabis Business and the Zoning Administrator shall apply the appropriate buffer

E. All Cannabis and Hemp Business activities must comply with the Zoning District standards for the applicable use including dimensional standards, parking, and stormwater.

F. Site Plan Review. Any Cannabis or Hemp Business must submit a Site Plan as part of the land use application process. Such site plan must be drawn to scale and must clearly delineate the Cannabis or Hemp activities/uses and must be accompanied by:

- i. Odor mitigation. Any Cannabis Business that has the potential to create noxious odors must submit an odor mitigation plan for the facility. Such plan must demonstrate that the odors are mitigated to the maximum extent possible to be non-discernable at the property line. Such odor mitigation plan may be subject to review by a third part expert, as determined by the City.
- ii. Security Plan. All Cannabis Businesses must provide a copy of the approved Security Plan for the business operations as submitted by the Applicant to obtain their License from the OCM.

(3) *Standards Applicable to Cannabis Cultivation.* The following standards shall apply to all Cannabis Business that include Cannabis Cultivation activities:

A. Indoor Cannabis Cultivation.

- i. May not exceed 15,000 square feet of indoor canopy as defined by Minnesota State Statute Chapter 342.
- ii. Must be fully contained indoors.
- iii. Must meet all parking and setback standards for comparable industrial/manufacturing uses.

B. Outdoor Cannabis Cultivation.

- i. Must be an accessory use to a principal residential use, unless a Interim Use Permit is obtained.

- ii. Minimum Lot Size: 20 acres
  - iii. May not exceed 2 acres of mature canopy as defined by Minnesota State Statute Chapter 342.
  - iv. Cultivation/canopy area must be fully screened from all public right-of-way and from adjacent residential property lines.
  - v. Cultivation/canopy area must be setback a minimum of 200-feet from any shared residential property line.
  - vi. Cultivation field must be properly secured consistent with Minnesota State Statute Chapter 342 and any applicable Minnesota Rules.
  - vii. Hoop houses, greenhouses, or other temporary agricultural structures are permitted and must comply with the accessory standards established in Section 32-313 of this ordinance.
- C. Site Plan review. All applicants for Cannabis Cultivation must obtain a Certificate of Compliance from the Zoning Administrator. The applicant must submit a Site Plan that is to-scale to show the cultivation area, any temporary structures, lighting plan, and security plan. The Zoning Administrator shall be authorized to issue the Certificate of Compliance, and at their discretion may request review and approval by the City Council.
- (4) Standards Applicable to Cannabis Dispensary or Retail Endorsement. The following standards shall apply to all Cannabis Businesses that include Retail sales activities, whether as a standalone use or if a retail endorsement to a microbusiness or Mezzobusiness:
- A. Hours of operation shall be limited to those established in Chapter 5 of the Code of Ordinances.
  - B. No onsite consumption shall be permitted, except as may be associated with a specific License Type as regulated by the OCM and Minnesota State Statute Chapter 342.
    - i. No outdoor consumption area may be visible from the public right-of-way or a shared residential property line.
  - C. Any Cannabis Business Retail endorsement that includes cultivation activities must comply with the following:
    - i. Cannabis Retail must be setback from the road a minimum of 500-feet.
    - ii. Must be located on a parcel with a minimum of 20-acres.
    - iii. Must be located on a County or State Road.
    - iv. Must comply with all sign standards, except as expressly permitted with Minnesota State Statute Chapter 342 or Minnesota Rules.

**SECTION 5. SEVERABILITY.**

In the event that court of competent jurisdiction adjudges any part of this ordinance to be invalid, such judgment shall not affect any other provisions of this ordinance not specifically included within that judgment.

**SECTION 6. EFFECTIVE DATE.**

This ordinance takes effect upon its adoption and publication according to law.

WHEREUPON, a vote, being taken upon a motion by Council member \_\_\_\_\_ and seconded by Council member \_\_\_\_\_, the following upon roll call:

Voting AYE:

Voting NAY:

Whereupon said Ordinance was declared passed adopted this \_\_\_ day of \_\_\_\_\_, 2024.

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Jeff Huber, Mayor

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Attest: Kim Points, City Clerk

**CITY OF GRANT  
WASHINGTON COUNTY, MINNESOTA**

**RESOLUTION NO. 2024-20**

**A RESOLUTION OF THE CITY OF GRANT, WASHINGTON COUNTY,  
MINNESOTA, PROVIDING FOR THE SUMMARY PUBLICATION OF  
ORDINANCE NO. 2024-82**

WHEREAS, On December 3 at the regular Grant City Council meeting, by majority vote, the City Council adopted Ordinance No. 2024-82 adding Chapter 5 Cannabis and Hemp Business Registration and amendment Chapter 32 Zoning to add Cannabis and Hemp Business Regulations; and

WHEREAS, State law requires that all ordinances adopted be published prior to becoming effective; and

WHEREAS, the City Council for the City of Grant has determined that publication of the title and a summary of Ordinance No. 2024-82 would clearly inform the public of the intent and effect of the Ordinance; and

WHEREAS, the City Council for the City of Grant has reviewed the summary of Ordinance No. 2024-82 attached and incorporated herein as **Exhibit A**; and

NOW THEREFORE BE IT RESOLVED, the City Council for the City of Grant hereby:

1. Approves the text of the summary of Ordinance No. 2024-82 attached as **Exhibit A**.
2. Directs the City Clerk to post a copy of the entire text of Ordinance No. 2024-82 in all public locations designated by the City Council.
3. Directs the City Clerk to publish the summary in the City's legal newspaper within ten days.
4. Directs the City Clerk to file the executed Ordinance upon the books and records of the City along with proof of publication.

Dated this 3<sup>rd</sup> day of December 2024.

\_\_\_\_\_  
Jeff Huber, Mayor

ATTEST:

Kim Points, City Clerk



## **EXHIBIT A**

### **Ordinance Summary**

#### **Ordinance No. 2024-82**

#### **AN ORDINANCE ADDING CHAPTER 5 CANNABIS AND HEMP BUSINESS REGISTRATION AND AMENDING CHAPTER 32 ZONING TO ADD CANNABIS AND BUSINESS REQUIREMENTS, FOR THE CITY OF GRANT, MINNESOTA**

On December 3, 2024 the City of Grant adopted an ordinance to add Chapter 5 Cannabis and Hemp Business Registration and amending Chapter 32 Zoning to add Cannabis and Hemp Business Regulations. The purpose of the ordinance is to establish regulations, standards and registration requirements for all Cannabis and Hemp Businesses in compliance Minnesota State Statutes Chapter 342.

