I. CONTACT INFORMATION

<table>
<thead>
<tr>
<th>Submitting Organization*</th>
<th>Local Economic Development Organization (if different)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Nancy Malecha</td>
<td></td>
</tr>
</tbody>
</table>

II. SITE/COMMUNITY INFORMATION AND SITE OWNERSHIP

Site Information
- Total developable land (acres): 53.9
- Number of Parcels: 2-12 Planned
- Distance to major State/U.S. Highway (miles): ~1.1 miles
- Directions from Interstate or Major Highway: From the intersection of Patriot Avenue and Minnesota Trunk Highway 571, proceed north along Patriot Avenue ~1 mile to the intersection of Dorksen Road and Patriot Avenue. Turn right onto Dorksen and proceed ~0.1 miles to the site.

Attach following schedules for parcel and lot:
- List of parcels/lots and designation within each site.
- Market price for each parcel or lot in $/SF, $/acre, or $/lot.
- Any special assessments and the amount due for each lot in $/year and current balance ($) for each lot.
- Real estate taxes payable in the current year by lot or parcel.

Required Documentation
- Title Commitment using 2006 ALTA Commitment Form
- ALTA Survey (ASC 2005)
- If site was not owned, attach copy of option or purchase agreement
- Copy of site layout
- Schedule and required submittals for site plan approvals/permits

The following timeline is based on receiving complete applications, with all required submittals:
- Preliminary through Final Plat ~90 to 120 days; Conditional Use Permit, if required for the type of use: ~30 days; Land Use Permit ~1 week.
- Updated Community Profile: As attached Community Profile
- Desktop review of archeological/Cultural resources (SHPO)
- Desktop review of Threatened and Endangered Species (DNR and RWS)
- Have wetlands been identified through the National Wetland Inventory (USFWS)? No. See attached wetland assessment letter.

III. SITE AND SURROUNDING PARCEL LAND USE AND ZONING INFORMATION

Provide a brief description of previous and current land uses of site:
- The City used this site as their Wastewater Spray Irrigation site. Prior to the City, use, it was believed this site was used for farming. The site is currently being used to raise corn.

Current and Planned Zoning:
- Current and planned zoning designation for the site: The site is currently zoned Public and Agriculture. This would likely be rezoned to Light Industrial, Commercial, or a new hybrid of the two.
- Current and planned zoning designation for land within 500 feet of the site: The current zoning designations for adjoining properties is Light Industrial, Commercial, Agriculture, Forest Management and Public.

Identify Municipal Jurisdiction for adjacent land:
- City of Pequot Lakes.

IV. ECONOMIC DEVELOPMENT ZONES

Identify whether the site is currently located within any of the following economic development zone designations:
- Enterprise Zone: N
- Foreign Trade Zone: N
- Transit Development Zone: N
- Tax Increment Financing (TIF): Y
- New Market Tax Credits: Y

Identify whether parcels adjacent to the site are currently located within any of the following economic development zone designations:
- Enterprise Zone: N
- Foreign Trade Zone: N
- Transit Development Zone: N
- Tax Increment Financing (TIF): Y
- New Market Tax Credits: Y

Date
V. ENVIRONMENTAL SITE ASSESSMENT

Has a Phase I Environmental Assessment been completed in accordance with ASTM Standard E 1627-97? (Report should include record of historical use of site, as well as an archeological and endangered species assessment? Include a copy of the report with the application)
Yes 12-Nov-18

Has a Phase II Environmental Study been required? If so, attach a copy
No

Have Geotechnical Soil Tests – ASTM Standard D 420 been taken? Include a copy of the report with the application
Yes 9-Nov-18

VI. TRANSPORTATION

<table>
<thead>
<tr>
<th>Interstate Highway</th>
<th>River/Inland/Sea Port/AIDS</th>
</tr>
</thead>
<tbody>
<tr>
<td>Distance to closest north/south interstate highway</td>
<td>~37 miles</td>
</tr>
<tr>
<td>Identify interstate route number</td>
<td>169</td>
</tr>
<tr>
<td>Distance to closest east/west interstate highway</td>
<td>~33 miles</td>
</tr>
<tr>
<td>Identify interstate route number</td>
<td>210</td>
</tr>
<tr>
<td>Distance to and closest 4-Lane Hwy (State/Federal)</td>
<td>~1.1 miles</td>
</tr>
<tr>
<td>Distance to and closest 2-Lane Hwy (State/Federal)</td>
<td>~3.5 miles</td>
</tr>
</tbody>
</table>

Rail Access Contact Information and Service Description

Is there rail service on site? If yes, is it Class 1 vs. Shortline? Please describe No

If no, are any rail lines located within 1 mile of the site? Y/N N

If yes, Name of Contact: [Name]

Company: [Company]

Address: 425 W Barlow Ave

City / State / Zip: Pine River, MN 56474

Phone: 218-230-2282

E-Mail: [E-Mail]

Nearest Intermodal Facility: ~120 Miles E (Duluth)

