



Community Profile for Brainerd , Minnesota

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Overview

Brainerd is located on the Mississippi River near the geographic center of Minnesota. It began life as a railroad town, and is now the heart of the Brainerd Micropolitan Area. A regional economic, governmental, and transportation hub, Brainerd has a modern health services system, and Central Lakes College. The area is best known as Minnesota's recreational mecca. It is home to numerous golf courses. Hundreds of resorts and campgrounds are scattered around the scores of large lakes in the area. Brainerd is also home to much of the region's manufacturing. These manufacturers are served by a full service regional airport, and robust rail infrastructure. It also supports a large municipal industrial park.

Location

County: Crow Wing

Region: East Central

Distance from Minneapolis: 133

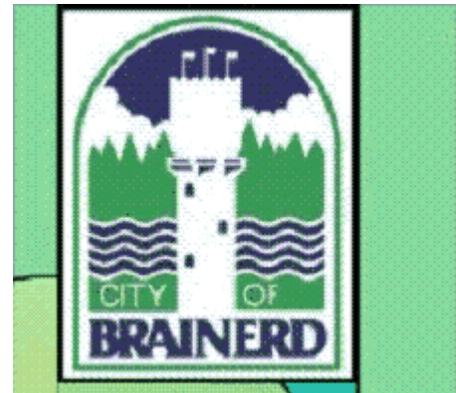
Distance from nearest MSA*: 64 Miles from St. Cloud MSA

US Congressional District: 8

MN Legislative District(s): 12A

Web site: www.ci.brainerd.mn.us

Last Updated: 5/26/2009



Population

Area	2007 Estimate	2006 Estimate	2000 Census	1990 Census
Community:	13,959	13,947	13,178	12,353
County:	61,390	61,038	55,099	44,249
Nearest MSA:	185,185	183,217	163,166	149,509
Minnesota:	5,263,610	5,231,106	4,919,479	4,375,099

Source: U.S. Census, State Demographer * Metropolitan Statistical Area



Major Employers

<i>Employer</i>	<i>NAICS</i>	<i>Products/Services</i>	<i>Employee Count</i>
Brainerd Public Schools-#181	6111	Elementary & Secondary Schools	1,750
St Joseph's Medical Ctr	6221	General Medical & Surgical Hospitals	960
Bisys	5614	Business Support Services	500
Maddens, Inc.	7211	Traveler Accommodation	500
Crow Wing, County of	9211	Executive, Legislative, & Other Gen. Govt. Support	471
Bethany Good Samaritan Village	6233	Community Care Facilities for the Elderly	330
Central Lakes Comm College- Brainerd	6113	Colleges, Universities, & Professional Schools	304
Brainerd Medical Ctr	6211	Offices of Physicians	300
Clow Stamping	3312	Steel Product Manufacturing from Purchased Steel	300
Anderson Bros Construction Co	2373	Highway, Street & Bridge Construction	230
Brainerd, City of	9211	Executive, Legislative, & Other Gen. Govt. Support	209
Bang Printing Co	3231	Printing & Related Support Activities	182
Woodland Good Samaritan Village	6233	Community Care Facilities for the Elderly	164
Herberger's	4521	Department Stores	140
Keystone Automotive Industries, INC	3328	Coating, Engraving, Heat Treating & Allied Activities	130

[View All Employers Listed](#)

Workforce

	<i>Crow Wing County</i>	<i>North Central (5) Econ Dev Region</i>
Total Employment	30,601	77,483
Available Workforce	32,896	83,717
Unemployment Rate	7.0%	7.4%

Source: DEED - Labor Market Information: LAUS Annual Average 2008

Employment By Industry

	<i>Crow Wing County</i>	<i>North Central (5) Econ Dev Region</i>
Natural Resources and Mining	51	646
Construction	1,904	3,092
Manufacturing	2,681	7,008
Trade, Transportation and Utilities	6,030	12,320
Information	654	973
Financial Activities	1,369	2,645
Professional and Business Services	1,946	3,368
Education and Health Services	4,677	9,191
Leisure and Hospitality	4,095	7,866
Other Services	893	1,779
Government	4,172	12,899



Source: DEED - Labor Market Information: CEW Annual Data 2008

Occupations and Wages in Northwest Minnesota

<i>Job Title</i>	<i>Wage/Hr</i>	<i>Job Title</i>	<i>Wage/Hr</i>
Architecture and Engineering Occupations	\$24.76	Healthcare Support Occupations	\$11.52
Arts, Design, Entertainment, Sports, and Media Occupations	\$15.37	Installation, Maintenance, and Repair Occupations	\$17.83
Building and Grounds Cleaning and Maintenance Occupations	\$10.56	Legal Occupations	\$24.74
Business and Financial Operations Occupations	\$21.46	Life, Physical, and Social Science Occupations	\$24.34
Community and Social Services Occupations	\$15.98	Management Occupations	\$33.18
Computer and Mathematical Occupations	\$23.75	Office and Administrative Support Occupations	\$13.30
Construction and Extraction Occupations	\$18.11	Personal Care and Service Occupations	\$9.88
Education, Training, and Library Occupations	\$20.41	Production Occupations	\$14.12
Farming, Fishing, and Forestry Occupations	\$12.92	Protective Service Occupations	\$17.01
Food Preparation and Serving Related Occupations	\$8.10	Sales and Related Occupations	\$9.48
Healthcare Practitioners and Technical Occupations	\$21.97	Transportation and Material Moving Occupations	\$12.99