A printed copy of the Ordinance is available for inspection by any person during regular office hours at the office of the City Clerk or by standard or electronic mail.

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|   | Jan - Dec 22     | Jan - Dec 23     | Jan 1 - Oct, 24 | 2024 Budget      | \$ Over Budget   | 2025 Budget      | % Change    |
|---|------------------|------------------|-----------------|------------------|------------------|------------------|-------------|
| <b>Income</b>                                 |                  |                  |                 |                  |                  |                  |             |
| 301-000 · TAXES                               |                  |                  |                 |                  |                  |                  |             |
| 301-100 · General Tax Levy                    | 1,312,232        | 1,348,511        | 753,893         | 1,394,395        | (640,502)        | 1,465,978        | 105%        |
| 301-701 · General Fund Special Assessment     | 4,922            | 81,711           | 39,115          | 15,000           | 24,115           | 20,000           | 133%        |
| 303-100 · Franchise Tax - Cable               | 19,945           | -                | 22,343          | 10,000           | 12,343           | 10,000           | 100%        |
| 303-150 · Cable Expense Reimbursement         | 1,575            | 22,657           | -               | 2,300            | (2,300)          | 2,300            | 100%        |
| 303-200 · Franchise Tax - Utilities           | 58,250           | 58,528           | 47,019          | 58,807           | (11,788)         | 58,807           | 100%        |
| <b>Total 301-000 · TAXES</b>                  | <b>1,396,924</b> | <b>1,511,407</b> | <b>862,370</b>  | <b>1,480,502</b> | <b>(618,132)</b> | <b>1,557,085</b> | <b>105%</b> |
| 304-001 · LICENSES AND PERMITS                |                  |                  |                 |                  |                  |                  |             |
| 304-000 · Liquor Licenses                     | 13,000           | 13,000           | 13,000          | 13,000           | -                | 13,000           | 100%        |
| 305-000 · Other Licenses/Permits/Fees         | 597              | 609              | 310             | 2,000            | (1,690)          | 700              | 35%         |
| 305-500 · Utility Permits                     | 200              | -                | 1,000           | 900              | 100              | 200              | 22%         |
| 306-000 · Permits-Building                    | 317,791          | 251,598          | 103,521         | 140,000          | (36,479)         | 140,000          | 100%        |
| 306-010 · Permits-Heating                     | 10,342           | 9,558            | 5,994           | 10,000           | (4,006)          | 10,000           | 100%        |
| 306-020 · Permits-Plumbing                    | 3,824            | 4,374            | 2,754           | 3,000            | (246)            | 3,000            | 100%        |
| 306-045 · Permits - Variance                  | -                | -                | 1,200           | -                | 1,200            | 400              | 0%          |
| 306-046 · Permits-CUP                         | 1,800            | 800              | -               | 1,200            | (1,200)          | 1,000            | 83%         |
| 306-050 · Certificate of Compliance           | 350              | 200              | 300             | 250              | 50               | 250              | 100%        |
| 306-053 · Pre-Application Mtg Fee             | 800              | 1,200            | 800             | 800              | -                | 800              | 100%        |
| 306-055 · Grading Permit                      | 3,272            | 2,742            | 200             | 1,200            | (1,000)          | 1,200            | 100%        |
| 307-000 · Subdivision-Adm Fee                 | 2,125            | -                | 1,450           | 800              | 650              | 800              | 100%        |
| <b>Total 304-001 · LICENSES AND PERMITS</b>   | <b>354,102</b>   | <b>284,082</b>   | <b>130,529</b>  | <b>173,150</b>   | <b>(42,621)</b>  | <b>171,350</b>   | <b>99%</b>  |
| 334-000 · INTERGOVERNMENTAL REVENUE           |                  |                  |                 |                  |                  |                  |             |
| 334-101 · Corona Virus Aid                    | 54,539           | -                | -               | 395,267          | (395,267)        | -                | 0%          |
| 334-102 · Public Safety Aid                   | -                | 175,041          | 15,028          | 175,041          | (160,013)        | -                | 0%          |
| 334-150 · Small City Assist                   | -                | -                | 63,082          | 1                | 63,081           | 63,082           | 0%          |
| 334-201 · Ag Preserve                         | 4,274            | 4,457            | -               | 4,000            | (4,000)          | 4,400            | 110%        |
| 334-300 · Fiscal Disparity-City               | 49,379           | 45,545           | 28,830          | 37,273           | (8,443)          | 41,932           | 112%        |
| 334-700 · Recycling Grant Washington Cty      | 10,773           | 9,206            | 8,166           | 7,900            | 266              | 8,166            | 103%        |
| <b>Total 334-000 · INTERGOVERNMENTAL REVI</b> | <b>118,965</b>   | <b>234,248</b>   | <b>115,107</b>  | <b>619,482</b>   | <b>(504,375)</b> | <b>117,580</b>   | <b>19%</b>  |
| 389-000 · MISCELLANEOUS                       |                  |                  |                 |                  |                  |                  |             |
| 334-600 · Assessment Searches                 | 20               | 40               | -               | 100              | (100)            | 100              | 100%        |

