



# ECONOMIC DEVELOPMENT AUTHORITY MEETING AGENDA

## City of New Prague

Wednesday, February 14, 2024 at 7:30 AM  
City Hall Council Chambers - 118 Central Ave N

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1. **CALL TO ORDER**
2. **CONSENT AGENDA**
  - [a.](#) January 10, 2024, EDA Meeting Minutes (Regular and Closed)
  - [b.](#) Claims for Payment: **\$176.22**
3. **FUTURE EDA ENDEAVORS**
  - [a.](#) February 14, 2024
4. **ANNUAL COMMUNITY DEVELOPMENT REPORTS**
  - [a.](#) Vacant Lot Inventory
  - [b.](#) Annual Business Inventory
  - [c.](#) 2023 Growth Statistics
5. **BUSINESS RETENTION AND EXPANSION (BR&E) PROGRAM**
6. **BUSINESS UPDATES**
  - [a.](#) February 2024
7. **CDA UPDATE**
8. **SCHOOL DISTRICT UPDATE**
9. **EXECUTIVE DIRECTORS REPORT**
10. **MISCELLANEOUS**
  - [a.](#) Summary of 2024 MCPP Allocations
11. **ADJOURNMENT**

**Next Meeting: Wednesday, March 13, 2024**

**OUR MISSION IS TO PROMOTE AND FACILITATE ECONOMIC DEVELOPMENT IN THE NEW PRAGUE AREA:**

- \* Strengthen existing businesses and non-profits \*
- \* Create an environment conducive to new economic development \*
- \* Create long term funding strategy \*

Brent Quast, President	Term Ending 5/31/26 (*Partial Term)
Troy Pint, Vice President	Term Ending 5/31/27
Eric Krogman, Secretary	Term Ending 5/31/25
Nick Slavik	Term Ending 5/31/24
Austin Reville	Term Ending 5/31/29
Duane Jirik, Mayor	
Bruce Wolf, Councilmember	
Joshua Tetzlaff, City Administrator & Executive Director	



# ECONOMIC DEVELOPMENT AUTHORITY MEETING MINUTES

## City of New Prague

Wednesday, January 10, 2024 at 7:30 AM

City Hall Council Chambers - 118 Central Ave N

### 1. CALL TO ORDER

The meeting was called to order at 7:30 a.m. by President Brent Quast with the following members present: Brent Quast, Troy Pint, Eric Krogman, Austin Reville, Duane Jirik, and Bruce Wolf.

Absent: Nick Slavik

City staff present: City Administrator Josh Tetzlaff and Planning/Community Development Director Ken Ondich

Others present: Jo Foust – Scott County CDA Business and Community Development Director, Michael Werneke – Scott County CDA Business Development Manager, and Jessica Erickson – Scott County CDA Community Development Manager

### 2. CONSENT AGENDA

Motion made by Pint, seconded by Quast, to approve. All voted in favor. Motion carried (6-0).

- a. December 13, 2023, EDA Meeting Minutes (Regular and Closed)
- b. Claims for Payment: **\$548.85**

### 3. FUTURE EDA ENDEAVORS

- a. January 10, 2024  
Informational only.

### 4. SCOTT COUNTY CDA UPDATE

Scott County CDA staff members Jo Foust, Michael Werneke, and Jessica Erickson provided a summary presentation of the vision and initiatives of the Scott County CDA, including economic growth and affordable housing.

### 5. BUSINESS RETENTION AND EXPANSION (BR&E) PROGRAM

No meetings in the past month.

### 6. BUSINESS UPDATES

- a. January 2024  
Ondich presented the monthly update.

### 7. EXECUTIVE DIRECTORS REPORT

### 8. MISCELLANEOUS

**9. ADJOURNMENT**

Motion made by Pint, seconded by Krogman, to adjourn the meeting at 8:04 a.m. All voted in favor. Motion carried (6-0).

Respectfully Submitted,

Joshua M. Tetzlaff  
City Administrator / EDA Executive Director



# SPECIAL ECONOMIC DEVELOPMENT AUTHORITY MEETING - CLOSED MINUTES

**City of New Prague**

**Wednesday, January 10, 2024 at 7:35 AM**

**City Hall Council Chambers - 118 Central Ave N**

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**1. CALL TO ORDER**

President Brent Quast called the Closed Meeting to order at 8:07 a.m. with the following members present: Brent Quast, Troy Pint, Eric Krogman, Austin Reville, Duane Jirik, and Bruce Wolf.

Absent: Nick Slavik

City staff present: City Administrator Josh Tetzlaff and Planning/Community Development Director Ken Ondich

**2. CLOSED SESSION**

Discussion was had on the properties identified as PIN No. 24.934.1770 and PIN No. 24.934.0020.

**3. ADJOURNMENT**

Motion made by Jirik, seconded by Reville, to adjourn the meeting at 8:44 a.m. All voted in favor. Motion carried (6-0).

Respectfully Submitted,

Joshua M. Tetzlaff  
City Administrator / EDA Executive Director

Vendor Name	Description	Net Invoice Amount
ABDO	2023 AUDIT SERVICES	157.62
ROSS NESBIT AGENCIES INC.	AGENCY FEE	9.30
ROSS NESBIT AGENCIES INC.	AGENCY FEE	9.30
Total EDA:		176.22
Grand Totals:		176.22

**EDA**

Account	Account Code Description	2023 CURRENT Budget	Current Period	Year to Date Thru 12/31/2023	Budget Balance
680-3-0000-31010	CURRENT PROPERTY TAXES	\$ 75,000.00	\$ 22,495.43	\$ 74,634.96	\$ 365.04
680-3-0000-31020	DELINQUENT PROPERTY TAXES	\$ -	\$ 13.61	\$ 17.75	\$ (17.75)
680-3-0000-36210	INTEREST INCOME	\$ 250.00	\$ 533.03	\$ 8,702.56	\$ (8,452.56)
	<b>TOTAL OPERATING REVENUE</b>	<b>\$ 75,250.00</b>	<b>\$ 34,260.95</b>	<b>\$ 94,574.15</b>	<b>\$ (19,324.15)</b>
680-4-4650-101	WAGES FULL-TIME	\$ 38,412.00	\$ 3,728.10	\$ 37,180.22	\$ 1,231.78
680-4-4650-103	WAGES PART-TIME	\$ -	\$ -	\$ -	\$ -
680-4-4650-113	EMPLOYEE BENEFITS	\$ 41.00	\$ -	\$ -	\$ 41.00
680-4-4650-121	EMPLOYER CONT. PERA	\$ 3,246.00	\$ 223.72	\$ 2,782.62	\$ 463.38
680-4-4650-122	EMPLOYER CONT. F I C A	\$ 3,311.00	\$ 225.02	\$ 2,776.81	\$ 534.19
680-4-4650-129	GERF CHANGE	\$ -	\$ -	\$ -	\$ -
680-4-4650-131	HEALTH INSURANCE	\$ 9,377.00	\$ 131.20	\$ 3,255.04	\$ 6,121.96
680-4-4650-132	DENTAL INSURANCE	\$ 965.00	\$ -	\$ 267.83	\$ 697.17
680-4-4650-133	LIFE & S-T DISABILITY INS.	\$ 49.00	\$ -	\$ 117.62	\$ (68.62)
680-4-4650-151	WORKER'S COMPENSATION INS.	\$ 207.00	\$ -	\$ 266.48	\$ (59.48)
680-4-4650-200	SUPPLIES	\$ 500.00	\$ -	\$ 23.28	\$ 476.72
680-4-4650-220	REPAIRS & MAINT. SUPPLIES	\$ 500.00	\$ -	\$ -	\$ 500.00
680-4-4650-301	AUDIT	\$ 521.00	\$ 157.62	\$ 674.57	\$ (153.57)
680-4-4650-305	CIVIL LEGAL FEES	\$ 3,000.00	\$ -	\$ 17,887.34	\$ (14,887.34)
680-4-4650-310	PROFESSIONAL SERVICES	\$ 1,500.00	\$ -	\$ -	\$ 1,500.00
680-4-4650-320	POSTAGE	\$ 200.00	\$ 12.81	\$ 157.36	\$ 42.64
680-4-4650-322	COMPUTER COMM/MAINT	\$ -	\$ -	\$ 32.60	\$ (32.60)
680-4-4650-330	TRAVEL, CONF, MILEAGE ALLOW.	\$ 300.00	\$ -	\$ 41.40	\$ 258.60
680-4-4650-340	ADVERTISING & PUBLICATIONS	\$ 1,200.00	\$ -	\$ 368.00	\$ 832.00
680-4-4650-369	INSURANCES	\$ 225.00	\$ 9.30	\$ 2,490.20	\$ (2,265.20)
680-4-4650-433	DUES & SUBSCRIPTIONS	\$ 305.00	\$ -	\$ -	\$ 305.00
680-4-4650-441	SPECIAL PROJECTS	\$ 6,391.00	\$ -	\$ -	\$ 6,391.00
680-4-4650-490	DONATION OTHER CIVIC ORG.	\$ -	\$ -	\$ 500.00	\$ (500.00)
680-4-4650-720	TRANSFER-OUT	\$ 5,000.00	\$ 2,083.35	\$ 5,000.00	\$ -
680-4-4650-905	DEBT PAYMENT	\$ -	\$ -	\$ -	\$ -
	<b>TOTAL OPERATING EXPENSES</b>	<b>\$ 75,250.00</b>	<b>\$ 6,571.12</b>	<b>\$ 73,821.37</b>	<b>\$ 1,428.63</b>

**EDA Industrial Park**

Account	Account Code Description	2023 CURRENT Budget	Current Period	Year to Date	Budget Balance
681-3-0000-36210	INTEREST INCOME	\$ -	\$ 235.43	\$ 3,842.17	\$ (3,842.17)
	<b>TOTAL OPERATING REVENUE</b>	<b>\$ -</b>	<b>\$ 235.43</b>	<b>\$ 3,842.17</b>	<b>\$ (3,842.17)</b>
681-4-4650-303	ENGINEERING FEES	\$ -	\$ -	\$ 158.00	\$ (158.00)
681-4-4650-420	DEPRECIATION EXPENSE	\$ 1,773.00	\$ 147.79	\$ 1,773.48	\$ (0.48)
681-4-4650-500	CAPITAL PROJECTS	\$ 988,000.00	\$ -	\$ -	\$ 988,000.00
	<b>TOTAL OPERATING EXPENSES</b>	<b>\$ 989,773.00</b>	<b>\$ 147.79</b>	<b>\$ 1,931.48</b>	<b>\$ 987,841.52</b>

**EDA & INDUSTRIAL PARK AS OF 12/31/2023**

Section 2, Item b.

EDA			
		2022	2023
		YTD BALANCE	CURRENT YTD BALANCE
		12/31/2022	
<b>ASSETS</b>			
680-10101	CLAIM ON CASH	\$ 158,883.98	\$ 157,861.76
680-10120	MONEY MARKET-FIRST BK & TRUST	\$ 25,571.98	\$ 25,648.59
680-10125	MONEY MARKET-4M	\$ 235,838.94	\$ 244,464.89
680-15501	PREPAID OTHER	\$ 7.64	\$ -
680-15696	DEFERRED OUTFLOW - OPEB	\$ 147.00	\$ 147.00
680-15699	GERF DEFERRED OUTFLOW	\$ 5,912.00	\$ 5,912.00
	<b>TOTAL ASSETS</b>	<b>\$ 426,361.54</b>	<b>\$ 434,034.24</b>
<b>LIABILITIES</b>			
680-20210	ACCOUNTS PAYABLE	\$ 1,931.90	\$ 157.62
680-21711	ACCRUED PAYROLL INS DEDUCT	\$ 1.06	\$ -
680-21717	OPEB LIABILITY	\$ 554.00	\$ 554.00
680-22296	OPEB DEFERRED INFLOW	\$ 142.00	\$ 142.00
680-22299	GERF DEFERRED INFLOW	\$ 296.00	\$ 296.00
680-23999	GERF PENSION LIABILITY	\$ 19,266.00	\$ 19,266.00
	<b>TOTAL LIABILITIES</b>	<b>\$ 22,190.96</b>	<b>\$ 20,415.62</b>
	<b>RETAINED EARNINGS</b>	<b>\$ 404,170.58</b>	<b>\$ 413,618.62</b>
	<b>TOTAL LIABILITIES &amp; FUND EQUITY</b>	<b>\$ 426,361.54</b>	<b>\$ 434,034.24</b>

EDA Industrial Park			
		2022	2023
		YTD BALANCE	CURRENT YTD BALANCE
<b>CURRENT ASSETS</b>			
681-10101	CLAIM ON CASH	\$ 37,668.24	\$ 737,229.22
681-10120	MONEY MARKET-FIRST BK & TRUST	\$ 12,786.27	\$ 12,824.88
681-10125	MONEY MARKET-4M	\$ 104,078.42	\$ 107,881.98
	<b>TOTAL CURRENT ASSETS</b>	<b>\$ 154,532.93</b>	<b>\$ 857,936.08</b>
<b>NON CURRENT ASSETS</b>			
681-16100	LAND	\$ 1,100,344.36	\$ 400,625.38
681-16300	INFRASTRUCTURE	\$ 88,675.68	\$ 88,675.68
681-16310	ACCUM. DEPRECIATION-INFRASTR	\$ (10,765.53)	\$ (12,539.01)
	<b>TOTAL NON CURRENT ASSETS</b>	<b>\$ 1,178,254.51</b>	<b>\$ 476,762.05</b>
	<b>TOTAL ASSETS</b>	<b>\$ 1,332,787.44</b>	<b>\$ 1,334,698.13</b>
<b>LIABILITIES</b>			
681-20210	ACCOUNTS PAYABLE	\$ -	\$ -
	<b>TOTAL LIABILITIES</b>	<b>\$ -</b>	<b>\$ -</b>
	<b>RETAINED EARNINGS</b>	<b>\$ 1,332,787.44</b>	<b>\$ 1,334,698.13</b>
	<b>TOTAL LIABILITIES &amp; FUND EQUITY</b>	<b>\$ 1,332,787.44</b>	<b>\$ 1,334,698.13</b>





118 Central Avenue North, New Prague, MN 56071  
phone: 952-758-4401 fax: 952-758-1149

**MEMORANDUM**

**TO:** EDA BOARD  
**FROM:** JOSHUA TETZLAFF, CITY ADMINISTRATOR  
**SUBJECT:** FUTURE EDA ENDEAVORS  
**DATE:** FEBRUARY 8, 2024

\*\* This will be a standing agenda item as we discuss the future of the EDA and what we'd like to pursue.\*\*

With the remaining industrial lots pending sale, it is likely that by the end of the year, the EDA will need to be looking at a new endeavor. To that end, I would like to have a discussion as to where the EDA would like to go. Keep in mind, there is no one right or wrong answer. In fact, it is possible, and from my standing even advised, that the EDA should look at two or three projects or areas to consider.

The last eight years have been about developing the industrial park and from what I have been able to gleam, many thought it would develop out much faster than it did. That being said, it is also possible that without those shovel ready industrial lots available at a discount, some local businesses may have expanded or completely moved to other communities who had lots available. So while it took eight years for the lots to finally develop, there has been pay-off on those lots in the form of expanded local businesses and the starting to new businesses.

The following are ideas Ken and I have come up with as directions the EDA could look into. As I stated above, none of these are right/wrong. They are all directions the EDA could look into and have good reasoning for. I would advise trying to tackle two or three areas so as not to pigeon-hole ourselves into just a single venture but to instead diversify and try to tackle multiple issues. These are certainly not the only ideas either. I encourage EDA members to think about other possibilities.

Expand the Industrial Park

It would not be difficult to make an argument for additional industrial park expansion. Without the City offering land, the private sector does not seem interested in developing industrial lots. And without lots, the businesses that are currently in the industrial park would not be there, thus losing out on future tax growth. If history is any indication, we would not fully develop out any sort of expansion for at least five to ten years, but would that future growth in the tax base be worth holding the land?

Anecdotally, staff has heard that available industrial land is drying up quickly in Scott County and that may push other businesses, further out to find space. This could be an opportunity to expand. We'd likely be subsidizing again but I don't think we should have an expectation of making money on industrial lots. It's more about the future play for tax base and employment growth, which indirectly would help with residential growth, than immediate profit on land development.

- August 2023 Update: In June, staff spoke with a representative of the industrial land to the north about what it may look like for the City to purchase the property. The number that the representative

started with was the same price that Brick's Boatworks paid for the property (\$2.29 SF). Staff felt this was extremely high, and the EDA members at the July meeting agreed. Staff will be preparing information to include with a potential future offer that would justify why the amount is significantly less. Staff is also exploring funding options should the EDA decide to move forward.

- January 2024 Update: While staff has had contact with potential purchasers in the remaining three lots, and interest is still high, there has not been a commitment from anyone to move forward. Staff will continue to inquire and keep the EDA updated.

#### Expand Commercial Development

The EDA does not have to necessarily stick solely with industrial development. There are cities that also look into developing commercial lots for more retail or service type businesses. This is especially seen where the private sector has not done such. In New Prague, there are some commercial lots available but the number is limited. Does the EDA want to explore a more commercial oriented development?

#### Expand Residential Housing

Another possibility would be for the EDA to get into the housing market. While we have been very job focused, a strong piece of economic development is having people to actually work at the jobs created. To have more available labor, housing is needed. This could take the form of single family housing, attached housing (such as townhomes), or even multifamily housing. In New Prague, we are in need of all of it and the private sector does not seem keen on getting in. Unlike the industrial/commercial development, this could be an opportunity for the EDA to make money for other projects as lots/homes sell.

- May 2023 Update: There has been interest from the private sector in potentially offering assistance through tax abatement to multi-family units. Is this something the EDA would be interested in pursuing?

#### Buildout Industrial Property for Sale/Lease

Something that has been briefly discussed, among staff at least, is the possibility of building a spec building that could be lease/sold off to prospective businesses. Staff has been consistently receiving calls from prospective businesses looking for less than 10,000 SF of space who may not have the desire or capital to build or own themselves. This would be an opportunity to provide for those types of businesses. Doing a project like this could stand on its own or be part of a larger industrial development.

#### Purchase the Mill Property

Since I arrived, I have heard discussions around the community of what the Mill property could be. Whether it is people who are renovating all of it, a part of it, or taking it to the ground and starting over, there are a lot of thoughts on what that property could be. Ultimately, whoever is owning the property has the biggest say in its use. To that end, maybe the EDA is interested in purchasing the property and having direct control. The last owner purchased the property for \$200k. There are now three owners, as the previous owner sold of 25% of the stake to two others. There is money at the State level for both historic renovations as well as brownfield clearings, which I believe this site would be eligible for. If this is something the EDA is interested in, staff can start those conversations.

#### Purchase Downtown Property, Improve, and Sell/Lease

The Mill isn't the only property downtown. There is currently property all up and down Main Street. Maybe the EDA is interested in acquiring other property on Main Street for rehab or redevelopment. If some of these properties are historically designated, which some may be eligible for, there is likely money available for some of these projects. The City would then be in a position that it could either work with a private developer or work on the project themselves, and then sell or lease to create capital for future projects.

### Purchase Property Surrounding City Center and Redevelop

Just off downtown, and north of the Mill property, is a large two-block area known as City Center. The City owns most of the property, though there are some lots on the west side that are owned by others, and a few businesses along Main Street that are owned by others. This may be an opportunity for the EDA to work with the City to either redevelop what is currently owned, or pursue ownership of additional lots in this area to create a larger, more cohesive project.

- January 2024 Update: Staff continues to explore potential costs associated with acquisition of lots surrounding City Center. City Council has asked staff to explore the cost of a small area plan for the property to give the City a better plan for guidance or marketability. Staff plans to present that to the City Council in late-January/early-February.

### Provide Improvement Funds to Downtown Businesses

Another opportunity for the EDA may be to provide funds for area businesses and property owners to rehab their own properties. This would be the least intensive project the EDA would likely take in as there wouldn't be the same risk as owning property. That being said, it would be completely dependent on property owners wanting to participate. This may be an opportunity to provide for area businesses on top of the EDA doing other projects.

- April 2023 Update: During the March 2023 meeting, the EDA discussed that it did not have much interest in this item due to limited involvement during previous attempts to improve the downtown.

### Daycare Assistance

At a recent meeting with fellow administrators across south central Minnesota, one item came up that some EDAs/cities are considering as an economic development tool...daycare assistance. Some of these towns were not looking at daycare assistance in the form of helping families pay for daycare, but instead helping in-home care and care centers become established. The thought was many employees for companies are having trouble finding care for their kids and that if a city can help create more availability, it would help to drive further employment of their citizens.



118 Central Avenue North, New Prague, MN 56071  
phone: 952-758-4401 fax: 952-758-1149

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**MEMORANDUM**

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**TO:** HONORABLE MAYOR AND CITY COUNCIL  
**CC:** EDA & PLANNING COMMISSION  
**FROM:** KYRA CHAPMAN, PLANNER  
**SUBJECT:** 2024 LOT INVENTORY: COMMERCIAL, INDUSTRIAL, RESIDENTIAL  
**DATE:** JANUARY 4, 2024

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Planning staff recently updated the inventory of all vacant lots within the city limits and identified only those lots that have municipal utilities available to them and are ready to build on. Attached to this memo are maps of the three categories of lots.

Residential Lots: Currently, there are 37 vacant residential lots available as opposed to 43 lots last year. 19 of the lots are located in Scott County, however, 3 of the lots are vacant multi-unit townhome lots meant to house 6-to-8-unit buildings. In Le Sueur County there are 18 vacant lots. Even though the vacant lots are indicated on the map, this does not signify that all the lots are for sale. Although there was a total of 11 new home permits issued in 2023, the preliminary and final plat of Pond 3<sup>rd</sup> Addition split the residential property into four parcels.

Commercial Lots: There are a total of 8 vacant commercial lots available within the city compared to 11 vacant lots last year. The total acreage of the commercial lots amasses to 18.73 acres. In 2023, Lot 6, Block 4 Highview 10<sup>th</sup> Addition and Lot 2, Block 2, Simon Acres 1<sup>st</sup> Addition were combined into a single parcel, which is currently undergoing construction to become an office space.

Industrial Lots: Of the City’s shovel-ready sites, only 4 lots are vacant. Besides the shovel ready parcels, there are two other available vacant industrial lots. The first available vacant lot is located north of the fire station, and is owned by Randy Kubes and amasses to 0.96 acres. The second lot located north of the industrial park (totaling 76 acres) could be annexed and developed.

**Staff Recommendation:**

Staff recommends that the City Council, EDA and Planning Commission review the reports as information.