[View All Occupations and Wages](#)

Source: DEED - Labor Market Information: OES Fourth Quarter, 2008

Utilities

Utility Type	Utility Name	Utility Phone	Contact	Contact Phone
Electricity	Brainerd Public Utilities	(218) 829-8726	Leroy Vanvickle	(218) 825-3211
Natural Gas	Centerpoint Energy	612-321-4939	Shelly Houde	320-808-8630
Wastewater	Brainerd Public Utilities	(218) 829-8726	Mike Larson	218) 825-3237
Water	Brainerd Public Utilities	(218) 829-8726	Darwin Cole	218) 825-3218

Water Information

Water Source:	Wells
Storage Capacity:	3,400,000 gal.
Pumping Capacity:	8,850 gal./minute
Average Demand:	3,000,000 gal./day
Peak Demand:	4,500,000 gal./day
Total Water Hardness:	240 ppm
Industrial Water Rate:	\$28.53 + \$1.55/1000 gallons

Wastewater Information

Treatment Type:	Mechanical Plant
Capacity of Plant:	3,600,000 gal./day
Average Flow:	2,400,000 gal./day
Peak Flow:	6,000,000 gal./day
Usage Charge:	\$19.50 + \$3.10/1000 gallons



Communications

Telephone Information

Local Telephone Company:	Consolidated Telecommunications Company
Telephone Number:	218-454-1234
Contact:	Kevin Larson
Telephone Number:	218-454-1101
Digital Central Switch:	Yes
Equal Access Market:	Yes
Extended Area Service:	Yes
Custom Calling Features:	Yes
Customized Local Area Services:	Yes
Current Technologies:	DSL, ISDN, T1, Fiber Optics, Wired Building

Internet Service

Local Public Internet Access Site:	Yes
Multiple Internet Service Providers:	Yes
Speed of Service:	10MB
DEED Certification as E-Commerce Ready:	No

Cable TV Information

<i>Local Company</i>	<i>Telephone</i>	<i>Website</i>
Charter Communications	888-438-2427	www.charter.com

Newspapers Information

<i>Newspaper Name</i>	<i>Telephone</i>	<i>Frequency</i>
Brainerd Daily Dispatch	(218) 829-4705	Daily
Crosby-Ironton Courier	(218) 546-5029	Weekly
Lakes Country Echo	(218) 568-8521	Weekly

Additional Telecommunication Providers

<i>Telecommunication Type</i>	<i>Provider Name</i>	<i>Phone</i>
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Commercial Transportation & Shipping

Highway Information

<i>Interstate</i>	<i>Miles From Community</i>	<i>Load Limit in Tons</i>	<i>Seasonal Limit In Tons</i>
I-94	64	10	10

<i>Four Lane</i>	<i>Miles From Community</i>	<i>Load Limit in Tons</i>	<i>Seasonal Limit In Tons</i>
MN-371	Within	10	10

<i>Other</i>	<i>Miles From Community</i>	<i>Load Limit in Tons</i>	<i>Seasonal Limit In Tons</i>
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Truck Information

Truck Lines: 5
Truck Terminals: 2

Navigable Water Information

<i>Water Name</i>	<i>Depth</i>
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Rail Information

Inter-Modal Facility: No
 Inter-Modal Facility Distance: 133 miles

<i>Rail Line</i>	<i>Frequency</i>	<i>Reciprocal Switching</i>	<i>Distance to Main Line</i>	<i>Passenger Service</i>
BNSF	Daily	Yes	0	No

Air Service Information

	<i>International</i>	<i>Local Regional</i>
<i>Name</i>	Mpls./St. Paul Intl. Airport	Brainerd Lakes Regional Airport
<i>Location</i>	Bloomington	Brainerd
<i>Miles to</i>	140	4
<i>Longest Runway Length</i>	10,000 Feet	6,500 Feet
<i>Surface Type</i>	Paved	Paved
<i>Lighted</i>	Yes	Yes
<i>Customs</i>	Yes	No
<i>Service Type</i>	Charter, Commercial, Freight, Jet	Charter, Commercial, Freight, Jet
<i>Navigational Aids</i>	BEACON, DME, ILS, VOR/DME	BEACON,DME, ILS, VOR/DME
<i>Weather Info Systems</i>	AWOSA/MNWS, SAWRS	AWOSA/MNWS, PUBLICTV, SATVIDEOWEATHER, SAWRS
<i>Major Airlines</i>	American, Continental, Delta, Northwest, TWA, United Airlines, US Air	Mesaba, Northwest Airlink

Daily Flights To MSP-Minneapolis-St. 3 Paul Intl.:

Additional Commercial Transportation Providers

<i>Transportation Type</i>	<i>Provider Name</i>	<i>Phone</i>
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Housing & Commercial Activity

Housing Information

Single Family Units:	3,479	Percentage Owner Occupied:	
Multiple Family Units:	2,097	Median Sales Price:	---
Mobile Homes:	349	Median Assessed Value:	---
Number of Units Built Since Last Census:		Median Rent:	
Number of Residential Building Permits for 2005:	59	Vacancy Rate:	
Value of Residential Building Permits for 2005:	\$11,197,552		

Source: US Census

Commercial Activity Information

Number of Commercial Building Permits for 2005:	17
Value of Commercial Building Permits for 2005:	\$8,356,454
Number of Public Building Permits for 2005:	1
Value of Public Building Permits for 2005:	\$13,282,153