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|                                       | Jan - Dec 22     | Jan - Dec 23     | Jan 1 - Oct, 24  | 2024 Budget      | \$ Over Budget     | 2025 Budget      | % Change |
|---------------------------------------|------------------|------------------|------------------|------------------|--------------------|------------------|----------|
| 361-000 · Fines and Fees-County       | 10,802           | 10,134           | 6,271            | 10,000           | (3,729)            | 10,000           | 100%     |
| 361-100 · Penalties                   | 914              | 293              | 325              | -                | 325                |                  |          |
| 388-000 · Lease Revenue-Tower         |                  |                  |                  |                  | -                  |                  |          |
| 388-100 · Lease Revenue Tower Interes | 10,280           | 9,979            | -                | -                | -                  | 9,000            |          |
| 388-000 · Lease Revenue-Tower - Other | 30,072           | 26,914           | -                | 25,000           | (25,000)           | 25,000           | 100%     |
| Total 388-000 · Lease Revenue-Tower   | 40,352           | 36,893           | -                | 25,000           | (25,000)           | 34,000           | 136%     |
| 389-300 · Refunds and Reimbursements  | 15,817           | 13,151           | 24,366           | 1,000            | 23,366             | 1,000            | 100%     |
| 389-400 · Misc Income-Roads           | 8,066            | 11,041           | 15,015           | 10,000           | 5,015              | 11,000           | 110%     |
| 390-000 · Interest Income             | 4,013            | 112,223          | 90,857           | 80,000           | 10,857             | 90,000           | 113%     |
| 510-100 · Tax Levy - Capital Projects | -                | 2,877            | -                | -                | -                  | -                |          |
| Total 389-000 · MISCELLANEOUS         | <u>79,985</u>    | <u>186,652</u>   | <u>136,834</u>   | <u>126,100</u>   | <u>10,734</u>      | <u>146,100</u>   | 116%     |
| Total Income                          | <u>2,039,107</u> | <u>2,300,942</u> | <u>1,244,840</u> | <u>2,399,234</u> | <u>(1,154,394)</u> | <u>1,992,115</u> | 83%      |

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| Expense                              | Jan - Dec 22 | Jan - Dec 23 | Jan 1 - Oct, 24 | 2024 Budget | \$ Over Budget | 2025 Budget | % Change |
|--------------------------------------|--------------|--------------|-----------------|-------------|----------------|-------------|----------|
| 400-000 · GENERAL GOVERNMENT         |              |              |                 |             |                |             |          |
| 401-001 · Mayor and Council          |              |              |                 |             |                |             |          |
| 401-000 · Mayor Salary               | 2,900        | 5,500        | -               | 5,500       | (5,500)        | 5,500       | 100%     |
| 401-010 · Mayor-City PERA            | -            | -            | -               | 716         | (716)          | 716         | 100%     |
| 401-020 · Mayor-City FICA/Medicare   | 222          | 421          | -               | 422         | (422)          | 422         | 100%     |
| 403-000 · Council Salaries           | 9,660        | 14,000       | -               | 14,000      | (14,000)       | 14,000      | 100%     |
| 403-001 · Council Meeting Per Diem   | 600          | 800          | -               | 1,000       | (1,000)        | 1,000       | 100%     |
| 403-010 · Council-City PERA          | 121          | 175          | -               | 974         | (974)          | 974         | 100%     |
| 403-020 · Council-City FICA/Medicare | 739          | 1,071        | -               | 1,137       | (1,137)        | 1,137       | 100%     |
| 403-030 · Council Mileage            | -            | -            | -               | 250         | (250)          | 250         | 100%     |
| 408-100 · Election Expense           | 19,839       | -            | 2,679           | 24,800      | (22,121)       | 5,000       | 20%      |
| Total 401-001 · Mayor and Council    | 34,080       | 21,967       | 2,679           | 48,799      | (46,120)       | 28,999      | 59%      |
| 402-001 · Finance                    |              |              |                 |             |                |             |          |
| 402-000 · City Clerk Salary          | 67,849       | 85,484       | 72,984          | 146,748     | (73,764)       | 89,740      | 61%      |
| 402-010 · Clerk-PERA                 | 5,089        | 5,241        | 4,049           | 5,400       | (1,351)        | 5,562       | 103%     |
| 402-020 · Clerk-FICA/Medicare        | 5,190        | 6,310        | 5,583           | 5,505       | 78             | 6,901       | 125%     |
| 402-025 · Clerk - Medical Leave Act  | -            | -            | -               | 5,136       | (5,136)        | 5,136       | 100%     |
| 409-000 · Treasurer                  | 7,380        | 7,601        | -               | 7,829       | (7,829)        | 8,064       | 103%     |
| 409-500 · Investment Advisor         | -            | 3,000        | -               | 3,000       | (3,000)        | 3,000       | 100%     |
| Total 402-001 · Finance              | 85,508       | 107,637      | 82,616          | 173,618     | (91,002)       | 118,403     | 68%      |
| 405-001 · Consultants                |              |              |                 |             |                |             |          |
| 405-000 · Audit Fees                 | 13,835       | 22,368       | 26,681          | 17,000      | 9,681          | 19,079      | 112%     |
| 406-000 · Engineering Fees-General   | 15,532       | 22,742       | 31,886          | 25,000      | 6,886          | 25,000      | 100%     |
| 406-100 · MS 4 Expenses              | 4,231        | 1,967        | 371             | 2,500       | (2,129)        | 2,500       | 100%     |
| 407-100 · Legal Fees - General       | 15,133       | 13,153       | 9,363           | 26,000      | (16,637)       | 26,000      | 100%     |
| 407-150 · Legal Fees - Complaints    | 23,844       | 18,277       | 5,521           | 20,000      | (14,479)       | 20,000      | 100%     |
| 407-300 · Legal Fees - Prosecutions  | 26,523       | 30,014       | 23,176          | 25,000      | (1,824)        | 30,000      | 120%     |
| 413-100 · Assessor                   | 27,131       | 26,932       | 22,856          | 29,262      | (6,406)        | 30,140      | 103%     |
| Total 405-001 · Consultants          | 126,229      | 135,451      | 119,854         | 144,762     | (24,908)       | 152,719     | 105%     |
| 406-001 · Other Services & Charges   |              |              |                 |             |                |             |          |
| 406-010 · Dry Hydrants               | -            | -            | -               | 250         | (250)          | 250         | 100%     |