# **City of New Prague**

## **Vacant Lot Inventory**

Commercial, Industrial & Residential Properties

January 2024



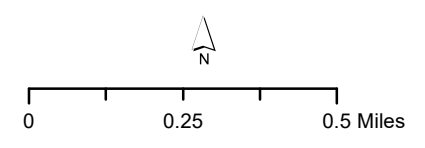
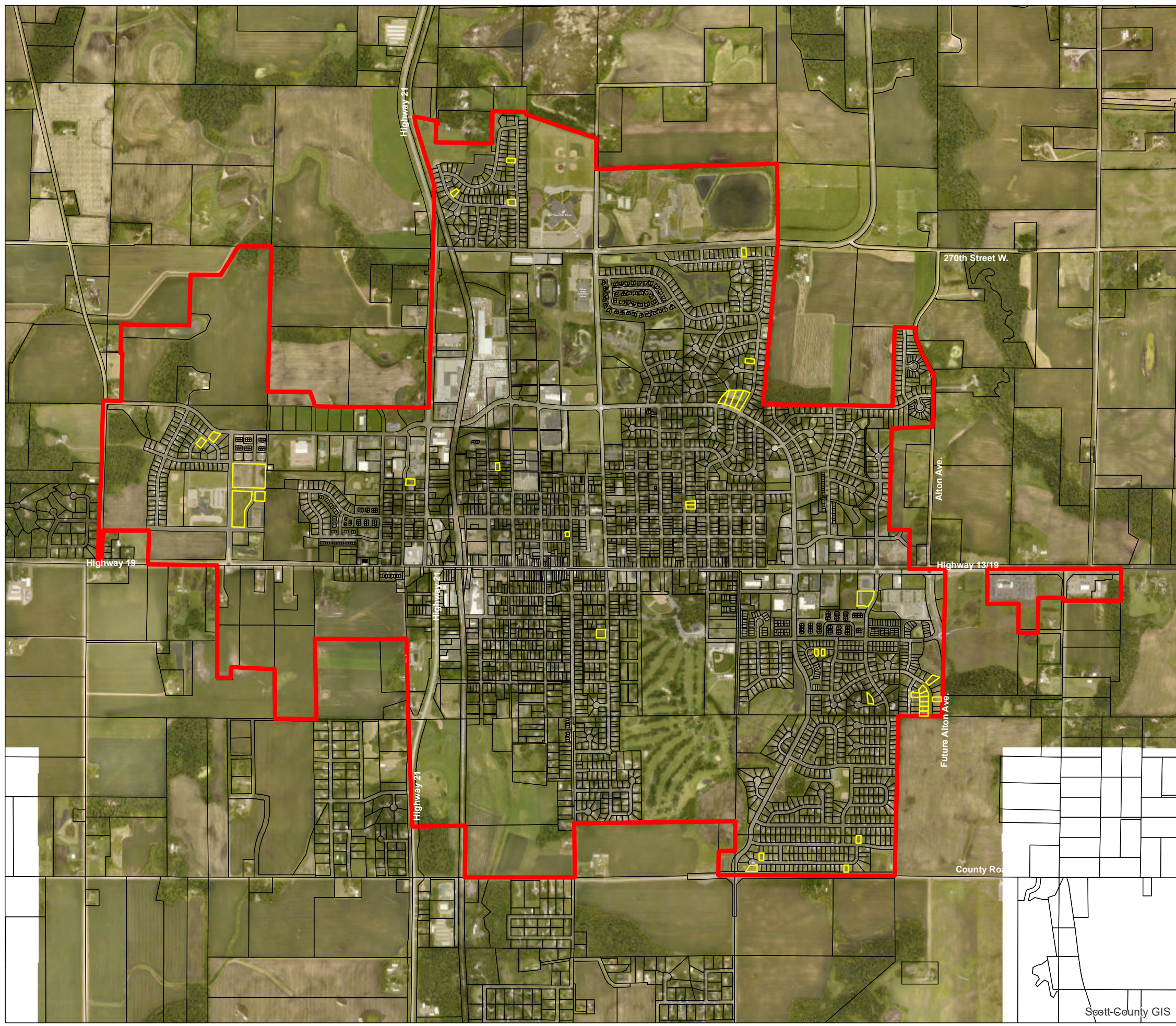
### Residential Lots Available for Development With Municipal Utilities January 4, 2024

**Notes:**

**Scott County Lots: 19\***  
(\*3 of these lots are zoned RM for up to 105 units).

**LeSueur County Lots: 18\***  
(\*2 lots are zoned RH. One parcel is 1.35 acres for up to 43 apartment units and other is 1.6 acres large.)

**Total Lots: 37**



## Contacts for Vacant Residential Land Updated: 1/4/24

Randy Kubes  
612-599-7440  
<http://www.kubesrealty.com/>  
Owner/Developer of Various Lots in:  
Tikalsky Acres  
Homefield Addition 1 & 2  
Raven Stream Village

K.A. Witt Construction  
952-758-2108  
<http://www.kawitt.com/>  
Owner/Developer of Various Lots in:  
Heritage Estates #11  
Eastland

### For Tikalsky Estates Property:

Pete Dwyer  
[petejdwyer@gmail.com](mailto:petejdwyer@gmail.com)  
651-343-9269  
&  
Gene Dwyer  
[eugene1799@gmail.com](mailto:eugene1799@gmail.com)  
651-592-2008

### For Pond 3<sup>rd</sup> Addition Properties

Mike Weinandt

[mikeweinandt@yahoo.com](mailto:mikeweinandt@yahoo.com)

612-282-3790

### Deutschland First Addition

Marv Deutsch

952-758-3669

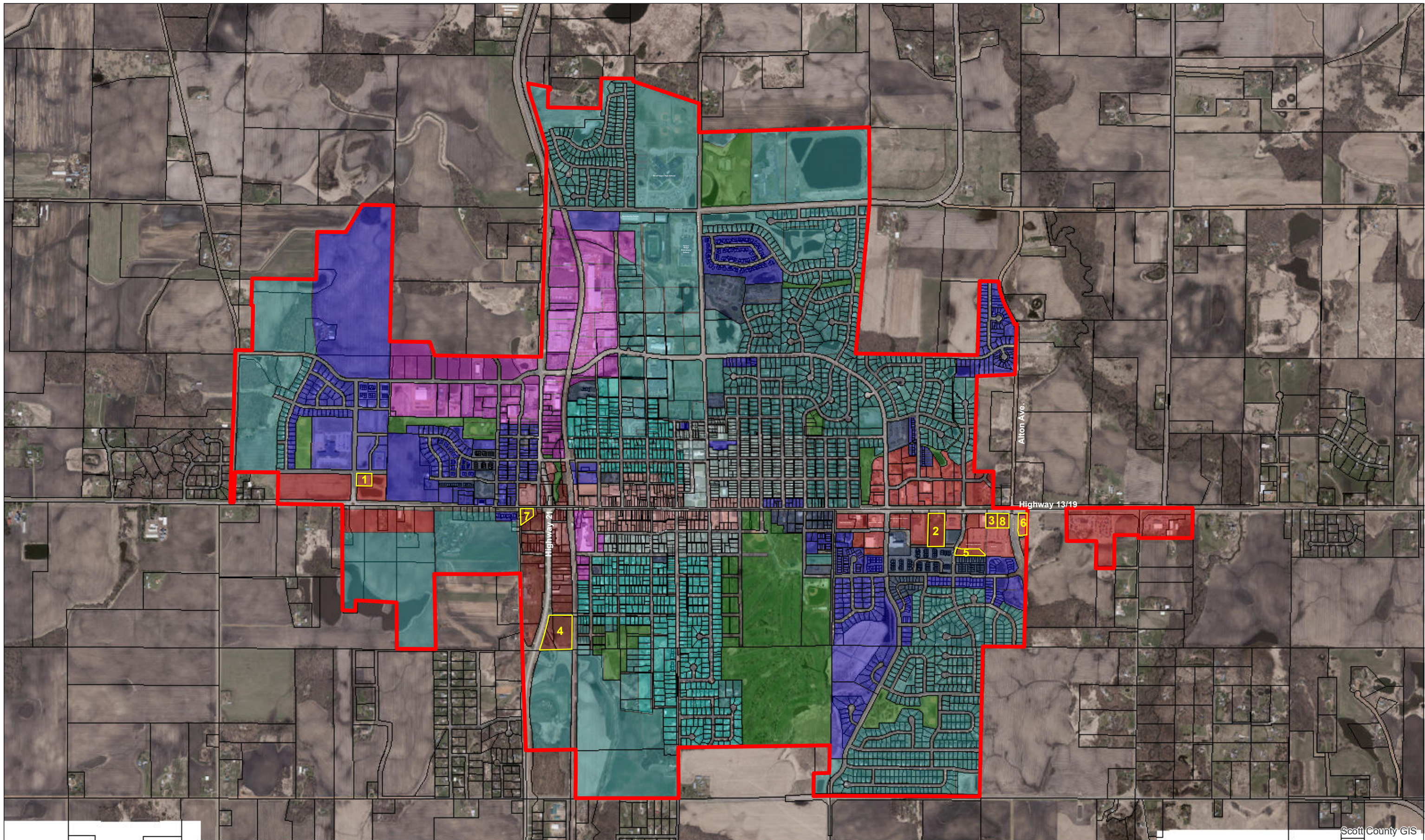
Many local realtors are also able to help in your search as well as found in this link from the New Prague Chamber of Commerce:

<http://www.newprague.com/>

Or on the City's website:

[www.ci.new-prague.mn.us](http://www.ci.new-prague.mn.us) then go to Departments – EDA – New Resident Guide

New Prague Vacant Commercial Sites Available for Development  
With Municipal Utilities - January 2024



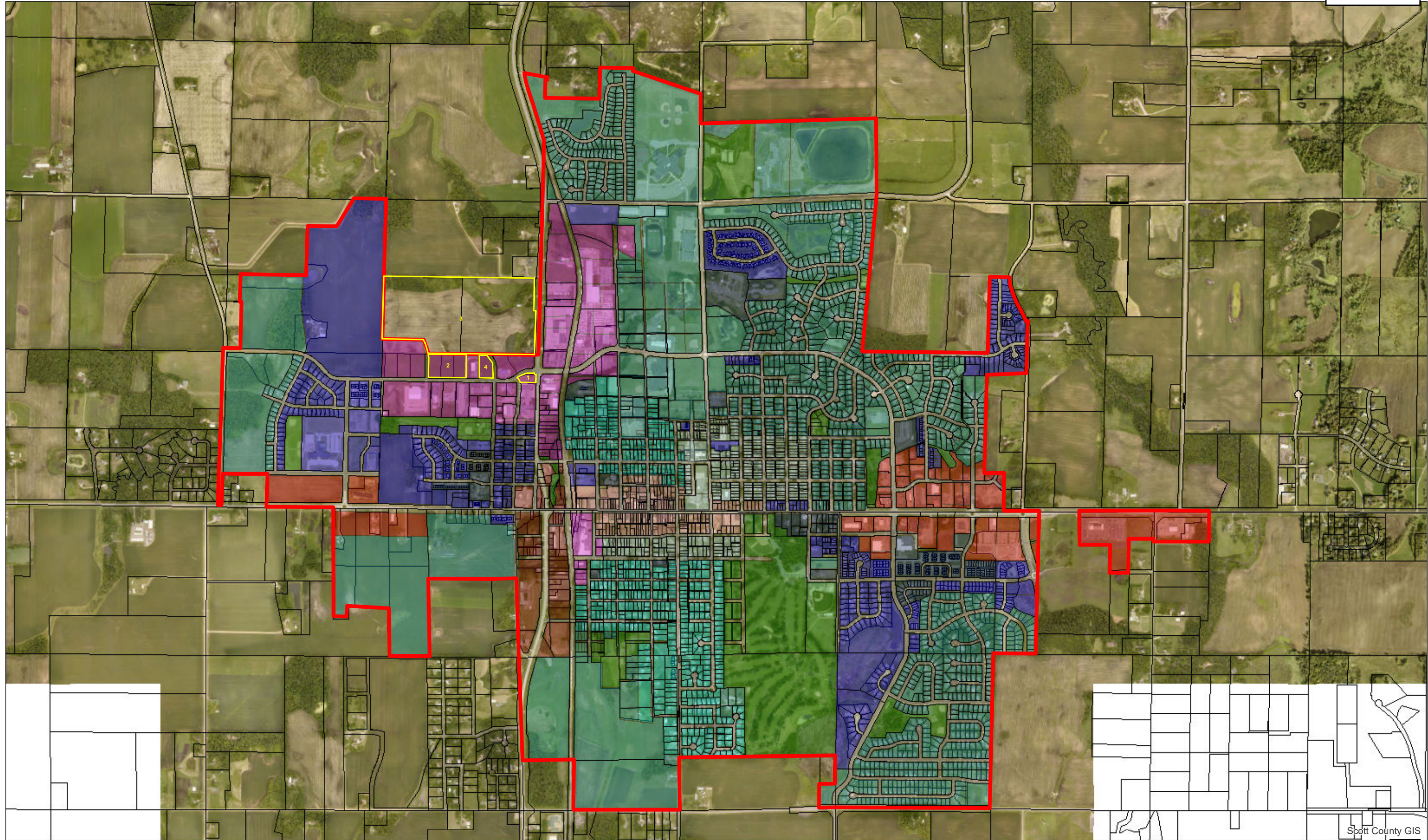


## Contacts for Vacant Commercial Land Updated: 1/4/24

1. Pat Sullivan  
952-457-0479  
1.33 acres
2. Roger and Barb Beckius  
952-758-4976  
4.4 acres
3. New Prague Commons, LLC (Urban Associates)  
Bill Abel  
612-597-5570  
williamabel.mn@gmail.com  
0.97 acres
4. Palmer Welcome  
952-758-3509  
6.55 acres
5. New Prague Commons, LLC (Urban Associates)  
Bill Abel  
612-597-5570  
williamabel.mn@gmail.com  
1.4 acres
6. Witt Development, Inc.  
952-758-4429  
1.52 acres
7. Kubes Realty – Randy Kubes  
952-445-9110  
1.38 acres
8. Heartland Credit Union  
5500 South Robert TRL, Inver Grove Heights, MN 55077  
1.18 acres

**\*Note: 18.73 acres total**

New Prague Vacant Industrial Sites Available for Development  
With Municipal Utilities - January 2024



**Contacts for Vacant Industrial Land  
Updated: 1/4/24**

1. Randy Kubes  
612-599-7440  
0.96 acres
  
2. City of New Prague  
Joshua M. Tetzlaff – City Administrator  
Ken Ondich – Planning / Community Development Director  
14.35 Acres for sale  
“Shovel Ready” Industrial Lots Ranging in Size from 1.97 to 2.49 Acres in size  
952-758-4401
  
3. Bejan Darbandi  
410-303-4832  
76 acres (future annexation to City)
  
4. Scott Equipment Co  
952-758-2591  
2.084 acres



118 Central Avenue North, New Prague, MN 56071  
phone: 952-758-4401 fax: 952-758-1149

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**MEMORANDUM**

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**TO:** HONORABLE MAYOR AND CITY COUNCIL  
**CC:** EDA & PLANNING COMMISSION  
**FROM:** KEN ONDICH – PLANNING / COMMUNITY DEVELOPMENT DIRECTOR  
KYRA CHAPMAN - PLANNER  
**SUBJECT:** ANNUAL COMMERCIAL BUILDING AUDIT 2024  
**DATE:** 1/25/24

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On January 9th, 2024, staff completed a review of commercial and industrial properties in New Prague and some properties adjoining the City and also conferred with Chamber Director Brooke Sticha on the findings of the review. A listing of occupancy and changes dating back to 2020 is attached to this memo. This cover memo makes a few observations and summarizes the changes that have occurred in the last year.

In summary, there have been 11 new business openings in New Prague and the immediate area (as opposed to 14 last year), by either new business start-ups or businesses moving into New Prague; there have been 23 business closings/changes as compared to 22 last year. Closings means actual business closings or moving out of New Prague and Changes means changes in ownership, name changes, change in business location within the city, changes in services, or expansions. There are 26 vacancies of various commercial spaces/lots (compared to 31 vacancies last year).

Some of the new businesses include:

- Brick’s Boatworks opened up their new headquarters in the industrial park.
- Cedar Press Coffee opened permanently.
- T-Mobile opened a new store at the East Town Plaza Strip Mall.
- Starlight Productions opened downtown.
- Smoke & Fire opened.
- Bishop Investments is constructing their own building on 1<sup>st</sup> Street NE.
- Outlaw Saloon opened.
- Hair Force opened downtown.
- Lark Studio arts opened downtown.

Some notable changes include:

- MVE Biological Solutions is nearing completion of 26,000 sq. ft. in building additions at 201 7<sup>th</sup> Street NW.
- Scott Equipment purchased a lot in the industrial park to build an office building to support their manufacturing operations.
- The Broz, LLC has new ownership.
- Sugar Rose Bakeshop moved to a building downtown.
- NP Power Nutrition closed.
- Tech Support Minnesota moved to a new location on the east side of town.
- Tobacco E-Cig's Center expanded and moved locations within the New Prague Commons Strip Mall.
- Pizza Ranch temporarily closed.
- Pioneer Saloon closed.
- Hanzel Refinishing and Upholstering closed.
- Quality Flow constructed a large storage building.
- Daleko Arts closed.
- Corner Bar was sold to new owners.

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Address	Occpant Status 1/16/20	Occpant Status 1/13/21	Occpant Status 1/6/22	Occupant Status 1/2/2023	Occupant Status 1/9/2024
411 4th Av. SW	Knights of Columbus	Knights of Columbus	Knights of Columbus	Knights of Columbus	Knights of Columbus
409 4th Av. SW	Dairy Queen	Dairy Queen	Dairy Queen	Dairy Queen	Dairy Queen
407 4th Av. SW	ASI Car Wash Business/Reclaim Equipment Inc.	ASI Car Wash Business/Reclaim Equipment Inc.	ASI Car Wash Business/Reclaim Equipment Inc.	ASI Car Wash Business/Reclaim Equipment Inc.	ASI Car Wash Business/Reclaim Equipment Inc. (Plat and building permit applied for new warehousing building)
401 4th Av. SW	Vacant (Alterations)	XpresSystems Inc.	XpresSystems Inc.	XpresSystems Inc.	XpresSystems Inc. (Plat and building permit applied for new warehousing building)
307 4th Av. SW	ASI Car Wash Business/Reclaim Equipment Inc.	ASI Car Wash Business/Reclaim Equipment Inc.	ASI Car Wash Business/Reclaim Equipment Inc.	ASI Car Wash Business/Reclaim Equipment Inc.	ASI Car Wash Business/Reclaim Equipment Inc. (Plat and building permit applied for new warehousing building)
205 1/2 4th Ave SW	Lasting Impressions Salon	Lasting Impressions Salon	Lasting Impressions Salon	Lasting Impression Salon	Lasting Impression Salon
205 4th Av. SW	New Prague Auto	New Prague Auto	New Prague Auto	New Prague Auto (New Owners)	New Prague Auto
201 4th Av. SW	EP Electric Pump - G&K Rental	EP Electric Pump - G&K Rental	EP Electric Pump - G&K Rental	EP Electric Pump - G&K Rental & Appointments USA	EP Electric Pump - G&K Rental & Appointments USA
408 Main St. W. Suite 100	The Depot	The Depot	The Depot	The Depot	The Depot
410 Main St W	Vacant Space - Apartments in the Rear on 2nd Level and One on Main Level with additional vacant commercial spaces in the rear	Vacant Space - Apartments in the Rear on 2nd Level and One on Main Level with additional vacant commercial spaces in the rear	Vacant Space - Apartments in the Rear on 2nd Level and One on Main Level with additional vacant commercial spaces in the rear	2 If By Sea Tactical, Apartments in the Rear on 2nd Level and One on Main Level	2 If By Sea Tactical, Apartments in the Rear on 2nd Level and One on Main Level
404 Main St. W.	West End Liquors	West End Liquors	West End Liquors	West End Liquors	West End Liquors
400 Main St W	Skuzacek Quality Meats	Skuzacek Quality Meats	Skuzacek Quality Meats	Skuzacek's Quality Meats	Skuzacek's Quality Meats
100 2nd Ave. SW	Vacant (closed 12/31/19)	Vacant (New Owner)	Mach Lumber Storage, The Urban Flea Market, Vacant Warehouse	Mach Lumber Storage, The Urban Flea Market, MVE and ASI Storage, vacant Mill	CUP approved for 2 If By Sea Indoor Firing Range, Mach Lumber Storage, MVE and ASI Storage, vacant mill
212 Main St. W.	Weddings at the Broz	Weddings at the Broz	Weddings at the Broz	Weddings at the Broz	Weddings at the Broz (The Broz, LLC new owners)
210 Main St. W.	Weddings at the Broz	Weddings at the Broz	Weddings at the Broz	Weddings at the Broz	Weddings at the Broz (The Broz, LLC new owners)
201 2nd Av. SW	Mach Lumber	Mach Lumber (new shed)	Mach Lumber	Mach Lumber	Mach Lumber
302 2nd Av. SW	Connelly Plumbing and Heating - Steve Rynda Construction and Landscaping	Connelly Plumbing and Heating - Steve Rynda Construction and Landscaping	Connelly Plumbing and Heating - Steve Rynda Construction and Landscaping	Connelly Plumbing and Heating - Steve Rynda Construction and Landscaping	Connelly Plumbing and Heating - Steve Rynda Construction and Landscaping
306 2nd Av. SW	Emma Krumbes Pie & Bread Co.	Emma Krumbes Pie & Bread Co.	Emma Krumbes Pie & Bread Co.	Emma Krumbes's Pie & Bread Co.	Emma Krumbes's Pie & Bread Co.