Retail Sales Information

Year	Community Sales	County Sales
2006	\$203,610,476	\$1,155,232,671
2005	\$296,748,424	\$1,090,568,767
2004	\$275,533,379	\$1,021,052,535

Source: MN Dept. of Revenue

Business & Community Services

Financial Institutions Information

Name	Phone	Total Assets	Capital as % of Assets
US Bank	(800) 872-2657	\$219,000,000,000	10%
Bremer Bank	(218) 829-8781	\$339,259,000	7.52%
American National Bank	218-824-7900	\$303,873,000	9.66%

[View All Financial Institutions](#)

Lodging & Meeting Facilities Information

Facility	Number of Facilities Available	Facility Size	Teleconferencing Available	Teleconferencing Available to Public
Hotel	3		No	No
Motel	6	240 rooms	No	No
Conference Center	7		Yes	Yes

Additional Lodging & Meeting Facilities

Facility Type	Facility Name	Phone
Bed and Breakfasts	Pine Haven Bed & Breakfast	218-829-2134
Campgrounds	Brainerd Parks and Recreation	218-828-2320
Campgrounds	Don & Mayva's Crow Wing Lake Campground	218-829-6468
Campgrounds	Lum Park	218-828-2320
Conference Center	Country Inn & Suites	218-828-2161
Conference Center	Craguns Conference & Golf	218-825-2700
Conference Center	Kavanaugh's Conference Center	218-829-5226
Conference Center	Madden's on Gull Lake	218-829-5226
Conference Center	Ramada Inn	218-829-1441
Conference Center	Ruttgers Bay Lake Lodge	218-678-2885
Conference Center	The Lodge	877-843-5634
Hotel	Hawthorn Inn and Suites	800-527-1133
Hotel	Rapid River Lodge/Comfort Suites	877-543-8938
Hotel	The Lodge at Brainerd Lakes	877-843-5634
Hotel	Three Bear Lodge Water and Theme Park at Holiday Inn	888-824-3232
Motel	Chapparral Bunk House	218-829-7507
Motel	Downtown Motel	218-829-4789
Motel	Econo Lodge of Brainerd	800-850-8771
Motel	Ramada Inn	888-562-2944



Motel	White Gables Motel	218-829-7010
Motel	Whiteley Creek Homestead Bed & Breakfast	877-985-3275
Resort	<u>Brainerd Int'l Raceway & Resort</u>	218-824-7220
Resort	<u>A Snug Harbor Resort</u>	218-831-1626
Resort	<u>Craguns Resort & Legacy Courses</u>	800-272-4867
Resort	<u>Gull Four Seasons Resort</u>	800-964-4855
Resort	<u>Hidden Paradise Resort & Campground</u>	888-963-3180
Resort	<u>Kozy Kove Resort</u>	218-828-3503
Resort	<u>Lakeside Resort and Campgrounds</u>	218-828-1708
Resort	<u>Madden's on Gull Lake</u>	800-642-5363
Resort	<u>Niemeyer's Rugged River Resort & RV</u>	800-416-4587
Resort	<u>Noka Sippi Resort</u>	800-573-3125
Resort	<u>Paradise Shores Resort</u>	218-764-2328
Resort	<u>Pine Ridge Beach Resort</u>	877-687-5634
Resort	<u>Pine Ridge Resort & Campground</u>	218-829-7157
Resort	Reel Livin' Resort	888-229-9054
Resort	<u>Shady Hollow Resort & Campground</u>	800-450-9308
Resort	<u>Sullivan's Resort & Campground</u>	888-829-5697
Resort	<u>The Pointe</u>	800-950-2596
Resort	<u>Twin Oaks Resort & Campground</u>	888-244-9399

Local Medical Facilities Information

<i>Facility Type</i>	<i>Nbr of Facilities</i>	<i>Total Nbr of Beds</i>	<i>Telemedicine Available</i>
Clinic	1		No
Dentist	6		No
Doctor	16		No
Hospital	1	162	Yes
Nursing Home	7		No

Name of Nearest Hospital (if none in community):

Miles to Nearest Hospital:

Additional Local Medical Facilities

<i>Facility Type</i>	<i>Facility Name</i>	<i>Phone</i>	<i>Telemedicine Available</i>
Assisted Living	Almond House	218-825-9255	No
Assisted Living	Almost Home	218-822-3067	No
Assisted Living	Brainerd Manor	218-829-8622	No
Assisted Living	Clark Lake Independent Living Services	218-824-1322	Yes
Assisted Living	Harmony House of Brainerd	218-828-4142	Yes
Assisted Living	Lakes Country Assisted Living	218-829-4366	Yes
Assisted Living	Woodland Good Samaritan Village	218-829-1429	Yes
Chiropractic	<u>Brainerd Chiropractic Clinic</u>	218-829-0322	No
Chiropractic	Crow Wing Chiropractic Clinic	218-829-8414	No
Chiropractic	Family Chiropractic	218-829-2665	Yes
Chiropractic	Hokanson Chiropractic	218-833-0200	Yes
Chiropractic	Lakes Chiropractic	218-828-4418	No