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|   | Jan - Dec 22   | Jan - Dec 23   | Jan 1 - Oct, 24 | 2024 Budget    | \$ Over Budget   | 2025 Budget    | % Change    |
|---|----------------|----------------|-----------------|----------------|------------------|----------------|-------------|
| 408-000 · Insurance                                 | 10,845         | 10,534         | 11,332          | 10,600         | 732              | 11,672         | 110%        |
| 410-120 · Dues                                      | 4,720          | 4,887          | 1,809           | 4,765          | (2,956)          | 5,034          | 106%        |
| 410-125 · Workshops                                 | 108            | 110            | -               | 1,000          | (1,000)          | 1,000          | 100%        |
| 410-200 · Assessment Expense                        | -              | 297            | 554             | 400            | 154              | 600            | 150%        |
| 410-290 · Miscellaneous Expense                     | -              | -              | 20              | 200            | (180)            | 200            | 100%        |
| 410-300 · Newsletter Costs                          | 3,206          | 3,380          | 1,700           | 3,500          | (1,800)          | 3,605          | 103%        |
| 410-301 · Publishing Costs                          | 494            | 1,381          | 606             | 2,000          | (1,394)          | 2,000          | 100%        |
| Festival  |                |                |                 |                | -                | <b>8,000</b>   |             |
| 410-400 · Telephone                                 | 1,974          | 2,263          | 1,601           | 1,974          | (373)            | 2,263          | 115%        |
| 410-411 · Postage                                   | 107            | 349            | 347             | 500            | (153)            | 500            | 100%        |
| 410-412 · Post Office Box Rental                    | 160            | 246            | -               | 246            | (246)            | 246            | 100%        |
| 410-420 · Web Site Costs                            | 225            | 1,116          | 216             | 2,000          | (1,784)          | 2,000          | 100%        |
| 410-500 · Office Supplies                           | 1,602          | 2,776          | 2,621           | 3,250          | (629)            | 4,000          | 123%        |
| 410-501 · Office Equipment                          | 8,275          | (2,805)        | 878             | 1,500          | (622)            | 1,500          | 100%        |
| 410-510 · Bank Fees                                 | 8              | 3              | 4               | 40             | (36)             | 40             | 100%        |
| 410-600 · Rental City Office                        | 5,451          | -              | 5,460           | 6,514          | (1,054)          | 6,514          | 100%        |
| 411-100 · Equipment Repair                          | -              | -              | -               | 500            | (500)            | 500            | 100%        |
| <b>Total 406-001 · Other Services &amp; Charges</b> | <b>37,176</b>  | <b>24,537</b>  | <b>27,148</b>   | <b>39,239</b>  | <b>(12,091)</b>  | <b>49,924</b>  | <b>127%</b> |
| <b>Total 400-000 · GENERAL GOVERNMENT</b>           | <b>282,994</b> | <b>289,592</b> | <b>232,297</b>  | <b>406,418</b> | <b>(174,121)</b> | <b>350,044</b> | <b>86%</b>  |
| <b>413-000 · PUBLIC SAFETY</b>                      |                |                |                 |                |                  |                |             |
| 413-200 · Zoning Administrator/Planner              | 15,617         | 16,955         | 12,273          | 25,000         | (12,727)         | 25,000         | 100%        |
| 413-205 · Zoning Admin Pre-Ap Meeting               | 800            | 800            | 1,200           | 800            | 400              | 800            | 100%        |
| 417-000 · Police Services                           | 148,189        | 168,821        | 92,043          | 183,442        | (91,399)         | 194,259        | 106%        |
| 417-100 · Siren Warning System                      | 878            | 1,478          | -               | 1,000          | (1,000)          | 1,000          | 100%        |
| 418-100 · Fire Services - Mahtomedi                 | 154,496        | 162,221        | 127,749         | 167,089        | (39,340)         | <b>178,849</b> | 107%        |
| 418-200 · Fire Services - Stillwater                | 160,360        | 181,220        | 93,329          | 186,733        | (93,405)         | 192,335        | 103%        |
| 419-100 · Building Inspector                        | 101,589        | 358,760        | 516,058         | 135,729        | 380,329          | 195,000        | 144%        |
| 419-400 · Surcharge Building Permit                 | 10,444         | 11,006         | 3,240           | 13,000         | (9,760)          | 13,000         | 100%        |
| 420-000 · Animal Control                            | 913            | 166            | -               | 300            | (300)            | 300            | 100%        |
| 420-050 · COVID Public Safety Expenses              | -              | -              | -               | 245,267        | (245,267)        | -              | 0%          |
| <b>Total 413-000 · PUBLIC SAFETY</b>                | <b>593,285</b> | <b>901,427</b> | <b>845,892</b>  | <b>958,360</b> | <b>(112,469)</b> | <b>800,543</b> | <b>84%</b>  |
| <b>414-000 · PUBLIC WORKS</b>                       |                |                |                 |                |                  |                |             |