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138 Main St. W.	Edina Realty	Vacant	North American Title	Doma	Near North Title Group (name change)
136 Main St. W.	Dr. Dvorak Dental Office	Dr. Dvorak Dental Office	Dr. Dvorak Dental Office	Dental On First	Dental On First
130 Main St. W.	Endeavor Trikes - Snap Fitness - To the Pointe Dance Academy	Endeavor Trikes - Snap Fitness - To the Pointe Dance Academy	Endeavor Trikes - Snap Fitness - To the Pointe Dance Academy	Endeavor Trikes - Snap Fitness - To the Pointe Dance Academy	Endeavor Trikes - Snap Fitness - To the Pointe Dance Academy
126 & 128 Main St. W.	Salon de Beaute - Boutique and Jennifer Busch Photography	Salon de Beaute - Boutique and Vacant	Salon de Beaute - Boutique and Vacant	Salon de Beaute - Boutique and Agricultral Relations Council Foundation	Salon de Beaute - Boutique and Agricultral Relations Council Foundation
122 Main St. W.	Edward Jones	Edward Jones (exterior renovations)	Edward Jones	Edward Jones	Edward Jones
120 Main St. W.	Farmhouse Market (added 2 lodging rooms on 2nd level)	Farmhouse Market	Farmhouse Market	Praha Inn (Upstairs,), Vacant Main Floor	Sugar Rose Bakeshop, Praha Inn
114 Main St. W.	Lucid Tattoo Coffee Bar & Oddities	Lucid Tattoo Coffee Bar & Oddities / Sterling Contracting, LLC (in Back)	Vacant / Sterling Contracting, LLC (in Back)	Chalk It Up (Under Construction)	(in progress of Bargain Lodge moving in)
112 Main St. W.	New Prague Floral & Such	New Prague Floral & Such	New Prague Floral & Such	New Prague Floral & Such	New Prague Floral & Such
110 Main St. W.	Radio Shack (The Electronic Connection)	Radio Shack (The Electronic Connection)	Radio Shack (The Electronic Connection)	Radio Shack (The Electronic Connection)	Radio Shack (The Electronic Connection)
106 Main St. W.	China Royal	China Royal	China Royal	China Royal	China Royal
102 Main St. W.	To The Pointe Dance Academy	To The Pointe Dance Academy	To The Pointe Dance Academy	To The Pointe Dance Academy	To The Pointe Dance Academy
100 Main St. W.	Corner Bar	Corner Bar	Corner Bar	Corner Bar	Corner Bar
102 Main St. E.	The Consignment Lodge (Main Floor) - Upstairs Vacant	The Consignment Lodge(Reduced Hours)(Main Floor) - Upstairs Vacant	Vacant( Main Floor) - Upstairs Vacant (Structural Repairs Occurred)	The Bargain Lodge - Upstairs Vacant, Duck Cup Memorial (rear)	The Bargain Lodge (in process of moving out) - Upstairs Vacant, Duck Cup Memorial (rear, but will be taking this entire space soon)
104 Main St. E.	Downtown Sound - Troy Flemming Guitar Studio	Downtown Sound - Troy Flemming Guitar Studio	Downtown Sound - Music Lessons Studios	Downtown Sound - Music Store	Downtown Sound - Music Store
106 Main St. E.	Dominos Pizza - Apartments Upstairs	Dominos Pizza - Apartments Upstairs	Dominos Pizza - Apartments Upstairs	Dominos Pizza - Apartments Upstairs	Dominos Pizza - Apartments Upstairs
108 Main St. E.	Patty's Place	Patty's Place	Patty's Place	Cedar Press Coffee LLC (under construction)	Cedar Press Coffee LLC
110 Main St. E.	Daleko Arts	Daleko Arts	Daleko Arts	Daleko Arts	Starlight Productions
112 Main St. E.	Sue's Quilt Shop	Sue's Quilt Shop	Sue's Quilt Shop	Sue's Quilt Shop	Sue's Quilt Shop
116 Main St. E.	NP Nutrition & Supplements	NP Nutrition & Supplements	NP Nutrition & Supplements	NP Nutrition & Supplements	Vacant
118 Main St. E. Suite 1	Vacant	Vacant	Deputy Registrar Office	Deputy Registrar Office	Deputy Registrar Office
118 Main St. E. Suite 2	Electric Beach Tanning Salon	Electric Beach Tanning Salon	Electric Beach Tanning Salon	Electric Beach Tanning Salon	Electric Beach Tanning Salon
120 Main St. E.	Tikalsky Laser	Tikalsky Laser	Tikalsky Laser	Tikalsky Laser	Tikalsky Laser
122 Main St. E.	New Prague Tobacco - Downtown	New Prague Tobacco - Downtown	New Prague Tobacco - Downtown	New Prague Tobacco Vape & CBD Downtown	New Prague Tobacco Vape & CBD Downtown
124 Main St. E.	New Prague Post Office	New Prague Post Office	New Prague Post Office	New Prague Post Office	New Prague Post Office
126 Main St. E.	Crawfords Standard Service (no fuel)	Crawfords Standard Service	Crawfords Standard Service	Vacant	Vacant
200 Main St. E.	Suel Printing	Suel Printing	Suel Printing	Suel Printing	Suel Printing

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204 Main St. E.	Scott Law Firm - Bruce Scott Realty - Scott Insurance Services	Scott Law Firm - Bruce Scott Realty - Scott Insurance Services	Scott Law Firm - Bruce Scott Realty - Scott Insurance Services	Bruce Scott Law Firm PA & Beacon Real Estate Group	Bruce Scott Law Firm PA & Beacon Real Estate Group
208 Main St. E.	Kitty's Hair Fashions	Kitty's Hair Fashions	Kitty's Hair Fashions	Kitty's Hair Fashions	Kitty's Hair Fashions
210 Main St. E.	Salon Paws	Salon Paws	Salon Paws	Salon Paws	Salon Paws
222 Main St. E.	Traxler Wealth Management - Pamper the Soul	Traxler Wealth Management - Vacant	Traxler Wealth Management - Vacant	Traxler Wealth Management - Vacant	Traxler Wealth Management - Vacant
226 Main St. E.	Truelife Real Estate Solutions / Brad Carlson Agency	Truelife Real Estate Solutions / Brad Carlson Agency	Truelife Real Estate Solutions / Brad Carlson Agency	Truelife Real Estate Solutions / Brad Carlson Agency / Vacation Rental Added on 2nd Floor	Truelife Real Estate Solutions / Brad Carlson Agency / Vacation rental on 2nd Floor
232 Main St. E.	South Metro Homes / Global Real Estate Solutions - Cultivated Ink Tattoo Studio - Massage or Knot	South Metro Homes / Global Real Estate Solutions - Cultivated Ink Tattoo Studio - Massage or Knot - CSS Office	South Metro Homes / Global Real Estate Solutions - Cultivated Ink Tattoo Studio - Massage or Knot - CSS Office	South Metro Homes / Global Real Estate Solutions - Cultivated Ink Tattoo Studio - Massage or Knot - CSS Office	South Metro Homes / Global Real Estate Solutions - Cultivated Ink Tattoo Studio - Massage or Knot - CSS Office
104 Columbus Ave. S.	Daniel Hedin Leasing the Space	Daniel Hedin Leasing the Space	Daniel Hedin Leasing the Space	Daniel Hedin Leasing the Space	Daniel Hedin Leasing the Space
300 Main St. E.	New Prague Public Utilities	New Prague Public Utilities	New Prague Public Utilities	New Prague Public Utilities	New Prague Public Utilities
308 Main St. E.	Hartmann Well Co. - Apartments Upstairs	Hartmann Well Co. - Apartments Upstairs	Hartmann Well Co. - Apartments Upstairs	Hartmann Well Co. - Apartments Upstairs	Hartmann Well Co. - Apartments Upstairs
314 Main St. E.	Soak Laundromat - Erickson Family Chiropractic - Vacant - Vacant Space	Soak Laundromat - - New Prague Family & Sports Chiropractic - Erickson Family Chiropractic - Vacant - Vacant	Soak Laundromat - - New Prague Family & Sports Chiropractic - Superior Remodeling - The Well Youth Center	Soak Laundromat-Superior Remodeling-The Well Youth Center-Health Source Chiropractic, New Prague Counseling	Soak Laundromat-Superior Remodeling-The Well Youth Center-Health Source Chiropractic, New Prague Counseling
400 Main St. E.	Library	Library	Library	Library	Library
400 Lexington Ave. S.	New Prague Golf Club	New Prague Golf Club - Kitchen Alteration	New Prague Golf Club	New Prague Golf Course	New Prague Golf Course
300 Lexington Ave. S.	Park Ballroom	Park Ballroom	Park Ballroom	Park Ballroom	Park Ballroom
205 Lexington Ave. S.	CSSW Ltd. - Tech Support of Minnesota	CSSW Ltd. - Tech Support of Minnesota	CSSW Ltd. - Tech Support of Minnesota	CSSW Ltd. -Tech Support of Minnesota	CSSW Ltd. -Minnesota Nonpublic School Accrediting Association
101 Lexington Ave. S.	New Prague Dental	New Prague Dental	New Prague Dental	New Prague Dental	New Prague Dental
610 Main St. E.	Bruzek Funeral Home	Bruzek Funeral Home - Alterations	Bruzek Funeral Home	Bruzek Funeral Home	Bruzek Funeral Home
825 1st. St. SE	Carbone's	Carbone's	Carbone's	Carbone's	Smoke & Fire
100 10th Av. SE	Speedway - McDonalds	Hy-Vee Fast & Fresh Express - McDonalds	Hy-Vee Fast & Fresh Express - McDonalds	Hy-Vee Fast & Fresh Express - Vacant	Hy-Vee Fast & Fresh Express - Vacant
200 10th Ave. SE	Vacant	Hy-Vee (Under Construction)	Hy-Vee	Hy-Vee	Hy-Vee
202 10th Ave. SE	Vacant Lot	Hy-Vee (Under Construction)	Hy-Vee	Hy-Vee	Hy-Vee
801 1st St. SE	Sugar Rose Bakeshop	Sugar Rose Bakeshop	Sugar Rose Bakeshop	Sugar Rose Bakeshop	T-Mobile



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803 1st St. SE	Mainstream Boutique	Mainstream Boutique	Mainstream Boutique	Mainstream Boutique	Mainstream Boutique
805 1st St. SE	Great Clips	Great Clips	Great Clips	Great Clips	Great Clips
807 1st St. SE	New Prague ATA Family Martial Arts	New Prague ATA Family Martial Arts	New Prague ATA Family Martial Arts	New Prague ATA Family Martial Arts	New Prague ATA Family Martial Arts
809 1st St. SE	El Tequila	El Tequila	El Tequila	El Tequila	El Tequila
815 1st St. SE	Geisen Family Chiropractic	Geisen Family Chiropractic	Geisen Family Chiropractic	Geisen Family Chiropractic	Geisen Family Chiropractic
817 1st St. SE	ID Threadz	ID Threadz	ID Threadz	ID Threadz	ID Threadz
819 1st St. SE	Star Nails	Star Nails	Star Nails	Star Nails	Star Nails
821 1st St. SE	Massage 4 U	Massage 4 U	Massage 4 U	Massage 4 U	Massage 4 U
823 1st St. SE	Uncle Earl's Pet Center	Uncle Earl's Pet Center	Uncle Earl's Pet Center	Uncle Earl's Pet Center	Uncle Earl's Pet Center
1101 1st St. SE	First Bank and Trust	First Bank and Trust	First Bank and Trust	First Bank and Trust	First Bank and Trust
1100 1st St. SE	Praha Village	Praha Village	Praha Village	Praha Village	Praha Village
1701 1st St. SE					Scooters Coffee (applied for a buidling permit and minor subdivision).
1300 Main St. E.	Holy Trinity Lutheran Church	Holy Trinity Lutheran Church (Expansion)	Holy Trinity Lutheran Church	Holy Trinity Lutheran Church	Holy Trinity Lutheran Church
100 Chalupsky Ave SE	Walgreens	Walgreens	Walgreens	Walgreens	Walgreens
102 Chalupsky Ave. SE	Vacant Lot	Vacant Lot	Vacant Lot	Vacant Lot	Vacant Lot
201 Chalupky Ave. SE			Vacant (New Construction)	Vacant	Tobacco E-Cig's Center
203 Chalupsky Ave. SE			Vacant (New Construction)	Vacant	Tobacco E-Cig's Center
205 Chalupsky Ave. SE			Vacant (New Construction)	Vacant	Vacant
207 Chalupsky Ave. SE			Vacant (New Construction)	Edward Jones	Edward Jones
209 Chalupsky Ave SE	Vacant	Southwest Eyecare	Southwest Eyecare	Southwest Eyecare	Southwest Eyecare
211 Chalupsky Ave SE	Vacant	Southwest Eyecare	Southwest Eyecare	Southwest Eyecare	Southwest Eyecare
213 Chalupsky Ave SE	Verizon Wireless Store	Verizon Wireless Store	Verizon Wireless Store	Verizon Authorized Retailer - Victra	Verizon Authorized Retailer - Victra
215 Chalupsky Ave SE	New Prague Vape & Tobacco	New Prague Vape & Tobacco	New Prague Vape & Tobacco	New Prague Vape & Tobacco	Vacant
217 Chalupsky Ave SE	Papa Murphy's	Papa Murphy's	Papa Murphy's	Papa Murphy's	Papa Murphy's
219 Chalupsky Ave SE	Hairchitects	Hairchitects	Hairchitects	Hairchitects	Hairchitects
221 Chalupsky Ave SE	Anytime Fitness	Anytime Fitness	Anytime Fitness - interior alterations	Anytime Fitness	Anytime Fitness
225 Chalupsky Ave SE	Heartland Credit Union	Heartland Credit Union	Heartland Credit Union	Heartland Credit Union	Heartland Credit Union

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200 Alton Ave SE	Coborns (Expansion of Main Store, Liquor Store) - Caribou Coffee	Coborns - Caribou Coffee	Coborns - Caribou Coffee	Coborns - Caribou Coffee	Coborns - Caribou Coffee
103 Chalupsky Ave. SE	O'Reilly Auto Parts	O'Reilly Auto Parts	O'Reilly Auto Parts	O'Reilly Auto Parts	O'Reilly Auto Parts
101 Chalupsky Ave. SE	Vacant Lot	Vacant Lot	Permit Applied for New McDonalds	McDonalds	McDonalds
100 Alton Ave SE				Vacant Lot (purchased by Heartland Credit Union)	Vacant Lot
102 Alton Ave SE				Vacant Lot	Vacant Lot
1185 280th St.	Jeff Belzers Ford, Chrysler, Jeep, Dodge, Ram (Alterations and Annexed into the City)	Jeff Belzers Ford, Chrysler, Jeep, Dodge, Ram	Jeff Belzers Ford, Chrysler, Jeep, Dodge, Ram	Jeff Belzers Ford, Chrysler, Jeep, Dodge, Ram	Jeff Belzers Ford, Chrysler, Jeep, Dodge, Ram
939 280th St. W.	Jeff Belzers New Prague Chevrolet (Annexed into the City)	Jeff Belzers New Prague Chevrolet	Jeff Belzers New Prague Chevrolet	Jeff Belzers New Prague Chevrolet	Jeff Belzers New Prague Chevrolet
169 280th St. W.	Tri County Auto Body	Tri County Auto Body	Tri County Auto Body	Tri County Auto Body	Tri County Auto Body
3105 LeRoy Av.	Deutsch Construction	Deutsch Construction	Deutsch Construction	Deutsch Construction	Deutsch Construction
200 E. 280th St.	HillSpring Church	HillSpring Church	HillSpring Church	HillSpring Church	HillSpring Church
27980 Koeper Ave	Hands of Friendship	Hands of Friendship	Hands of Friendship	Hands of Friendship	Hands of Friendship
27851 Koeper Ave	McGuire Landscaping	McGuire Landscaping	McGuire Landscaping	McGuire Landscaping	McGuire Landscaping
530 280th St. W.	Spirit of Life Church	Spirit of Life Church	Spirit of Life Church	Spirit of Life Church	Spirit of Life Church
27934 Koeper Ave.	Praha Distributing	Praha Distributing	Praha Distributing	Praha Distributing	Praha Distributing
27920 Koeper Ave.	Vacant	Vacant	Vacant	Vacant	Vacant
27800 Koeper Ave.	Advanced Seeding and Erosion Control	Advanced Seeding and Erosion Control	Advanced Seeding and Erosion Control	Advanced Seeding and Erosion Control	Advanced Seeding and Erosion Control
1530 280th St. W.	KA Witt - Pinpoint Realty	KA Witt - Pinpoint Realty	KA Witt - Pinpoint Realty	KA Witt - Pinpoint Realty	KA Witt - Pinpoint Realty
1409 Main St. E.	Gerold Bros. Construction / The Well	Gerold Bros. Construction / The Well	Gerold Bros. Construction / Vacant	Vacant / Prodena Auction Services	Hertaus Flooring (submitted a building permit)/ Prodena Auction Services
1401 Main St. E.	NAPA Auto Parts - MN Auto Depot	NAPA Auto Parts - MN Auto Depot	NAPA Auto Parts - MN Auto Depot	NAPA Auto Parts - MN Auto Depot	NAPA Auto Parts - MN Auto Depot
1501 1st St. NE	Memories & Milestones Academy - Vacant suite	Memories & Milestones Academy (Expansion Underway)	Memories & Milestones Academy (Expansion Completed)	Memories & Milestones Academy (New Ownership)	Early Childhood Academy (new name)
101 Chalupsky Ave. NE	Vacant Lot	Kwik Trip	Kwik Trip	Kwik Trip	Kwik Trip
1305 1st Street NE					Bishop Investments (office under construction)
1400 1st. St. NE	Parkview Medical Clinic- Optimal Sports Physical Therapy	Parkview Medical Clinic- Optimal Sports Physical Therapy	Parkview Medical Clinic- Optimal Sports Physical Therapy	Parkview Medical Clinic - Optimal Sports Physical Therapy	Parkview Medical Clinic - Optimal Sports Physical Therapy
1403 1st St NE				Lonsdale Construction	Lonsdale Construction
1407 1st St. NE	Lonsdale Construction Company / Vacant - 3 Apartments Upstairs	Lonsdale Construction Company / MN Grain & Feed Association - 3 Apartments Upstairs	Lonsdale Construction Company / MN Grain & Feed Association - 3 Apartments Upstairs	MN Grain & Feed Association - 3 Apartments Upstairs	Tech Support Minnesota, Apartments Upstairs
1200 1st St. NE	Quality Inn & Suites	Quality Inn & Suites	Quality Inn & Suites	Quality Inn & Suites	Quality Inn & Suites

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1306 1st St. NE	Giesenbrau Bier Co.	Giesenbrau Bier Co.	Giesenbrau Bier Co. (outdoor patio expansion)	Giesenbrau Bier Co.	Giesenbrau Bier Co.
1300 1st St. NE	ACE Hardware	ACE Hardware	ACE Hardware	ACE Hardware	ACE Hardware
1201 1st St. NE	New Day Church	New Day Church	New Day Church	New Day Church	New Day Church
1301 1st St. NE	Re/Max Advantage Plus - American Family Kreuser Office - Distinctive Mortgages - No. American Title - Vacant	Re/Max Advantage Plus - American Family Kreuser Office - Distinctive Mortgages - No. American Title - Trademark Title	Re/Max Advantage Plus - American Family Kreuser Office - Distinctive Mortgages - Trademark Title	Re/Max Advantage Plus - American Family Kreuser Office - Distinctive Mortgages - Trademark Title	Re/Max Advantage Plus - American Family Kreuser Office - Distinctive Mortgages - Trademark Title
1102 1st St. NE	Pizza Ranch	Pizza Ranch	Pizza Ranch	Pizza Ranch	Pizza Ranch (temporarily closed)
1100 1st St. NE	Roundbank	Roundbank	MinnWest Bank	MinnWest Bank	MinnWest Bank
1101 1st St. NE	Goldsmith Eye Care	Goldsmith Eye Care	Goldsmith Eye Care	Goldsmith Eye Care	Goldsmith Eye Care
203 10th Ave NE				Valley Accounting & Tax - Keepsake Insurance Agency, LLC	Valley Accounting & Tax - Keepsake Insurance Agency, LLC
205 10th Ave. NE	New Prague Ceska Louisville Insurance - Valley Accounting & Tax - Keller Property Management - Keepsake Insurance	New Prague Ceska Louisville Insurance - Valley Accounting & Tax - Keller Property Management - Keepsake Insurance	New Prague Ceska Louisville Insurance - Valley Accounting & Tax - Keller Property Management - Keepsake Insurance	New Prague Ceska Louisville Insurance	New Prague Ceska Louisville Insurance
211 10th Ave. NE	Main Street Dental	Main Street Dental	Main Street Dental	Main Street Dental	Main Street Dental
212 Ladyslipper Av.	Midwest Assistance / Ameriprise	Midwest Assistance / Ameriprise	Midwest Assistance / Ameriprise	Midwest Assistance / Ameriprise	Midwest Assistance / Ameriprise
212 10th Ave. NE	Mayo Clinic Health Systems New Prague	Mayo Clinic Health Systems New Prague	Mayo Clinic Health Systems New Prague	Mayo Clinic Health Systems New Prague	Mayo Clinic Health Systems New Prague
200 10th Ave. NE	Fishtale Grill	Fishtale Grill	Fishtale Grill	Fishtale Grill	Fishtale Grill
104 10th Ave. NE	Subway - Vacant	Subway - The Yoga Tree	Subway - The Yoga Tree	Subway - The Yoga Tree	Subway - The Yoga Tree
102 10th Ave. NE	Holiday (internal alterations)	Holiday	Holiday	Holiday	Holiday
1003 Main St. E.	NP Vet Clinic	NP Vet Clinic	NP Vet Clinic	NP Vet Clinic	NP Vet Clinic
411 Main St. E.	Adelphia Metals	Adelphia Metals	Adelphia Metals	Adelphia Metals	Adelphia Metals
301 Main St. E.	H&R Block - Secure Base Counseling Center	H&R Block - Secure Base Counseling Center	H&R Block - Secure Base Counseling Center	H&R Block - Seure Base Counseling Center	H&R Block - Seure Base Counseling Center
115 1st Ave. SE	Kubes Realty - South Suburban Oral Surgeons - Kayla Paler Photography - Restoration Fitness & Wellcare - Brusseau Diversified Wealth Management - South Metro Counseling - Scott Equipment	Kubes Realty - South Suburban Oral Surgeons - Restoration Fitness & Wellcare - Brusseau Diversified Wealth Management - South Metro Counseling - Scott Equipment - Shimota Project Management	Kubes Realty - South Suburban Oral Surgeons - Restoration Fitness & Wellcare - Brusseau Diversified Wealth Management - South Metro Counseling - Scott Equipment - Shimota Project Management	Kubes Realty-South Suburban Oral Surgeons-Brusseau Diversified Wealth Management-South Metro Counseling-Scott Equipment-Shimota Project Management-Amy Wold Licensed Psychologist	Kubes Realty - South Suburban Oral Surgeons - Brusseau Diversified Wealkth Management - South Metro Counseling - Scott Equipment - Shimota Project Management - Amy Wold Licensed Psychologist
227 Main St. E.	St. Wenceslaus Church & School	St. Wenceslaus Church & School	St. Wenceslaus Church & School	St. Wenceslaus Church & School	St. Wenceslaus Church & School

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201 Main St. E.	Back & Neck Clinic	Back & Neck Clinic - Alteration	Back & Neck Clinic	Back & Neck Clinic	Back & Neck Clinic
129 Main St. E.	MinnTrust Mortgage - Apartment Upstairs	Vacant - Apartment Upstairs	Vacant - Apartment Upstairs	Innovative Waste Recyclng - Apartment Upstairs	Innovative Waste Recyclng - Apartment Upstairs
127 Main St E	Vacant	Vacant	1319 Woodfire Tavern	1319 Woodfire Tavern	1319 Woodfire Tavern
125 Main St. E.	Czech'ers Sports Bar	Czech'ers Sports Bar	1319 Woodfire Tavern	1319 Woodfire Tavern	1319 Woodfire Tavern
123 Main St. E.	Cedar and Sage	Cedar and Sage	Cedar and Sage	Cedar and Sage	Cedar and Sage
123A Main St. E.	Velvet Touch Catering	Velvet Touch Catering	Velvet Touch Catering	Velvet Touch Catering	Velvet Touch Catering
121 Main St. E.	Massage on Main	Hertaus Floors	Hertaus Floors	Hertaus Floors	Hertaus Floors
121 Main St. E. Suite A	Hertaus Floors	Hertaus Floors	Hertaus Floors	Hertaus Floors	Hertaus Floors
119 Main St. E.	Wornson Goggins	Wornson Goggins	Wornson Goggins	Wornson Goggins	Wornson Goggins
111 Main St. E.	Tupy Insurance	Tupy Insurance	Tupy Insurance	Tupy Insurance	Tupy Insurance
107 E. Main Street	Vacant	Vacant	The Local 105	The Local 105	The Local 105
105 Main St. E.	Vacant	Vacant	The Local 105	The Local 105	The Local 105
103 Main St. E.	Scott County Abstract & Title - Murray & Associates LLC	Scott County Abstract & Title - Murray & Associates LLC	Scott County Abstract & Title - Murray & Associates LLC	Scott County Abstract & Title - Murray & Associates LLC	Scott County Abstract & Title - Murray & Associates LLC
101 Central Av. N.	Dr. Doug Vayda	Dr. Doug Vayda	Dr. Doug Vayda	Dr. Doug Vayda	Dr. Doug Vayda
101 Main St. E.	New Prague Chamber of Commerce	New Prague Chamber of Commerce	New Prague Chamber of Commerce	New Prague Chamber of Commerce	New Prague Chamber of Commerce
107 Central Av. N.	Vacant - Keller Williams Realty - Vacant - Vacant	Vacant - Keller Williams Realty - Vacant - Vacant	Vacant - Keller Williams Realty - Vacant - Vacant	Carol Lambrecht - Keller Williams Preferred Realty - Vacant - Vacant	Carol Lambrecht - Keller Williams Preferred Realty - Vacant - Vacant
111 Central Av. N.	US Bank	US Bank - Alterations	US Bank	US Bank	US Bank
201 Central Av. N.	Faithpoint Lutheran Church	Faithpoint Lutheran Church (For Sale)	House of Grace Church	House of Grace Church	House of Grace Church
118 Central Av. N.	City of New Prague	City of New Prague	City of New Prague	City of New Prague	City of New Prague
101 Main St. W.	City Purchased - "Central Plaza" Plans Underway	City Purchased - "Central Plaza" Plans Underway	Central Plaza (pending construction)	Central Plaza	Central Plaza
103 Main St. W.	Pioneer Bar	Pioneer Bar	Pioneer Bar	Pioneer Bar	Outlaw Saloon
105 Main St. W.	Schoenecker Agency Farmers Insurance - Small Town Girl	Schoenecker Agency Farmers Insurance - Small Town Girl	Schoenecker Agency Farmers Insurance - Small Town Girl	Schoenecker Agency Farmers Insurance - Small Town Girl	Schoenecker Agency Farmers Insurance - Small Town Girl

**New Prague Business Inventory  
2024**

Section 4, Item b.