Chiropractic	Renneke Chiropractic Clinic	218-829-5380	No
Chiropractic	The Wellcare Clinic	218-825-8221	No
Clinic	<u>Brainerd Medical Center</u>	800-277-8262	No
Clinic	HealthSouth Rehabilitation Center of Brainerd	218-829-0017	No
Clinic	Lakes Area Rehabilitation Services	218-825-0913	No
Clinic	Lakes Area Urology	218-828-1418	Yes
Clinic	Northdale Physical Therapy	218-825-0427	No
Clinic	Northern Eye Center	800-872-0005	No
Clinic	Northern Orthopedics LTD	218-829-7812	No
Clinic	St. Joseph's Midecal Center Rehabilitation Services	218-828-7375	No
Clinic	VA Medical Center	218-855-1115	Yes
Dentist	Brainerd Dental Care	218-829-0368	No
Dentist	Central MN Pediatric Dentists PA	888-733-3368	No
Dentist	Ellingson-McDermott Orthodontist	218-829-1630	Yes
Dentist	Lake Country Family Dental	218-829-4243	Yes
Dentist	Oral & Maxillofacial Surgery	218-829-1728	No
Dentist	Paul J. Henningson DDS	218-829-9403	Yes
Hospital	<u>St. Joseph's Medical Center</u>	218-829-2861	No

Local Transit Information

<i>Service</i>	<i>Available</i>	<i>Service</i>	<i>Available</i>
Inter-Community Bus	Yes	Taxi/Cab	Yes
Intra-Community Bus	Yes	Disabled Transportation	Yes

Local Transit Providers

<i>Transit Type</i>	<i>Name</i>	<i>Phone</i>
Disabled Transportation	Medi-Van	828-1860
Inter-City Bus	Greyhound	829-0476
Intra-City Bus	Dial-A-Ride	829-7433
Taxi/Cab	Brainerd Area Taxi	828-1111

Library Information

<i>Name</i>	<i>Phone</i>	<i>Internet Access</i>
Brainerd Public Library	829-5574	Yes

Worship Information

<i>Worship Type</i>	<i>Worship Name</i>	<i>Phone</i>	<i>Membership</i>
Assemblies of God	Assemblies of God Church	218-829-3209	
Baptist	Faith Baptist Church	218-829-3191	
Baptist	Hope Baptist Church	218-829-4673	
Catholic	St. Andrew's Catholic Church	218-829-8932	
Catholic	St. Francis Catholic Church	218-822-4040	
Christian Science	First Church of Christ Scientist	218-829-5819	
Congregational	First Congregational United Church of Christ	218-829-2528	
Episcopal	<u>St. Paul's Episcopal Church</u>	218-829-3834	



Evangelical Conenant	Community Covenant Church	218-829-9304
General Baptist	Temple Baptist Church	218-829-2449
Interdenominational	Agape Christian Center	218-829-0612
Interdenominational	Brainerd Christian Fellowship	218-829-3889
Jehovah's Witnesses	Jehovah's Witnesses	218-829-4586
Latter-Day Saints	Church of Jesus Christ of Latter-Day Saints	218-828-4701
Lutheran	Bethlehem Lutheran Church ELCA	218-829-3330
Lutheran	First Lutheran Church ELCA	218-829-9552
Lutheran	Lutheran Church of the Cross ELCA	218-828-9118
Lutheran	Trinity Lutheran Church ELCA	218-829-5147
Lutheran Missouri Synod	Zion Lutheran Church	218-829-4317
Nazarene	Church of the Nazarene	218-829-9005
Non-Denominational	Bay Ministries	218-825-9140
Non-Denominational	Riverside Union Church	218-828-1060
Presbyterian	First Presbyterian Church	218-829-6069
Presbyterian S. Long Lake	Presbyterian Church	218-828-3097
Salvation Army	Salvation Army	218-829-1120
Seventh-day Adventist	<u>Seventh-day Adventist</u>	218-829-1676
Undenominational	Church of Christ	218-829-1272
United church of Christ	First congregtional united Church of christ	218-828-3097
United Methodist	Park United Methodist Church	218-829-4116

Recreation Information

Facilities

Civic Center, historical museums, Paul Bunyan State Trail, movie theaters, Central Lakes College, 2 shopping malls, mini golf, water slides, golf courses, Brainerd International Raceway, horseback riding, skiing, snowmobile trails, cross country ski trails, resorts, 2 bowling alleys, golf courses, Arboretum, Roller Skating, Go-Karts, world class fishing & etc.

Festival/Arts

Community theatre, concerts, antiques, Brainerd International Raceway, Camp Confidence Celebrity Classic, 4th of July Celebration, county fair, Jaycees ice fishing contest.

Service Organizations

Jaycees, Kiwanis, Lions, Mason, Rotary Club, Sertoma, Shriners, Zonta.