City of Grant  
2025 Draft Budget  
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|   | Jan - Dec 22  | Jan - Dec 23  | Jan 1 - Oct, 24 | 2024 Budget    | \$ Over Budget   | 2025 Budget    | % Change   |
|---|---------------|---------------|-----------------|----------------|------------------|----------------|------------|
| 414-001 · City Hall                               |               |               |                 |                |                  |                |            |
| 414-100 · City Hall Supplies                      | 6,356         | (1,774)       | 2,552           | 4,500          | (1,948)          | 5,000          | 111%       |
| 414-200 · City Hall Repairs                       | 45,901        | 825           | 229             | 5,000          | (4,771)          | 5,000          | 100%       |
| 414-300 · Utilities - 8380 Kimbro Avenue          | 1,950         | 2,511         | 1,115           | 3,000          | (1,885)          | 3,000          | 100%       |
| 414-400 · City Hall Yardman                       | 1,375         | 250           | -               | 500            | (500)            | 250            | 50%        |
| 490-000 · Real Estate Taxes City                  | 9,640         | 5,980         | 5,592           | 11,960         | (6,368)          | 5,592          | 47%        |
| <b>Total 414-001 · City Hall</b>                  | <b>65,222</b> | <b>7,792</b>  | <b>9,488</b>    | <b>24,960</b>  | <b>(15,472)</b>  | <b>18,842</b>  | <b>75%</b> |
| 414-002 · Other Services and Charges              |               |               |                 |                |                  |                |            |
| 414-401 · Park Upkeep Expense                     | 3,491         | 250           | -               | 500            | (500)            | 100            | 20%        |
| 414-425 · Pole Barn Expenses                      | 48            | 2,936         | 172             | 1,200          | (1,028)          | 1,000          | 83%        |
| 430-225 · Porto Pot Expense                       | 1,625         | 1,899         | 1,281           | 1,803          | (522)            | 1,857          | 103%       |
| 430-226 · Well House-7175 - 101st St. No.         | 11,298        | 605           | 1,320           | 1,500          | (180)            | 1,500          | 100%       |
| 431-380 · Street Lighting                         | 1,081         | 1,342         | 666             | 1,080          | (414)            | 1,350          | 125%       |
| 432-300 · Recycling                               | 67,164        | 69,226        | 54,339          | 90,687         | (36,348)         | 93,408         | 103%       |
| 480-000 · Cable Costs                             | 525           | 8,886         | 7,141           | 154,550        | (147,409)        | 5,800          | 4%         |
| <b>Total 414-002 · Other Services and Charges</b> | <b>85,233</b> | <b>85,144</b> | <b>64,919</b>   | <b>251,320</b> | <b>(186,401)</b> | <b>105,015</b> | <b>42%</b> |
| 414-003 · Roads                                   |               |               |                 |                |                  |                |            |
| 501-020 · Fuel Surcharge                          | -             | 10,000        | 7,500           | 15,000         | (7,500)          | 15,000         | 100%       |
| 501-300 · Grader Contractor                       | 53,736        | 62,743        | 51,418          | 64,625         | (13,207)         | 66,564         | 103%       |
| 502-000 · Roads Supervisor                        | -             | 137,500       | 126,225         | 169,950        | (43,725)         | 175,049        | 103%       |
| 502-300 · Road Maintenance-Other                  | -             | -             | -               | 400            | (400)            | 400            | 100%       |
| 503-020 · Mower Maintenance                       | -             | -             | -               | 400            | (400)            | 400            | 100%       |
| 505-000 · Engineering Fees                        | 27,269        | 46,032        | 18,171          | 25,000         | (6,829)          | 25,000         | 100%       |
| 510-500 · Road Supplies                           | -             | -             | -               | 500            | (500)            | 500            | 100%       |
| 510-600 · Garbage Removal-Roads                   | 4,686         | 4,040         | 5,583           | 6,431          | (848)            | 6,500          | 101%       |
| 510-700 · Gravel Costs-Roads                      | 50,103        | 54,339        | 51,595          | 58,350         | (6,755)          | 59,000         | 101%       |
| 510-701 · Gravel Reclaiming                       | 2,698         | 2,825         | -               | 3,000          | (3,000)          | 3,000          | 100%       |
| 510-702 · Ditch Repair                            | 39,134        | 39,508        | 35,313          | 40,170         | (4,857)          | 40,170         | 100%       |
| 510-721 · Magnesium Chloride                      | 89,510        | 116,177       | 119,129         | 106,090        | 13,039           | 106,090        | 100%       |
| 510-722 · Road Shouldering                        | 6,335         | 12,780        | 7,015           | 10,300         | (3,285)          | 10,300         | 100%       |
| 510-723 · Road Potholes& Asphalt Repair           | 44,375        | 119,315       | 86,335          | 74,000         | 12,335           | 74,000         | 100%       |
| 510-724 · Sign Replacement                        | 1,236         | 2,110         | 180             | 5,000          | (4,820)          | 2,000          | 40%        |

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|  | Jan - Dec 22     | Jan - Dec 23     | Jan 1 - Oct, 24  | 2024 Budget      | \$ Over Budget   | 2025 Budget      | % Change   |
|--|------------------|------------------|------------------|------------------|------------------|------------------|------------|
| 510-725 · Culverts                     | 25,021           | 24,474           | 33,585           | 25,750           | 7,835            | 25,750           | 100%       |
| 510-728 · Seal Coating & Crack Filling | 106,588          | -                | 36,320           | 73,000           | (36,680)         | 73,000           | 100%       |
| 510-730 · Snow & Ice Removal-Roads     | 79,431           | 50,847           | 9,851            | 50,000           | (40,149)         | 20,000           | 40%        |
| 510-740 · Brushing-Roads               | 41,135           | 35,907           | 35,757           | 4,000            | 31,757           | 40,000           | 1000%      |
| 510-741 · Mowing-Roads                 | 5,500            | 1,000            | -                | 1,000            | (1,000)          | 1,000            | 100%       |
| 510-742 · Heavy Brushing               | -                | 36,840           | 38,370           | 40,000           | (1,630)          | 10,000           | 25%        |
| 510-745 · Road Expenses-Other          | 290              | 220              | 250              | 600              | (350)            | 300              | 50%        |
| <b>Total 414-003 · Roads</b>           | <b>577,046</b>   | <b>756,655</b>   | <b>662,597</b>   | <b>773,566</b>   | <b>(110,969)</b> | <b>754,023</b>   | <b>97%</b> |
| 414-004 · Street Projects              |                  |                  |                  |                  |                  |                  |            |
| 510-770 · Special Road Projects        | 168,118          | 111,279          | 54,112           | 140,000          | (85,888)         | -                | 0%         |
| 510-788 · 2023 Petitioned Road Project | -                | 279,689          | 270,690          | -                | 270,690          |                  |            |
| 510-790 · County/ State Road Projects  | -                | -                | -                | -                | -                | 30,000           |            |
| <b>Total 414-004 · Street Projects</b> | <b>168,118</b>   | <b>390,968</b>   | <b>324,802</b>   | <b>140,000</b>   | <b>184,802</b>   | <b>30,000</b>    | <b>21%</b> |
| <b>Total 414-000 · PUBLIC WORKS</b>    | <b>895,618</b>   | <b>1,240,559</b> | <b>1,061,806</b> | <b>1,189,846</b> | <b>(128,040)</b> | <b>907,879</b>   | <b>76%</b> |
| <b>Total Expense</b>                   | <b>1,858,052</b> | <b>2,521,988</b> | <b>2,139,995</b> | <b>2,554,624</b> | <b>(414,630)</b> | <b>2,058,466</b> | <b>81%</b> |
| <b>Net Income</b>                      | <b>181,055</b>   | <b>(221,045)</b> | <b>(895,155)</b> | <b>(155,390)</b> | <b>(739,765)</b> | <b>(66,352)</b>  | <b>43%</b> |

|                                |             |  |   |  |  |  |  |
|--------------------------------|-------------|--|---|--|--|--|--|
| Fund Balance end of 2023       | 2,062,667   |  |   |  |  |  |  |
| Self Funded Special Assessment | (343,678)   |  | 230,000(2023) + (2024) 203,000@.75 - (2024 SA PMT) 8286*2 less \$22,000 |  |  |  |  |
| 75% of 2025 Expenses           | (1,543,850) |  |   |  |  |  |  |
| 2024 Budget                    | (155,390)   |  |   |  |  |  |  |
| Public Safety in 2023          | (175,041)   |  |   |  |  |  |  |
| Small City in 2023             | 63,082      |  |   |  |  |  |  |
| Reserves Available             | (92,210)    |  |   |  |  |  |  |