Address	Occpant Status 1/16/20	Occpant Status 1/13/21	Occpant Status 1/6/22	Occupant Status 1/2/2023	Occupant Status 1/9/2024
111 Main St. W.	O'Neill Brothers - Hear Hear - Ultimate Hearing - Permit to Carry - Assured Polygraph	O'Neill Brothers - Hear Hear - Ultimate Hearing - Vacant - Insurarates Insurance Agency Jamie Prip	O'Neill Brothers - Hear Hear - Ultimate Hearing - Sandra Fleming Piano Studio - Insurarates Insurance Agency Jamie Prip - The Thoughtful Realtor	O'Neil Brothers-Hear Here Hearing Center-Sandra Fleming Piano Studio-Insurarates Insurance Agency Jaime Prip - The Thoughtful Realtor (Natalie Watson)-Assured Polygraph	O'Neil Brothers-Hear Here Hearing Center-Vacant-Insurarates Insurance Agency Jaime Prip - The Thoughtful Realtor (Natalie Watson)-Assured Polygraph
115 Main St. W.	BevComm	Bevcomm - Internal Alterations	Bevcomm	Bevcomm	Bevcomm
119 Main St. W. Suite B	Marquardt Jewelers	Marquardt Jewelers	Marquardt Jewelers (new upper level apartments)	Marquardt Jewelers	Marquardt Jewelers
119 Main St. W. Suite B	Barr Taxidermy	Barr Taxidermy	Barr Taxidermy	Barr Taxidermy	Barr Taxidermy
119 Main St W Suite C				Driftwood Builders	Close At Title
119 Main St. W. Suite D	350Five	350Five	K-Bid	Mikhail Bondarenko handyman service	Arty's Auto
121 Main St. W.	Lau's Bakery	Lau's Bakery	Lau's Bakery	Lau's Bakery	Lau's Bakery
123 Main St. W.	Hanson Sew Much More	Main Street Massage	Main Street Massage	Main Street Massage	Main Street Massage
125 Main St. W.	International Quality Home Care/Omega Medical Supply, LLC	International Quality Home Care/Omega Medical Supply, LLC	International Quality Home Care/Omega Medical Supply, LLC	Vacant	Minnesota Grain and Feed Association
133 Main St. W.	Kubes Furniture & Flooring - ReSee	Kubes Furniture & Flooring - ReSee	Kubes Furniture & Flooring - ReSee	Kubes Furniture & Flooring - Resee	Kubes Furniture & Flooring - Resee
131 Main Street W.	Vacant - Apartments Upstairs	Kubes Furniture & Flooring - Apartments Upstairs	Kubes Furniture & Flooring - Apartments Upstairs	Kubes Furniture & Flooring - Apartments Upstairs	Kubes Furniture & Flooring - Apartments Upstairs
201 Main St. W.	State Farm Insurance (McGillen) - NP Music Institute	State Farm Insurance (McGillen) - NP Music Institute	State Farm Insurance (McGillen) - NP Music Institute	State Farm Insurance (McGillen) - NP Music Institute	State Farm Insurance (McGillen) - NP Music Institute
203/205 Main St. W.	Dorzinski Barber - Hairbenders - US Car & Truck Auto Buyers - Advanced Concepts Skincare - Gliszinski Law Office	Dorzinski Barber - Vacant - Advanced Concepts Skincare - Gliszinski Law Office	Dorzinski Barber - Vacant - Advanced Concepts Skincare - Gliszinski Law Office	Vacant - Vacant - Advanced Concepts Skincare - Gliszinski Law Office	Hair Force Barbershop- Calvary Church - Advanced Concepts Skincare - Gliszinski Law Office
207 Main St. W.	City Club Bar - Apartments upstairs	City Club Bar - Apartments upstairs	City Club Bar - Apartments upstairs	City Club Bar - Apartments upstairs	City Club Bar - Apartments upstairs
215 1/2 Main St. W.	Humble Pie / Storage Area (Alterations)	Humble Pie / Storage Area	Humble Pie / Storage Area	Lark Studio Arts (under construction) / Storage Area	Lark Studio Arts / Storage Area
217 Main St. W.	Wells Fargo	Wells Fargo	Wells Fargo	Wells Fargo	Wells Fargo
309 Main St. W.	Strike Force Bowl	Strike Force Bowl	Strike Force Bowl	Strike Force Bowl	Strike Force Bowl
325 Main St. W.	Joe's Shoe Repair	Joe's Shoe Repair	Joe's Shoe Repair	Joe's Shoe Repair	Joe's Shoe Repair
329 Man St. W.	Flipside	Flipside	The Rusty Spoke (remodeling underway)	The Rusty Spoke (remodeling underway)	The Rusty Spoke (remodeling underway)
401 Main St. W.	The Car Lot New Prague	The Car Lot New Prague	The Car Lot New Prague	The Car Lot New Prague	The Car Lot New Prague
201 4th Av. NW	Caseys	Caseys	Caseys	Casey's	Casey's

**New Prague Business Inventory  
2024**

Section 4, Item b.

<b>Address</b>	<b>Occpant Status 1/16/20</b>	<b>Occpant Status 1/13/21</b>	<b>Occpant Status 1/6/22</b>	<b>Occupant Status 1/2/2023</b>	<b>Occupant Status 1/9/2024</b>
201 4th Av. NW	New Prague Touchless Car Wash	New Prague Touchless Car Wash	New Prague Touchless Car Wash	New Prague Touchless Car Wash	New Prague Touchless Car Wash
27252 Helena Blvd	Lakers Sanitary	Lakers Sanitary	Lakers Sanitary	Lakers Sanitary	Lakers Sanitary
409 2nd St. NW	Lakers Sanitary	Lakers Sanitary	Lakers Sanitary	Lakers Sanitary	Lakers Sanitary
415 4th Ave NW	New Prague Animal Care	New Prague Animal Care	New Prague Animal Care	New Prague Animal Care	New Prague Animal Care
413 4th Av. NW	Central Fire Protection - The Detail Shop - Property Expressions Too - Vacant	Central Fire Protection - Vacant - Property Expressions Too	Central Fire Protection - Vacant - Property Expressions Too	Central Fire Protection - Vacant - Property Expressions Too	Central Fire Protection - Vacant - Property Expressions Too
417 4th Ave. NW	Vacant	Vacant	Vacant	Vacant	Vacant
509 4th Ave NW	Al's Car Wash	Al's Car Wash	Al's Car Wash	Al's Car Wash	Al's Car Wash
605 4th Av. NW	Scott Equipment	Scott Equipment	Scott Equipment	Scott Equipment	Scott Equipment
407 7th St. NW	Chart	Chart	Chart (Hydrogen Test Site Added)	Chart	Chart
201 7th Street NW	Chart A.I.	MVE Biological Solutions	MVE Biological Solutions (interior remodel)	MVE Biological Solutions (expansion underway)	MVE Biological Solutions (expansion underway)
435 Main St. W.	Speedway	Speedway	Speedway	Speedway	Speedway
104 4th Av. NW	Kwik Trip (Alterations)	Kwik Trip	Kwik Trip	Kwik Trip	Kwik Trip
609 Main St. W.	Wencel Kubes Custom Cabinets	Wencel Kubes Custom Cabinets	Wencel Kubes Custom Cabinets	Wencel Kubes Custom Cabinets	Wencel Kubes Custom Cabinets
(West of Town)	Used mostly for personal storage by Palmer Welcome	Used mostly for personal storage by Palmer Welcome	Used mostly for personal storage by Palmer Welcome	Used mostly for personal storage by Palmer Welcome	Used mostly for personal storage by Palmer Welcome
442 Main St. W.	New Prague Park and Sell	New Prague Park and Sell (For Sale)	New Prague Park and Sell (For Sale)	New Prague Park and Sell (For Sale)	New Prague Park and Sell (For Sale)
438 Main St. W.	Hanzel Refinishing & Upholstering	Hanzel Refinishing & Upholstering	Hanzel Refinishing & Upholstering	Hanzel Refinishing & Upholstering	Vacant
436 Main Street W	Vacant	Vacant	Vacant	Vacant	Vacant
208 4th Av. SW	Ettlins Café	Ettlins Café	Ettlins Café	Ettlins Café	Ettlins Café
400 4th Av. SW	CVF Racing - Storage	Nick Slavik Painting and Restoration	Nick Slavik Painting and Restoration (interior alterations)	Nick Slavik Painting and Restoration	Nick Slavik Painting and Restoration
470 5th Ave. SW	Four Seasons Tires, LLC	Four Seasons Tires, LLC	Four Seasons Tires, LLC	Four Seasons Tires, LLC	Four Seasons Tires, LLC
500 4th Av. SW	Tracker Management - D&K Auto Repair	Tracker Management - D&K Auto Repair	Tracker Management - D&K Auto Repair	Tracker Management - DNK Auto Repair	Tracker Management - U-Haul Neighborhood Dealer
603 4th Av. SW	Palmer Welcome Auto	Palmer Welcome Auto	Palmer Welcome Auto	Palmer Welcome Auto	Palmer Welcome Auto
830 4th Ave. SW.	Pillar of Grace Church	Calvary Church (Temporary Location)	Word of Life Church	Word of Life Church	Word of Life Church
2191 4th Ave. SW	Nieman Roofing	Nieman Roofing	Nieman Roofing	Nieman Roofing	Nieman Roofing

**New Prague Business Inventory  
2024**

Section 4, Item b.

<b>Address</b>	<b>Occpant Status 1/16/20</b>	<b>Occpant Status 1/13/21</b>	<b>Occpant Status 1/6/22</b>	<b>Occupant Status 1/2/2023</b>	<b>Occupant Status 1/9/2024</b>
698 15th St. SW	A&W Automotive	A&W Automotive	A&W Automotive	A & W Automotive	A & W Automotive
1574 3rd Av. SW Suite 1	Cities Edge Collision and Glass	Cities Edge Collision and Glass	Cities Edge Collision and Glass	Cities Edge Collision and Glass	Cities Edge Collision and Glass
1574 3rd Av. SW Suite 2	Vacant	Vacant	Vacant	Vacant	Vacant
1658 3rd Av. SW	Pete's Repair	Pete's Repair	Pete's Repair	Legacy Autoworx (formerly Pete's Repair), Euroworx	Legacy Autoworx , Euroworx
1776 3rd Ave SW	New Prague Mini Storage	New Prague Mini Storage	New Prague Mini Storage	New Prague Mini Storage	New Prague Mini Storage
294 15th Street SW	Otero Trucking	Otero Trucking	Otero Trucking	Vacant	Vacant
1111 4th Av. NW	Radon - Vacant Lot now occupied by a billboard	Radon (For Sale)	Radon, Ivy Brook Parking (exterior storage)	Radon, Ivy Brook Parking (new electronic variable message sign)	Radon, Ivy Brook Parking
100 12th St. NW	New Prague Area Community Center	New Prague Area Community Center	New Prague Area Community Center	New Prague Community Center (rennovations)	New Prague Community Center
4975 Le Sueur Av.	KA Witt Facility	KA Witt Facility	KA Witt Facility	KA Witt Facility	KA Witt Facility
27252 Helena Blvd.	Laker's New Prague Sanitary	Laker's New Prague Sanitary	Laker's New Prague Sanitary	Laker's New Prague Sanitary	Laker's New Prague Sanitary
200 12th St. NE	New Prague Gymnastics Club	New Prague Gymnastics Club	New Prague Gymnastics Club	New Prague Gymnastics Club	New Prague Gymnastics Club
510 6th St. NW	Neil Dornbush & Assoc. - Dornbusch Asset Management	Neil Dornbush & Assoc. - Dornbusch Asset Management	Neil Dornbush & Assoc. - Dornbusch Asset Management	Anderson Process	Anderson Process
520 6th St. NW	Rahn Industries	D&D Mechanical	D&D Mechanical	D & D Mechanical	D & D Mechanical
600 6th St. NW	Busch Brothers - Midwest Food Processing - Lutgen Technologies - Filetech - Central McGowan, Inc.	Busch Brothers - Midwest Food Processing - Lutgen Technologies - Filetech - Central McGowan, Inc.	Busch Brothers - Midwest Food Processing - Lutgen Technologies - Filetech - Central McGowan, Inc.	Busch Brothers (Orion Machining) - Midwest Food Processing -Lutgen Technologies	Busch Brothers (Orion Machining) - Midwest Food Processing -Lutgen Technologies
624, 626, 628 6th Street NW	BevComm - D&D Mechanical - CVF Racing	BevComm (Storage) - CVF Racing (Expanded)	BevComm (Storage) - CVF Racing (Expanded)	Bevcomm (Storage) - CVF Racing	Bevcomm (Storage) - CVF Racing
700 6th St. NW	I.P.S. Industrial Pneumatic Systems	I.P.S. Industrial Pneumatic Systems	I.P.S. Industrial Pneumatic Systems	I.P.S. Industrial Pneumatic Systems	I.P.S. Industrial Pneumatic Systems
800 6th St. NW	Quality Flow - Quality Control & Integration - Sprint Cell Tower	Quality Flow - Quality Control & Integration - Sprint Cell Tower	Quality Flow - Quality Control & Integration - Sprint Cell Tower	Quality Flow - Quality Control & Integration -Sprint Cell Tower	Quality Flow - Quality Control & Integration -Sprint Cell Tower (new storage building under construction)
906 6th St NW	Great River Energy	Great River Energy	Great River Energy	Great River Energy	Great River Energy
504 6th Av. NW Suite 1	Mayo Clinic Rehabilitation Services	Mayo Clinic Rehabilitation Services	Mayo Clinic Rehabilitation Services	Mayo Clinic Rehabilitation Services	Mayo Clinic Rehabilitation Services
502 6th Ave. NW	Electromed (Addition in 2019)	Electromed	Electromed	Electromed	Electromed

**New Prague Business Inventory  
2024**

Section 4, Item b.

<b>Address</b>	<b>Occpant Status 1/16/20</b>	<b>Occpant Status 1/13/21</b>	<b>Occpant Status 1/6/22</b>	<b>Occpant Status 1/2/2023</b>	<b>Occpant Status 1/9/2024</b>
505 6th Av. NW	Vacant	Vacant	Vacant	Vacant	Vacant
503 6th Av. NW	Picha Electric	Picha Electric	Picha Electric	Picha Electric	Picha Electric
412 5th Av. NW	Steele 7 Associates LLC	Steele 7 Associates LLC (Technipac)	Steele 7 Associates LLC (Technipac)	Vacant (for sale)	City of New Prague Park Maintenance Building
411 5th Ave. NW	Semi Truck Storage	Semi Truck Storage	Semi Truck Storage	Semi Truck Storage	Semi Truck Storage
505 5th Ave. NW	New Prague Fire & Ambulance Facility	New Prague Fire & Ambulance Facility	New Prague Fire & Ambulance Facility	New Prague Fire & Ambulance Facility	New Prague Fire & Ambulance Facility
1001 Columbus Av. N.	Mala Strana Nursing Home	Mala Strana Nursing Home	Mala Strana Nursing Home	Mala Strana Nursing Home	Mala Strana Nursing Home
201 2nd St. NE	Mayo Clinic Health Systems New Prague (2019 Alterations)	Mayo Clinic Health Systems New Prague (2020 Alterations)	Mayo Clinic Health Systems New Prague	Mayo Clinic Health Systems New Prague	Mayo Clinic Health Systems New Prague
311 Columbus Av. N.	Queens Court (senior housing 1st floor - hospital offices 2nd floor)	Queens Court (senior housing 1st floor - hospital offices 2nd floor)	Queens Court (senior housing 1st floor - hospital offices 2nd floor)	Queens Court (senior housing 1st floor - hospital offices 2nd floor)	Queens Court (senior housing 1st floor - hospital offices 2nd floor)
313 Columbus Ave. N.	Peace Center	Peace Center	Peace Center	Peace Center	Peace Center
1101 1st Ave. NW	Chart Inc. Large Tank Facility	Chart Inc. Large Tank Facility (exterior storage expansion)	Chart Inc. Large Tank Facility	Chart Inc. Larhe Tank Facility	Chart Inc. Larhe Tank Facility
206 3rd Ave. NW	Storage - Superior Remodeling - Storage - Storage	Storage - Superior Remodeling - Storage - Storage	Storage - Storage - Storage - Storage	Storage - Storage - Storage - Storage	Storage - Storage - Storage - Storage
507 1st Street SW	Terra Somniorum Publishing - 2nd Level Apartment	Terra Somniorum Publishing - 2nd Level Apartment	Terra Somniorum Publishing - 2nd Level Apartment	Terra Somniorum Publishing - 2nd Level Apartment	Terra Somniorum Publishing - 2nd Level Apartment
1826 Rolling Meadows Ct	Seurer Custom Welding and Prop Repair	Seurer Custom Welding and Prop Repair	Seurer Custom Welding and Prop Repair	Seurer Custom Welding and Prop Repair	Seurer Custom Welding and Prop Repair
501 6th Street NW	Braith Auto	Braith Auto	Braith Auto	Braith Auto (expansion)	Braith Auto
601 6th Street NW	Vacant Lot	Vacant Lot	Vacant Lot	Vacant Lot	Scott Equipment (submitted a building permit for new office building)
603 6th Street NW	Paul Hanzel Homes / Dynamic Woodworks	Paul Hanzel Homes / Dynamic Woodworks	Paul Hanzel Homes / Dynamic Woodworks	Paul Hanzel Homes/Dynamic Woodworks	Paul Hanzel Homes/Dynamic Woodworks
605 6th Street NW	Vacant Lot	Vacant Lot	Vacant Lot	Vacant Lot	Vacant Lot
701 6th Street NW	Vacant Lot	Vacant Lot	Vacant Lot	Vacant Lot	Vacant Lot
703 6th Street NW	Vacant Lot	Vacant Lot	Vacant Lot	Vacant Lot	Vacant Lot
801 6th Street NW	Vacant Lot	Vacant Lot	Vacant Lot	Vacant Lot	Brick's Boatworks





118 Central Avenue North, New Prague, MN 56071  
phone: 952-758-4401 fax: 952-758-1149

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**MEMORANDUM**

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**TO:** HONORABLE MAYOR AND CITY COUNCIL  
**CC:** EDA & PLANNING COMMISSION  
**FROM:** KEN ONDICH, PLANNING / COMMUNITY DEVELOPMENT DIRECTOR  
**SUBJECT:** SUMMARY OF 2023 GROWTH STATISTICS  
**DATE:** JANUARY 25, 2024

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Attached to this memo is the “Summary of 2023 Growth Statistics” report as compiled by the Community Development Department. This report is provided as information to the Council, Planning Commission and EDA on an annual basis.

A few key points to note are the following:

- Number of new single-family construction permits decreased from 14 in 2022 to 11 in 2023.
- Value of the constructed new single-family home permits only decreased by approximately \$236,132 from 2022 to 2023.
- Average new construction single family home values increased from \$176,456 in 2022 to \$203,113 in 2023.
- There were 0 multifamily units constructed in 2023.
- The number of commercial/industrial permits decreased from 46 in 2022 to 42 in 2022.
- Value of commercial/industrial permits increased slightly from \$5,064,005 in 2022 to \$6,155.308 in 2023. Some commercial/industrial projects completed in 2023 include addition to MVE Biological Solutions, Brick’s Boatworks, relocation/expansion of tobacco shop at New Prague Commons, Sugar Rose renovations downtown, T-Mobile store renovations at East Town Plaza, and Quality Flow storage building just to name a few.
- The number of public permits increased from 6 in 2022 to 13 in 2023.
- The value of public permits increased from \$87,019 in 2022 to \$659,367 in 2023. Some of the public permits included dugouts at Foundry Hill Park, office alterations at new City Park Department office area, and a garage addition at St. Wenceslaus Church.

2023 remained a very busy year for construction activity once again, however roofing and siding permits are starting to come down as we get further removed from the large hail events in 2021/2022.

**Staff Recommendation:**

No action is needed. This memo was provided for informational purposes only.

