

Pursuant to due call and notice thereof, the Workshop of the Brainerd City Council was called to order at 5:30 p.m. by Council President Johnson.

Council President Johnson opened the meeting with the Pledge of Allegiance to the Flag.

Upon roll call, the following members were noted present: Badeaux, Hilgart, Lambert, Stunek, Pritschet, Bevans, Johnson and Mayor Menk. Also present were City Administrator Torstenson, Finance Director Hillman, Community Development Director Chanski, City Engineer Sandy, Fire Chief Holmes, Jennifer Bergman, Brainerd HRA, Tyler Glynn, BLAEDC, Paul Steinman, Baker Tilly and Bruce Buxton.

### **Parking**

City Engineer Sandy indicated Council direction is sought as to how to address parking congestion and to meet a shortfall in parking lease revenue without affecting local businesses downtown.

Council discussion took place regarding possibly adding parking meters. Councilman Badeaux and Councilman Hilgart both talked about their experiences with parking meters in other cities and suggested staff review these options.

City Engineer Sandy stated the City of Brainerd has a gap of approximately \$11,000 before the budget breaks even in terms of revenue and upkeep costs for the parking areas downtown.

City Administrator Torstenson summarized the Council discussion which suggested a system designed to meet revenue needs by the city and facilitate a positive experience for customers as follows:

- Designate some lots to be leased for tenants to use on a constant basis, to address housing and workforce needs.
- Consider installing parking meters in one of the free lots, to allow for those that would like to shop or stay all day to have an option without concern. This could help to increase revenue.
- Keep on-street parking and one city lot as free or tax-funded parking spots.
- Consider reducing the on-street parking to 90-minute parking

Council Member Johnson directed staff to research potential parking meters and costs to install them and to determine an upkeep and revenue balance for lease rates to address the \$11,000 shortfall.

### **River-To-Rail Economic Incentives Discussion**

City Administrator Torstenson reintroduced the River-To-Rail Economic Incentives topic.

Mr. Bruce Buxton and Council discussed potential economic incentives and how they could help to encourage development. A variety of incentives were discussed ranging from permit fees to SAC/WAC to TIF/Tax Abatement. Council discussed that they would be open to incentives on a case by case basis and based on demonstrated financial need.

### **Adjourn**

The Chair adjourned the meeting at 7:34 p.m.

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Cassandra Torstenson  
City Administrator