Education

Post-Secondary Information

<i>Nearest Technical College & Specialty</i>	<i>Location</i>	<i>Miles To</i>
<u>St. Cloud Technical College</u>	St. Cloud	64

SCTC has a successful history of preparing today's professionals who bring value to our communities. Programs and majors include: Business (Accounting to Sales and Management), Construction Technology (Architectural Construction Tech to Water Environment Technologies), Health and Human Services (Cardiovascular Tech to Surgical Tech), Manufacturing Technology (Electronics to Welding/Fabrication), Transportation Technology (Auto Body Collision Tech to Medium/Heavy Truck Technician), and other additional offerings including American Sign Language. 8/08

<i>Nearest Community College & Specialty</i>	<i>Location</i>	<i>Miles To</i>
<u>Central Lakes College</u>	Brainerd / Staples	0

Central Lakes College combines the best of both Brainerd Community College and Brainerd Staples Technical Colleges. The two



were combined to create CLC on July 1, 1995. A new \$24 million complex was completed in 1996 on the Brainerd Community College campus and is on the cutting edge of educational technology with a central core offering several interactive television classrooms using technology that allows courses to be brought in from state universities as well as private colleges and world wide satellite downlinks. "Smart classrooms" with multi-media capabilities offer both faculty and students more options to create a learning situation tailored to specific learning styles and teaching needs. 8/08

<i>Nearest Public College/University & Specialty</i>	<i>Location</i>	<i>Miles To</i>
<u>University of Minnesota - Twin Cities</u>	Minneapolis / Saint Paul	133

The University of Minnesota is one of the most comprehensive public universities in the United States and ranks among the most prestigious. It is both the state land-grant university, with a strong tradition of education and public service, and the state's primary research university, with faculty of national and international reputation. Founded in 1851, the University of Minnesota has five campuses—Twin Cities, Duluth, Morris, Crookston, and Rochester—extension offices, and research and outreach centers throughout the state. In all of its activities, the University strives to sustain an open exchange of ideas in an environment that embodies the values of academic freedom, responsibility, integrity, and cooperation; that provides an atmosphere of mutual respect, free from racism, sexism, and other forms of prejudice and intolerance; that assists individuals, institutions, and communities in responding to a continuously changing world; that is conscious of and responsive to the needs of the many communities it is committed to serving; that creates and supports partnerships within the University, with other educational systems and institutions, and with communities to achieve common goals; and that inspires, sets high expectations for, and empowers individuals within its community. 8/08

<i>Nearest Private College/University & Specialty</i>	<i>Location</i>	<i>Miles To</i>
<u>Saint John's University</u>	Collegeville	64

Saint John's University, for men, and the College of Saint Benedict, for women, located six miles apart in central Minnesota, are nationally recognized Catholic liberal arts colleges and rank as two of the top three Catholic colleges in the nation. They share one academic program and students attend classes together on both campuses, however, each college retains its own campus, residence halls, athletic programs and traditions. The Benedictine communities that founded the colleges in the 19th century continue to foster these same values in the academic, spiritual and social life of the colleges including the value of hospitality that creates a welcoming community for individuals of all faiths. Students and faculty from many diverse belief systems bring a rich dimension to the academic, cultural and religious experience at SJU and CSB. 8/08

Telecommunications Use Available at Area Post-Secondary Institutions: No

Local K-12 Information

<i>School Type</i>	<i>Nbr of Schools</i>	<i>Enrollment</i>	<i>Grades</i>	<i>Pupil/Teacher Ratio</i>
Elementary	8	2,435	K-4	24:1
Middle School	1	2,058	5-8	27:1
Junior High	0	0	0	0
Senior High	1	2,220	9-12	27:1
Private/Parochial	5	450	K-12	17:1

School District:	<u>School District #181</u>
Telecommunications Use Available at Local K-12:	Yes
High School Graduates Attending Post-Secondary:	79%
State Wide Average:	68%

Education Institutions

<i>Education Type</i>	<i>Name</i>	<i>Phone</i>
Other	Area Learning Center	218-829-2915



Government

Structure Information

Organization:	Mayor\Council
Budget:	\$13,098,000
Community Bond Rating:	Moody's - - A2
Comprehensive Land Use Plan:	Yes
Locally Controlled Loan Program:	Yes
Recycling:	Yes
Fire Insurance Rating:	4
Industrial Plans Approved By:	City Building Official, City Council, Economic Development Authority, Planning Commission

Public Protection Services

<i>Service Type</i>	<i>Regular</i>	<i>Part-Time</i>	<i>Volunteer</i>	<i>Seasonal</i>
Fire	6	---	39	---
Police	24	---	---	---
Sheriff	45	43	43	5
EMT	---	---	---	---

Property Taxes

Payable 2008

Property Tax Information

State Tax Rate	45.95%
Municipal Tax Rate	44.34%
County Tax Rate	29.72%
School Tax Rate	17.72%
Misc. Tax Rate	1.33%
Total Tax Rate	139.06%

Assessed Market Value Information

Commercial	\$367,851,387
Residential	\$201,898,233
Other	\$170,011,705
Total	\$739,761,325

Minnesota commercial real estate taxes are based upon market value of taxable property as set by the local assessor. To calculate the tax for the current year, first compute the tax capacity by multiplying all property value up to \$150,000 times .015, plus any value over \$150,000 times .02. Example: net tax capacity on a \$200,000 business property: $(\$150,000 \times .015) + (\$50,000 \times .02) = \$2,250 + \$1,000 = \$3,250$. Tax capacity times the tax rate equals taxes owed. Commercial and industrial property must also pay a state property tax, which is equal to the tax capacity times the State Tax Rate.

In some localities where voters have approved referendums, an additional referendum tax must be added, calculated by multiplying the referendum tax rate times the total market value of the commercial property.

Please note: Specific property tax classifications and computations can be more complex and result in different tax amounts. This simplified explanation applies in the most general situations and will allow a business to roughly estimate its potential property tax burden. The county assessor or auditor may be able to answer questions about specific properties and uses.