# City of New Prague

## Summary of 2023 Growth Statistics



**NEW PRAGUE**

*A Tradition of Progress*

Published by the New Prague Community Development Department  
January 12, 2023

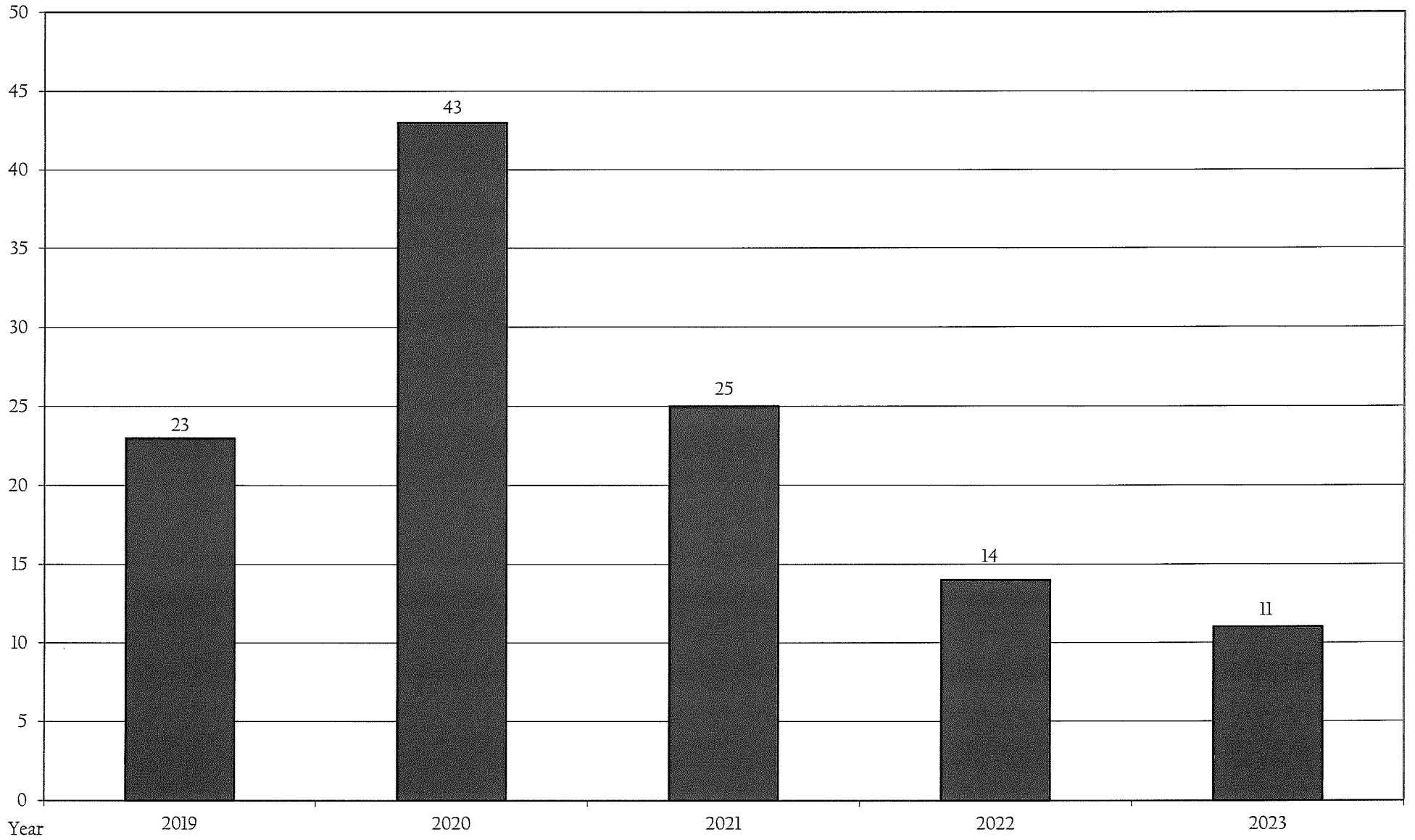
**2023 PERMIT SUMMARY**  
**January - December**

	LeSueur County		Scott County		Totals	
	Number	Value	Number	Value	Number	Value
Single Family Homes	4	\$751,770.40	7	\$1,482,481.60	11	\$2,234,252.00
Townhomes (owner occupied)	0	\$0.00	0	\$0.00	0	\$0.00
Multi - Family (renter occupied)	0	\$0.00	0	\$0.00	0	\$0.00
*Misc.	203	\$3,987,303.72	224	\$3,697,143.75	427	\$7,684,447.47
Commercial/Industrial	14	\$496,212.00	28	\$5,659,096.00	42	\$6,155,308.00
Public - Schools, Churches, City, Hospital	2	\$39,867.00	11	\$619,500.00	13	\$659,367.00
	223	\$5,275,153.12	270	\$11,458,221.35	493	\$16,733,374.47

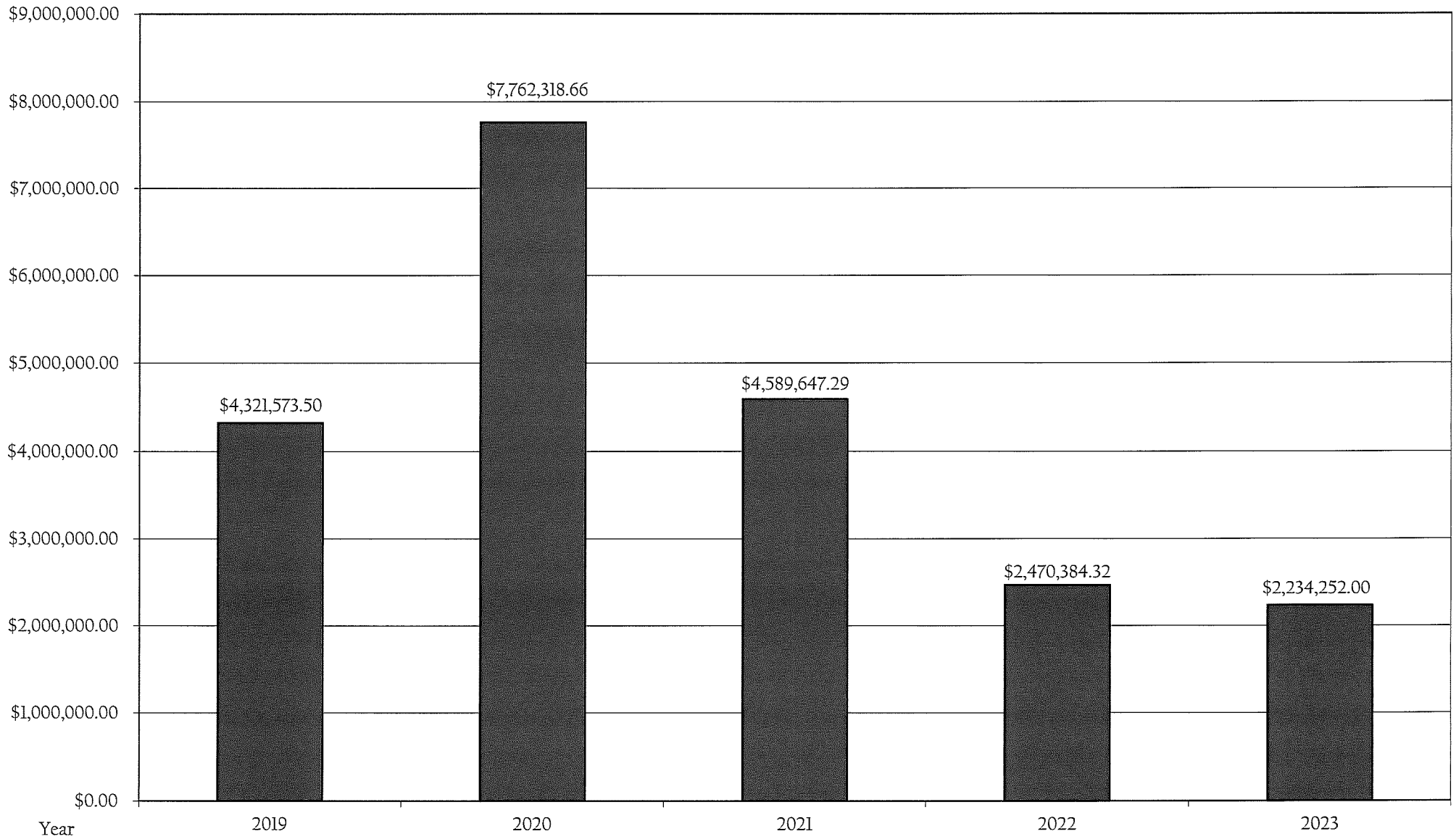
\*Includes permits for: Alterations Bathroom, Kitchen, Deck, Finish Basement, Foundation Repair, Patio Door, Porch, Reside, Reroof, Windows, Rafter Repairs, Additions; Above Ground Pool;

Large Commerical/Industrial/Public projects include: Chalk it Up - Alteration; MVE Biological - Addition; NP Station - Tenant Buildout, Tobacco Shop - Fire Suppression, Philipp Square - Fire Alarm Panel/Sensor Replacement, Traxler Financial - Reroof, Randy Kubes- Reroof, SMR Management - Reroof, KA Witt - Reroofs, Philipps Square - Window/Door, Willow Tree - Doors, Holy Trinity - Pergola, St. Wenc - Garage Addition, Brick's Boatworks - New, Community Center - Reroof, D&R Hartman - Reroof, St. Wenc - Reroof; NP Utility - Reroof & Reside; MVE Bio - Fire Alarm & Fire Suppression; NPCL - Reroof; Velvet Touch - Reroof; Sugar Rose - Alteration New Location; Rusty Spoke Alterations; NP Vet Memorial - 2 Pillars; KA Witt - Reside; Chuck Tupy Insurance - Reroof - MVE Bio - Phase III; House of Grace - Reroof; Reroof; City Foundary Hill - 2 Dugouts; T-Mobile - Alteration; 514 E Main LLC - Reroof; Quality Flow Systems - Addition; MVE Bio - Reroof/Reside Existing Building; Randy Kubes Building (Starlight Production) - repairs exit signs, stage etc.; Seurer Properties - Reroof; City Parks Dept - Aleration Removed Wall; MVE Bio - Fire Suppression; Casey's - Repair Front of building; Holiday - Fuel Dispensing; Church of Grace - Reside; NP Schools - Reroof; Commuity Baptist - Reside; Parkview Office - Reroof; Rusty Spoke - Fire Suppression, NP Mill - Overhead Garage Doors, MVE Bio - Fire Suppression - Old Building; Kubes Furniture - Reroof; Dominos - Reroof; Tony Kubes Building - Reside; St. Wenc. - Adding a non-bearing wall.

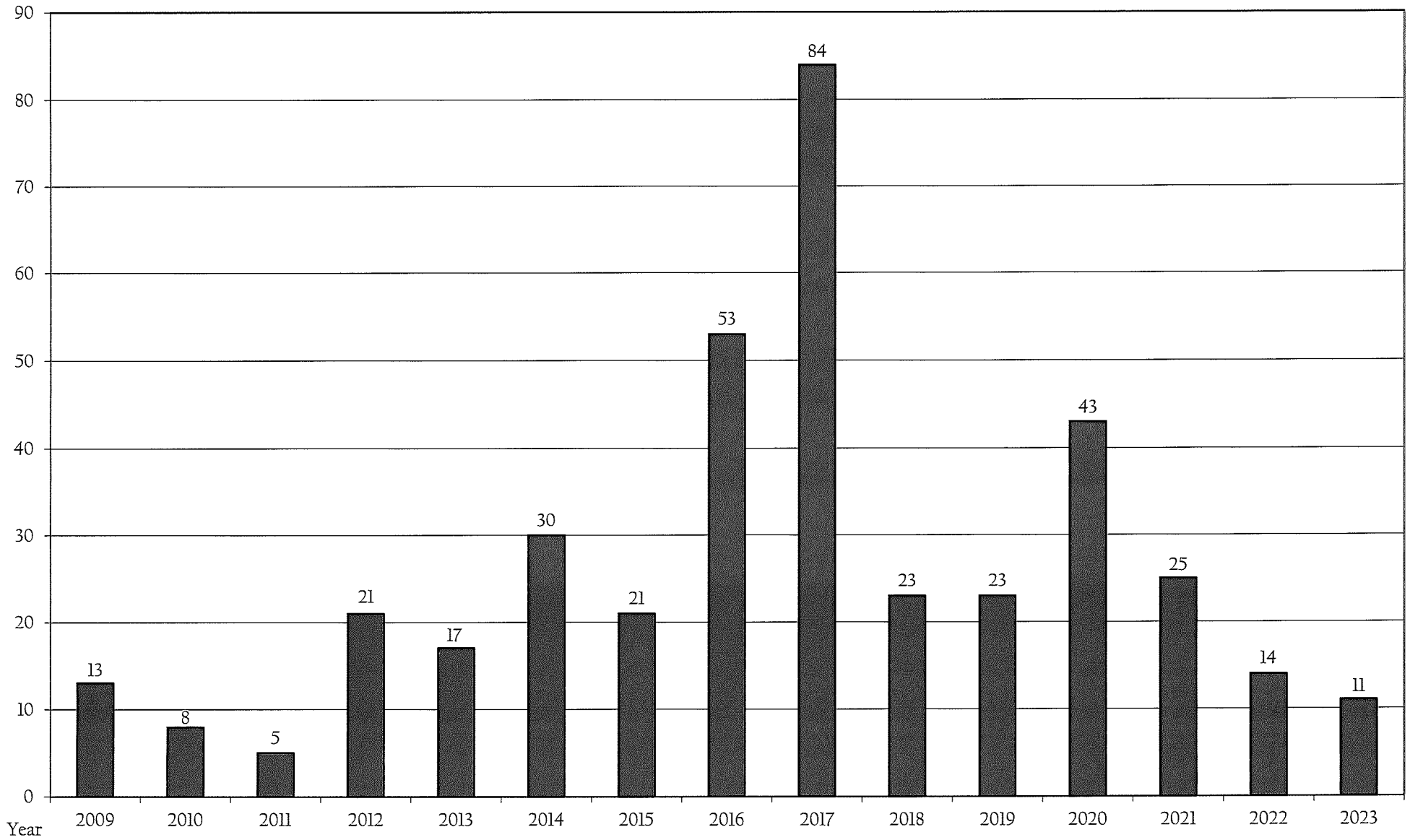
### Housing Units - Single Family Homes & Townhomes 5 Year (2019 - 2023)



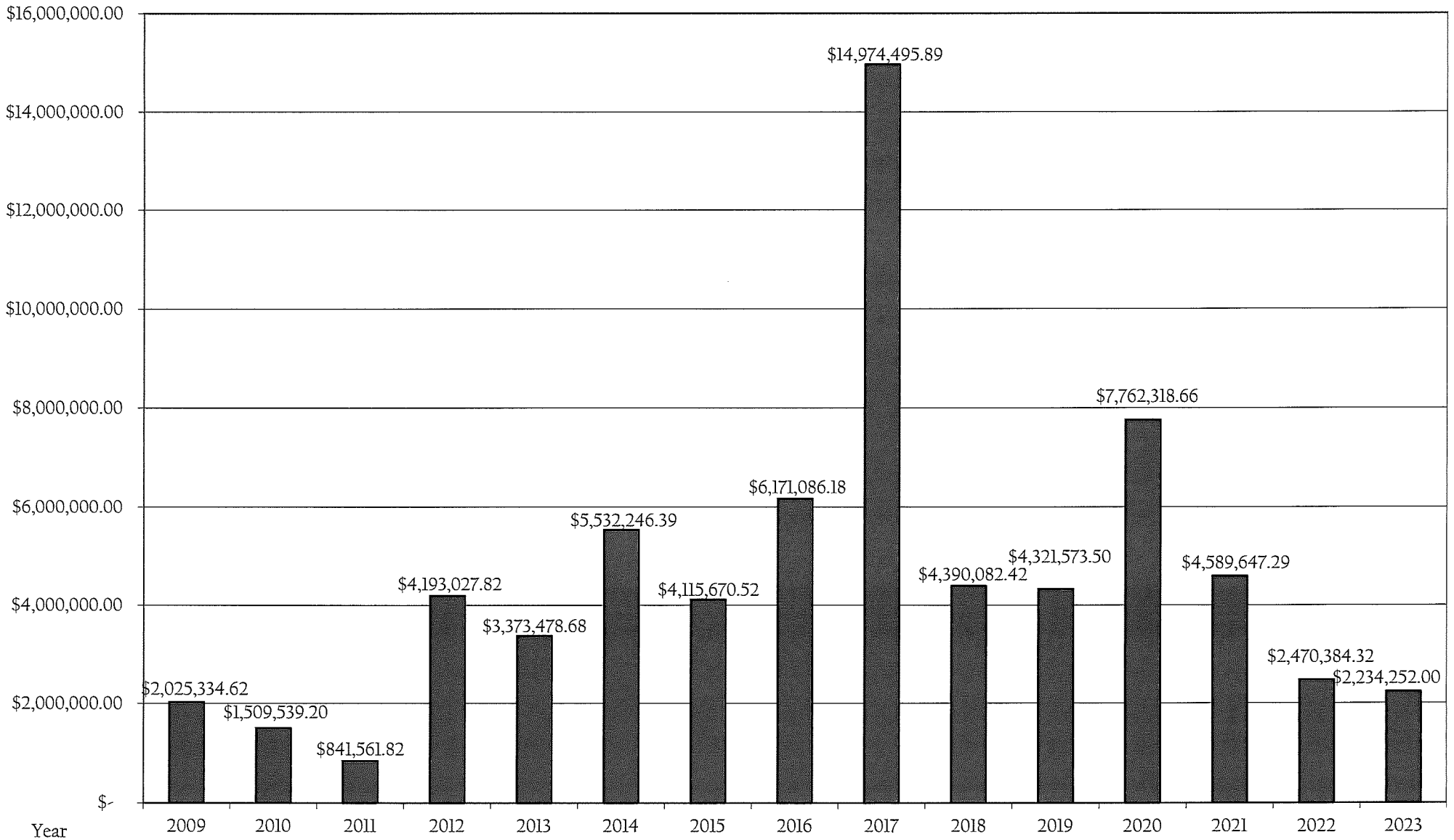
### Values of Housing Units - Single Family Homes & Townhomes 5 Year (2019 - 2023)



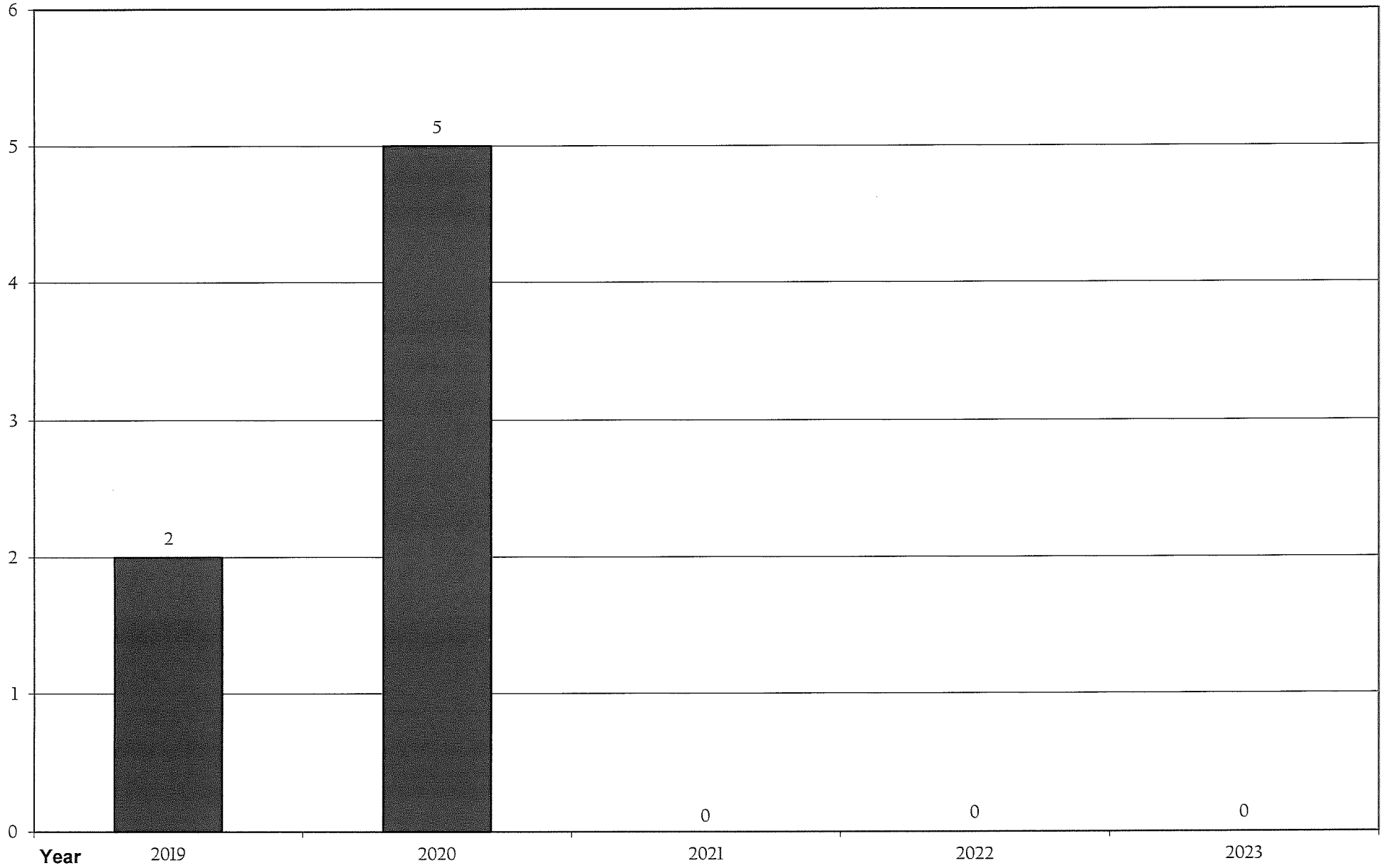
### Housing Units - Single Family Homes & Townhomes 15 Year (2009 - 2023)