City of Grant  
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9/3/24

|  | Jan - Dec 22  | Jan - Dec 23   | Jan 1 - Oct, 24 | 2024 Budget     | \$ Over Budget  | 2025 Budget             | % Change    |
|--|---------------|----------------|-----------------|-----------------|-----------------|-------------------------|-------------|
| <b>390-001 · DEBT SERVICES</b>               |               |                |                 |                 |                 |                         |             |
| 301-700 · Special Assessments Levy           | 89,132        | 84,554         | -               | 74,000          | (74,000)        | 74,000                  | 1.00        |
| <b>Total 390-001 · DEBT SERVICES</b>         | <b>89,132</b> | <b>84,554</b>  | <b>-</b>        | <b>74,000</b>   | <b>(74,000)</b> | <b>74,000</b>           | <b>1.00</b> |
| <b>470-001 · DEBT SERVICES EXPENSE</b>       |               |                |                 |                 |                 |                         |             |
| 470-006 · Bond Interest 2020 Projects        | 23,156        | 21,410         | 1,757           | 21,985          | (20,228)        | 20,425                  | 0.93        |
| 470-607 · Bond Principal 2020 Projects       | 63,000        | 69,000         | 71,000          | 71,000          | -               | 72,000                  | 1.01        |
| <b>Total 470-001 · DEBT SERVICES EXPENSE</b> | <b>86,156</b> | <b>90,410</b>  | <b>72,757</b>   | <b>92,985</b>   | <b>(20,228)</b> | <b>92,425</b>           | <b>0.99</b> |
| <b>Net Income</b>                            | <b>2,976</b>  | <b>(5,855)</b> | <b>(72,757)</b> | <b>(18,985)</b> | <b>(53,772)</b> | <b>(18,425)</b>         |             |
| <b>Debt Service Fund Balance</b>             |               |                |                 |                 |                 | <b><u>\$483,606</u></b> |             |
| <b>PAID OFF IN 2036</b>                      |               |                |                 |                 |                 |                         |             |



**CITY OF GRANT, MINNESOTA  
RESOLUTION NO. 2024-21**

**RESOLUTION ADOPTING FINAL CITY GENERAL FUND BUDGET FOR 2025**

**WHEREAS**, the City of Grant established a preliminary certification of the City of Grant's general levy at its September 3<sup>rd</sup>, 2024 meeting; and

**WHEREAS**, the City of Grant is not required to and will not hold public hearings for the 2025 preliminary budget; and

**WHEREAS**, the City Council for the City of Grant wishes to establish its final 2025 budget which must be certified to the Washington County Auditor/Treasurer by December 30, 2024;

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRANT, WASHINGTON COUNTY, MINNESOTA**, as follows:

**BE IT RESOLVED**, that the City Council of the City of Grant, Washington County, Minnesota hereby adopts a preliminary City general fund budget for 2025 in the amount of \$2,058,466.

The motion for adopting the foregoing resolution was acted upon by motion and seconded, and upon a vote being taken thereon, the following voted via voice:

Mayor Jeff Huber -  
Council Member Carr -  
Council Member Cornett -  
Council Member Giefer -  
Council Member Rog -

Whereupon, said resolution was declared duly passed and adopted and signed by the Mayor and attested by the City Clerk, passed by the City Council, City of Grant, Washington County, Minnesota, on this 3<sup>rd</sup> day of December 2024.

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Jeff Huber, Mayor

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Kim Points, Administrator/Clerk

**CITY OF GRANT, MINNESOTA  
RESOLUTION NO. 2024-22**

**RESOLUTION ESTABLISHING THE FINAL LEVY CERTIFICATION FOR THE  
CITY'S GENERAL FUND AT \$1,507,910.**

**WHEREAS**, the State of Minnesota requires the City to adopt a proposed, preliminary levy certification for its General Fund; and

**WHEREAS**, the City Council is required to adopt its 2025 Final Levy Certification on or before December 30, 2024; and

**WHEREAS**, the City Council of the City of Grant wishes to comply with State law in this area;

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRANT, WASHINGTON COUNTY, MINNESOTA**, as follows:

Establish the 2025 General Fund Preliminary Levy's certification at \$1,507,910.

The motion for adopting the foregoing resolution was acted upon by motion and seconded, and upon a vote being taken thereon, the following voted via voice:

Mayor Jeff Huber -  
Council Member Carr -  
Council Member Cornett -  
Council Member Giefer -  
Council Member Rog -

Whereupon, said resolution was declared duly passed and adopted and signed by the Mayor and attested by the City Clerk, passed by the City Council, City of Grant, Washington County, Minnesota, on this 3<sup>rd</sup> day of December, 2024.

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Jeff Huber, Mayor

Attest:

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Kim Points, Administrator/Clerk

## **Resolution No. 2024-23**

### **Resolution to Approve On-Sale/Sunday Liquor License for MoGrow Inc. (DBA: Indian Hills)**

WHEREAS, MoGrow Inc. submitted an application for the issuance of an On-Sale/Sunday Intoxicating Liquor License; and

WHEREAS, the Washington County Sheriff's Department completed the required Background check and found nothing to prevent issuance.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Grant that the City Council does hereby approve issuance of an On-Sale/Sunday Intoxicating Liquor License to the applicant listed below for the period of January 1, 2025 through December 31, 2025:

MoGrow Inc.  
6667 Keats Avenue N  
Stillwater, MN 55082  
Licensee: Michael Regan

BE IT FURTHER RESOLVED that licensing is contingent upon said applicant making payment of their taxes and submission of appropriate license fees, necessary liability insurance, to the Administrator/Clerk.

PASSED: December 3, 2024 by the City Council of the City of Grant.