Commercial Buildings and Land Sites

Building Name	Type of Building	Contact Name



Address City, State Zip Code	Total Bldg Sqft Total Available	Organization Phone Number	JOBZone	Photo 
<u>371 Office Space</u> 16227 Hwy 371 N Brainerd, MN 56401	Office 6,599 6,599	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334		
<u>Brainerd Commercial / Retail Building</u> 302 5th Ave NE Brainerd, MN 56401	Office 33,433 33,433	<u>Jeff Torfin</u> Nelson-Torfin Real Estate Group (218) 829-6233		
<u>Brainerd Industrial Park Office Building</u> 1024 Thiesse Drive Brainerd, MN 56401	Office 3,456 3,456	<u>Christopher Close</u> Close~Converse Commercial Properties (218) 828-3334		
<u>City Garage</u> 310 West Laurel Street Brainerd, MN 56401	Industrial 7,592 3,578	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334		
<u>Commercial Building</u> 124 N 6th Street Brainerd, MN 56401	Office 3,674 3,674	<u>Rod Osterloh</u> Close~Converse Commercial Properties (218) 828-3334		
<u>Corner Office building</u> 101 Washington Street Brainerd, MN 56401	Office 2,136 2,136	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334		
<u>Excellent Exposure on Washington St</u> 509 Washington St Brainerd, MN 56401	Office 2,196 1,228	<u>Nate Grotzke</u> Close~Converse Commercial Properties (218) 828-3334		
<u>Flexible Office Space</u> 301 7th Street NW Brainerd, MN 56401	Office 540 540	<u>Christopher Close</u> Close~Converse Commercial Properties (218) 828-3334		
<u>Former World on Wheels Location</u> 722 NW 7th Street Brainerd, MN 56401	Office 21,600 4,843	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334		
<u>Fox Run - L3B3</u> Hwy 371 S Brainerd, MN 56401	Industrial 3,840 3,840	<u>Kevin Close</u> Close~Converse Commercial Properties (218) 828-3334		
<u>Frontier Building</u> 11568 Business Hwy 371 Brainerd, MN 56401	Office 11,520 11,520	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334		
<u>Hwy 371 Buildings / Land / Car Wash</u> 18004 State Highway 371 Brainerd, MN 56401	Office 8,000 8,000	<u>Jeff Torfin</u> Nelson-Torfin Real Estate Group (218) 829-6233		
<u>Hwy 371 Office with Acreage</u> 16707 Hwy 371 N Brainerd, MN 56401	Office 5,106 5,106	<u>Nate Grotzke</u> Close~Converse Commercial Properties (218) 828-3334		
<u>Hwy 371 Space with Acreage</u> 16707 Hwy 371 N Brainerd, MN 56401	Industrial 5,106 5,106	<u>Nate Grotzke</u> Close~Converse Commercial Properties (218) 828-3334		
<u>Industrial Building</u> 10278 Industrial Road Brainerd, MN 56401	Industrial 30,500 15,500	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334		
<u>Industrial Facility</u> Hwy 210 East Brainerd, MN 56401	Industrial 38,590 38,590	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334		
<u>Industrial Warehouse</u>	Industrial	<u>Chris Close</u>		



10329 Industrial Road Brainerd, MN 56401	10,000 10,000	Close~Converse Commercial Properties (218) 828-3334	
<u>LARCO Building</u> 1902 13th St SE Brainerd, MN 56401	Industrial 23,359 23,359	<u>Kevin Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Madison</u> 2215 S. 6th Street Brainerd, MN 56401	Office 5,848 5,848	<u>Jeff Torfin</u> Nelson-Torfin Real Estate Group (218) 829-6233	
<u>Madison</u> 2215 S. 6th Street Brainerd, MN 56401	Office 5,847 3,085	<u>Jeff Torfin</u> Nelson-Torfin Real Estate Group (218) 829-6233	
<u>Madison Street Office</u> 601 Madison Street Brainerd, MN 56401	Office 3,873 3,873	<u>Jeff Torfin</u> Nelson-Torfin Real Estate Group (218) 829-6233	
<u>Mid-Town Center</u> 518 Washington Street Brainerd, MN 56401	Office 3,192 1,426	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Moore's 6th Street Building</u> 1309 South 6th Street Brainerd, MN 56401	Office 6,400 1,400	<u>Michael Flynn</u> Weichert Realtors Tower Commercial (218) 851-7380	
<u>Moore's Laurel Street</u> 607 Laurel Street Brainerd, MN 56401	Office 20,000 1,400	<u>Michael Flynn</u> Weichert Commercial (218) 851-7380	
<u>Nissan Bldg</u> 308 8th Street NW Brainerd, MN 56401	Industrial 5,000 5,000	<u>Christopher Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>NKP - Old Cty Mkt</u> 302 5th Avenue NE Brainerd, MN 56401	Office 33,433 33,433	<u>Jeff Torfin</u> Nelson-Torfin Real Estate Group (218) 829-6233	
<u>Oak Place</u> 625 Oak St Brainerd, MN 56401	Office 8,200 8,200	<u>Jeff Torfin</u> Nelson-Torfin Real Estate Group (218) 829-6233	
<u>Office Building For Sale</u> 1919 S 6th Street Brainerd, MN 56401	Office 13,000 13,000	<u>Kevin Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Office Building Investment</u> 17060 Commercial Park Road Brainerd, MN 56401	Office 5,992 0	<u>Christopher Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Office on River Road</u> 304 E River Rd, Suite 3 Brainerd, MN 56401	Office 4,200 1,056	<u>Nate Grotzke</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Office/Warehouse in Brainerd</u> 823 Maple Street Brainerd, MN 56401	Office 15,000 15,000	<u>Christopher Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Peoples</u> 216 S 8th Street Brainerd, MN 56401	Office 4,875 4,875	<u>Jeff Torfin</u> Nelson-Torfin Real Estate Group (218) 829-6233	
<u>Prairie to Pine</u> 11570 Business Hwy 371 S Brainerd, MN 56401	Office 6,168 6,168	<u>Nate Grotzke</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Rental Garages, Shop & Lot</u>	Industrial	<u>Christopher Close</u>	