### Values of Housing Units - Single Family Homes & Townhomes 15 Year (2009 - 2023)

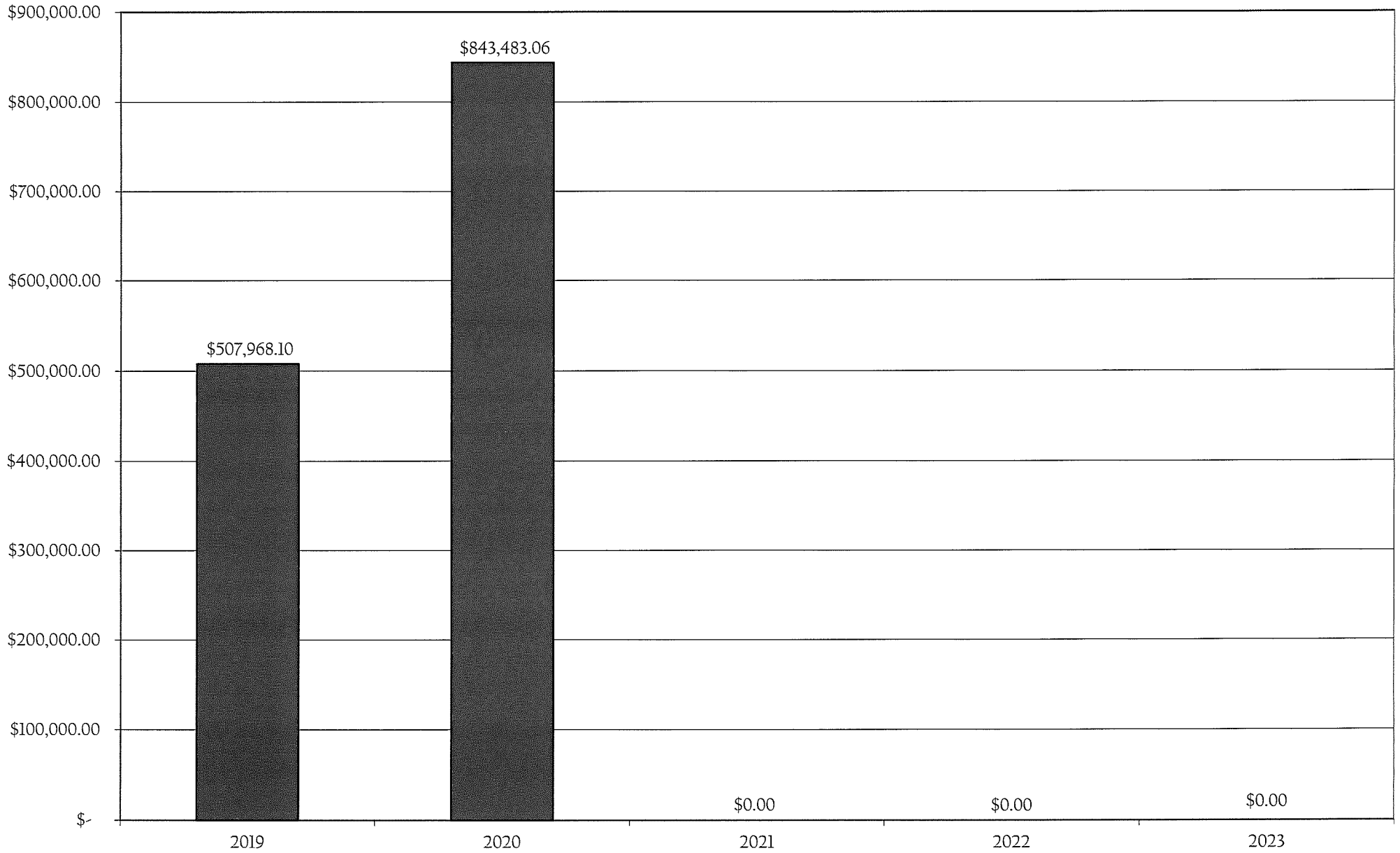


# Townhouse Permits 5 Year (2019 - 2023)



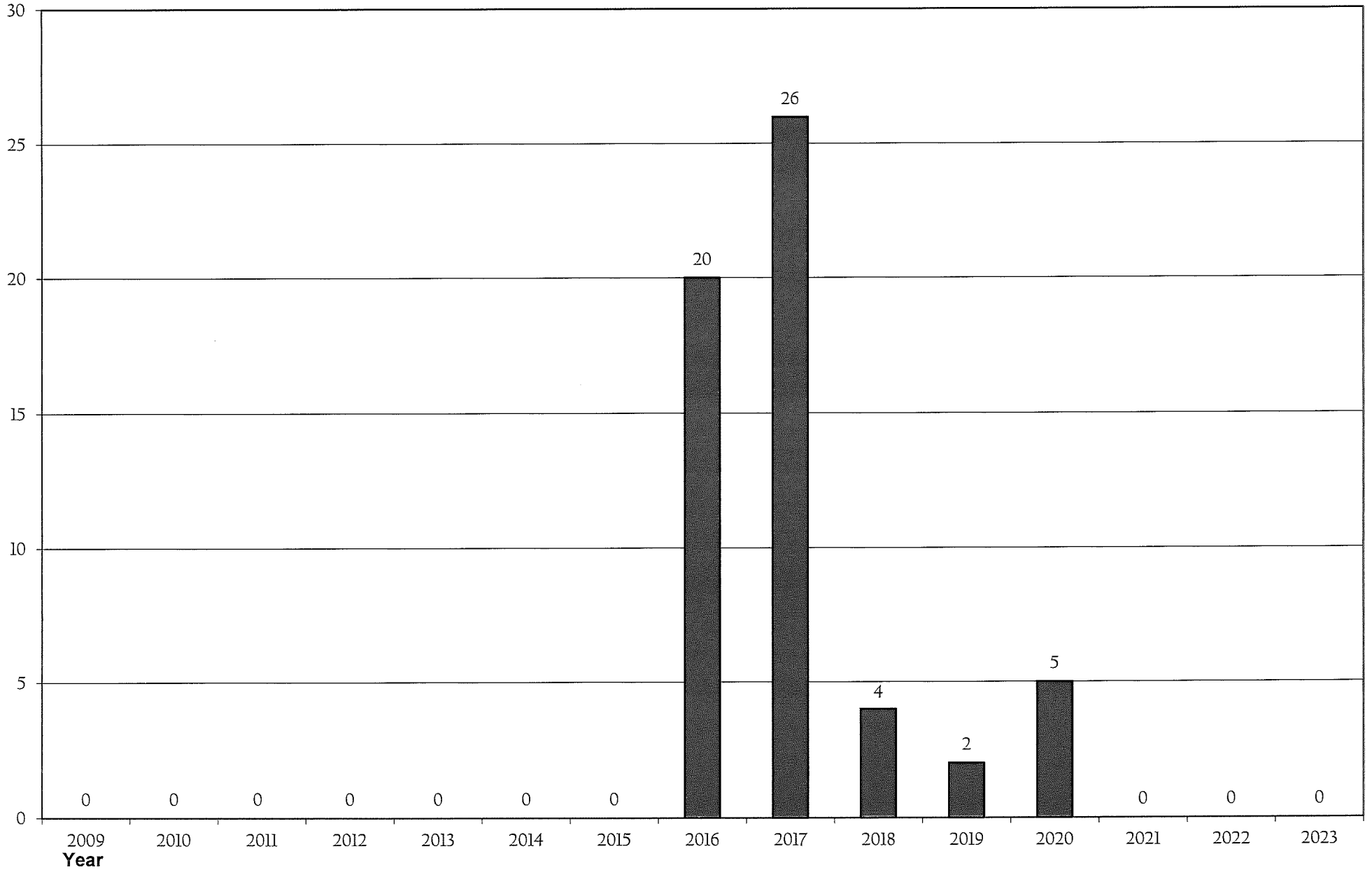


# Values of Townhouses 5 Year (2019 - 2023)

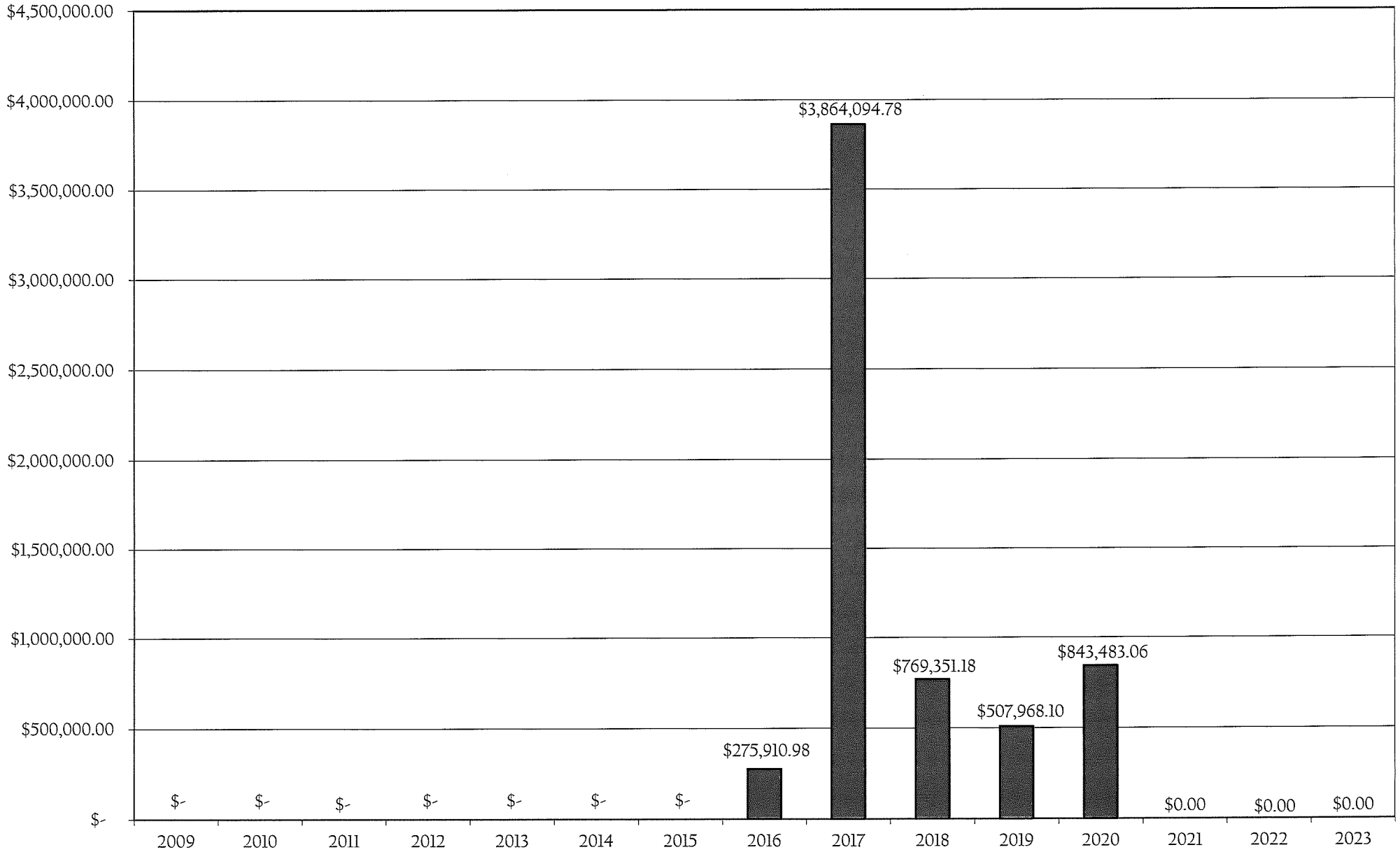


# Townhouse Permits 15 Year (2009 - 2023)

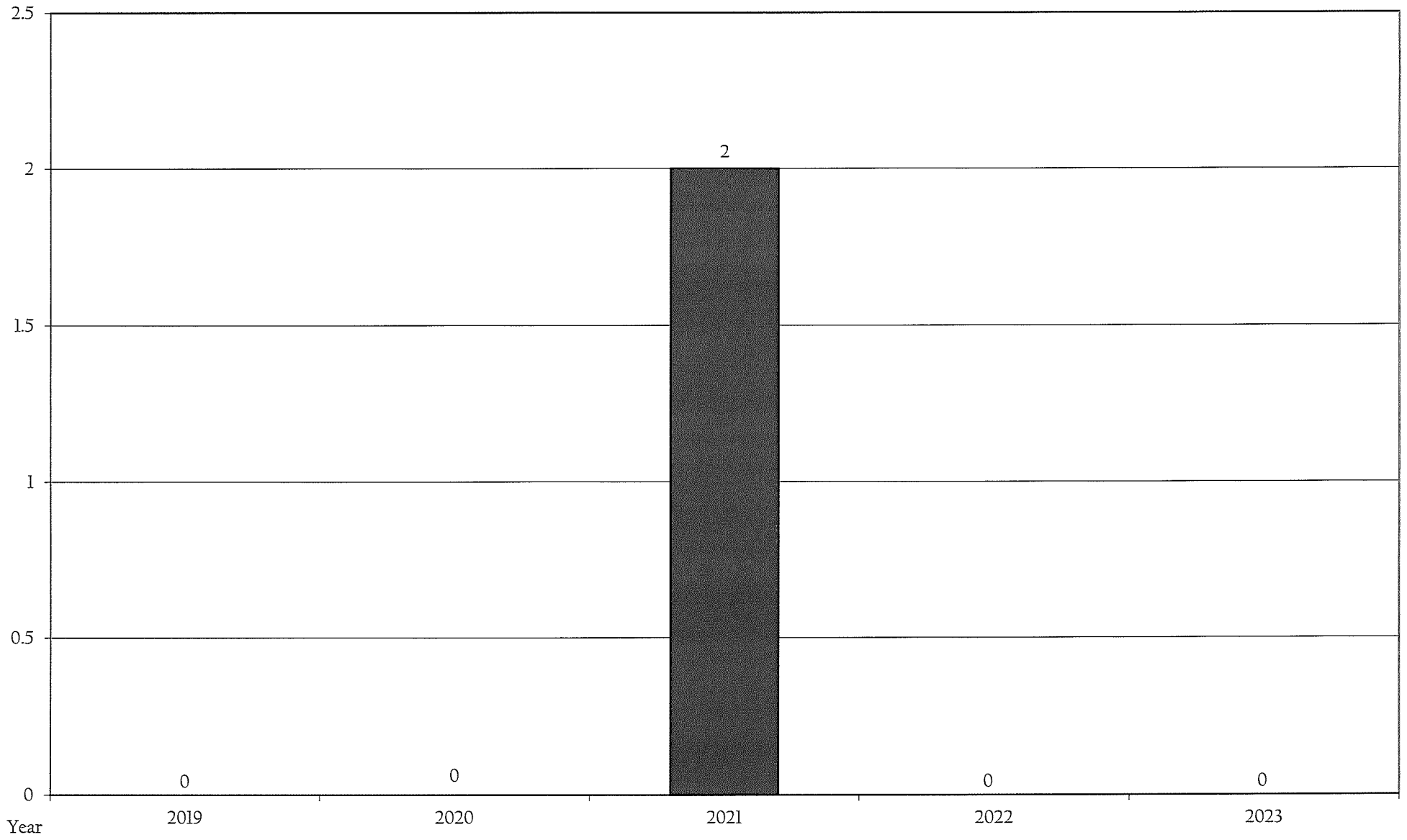
Section 4, Item c.



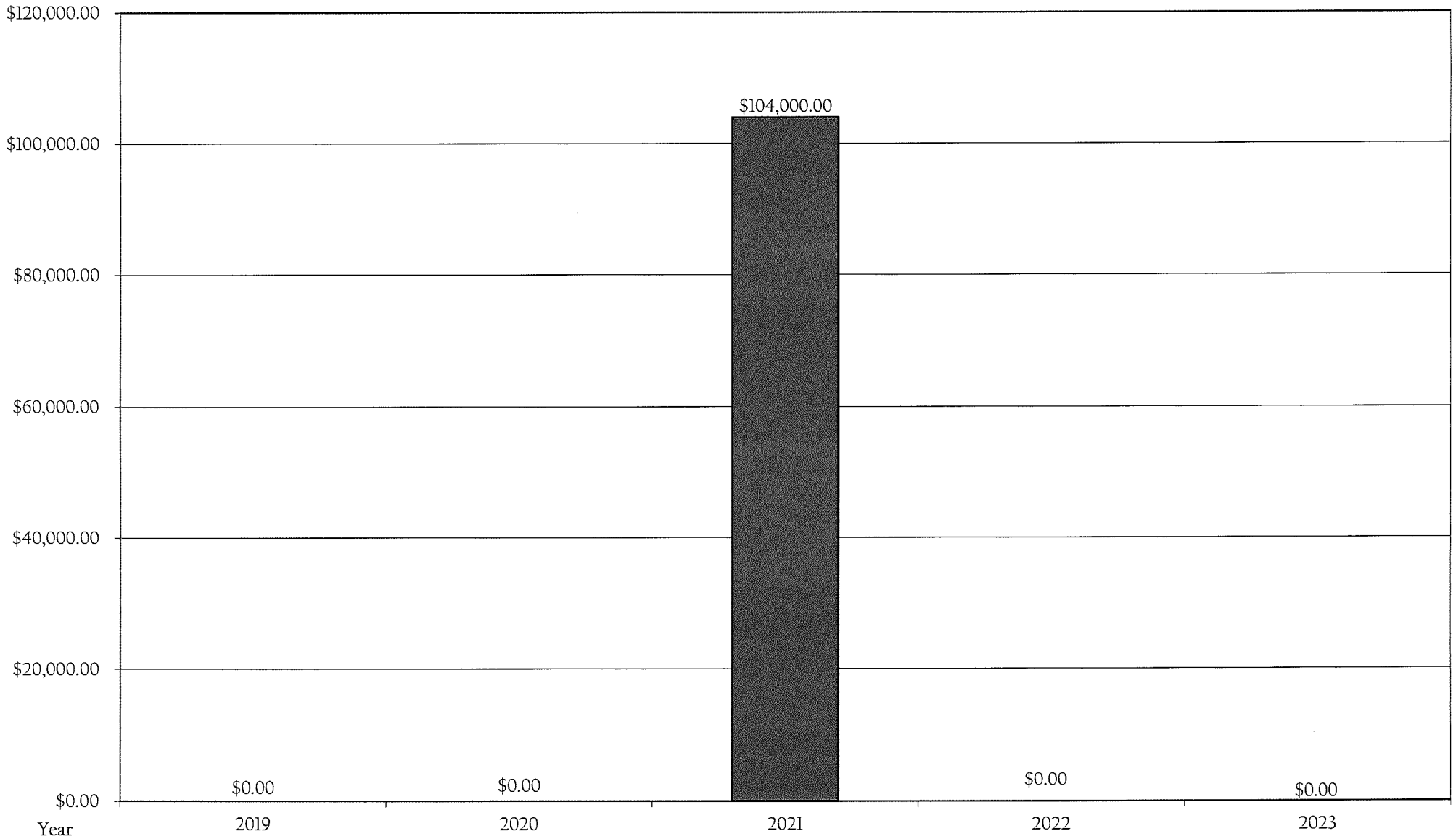
# Values of Townhouses 15 Year (2009 - 2023)



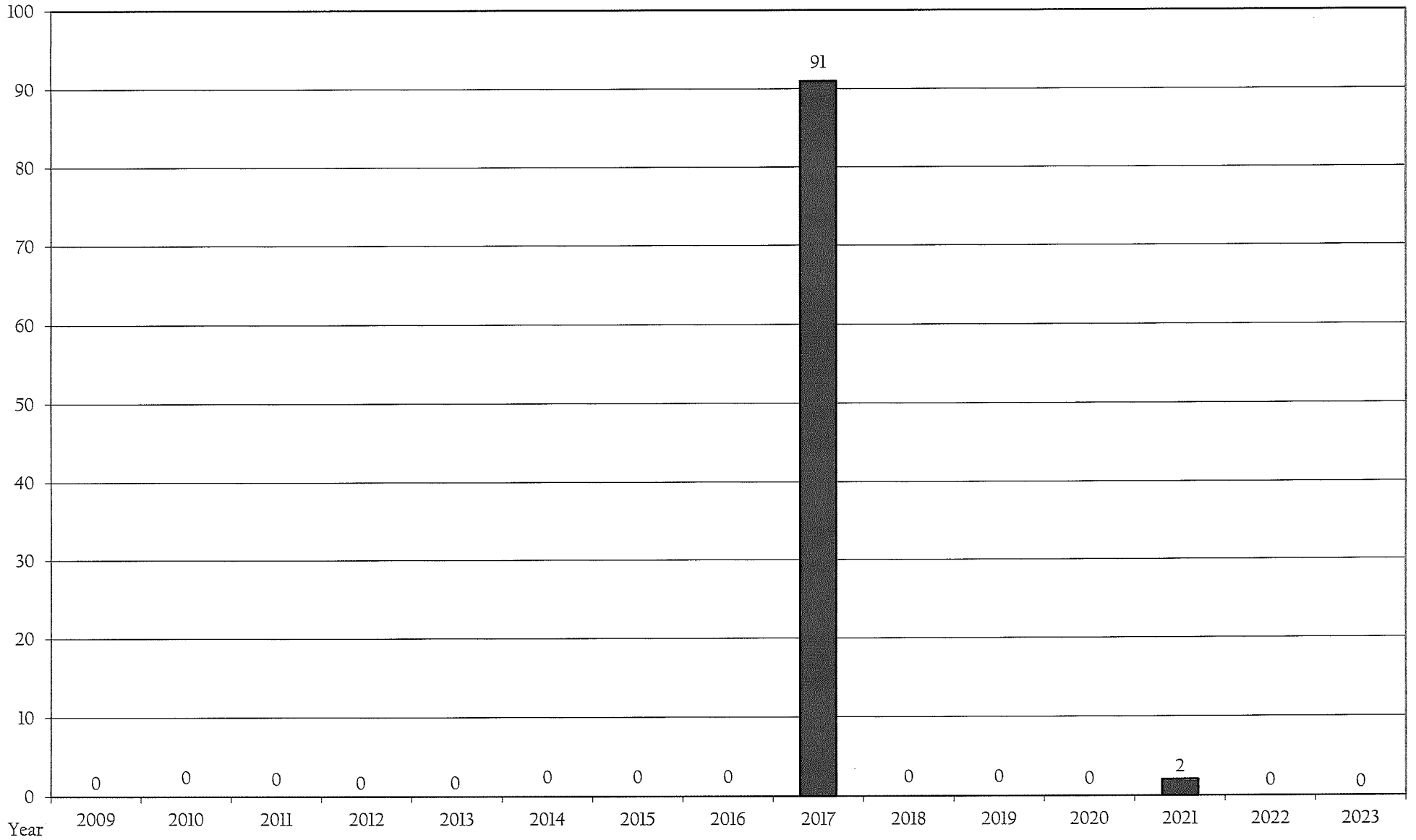
### Multi Family Permits 5 Year (2019 - 2023)



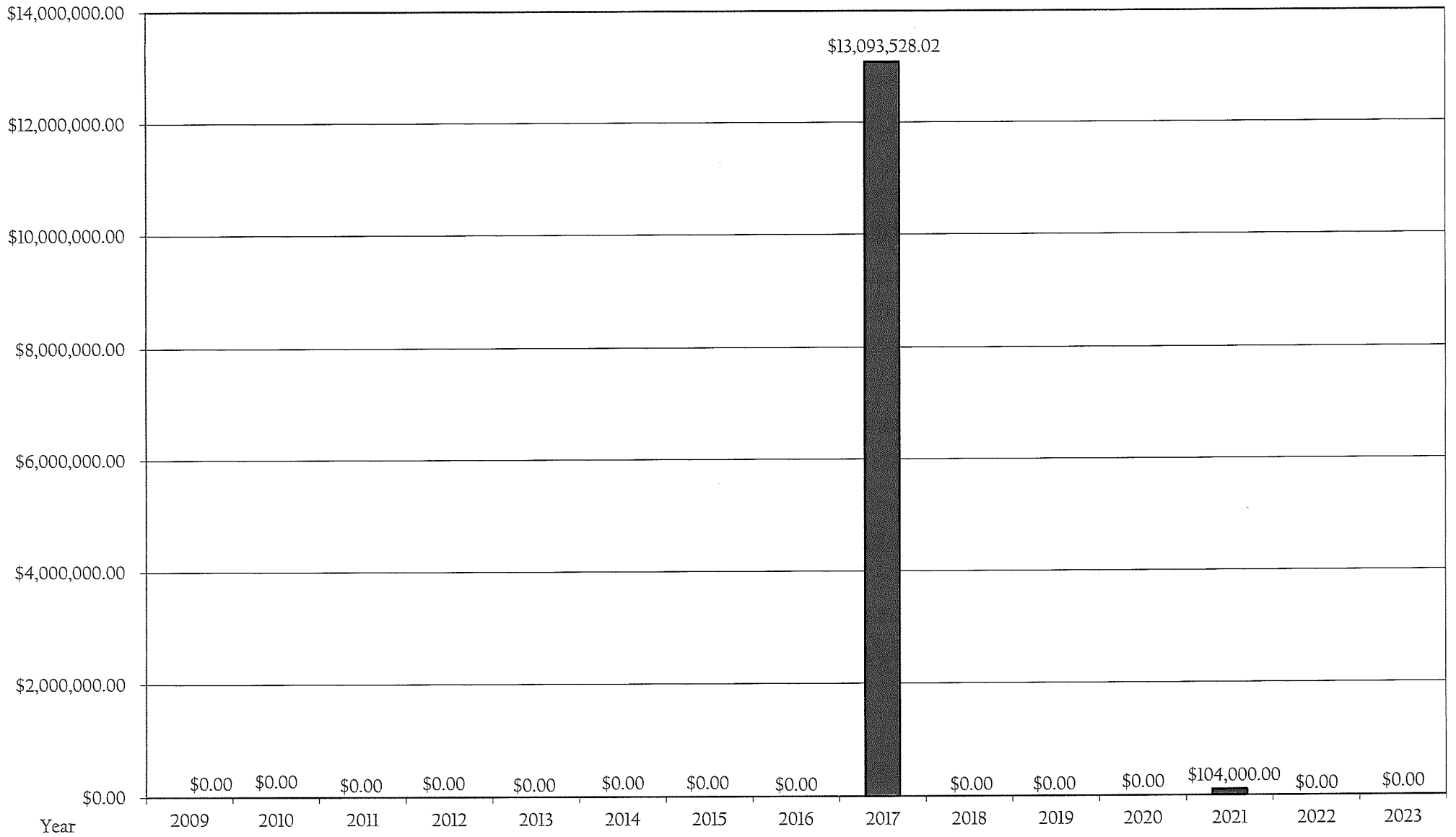
### Values of Multi Family Permits 5 Year (2019 - 2023)