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Jeff Huber, Mayor

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Kim Points, Administrator/Clerk

## **Resolution No. 2024-24**

### **Resolution to Approve On-Sale/Sunday Liquor License for Cozzie's Tavern Inc.**

**(DBA: Cozzie's Tavern)**

WHEREAS, Cozzie's Tavern Inc. submitted an application for the issuance of an On-Sale/Sunday Intoxicating Liquor License; and

WHEREAS, the Washington County Sheriff's Department completed the required Background check and found nothing to prevent issuance.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Grant that the City Council does hereby approve issuance of an On-Sale/Sunday Intoxicating Liquor License to the applicant listed below for the period of January 1, 2025 through December 31, 2025:

Cozzie's Tavern Inc.  
11154 60<sup>th</sup> Street N  
Stillwater, MN 55082  
Licensee: Chris Cosgrove

BE IT FURTHER RESOLVED that licensing is contingent upon said applicant making payment of their taxes and submission of appropriate license fees, necessary liability insurance, to the Administrator/Clerk.

PASSED: December 3, 2024 by the City Council of the City of Grant.

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Jeff Huber, Mayor

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Kim Points, Administrator/Clerk

## **Resolution No. 2024-25**

### **Resolution to Approve On-Sale Liquor License for Dellwood Barn Weddings, LLC**

#### **(DBA: Dellwood Barn Weddings)**

WHEREAS, Dellwood Barn Weddings, LLC submitted an application for the issuance of an On-Sale Intoxicating Liquor License; and

WHEREAS, the Washington County Sheriff's Department completed the required Background check and found nothing to prevent issuance.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Grant that the City Council does hereby approve issuance of an On-Sale Intoxicating Liquor License to the applicant listed below for the period of January 1, 2025 through December 31, 2025:

Dellwood Barn Weddings, LLC  
7373 120<sup>th</sup> Street North  
White Bear Lake, MN 55082  
Licensee: Scott Jordan

BE IT FURTHER RESOLVED that licensing is contingent upon said applicant making payment of their taxes and submission of appropriate license fees, necessary liability insurance, to the Administrator/Clerk.

PASSED: December 3, 2024 by the City Council of the City of Grant.

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Jeff Huber, Mayor

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Kim Points, Administrator/Clerk

## **Resolution No. 2024-26**

### **Resolution to Approve On-Sale/Sunday Liquor License for Schone's Inc.**

**(DBA: Gasthaus Bavarian Hunter)**

WHEREAS, Shone's Inc. submitted an application for the issuance of an On-Sale/Sunday Intoxicating Liquor License; and

WHEREAS, the Washington County Sheriff's Department completed the required Background check and found nothing to prevent issuance.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Grant that the City Council does hereby approve issuance of an On-Sale/Sunday Intoxicating Liquor License to the applicant listed below for the period of January 1, 2025 through December 31, 2025:

Schone's Inc.  
8390 Lofton Avenue N  
Stillwater, MN 55082  
Licensee: Kimberly Quade

BE IT FURTHER RESOLVED that licensing is contingent upon said applicant making payment of their taxes and submission of appropriate license fees, necessary liability insurance, to the Administrator/Clerk.

PASSED: December 3, 2024 by the City Council of the City of Grant

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Jeff Huber, Mayor

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Kim Points, Administrator/Clerk



## **Resolution No. 2024-27**

### **Resolution to Approve On-Sale/Sunday Liquor License for Loggers Trail Golf Club (DBA: Loggers Trail Golf Club)**

WHEREAS, Loggers Trail Golf Club submitted an application for the issuance of an On-Sale/Sunday Intoxicating Liquor License; and

WHEREAS, the Washington County Sheriff's Department completed the required Background check and found nothing to prevent issuance.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Grant that the City Council does hereby approve issuance of an On-Sale/Sunday Intoxicating Liquor License to the applicant listed below for the period of January 1, 2025 through December 31, 2025:

Loggers Trail Golf Club  
11950 80<sup>th</sup> Street N  
Stillwater, MN 55082  
Licensee: Daniel Pohl

BE IT FURTHER RESOLVED that licensing is contingent upon said applicant making payment of their taxes and submission of appropriate license fees, necessary liability insurance, to the Administrator/Clerk.

PASSED: December 3, 2024 by the City Council of the City of Grant

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Jeff Huber, Mayor

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Kim Points, Administrator/Clerk

## **Resolution No. 2024-28**

### **Resolution to Approve On-Sale/Sunday Liquor License for Applewood Hills LLC**

**(DBA: Applewood Hills)**

WHEREAS, Applewood Hills LLC submitted an application for the issuance of an On-Sale/Sunday Intoxicating Liquor License; and

WHEREAS, the Washington County Sheriff's Department completed the required Background check and found nothing to prevent issuance.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Grant that the City Council does hereby approve issuance of an On-Sale/Sunday Intoxicating Liquor License to the applicant listed below for the period of January 1, 2025 through December 31, 2025:

Applewood Hills, LLC  
11840 60<sup>th</sup> Street N  
Stillwater, MN 55082  
Licensee: Mathew Grees

BE IT FURTHER RESOLVED that licensing is contingent upon said applicant making payment of their taxes and submission of appropriate license fees, necessary liability insurance, to the Administrator/Clerk.

PASSED: December 3, 2024 by the City Council of the City of Grant.

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Jeff Huber, Mayor

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Kim Points, Administrator/Clerk

## City Council Report for November 2024

To: Kim Points City Clerk

From: Jack Kramer Building Official


### City Code Violations:

a. No new violations to report.

### Building Permit Activity:

a. 38 (Thirty-Eight) Building Permits were issued for a total valuation of \$ 1,248,503.80

Respectfully submitted,

A handwritten signature in black ink that reads "Jack Kramer". The signature is written in a cursive style with a period at the end.