Charles Street Brainerd, MN 56401	3,920 3,920	Close-Converse Commercial Properties (218) 828-3334	
<u>Taco John's Building</u> 9 NE Washington Street Brainerd, MN 56401	Office 1,948 1,948	<u>Kevin Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Warehouse Near BIR</u> Land Mark Dr Brainerd, MN 56401	Industrial 9,600 9,600	<u>Nate Grotzke</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Warehouse on Madison</u> 1119 Madison Street Brainerd, MN 56401	Industrial 16,000 16,000	<u>Nate Grotzke</u> Close~Converse Commercial Properties (218) 828-3334	
<u>West Professional Building</u> 521 Charles Street Brainerd, MN 56401	Office 5,537 5,537	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334	

Land Site Address City, State Zip Code	Space Available Build To Suit Zoning	Contact Name Organization Phone Number	JOBZone	Photo
<u>1000' Frontage on Hwy 371</u> TBD Hwy 371 N Brainerd, MN 56401	34.0 Acres Commercial	<u>Kevin Close</u> Close~Converse Commercial Properties (218) 828-3334		
<u>19+ Acres on Hwy 371</u> 17002 Hwy 371 Brainerd, MN 56401	19.5 Acres Agricultural	<u>Kevin Close</u> Close-Converse Commercial Properties (218) 828-3334		
<u>2.95 Acres Close to Hwy 371</u> 5906 Pine Beach Road Brainerd, MN 56404	3.0 Acres Agricultural	<u>Rod Osterloh</u> Close-Converse Commercial Properties (218) 828-3334		
<u>Bock's Corner</u> 19058 State Highway 18 Brainerd, MN 56401	1.4 Acres No Residential	<u>James Warta</u> Minnesota Lakes Realty of Brainerd (218) 820-2388		
<u>Brainerd Industrial Park, PHASE II, Block 3, Lot 3</u> Thiesse Dr. Brainerd, MN 56401	1.9 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096		
<u>Brainerd Industrial Park, PHASE II, Block 4, Lot 1</u> 11 St. S Brainerd, MN 56401	1.3 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096		
<u>Brainerd Industrial Park, PHASE II, Block 6, Lot 2</u> County Road 45 Brainerd, MN 56401	3.2 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096		
<u>Brainerd Industrial Park, PHASE IV, Block 1, Lot 1</u> Thiesse Dr. Brainerd, MN 56401	1.7 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096		
<u>Brainerd Industrial Park, PHASE IV, Block 1, Lot 2</u> 1531 Thiesse Dr. Brainerd, MN 56401	2.8 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096		
<u>Brainerd Industrial Park, PHASE IV, Block 1, Lot 3</u> Century Ct. & Thiesse Dr. Brainerd, MN 56401	1.4 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096		
<u>Brainerd Industrial Park, PHASE IV, Block 1, Lot 4</u>	1.6 Acres	<u>Elissa Rogers</u>		



2812 Century Ct. Brainerd, MN 56401	No Industrial	Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 1, Lot 5</u> 2819 Century Ct. Brainerd, MN 56401	1.5 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 1, Lot 6</u> Century Ct. & Thiesse Dr. Brainerd, MN 56401	1.3 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 1, Lot 7</u> 1729 Thiesse Dr. Brainerd, MN 56401	2.4 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 1, Lot 8</u> 1817 Thiesse Dr. Brainerd, MN 56401	2.3 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 2, Lot 1</u> 1911 Thiesse Dr. Brainerd, MN 56401	1.7 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 3, Lot 1</u> 1918 Thiesse Dr. Brainerd, MN 56401	1.2 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 4, Lot 1</u> Canterbury Dr. & Thiesse Dr. Brainerd, MN 56401	1.8 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 4, Lot 2</u> 1624 Thiesse Dr. Brainerd, MN 56401	2.7 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 4, Lot 3</u> 1724 Thiesse Rd. Brainerd, MN 56401	2.2 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 4, Lot 4</u> 1812 Thiesse Dr. Brainerd, MN 56401	2.0 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 5, Lot 1</u> 1410 Thiesse Dr. Brainerd, MN 56401	1.7 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 5, Lot 2</u> 1424 Thiesse Dr. Brainerd, MN 56401	2.0 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 5, Lot 3</u> 1516 Thiesse Dr. Brainerd, MN 56401	2.4 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Brainerd Industrial Park, PHASE IV, Block 5, Lot 4</u> CanterburyDr. & Thiesse Dr. Brainerd, MN 56401	1.3 Acres No Industrial	<u>Elissa Rogers</u> Brainerd Lakes Area Development Corp (218) 828-0096	
<u>Business Hwy 371 S Lot</u> Business Hwy 371 S Brainerd, MN 56401	2.5 Acres Commercial	<u>Nate Grotzke</u> Close-Converse Commercial Properties (218) 828-3334	
<u>City Garage Tract C</u> 310 Laurel Street Brainerd, MN 56401	0.5 Acres Commercial	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>City Garage Tract D</u>	1.1 Acres	<u>Chris Close</u>	