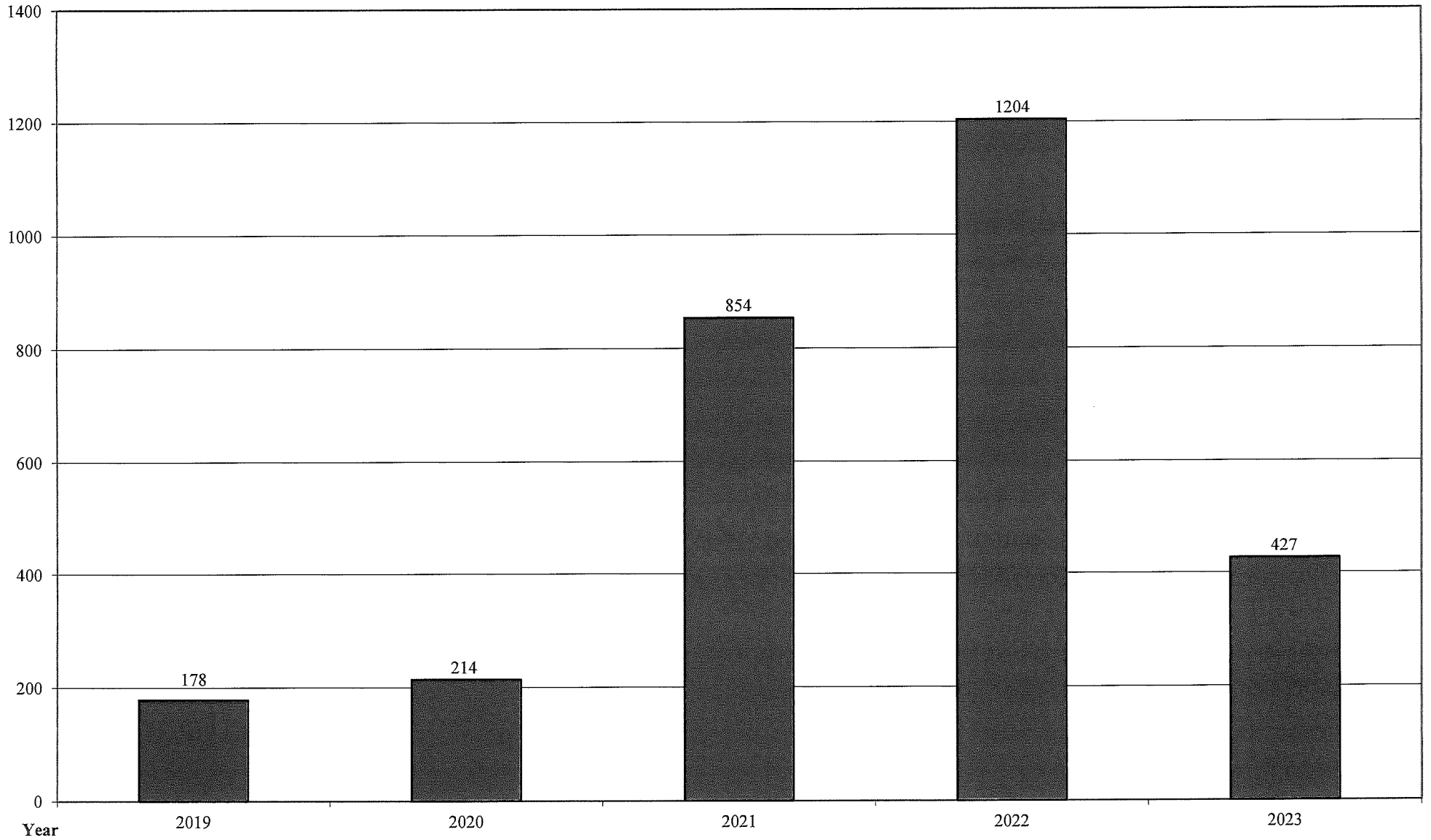
### Multi Family Permits 15 Year (2009 - 2023)



### Values of Multi Family Permits 15 Year (2009 - 2023)

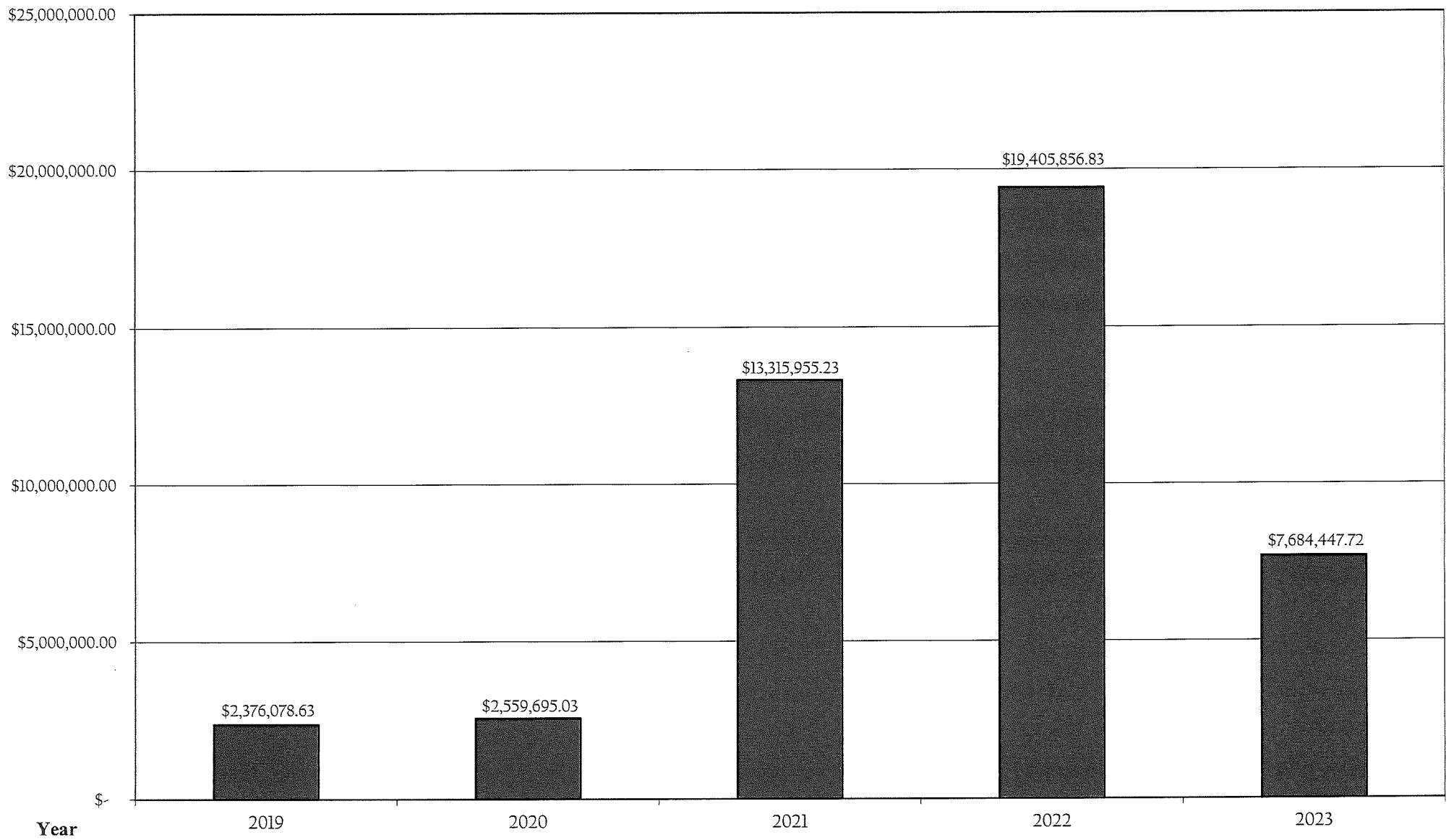


### Misc. Permits 5 Years (2019 - 2023)

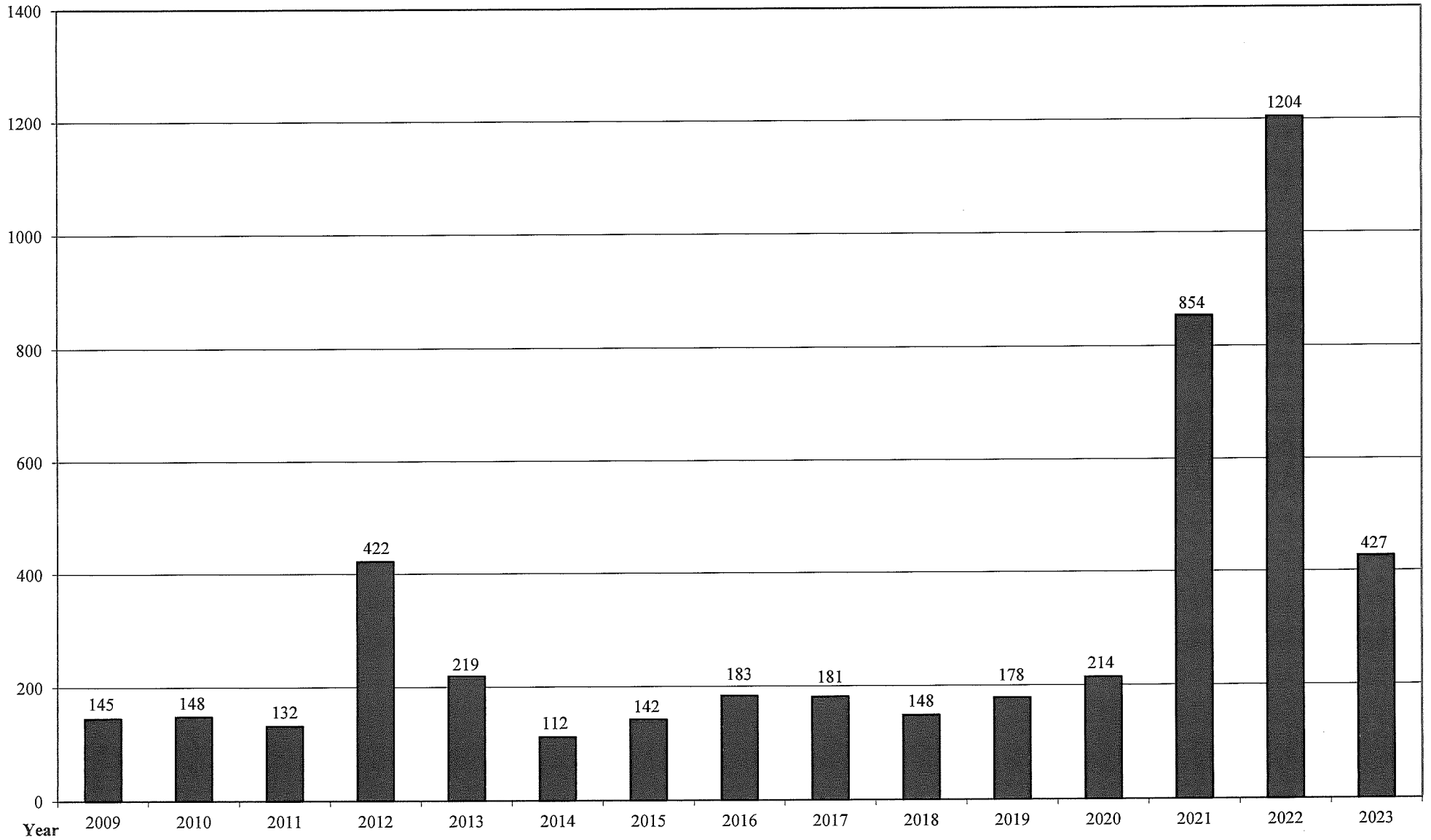




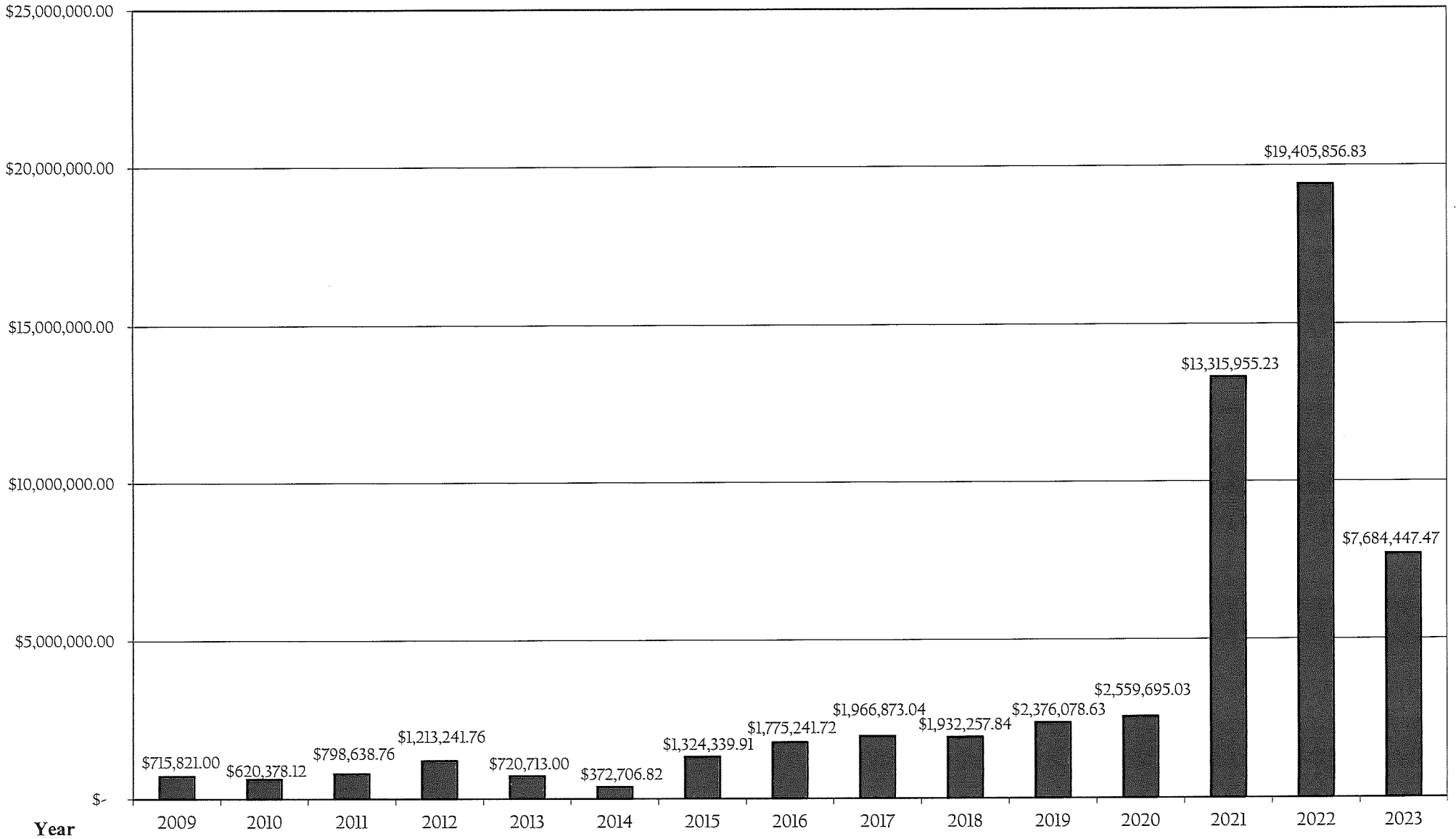
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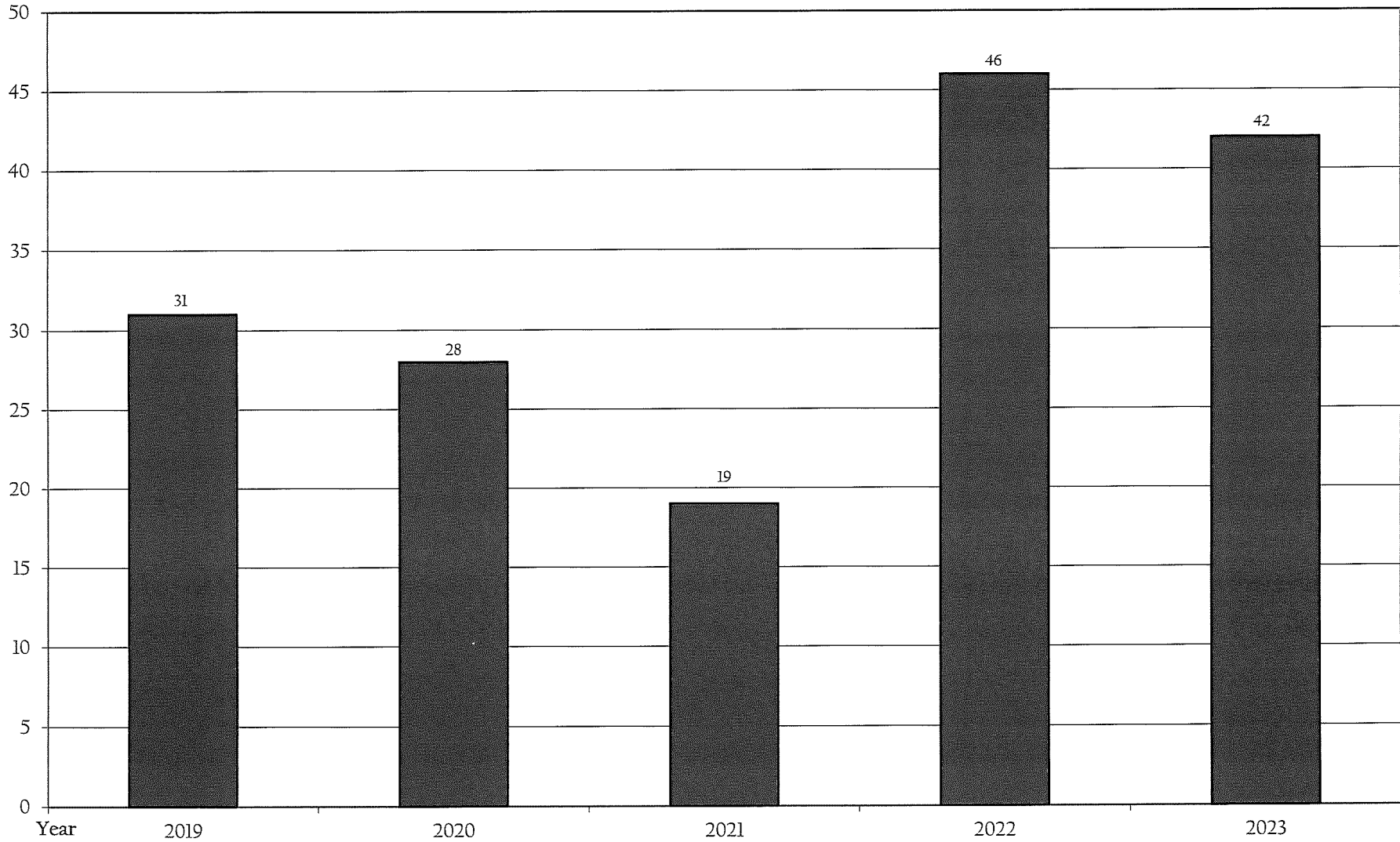
### Misc. Permits 15 Years (2009 - 2023)



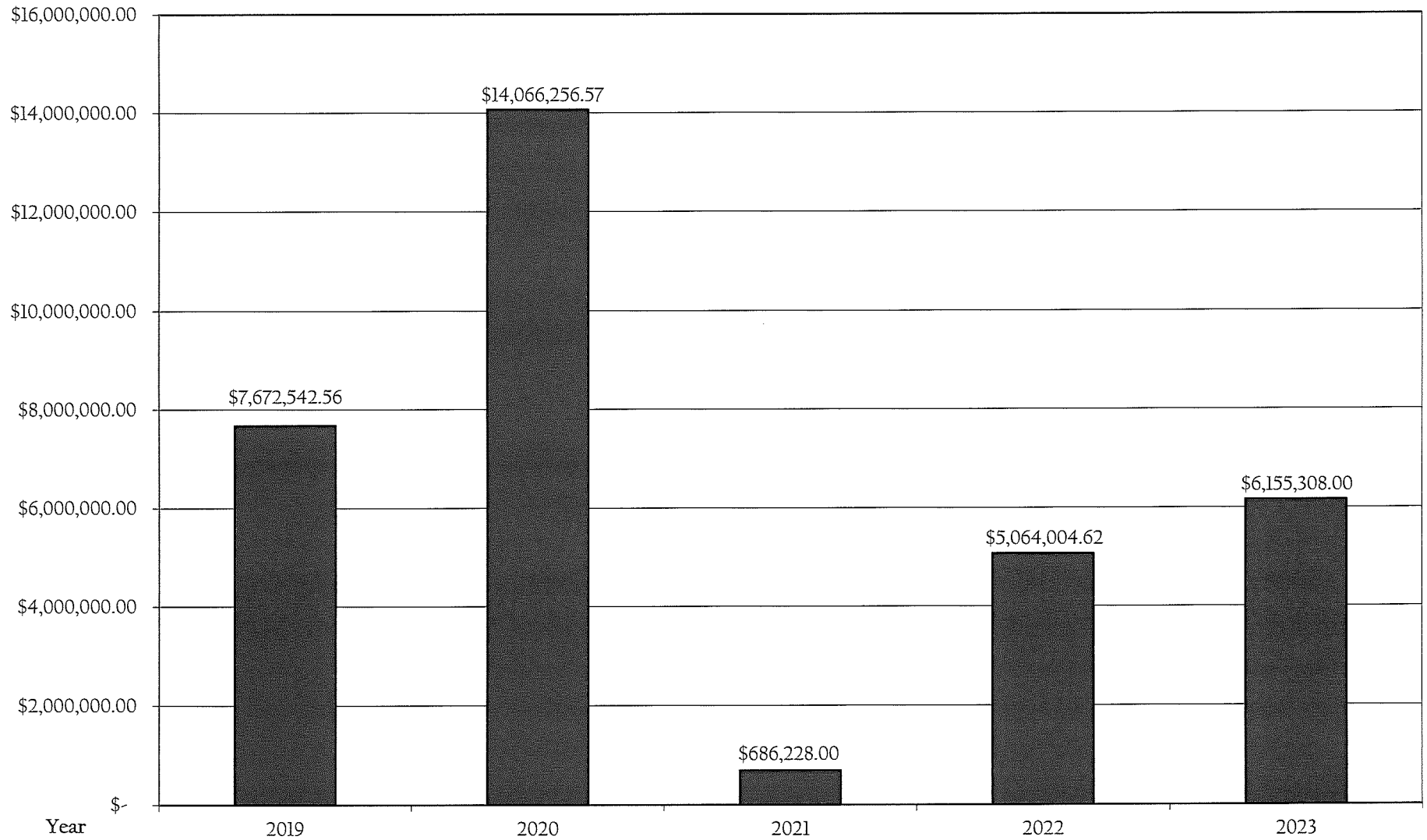
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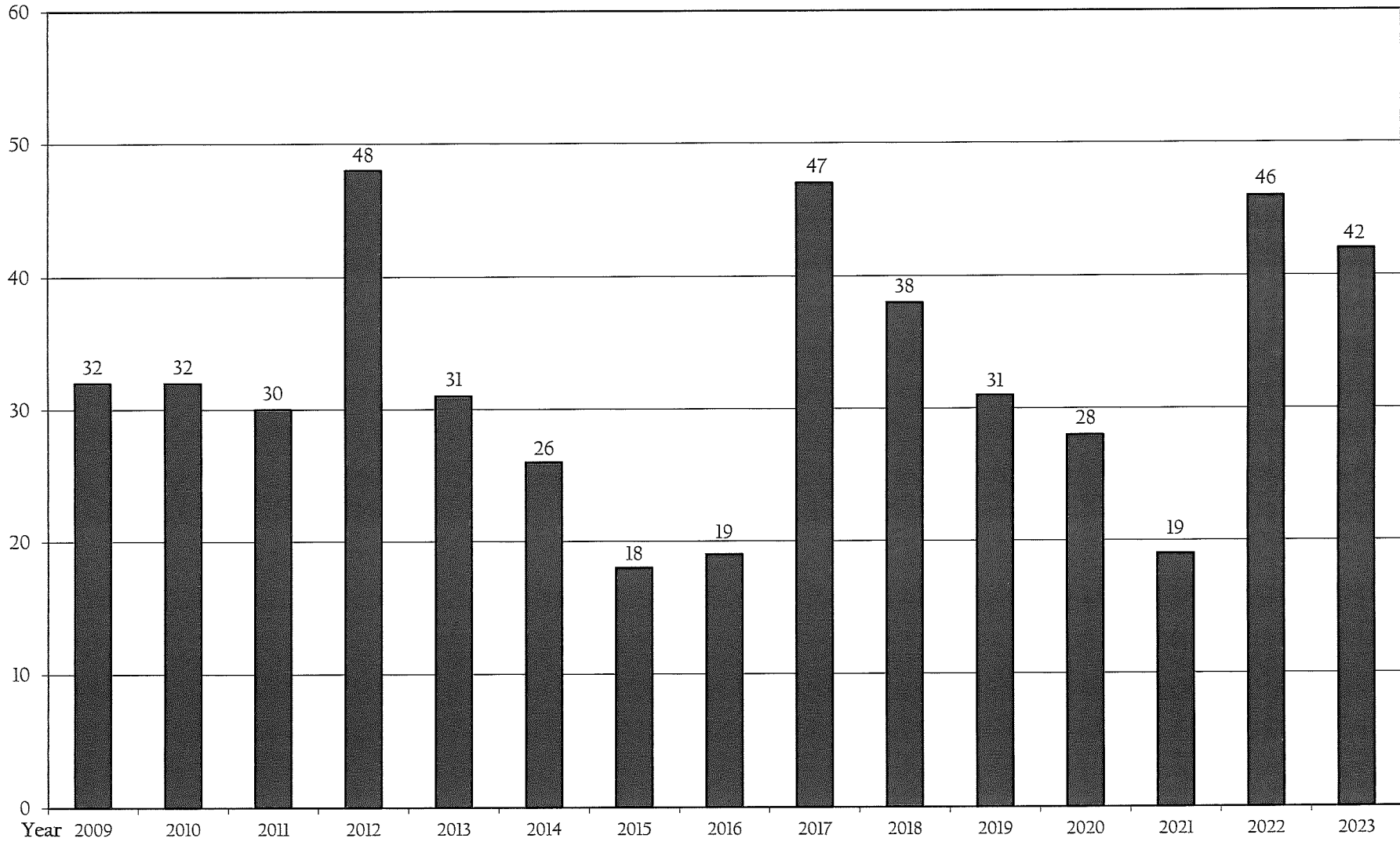
### Commercial / Industrial Permits 5 Year (2019 - 2023)