Jack Kramer

Building Official

|               |                        |                      |                         |            |     |            |          |              |
|---------------|------------------------|----------------------|-------------------------|------------|-----|------------|----------|--------------|
| 2024-242      | Plumbing New Home      | Wick                 | 8865-105th. St. N.      | 10/17/2024 | N/A | \$         | 80.00    |              |
| 2024-243      | Furnace                | Armstrong            | 6264 Keats Ave. N.      | 10/17/2024 | N/A | \$         | 80.00    |              |
| 2024-244      | Gas Generator          | Thein                | 11696 Irish Ave. N.     | 10/18/2024 | N/A | \$         | 80.00    |              |
| 2024-245      | Basement Remodeling    | Cameron              | 11840 - 103rd. St. N.   | 10/18/2024 | \$  | 154,875.00 | 1,301.75 |              |
| 2024-246      | Bolier                 | Kohner               | 8237-80th. St. N        | 10/19/2024 | N/A | \$         | 80.00    |              |
| 2024-247      | Gas Fireplåce          | Cullerton            | 10281 hadley Ave. N.    | 10/21/2024 | N/A | \$         | 80.00    |              |
| 2024-248      | Gas Fireplace          | Addressen            | 9989-119th. St. N.      | 10/21/2024 | N/A | \$         | 80.00    |              |
| 2024-249      | Windows                | McCleey              | 6873 Ideal Ave. N.      | 10/21/2024 | \$  | 115,000.00 | 1,077.75 |              |
| 2024-250      | Windows                | Peltier              | 10777 Dellwood Rd. N.   | 10/21/2024 | \$  | 53,958.00  | 671.75   |              |
| 2024-251      | Gas Fireplace Insert   | Erikson              | 8575 Jewel Ave. N.      | 10/23/2024 | N/A | \$         | 80.00    |              |
| 2024-252      | New Home Plumbing      | Kootenia/ Nocoski    | 7330- Inwood Way. N.    | 10/25/2024 | N/A | \$         | 80.00    |              |
| 2024-253      | Furnace & Aor Cond.    | Mason                | 11220 Lockridge Ct. N.  | 10/26/2024 | N/A | \$         | 80.00    |              |
| 2024-254      | Furnace & Air Cond.    | Thomas               | 9547 Dellwood Rd. N.    | 10/28/2024 | N/A | \$         | 80.00    |              |
| 2024-255      | HVAC New Home          | Wilkerson / Kootenia | 7330 Inwood Way N.      | 10/29/2024 | N/A | \$         | 80.00    |              |
| 2024-256      | Plumbing New Home      | Karr                 | 7300 Lone Oak Trail N.  | 10/31/2024 | N/A | \$         | 80.00    |              |
| 2024-257      | Roof Top Solar System  | Bonner               | 6299 Keats Ave. N.      | 11/1/2024  | \$  | 12,686.80  | 223.25   |              |
| 2024-258      | Roof & Ground Mt Solar | Mohammed             | 7138 Lone Oak Trail N.  | 11/1/2024  | \$  | 22,312.00  | 363.25   |              |
| 2024-259      | Plumbing Remodel       | Domin                | 11635 Grenelefe Ave. N. | 11/1/2024  | N/A | \$         | 80.00    |              |
| 2024-260      | HVAC Remodel           | Domin                | 11635 Grenelefe Ave. N. | 11/1/2024  | N/A | \$         | 80.00    |              |
| 2024-261      | Cell Tower Antennas    | Crow Castle          | 6077 Lake Elmo Ave.     | 11/2/2024  | \$  | 25,000.00  | 391.75   |              |
| 2024-262      | Furnace                | Armstrong            | 781'0 Leeward Ave.      | 11/3/2024  | N/A | \$         | 80.00    |              |
| 2024-263      | Deck & Kitchen Remodel | Scott                | 9341-65th. St. N.       | 11/4/2024  | \$  | 115,500.00 | 1,083.35 |              |
| 2024-264      | Drain Tile             | Erikson              | 8575 Jewel Ave. N.      | 11/5/2024  | \$  | 3,500.00   | 97.25    |              |
| 2024-265      | Staircase              | Johnson              | 10697 Lansing Ave. N.   | 11/6/2024  | \$  | 13,000.00  | 223.25   |              |
| 2024-266      | HVAC - Boiler          | Vanderiet            | 9293 Keswick Ave. N.,   | 11/8/2024  | N/A | \$         | 80.00    |              |
| 2024-267      | Water Heater           | Vanderiet            | 9293 Keswick Ave. N.,   | 11/8/2024  | N/A | \$         | 80.00    |              |
| 2024-268      | Mini-Split Heater      | Ktueger              | 9351 Lansing Ave. N.    | 11/8/2024  | N/A | \$         | 80.00    |              |
| 2024-269      | Deck Repair            | Erickson             | 8575 Jewel Ave. N.      | 11/9/2024  | \$  | 3,600.00   | 97.21    |              |
| 2024-270      | Boiler                 | Herbst               | 8640 Jamaca Ave.N.      | 11/11/2024 | N/A | \$         | 80.00    |              |
| 2024-271      | Mini-Split Heater      | Frosch               | 6920 Jocelyn Ln. N.     | 11/12/2024 | N/A | \$         | 80.00    |              |
| 2024-272      | New Home HVAC          | Carlson              | 7338 Lone Oak Trail N.  | 11/13/2024 | N/A | \$         | 89.00    |              |
| 2024-273      | House & Garage         | Wellman              | 7430-73rd Ct. N.        | 11/13/2024 | \$  | 723,375.00 | 4,297.75 |              |
| 2024-274      | Furnace                | Huber                | 9520 Joliet Ave. N.     | 11/13/2024 | N/A | \$         | 80.00    |              |
| 2024-275      | Furnace                | Rudd                 | 11710 Irish Ave. N.     | 11/13/2024 | N/A | \$         | 80.00    |              |
| 2024-276      | Furnace                | Johnson              | 10305 Hadley Ave. N.    | 11/13/2024 | N/A | \$         | 80.00    |              |
| 2024-277      | HVAC -New Home         | Karr                 | 7300 Lone Oak Trail N.  | 11/16/2024 | N/A | \$         | 80.00    |              |
| 2024-278      | Gas Fireplace          | Wick                 | 8865-105th. St. N.      | 11/18/2024 | N/A | \$         | 80.00    |              |
| 2024-279      | Gas Fireplace          | Adamson              | 8959 Lansing Ave. N.    | 11/19/2024 | \$  | 5,697.00   | 80.00    |              |
| Monthly total |                        |                      |                         |            |     |            | \$       | 11,997.31    |
|               |                        |                      |                         |            |     |            | \$       | 1,248,503.80 |