310 Laurel Street Brainerd, MN 56401		Close~Converse Commercial Properties (218) 828-3334	
<u>Fox Run - L1 B4</u> Hwy 371 S Brainerd, MN 56401	1.9 Acres Commercial	<u>Kevin Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Fox Run - L1B3</u> Hwy 371 S Brainerd, MN 56401	3.1 Acres Commercial	<u>Kevin Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Fox Run - L4 B3</u> Hwy 371 S Brainerd, MN 56401	2.6 Acres Commercial	<u>Kevin Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Fox run - L5 B3</u> 80th St Brainerd, MN 56401	2.5 Acres Commercial	<u>Kevin Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Haglin - Jackson St - Site C</u> Jackson Street & NW 7th St Brainerd, MN 56401	0.8 Acres Commercial	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Haglin - Jackson St - Site A</u> Jackson St & NW 7th Street Brainerd, MN 56401	1.7 Acres Commercial	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Haglin - Jackson St - Site B</u> Jackson St & NW 7th Street Brainerd, MN 56401	0.8 Acres Commercial	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Hwy 18 & Hwy 25</u> Hwy 18 Brainerd, MN 56401	3.3 Acres Commercial	<u>Jeff Torfin</u> Nelson-Torfin Real Estate Group (218) 829-6233	
<u>Hwy 18 (Lot 3)</u> Hwy 18 (Lot 3) Brainerd, MN 56401	4.0 Acres	<u>Jeff Torfin</u> Nelson-Torfin Real Estate Group (218) 829-6233	
<u>Hwy 371 Land for Sale (Just South of BIR)</u> 18140 Hwy 371 Brainerd, MN 56401	4.1 Acres Commercial	<u>Kevin Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Hwy 371 North Frontage - Tract A</u> 18381 Hwy 371 N Brainerd, MN 56401	4.5 Acres Commercial	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Peace Haven - Lot 8</u> TBD Inglewood Drive Brainerd, MN 56401	3.7 Acres	<u>Rod Osterloh</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Peace Haven - Lot 9</u> TBD Inglewood Drive Brainerd, MN 56401	2.9 Acres	<u>Rod Osterloh</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Prime Office Service Site</u> Jackson Street & NW 6th Street Brainerd, MN 56401	0.6 Acres Commercial	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Pronto, LLLP/Industrial Park</u> 13331 Two Mile Road Brainerd, MN 56401	10.0 Acres Commercial	<u>Jeff Torfin</u> Nelson-Torfin Real Estate Group (218) 829-6233	
<u>South 11th Street</u> Lot 1 Block 2, South 11th Street Brainerd, MN 56401	1.4 Acres Industrial	<u>Nate Grotzke</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Tract A Hwy 371 South</u>	77.0 Acres	<u>Rod Osterloh</u>	



Hwy 371 South Brainerd, MN 56401	Commercial	Close~Converse Commercial Properties (218) 828-3334	
<u>Tract C Hwy 371 South</u> Hwy 371 South Brainerd, MN 56401	14.0 Acres Commercial	<u>Rod Osterloh</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Tract D Hwy 371 South</u> Hwy 371 South Brainerd, MN 56401	98.0 Acres Commercial	<u>Rod Osterloh</u> Close~Converse Commercial Properties (218) 828-3334	
<u>Waterfront Lake & River Lot</u> 2000 Mill Avenue Brainerd, MN 56401	1.8 Acres Residential	<u>Randall Ahern</u> Ahern Real Estate (218) 838-5066	
<u>West of BIR - Tract A</u> 18381 Hwy 371 N Brainerd, MN 56401	4.5 Acres Commercial	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334	
<u>West of BIR - Tract B</u> Hwy 371 N Brainerd, MN 56401	7.9 Acres Commercial	<u>Chris Close</u> Close~Converse Commercial Properties (218) 828-3334	

Economic Development Services

Economic Development Authority: Yes
 Housing Redevelopment Authority: Yes
 County Development Corporation: No
 Chamber of Commerce: Yes
 Port Authority: No

Incentives

Brainerd has access to capable experienced economic development professionals who will provide assistance in site location, design and optimum financial packaging to facilitate industrial expansion. A variety of financing tools can be considered such as state funding, SBA 504 and 7A, and local and regional financing programs.

Contact Information

Sheila Haverkamp
 Executive Director
 Brainerd Lakes Area Dev. Corp.
 124 N 6th St
 Brainerd, MN 56401
 (218) 828-0096

Daniel Vogt
 City Administrator
 Brainerd, City of
 501 Laurel Street
 Brainerd, MN 56401-3595
 (218) 828-2307

Economic Development Organizations

Type	Name	Phone	Fax
Other	<u>BLADC</u>	218-828-0096	218-829-8199

Disaster & Emergency Services

Name	Phone Number(s)
<u>Public Safety emergency resources</u>	1-800-422-0798 or metro 651-649-5451
<u>Federal Emergency Management Agency</u>	Region V FEMA 312-408-5500
<u>Small Business Administration Disaster Resources</u>	Disaster Area Offices 404-347-3771
<u>Crow Wing County Emergency Management</u>	218-829-1711

Inquiries regarding this community's data go to Joshua Northey(Brainerd)



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