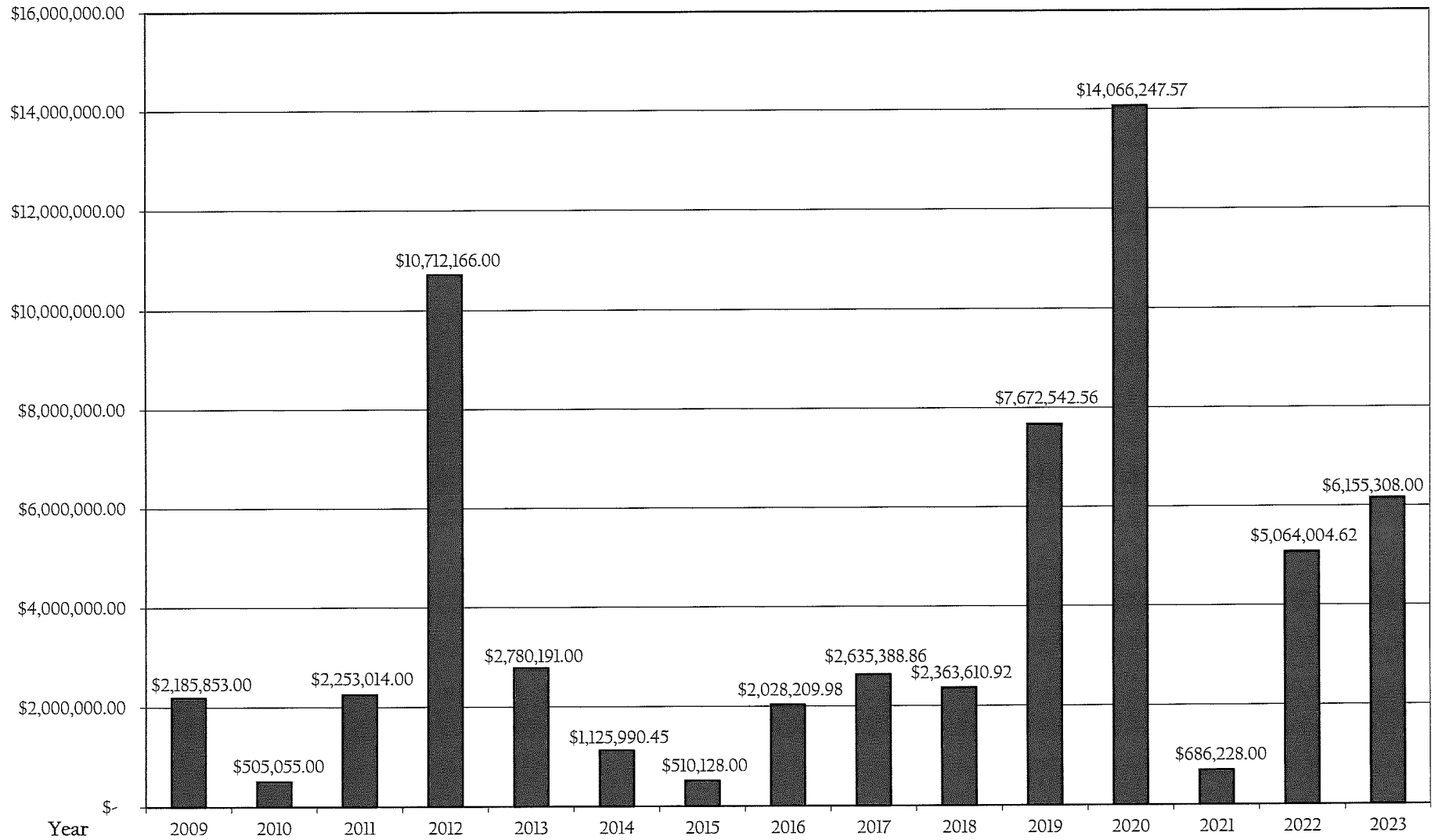
### Values of Commercial / Industrial Permits 5 Year (2019 - 2023)



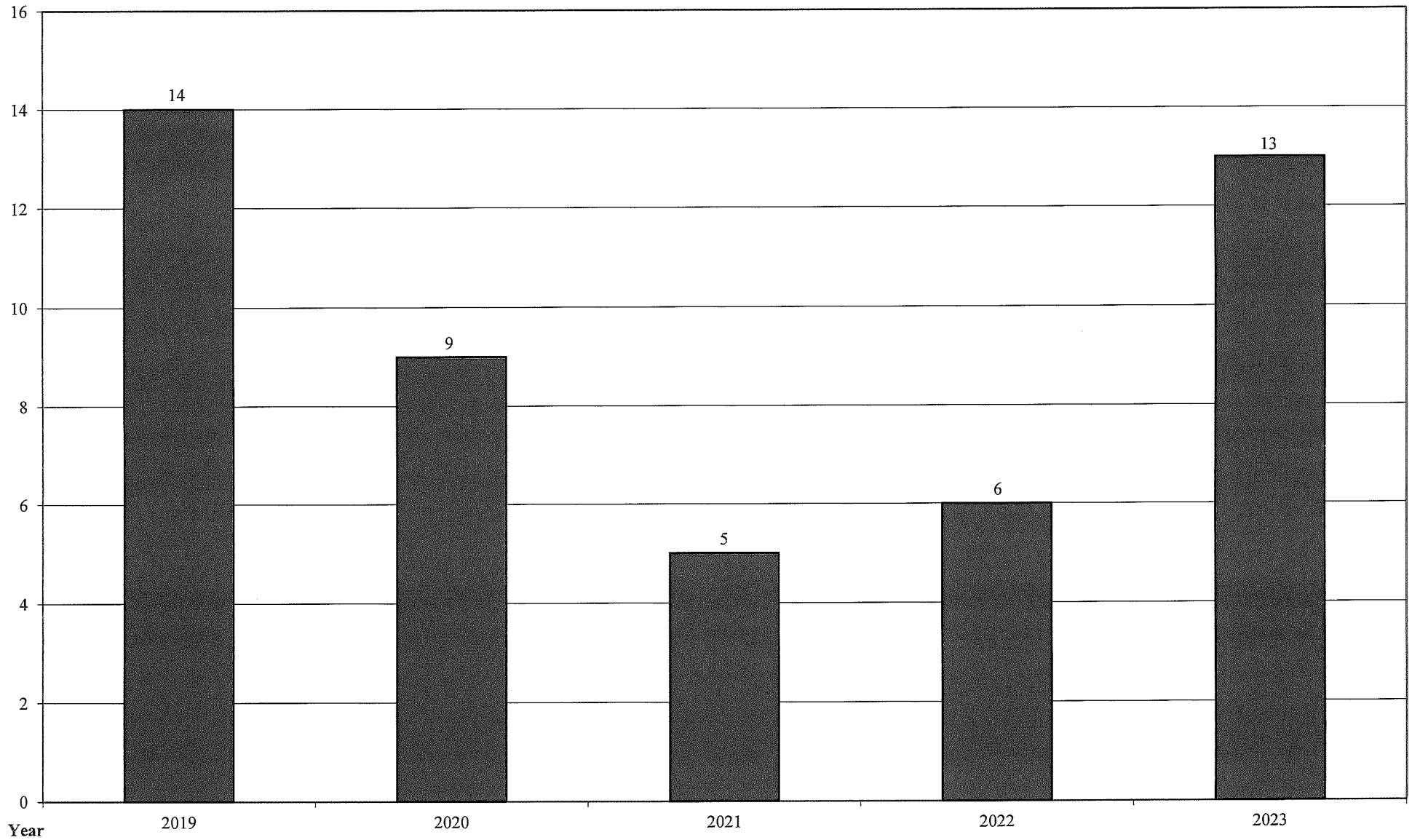
### Commercial / Industrial Permits 15 Year (2009 - 2023)



### Values of Commercial / Industrial Permits 15 Year (2009 - 2023)

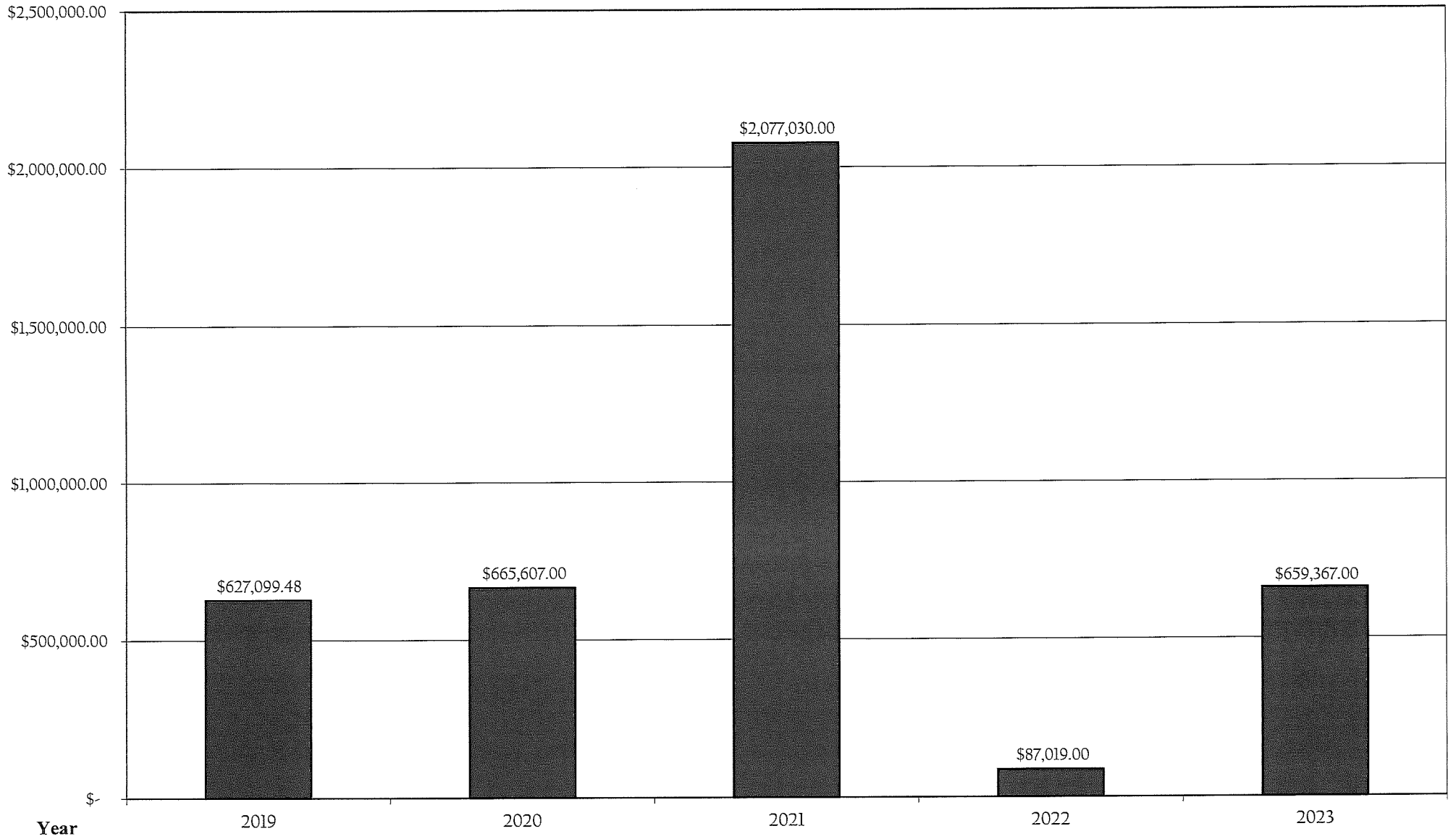


### Public Permits 5 Years (2019 - 2023)

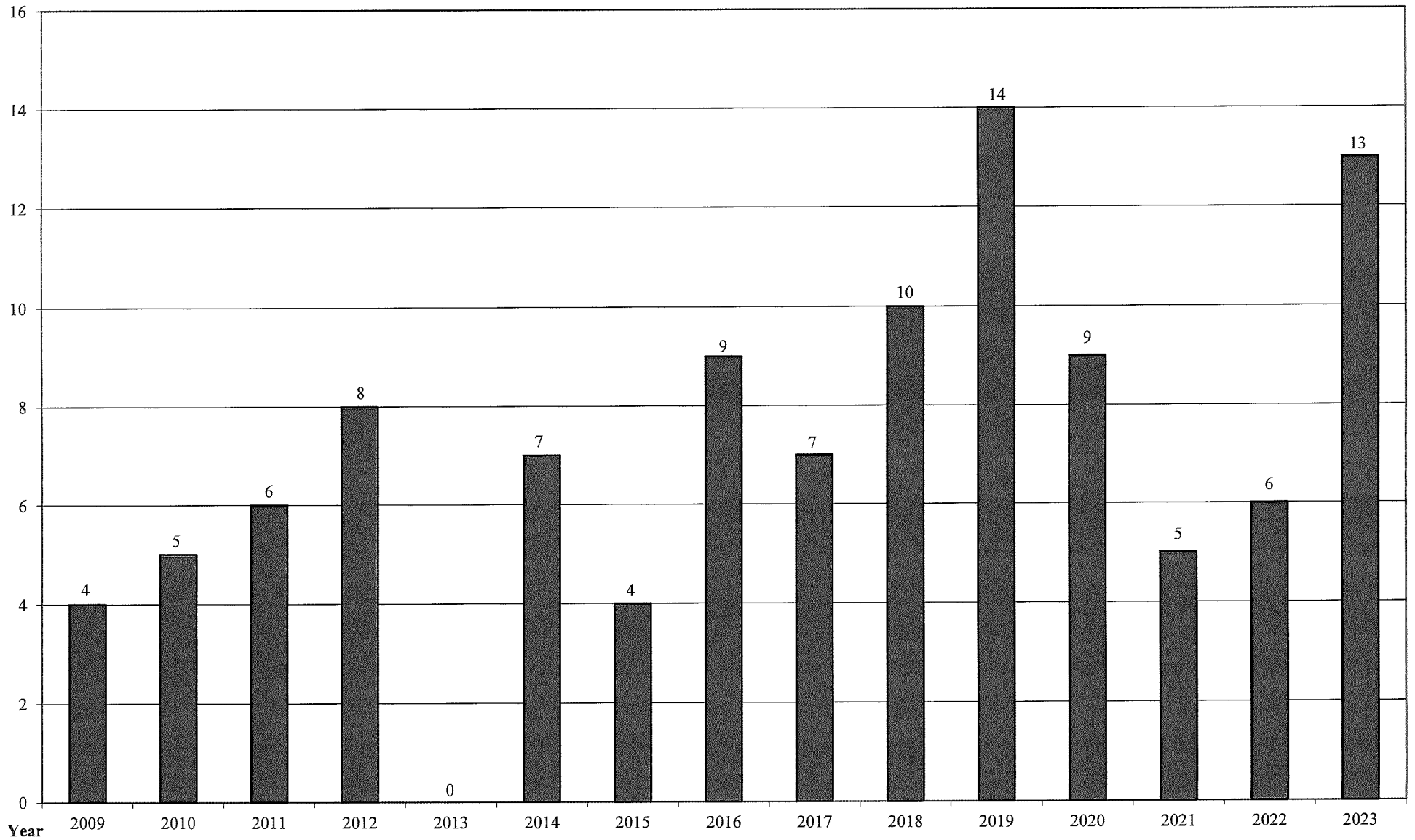




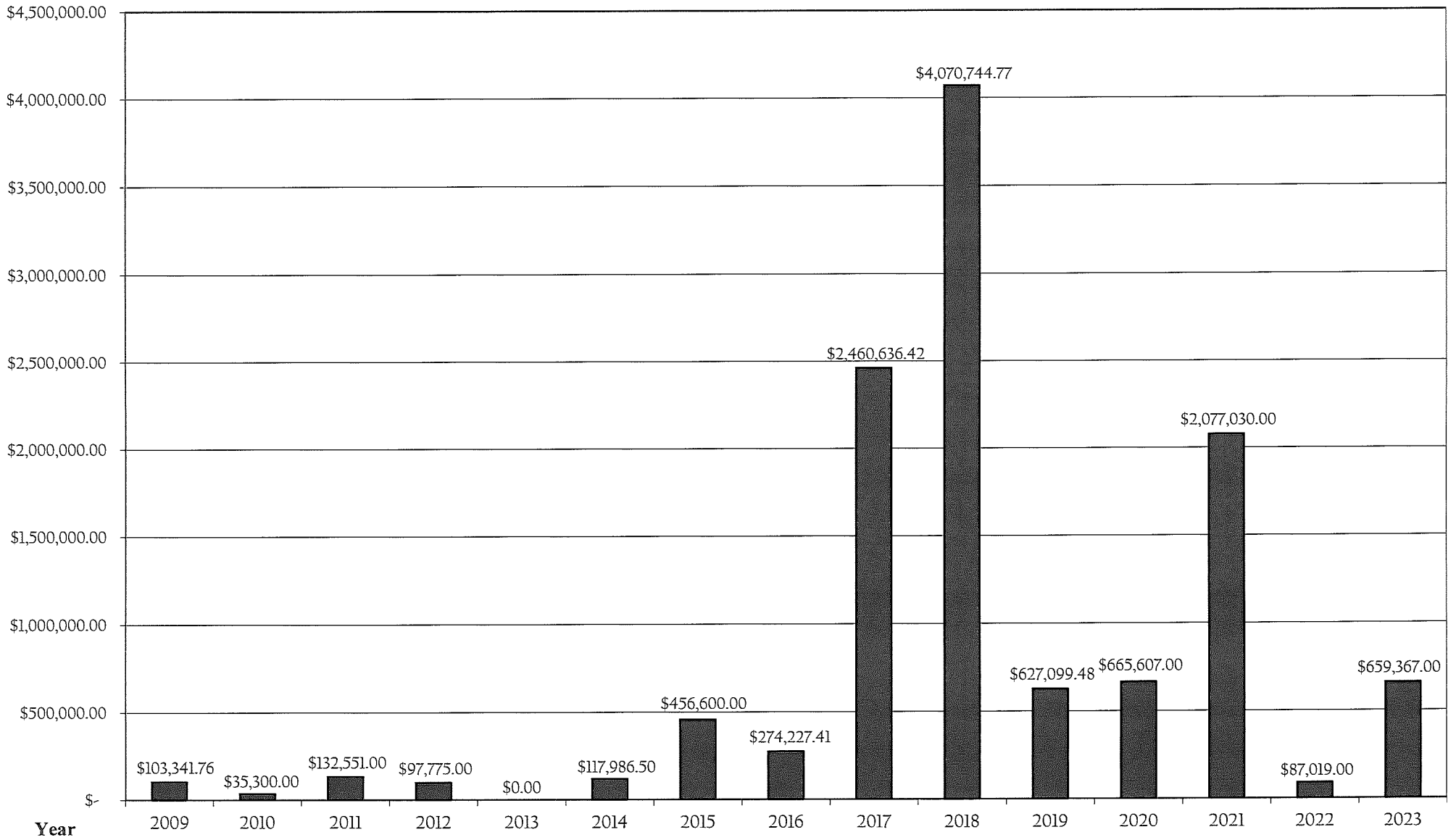
### Values of Public Permits 5 Year (2019 - 2023)



### Public Permits 15 Years (2009 - 2023)



# Values of Public Permits 15 Year (2009- 2023)



**February 2024 EDA Business Updates:**

- **0 new home permits** were issued in January (0 single family homes and 0 townhome units). 0 residential home permits have been issued so far in 2024 (0 single family, 0 townhomes, 0 apartment units).
- **Bargain Lodge**, located at 102 Main Street E., is in the process of moving to the former Chalk It Up location at 114 Main St. W.
- A building permit was issued for an internal alteration at the **old Mill** at 100 2<sup>nd</sup> Ave. SW to separate an area of the south warehouse from the rest of the building which will be used by CVF Racing for storage.
- A building permit was issued to Dan Bishop for a **new office building** at 1305 1<sup>st</sup> Street NE.
- While not directly related to a business, the City Council approved a Small Area Plan be completed at the “City Center” site (old Creamery Property by the railroad downtown) by MSA (the City’s Comprehensive Plan consultant). This plan will include accommodating the POPS facility at the site as well as stormwater facilities and will also attempt to maximize land that can be utilized for future construction of yet to be determined buildings. The small area plan process is intended to be wrapped up by July 1<sup>st</sup> and become an addendum to the new (yet to be adopted) Comprehensive Plan.

**Summary of 2024 MCPP Allocations**

Community	2024 Allocation
Aitkin County	\$300,526
Alexandria, City of	\$276,088
Anoka County	\$6,661,718
Becker County	\$646,455
Benton County	\$275,075
Blue Earth, City of	\$100,000
Blue Earth County	\$1,285,114
Bluff Country HRA	\$739,069
Breckenridge, City of	\$100,000
Carver County	\$1,992,221
Chippewa County	\$230,649
Chisago County	\$1,068,230
Clay County	\$1,226,669
Cloquet, City of	\$232,693
Crow Wing County	\$1,253,115
Fergus Fall & Perham HRAs	\$319,990
Foley, City of	\$100,000
Freeborn County (Albert Lea)	\$559,014
Grant County	\$111,662
Headwaters Regional Dev. C	\$1,591,356
Hennepin County	\$15,496,924
Isanti County	\$774,324
Kandiyohi County	\$818,189
McLeod County	\$680,263
Meeker County	\$432,502
Mower County	\$734,493
New Prague, City of	\$150,860
New Ulm, City of	\$255,322
North Mankato, City of	\$269,269
NW MN Multi-Co. HRA	\$1,541,124
Oakdale, City of	\$503,916
Olmsted County	\$3,039,902
Osakis, City of	\$100,000
Otter Tail County	\$775,373
Pine County, HRA	\$500,841
Ramsey County	\$4,344,968
Red Wing, City of	\$305,211
Rice County	\$1,239,530
Sandstone, City of	\$100,000
Sartell, City of	\$354,648
Sauk Rapids, City of	\$245,265

Scott County	\$2,707,485
SE MN Multi-Co. HRA	\$1,405,513
Sherburne County	\$1,713,527
St. Cloud, City of	\$1,286,507
St. James, City of	\$100,000
St. Joseph, City of	\$128,738
St. Louis County	\$3,634,316
Steele County (Owatonna a	\$701,391
Stevens County	\$170,052
SW Regional Development	\$2,134,615
Swift County	\$181,864
Washington County	\$4,463,051
Winona, City of	\$470,217
Wright County	\$2,726,460
<b>Total</b>	<b>\$73,556,303</b>