MN SHOVEL READY CERTIFIED DEVELOPMENT SITE APPLICATION

VII. UTILITY SERVICES

Electric Power Providers and Service Description

<table>
<thead>
<tr>
<th>Contact Name</th>
<th>Company</th>
<th>Address</th>
<th>City / State / Zip</th>
<th>Phone</th>
<th>E-Mail</th>
</tr>
</thead>
<tbody>
<tr>
<td>Emily Fuller</td>
<td>Minnesota Power</td>
<td>425 W Barlow Ave</td>
<td>Pine River, MN 56474</td>
<td>218-230-2282</td>
<td><a href="mailto:Emily.fuller@mnpower.com">Emily.fuller@mnpower.com</a></td>
</tr>
</tbody>
</table>

Is three-phase electric service currently at or within the boundary of this site? Yes

If yes, what voltage is available? (describe in KV) 34.5 KV and 12.47 KV

Is existing service overhead or underground? OH

Is a loop under ground loop with two different delivery points available at site? Not currently

What is the approximate distance to the nearest substation serving this site? 2 miles for both voltages

What is the age of the nearest substation/transformers? 34.5 KV (40), 12.47 KV (25)

Is there a potential for dual feed to the site from two different substations? No

What is the largest demand in KW/MW that can be served at this site using existing system? 34.5 (12 MW), 12.47 (0.75 MW)

Natural Gas Providers and Service Description

<table>
<thead>
<tr>
<th>Contact Name</th>
<th>Company</th>
<th>Address</th>
<th>City / State / Zip</th>
<th>Phone</th>
<th>E-Mail</th>
</tr>
</thead>
<tbody>
<tr>
<td>Gerald Traut</td>
<td>Excel Energy</td>
<td>17546 Highway 371 North</td>
<td>Baxter, MN 56425</td>
<td>218-230-2282</td>
<td><a href="mailto:Gerald.Traut@excelenergy.com">Gerald.Traut@excelenergy.com</a></td>
</tr>
</tbody>
</table>

Is there natural gas service currently available at the site? Yes

6" is the natural gas line size to the site

Is there less than 10,000 CPH of natural gas available to a user? More

Municipal Water Provider and Service Description

<table>
<thead>
<tr>
<th>Contact Name</th>
<th>Municipality</th>
<th>Address</th>
<th>City / State / Zip</th>
<th>Phone</th>
<th>E-Mail</th>
</tr>
</thead>
<tbody>
<tr>
<td>Nancy Malecha</td>
<td>City of Pequot Lakes</td>
<td>4639 Main Street</td>
<td>Pequot Lakes, MN 56472</td>
<td>218-088-0222</td>
<td><a href="mailto:nmalecha@pequotlakes-mm.gov">nmalecha@pequotlakes-mm.gov</a></td>
</tr>
</tbody>
</table>

Is water from surface or groundwater source? Yes

Is water source part of looped system with feed from two sources? Not yet. Planned to be part of site development.

Any planned upgrades, if so, when? As park develops

What will be the incremental capacity? N/A

Contact Name: [Name]

Municipality: City of Pequot Lakes

Sewer Line in Place near site? Yes

Non-Municipal Sewer Provider and Service Description

<table>
<thead>
<tr>
<th>Contact Name</th>
<th>Municipality</th>
<th>Sewer line in place near site?</th>
<th>Diameter of line at site</th>
</tr>
</thead>
<tbody>
<tr>
<td>Nancy Malecha</td>
<td>City of Pequot Lakes</td>
<td>Yes</td>
<td>8-inch</td>
</tr>
</tbody>
</table>

MN SHOVEL READY CERTIFIED DEVELOPMENT SITE APPLICATION

Contact Name: [Name]

Municipality: City of Pequot Lakes

Sewer line in place near site? Yes

Non-Municipal Sewer Provider and Service Description

<table>
<thead>
<tr>
<th>Contact Name</th>
<th>Municipality</th>
<th>Sewer line in place near site?</th>
<th>Diameter of line at site</th>
</tr>
</thead>
<tbody>
<tr>
<td>Nancy Malecha</td>
<td>City of Pequot Lakes</td>
<td>Yes</td>
<td>8-inch</td>
</tr>
</tbody>
</table>
**Municipal Storm Sewer Service Description/Requirements**

<table>
<thead>
<tr>
<th>Contact Name</th>
<th>Nancy Malecha</th>
</tr>
</thead>
<tbody>
<tr>
<td>Municipality</td>
<td>City of Pequot Lakes</td>
</tr>
<tr>
<td>Address</td>
<td>4538 Main Street</td>
</tr>
<tr>
<td>City / State / Zip</td>
<td>Pequot Lakes, MN 56472</td>
</tr>
<tr>
<td>Phone</td>
<td>218-568-5222</td>
</tr>
<tr>
<td>E-Mail</td>
<td><a href="mailto:n_malecha@ccu.net">n_malecha@ccu.net</a></td>
</tr>
</tbody>
</table>

- **Capacity of sewer during 5-year storm event**: 1.4 CFS per acre (assumes 50% impervious surface)
- **Capacity of sewer during 20-year storm event**: 1.4 CFS per acre (assumes 50% impervious surface)
- **Capacity of sewer during 100-year storm event**: 1.4 CFS per acre (assumes 50% impervious surface)

- **Is the site covered by a stormwater management plan (YN):** Y
- **General city stormwater requirements:** Yes
- **Is the site served by a stormwater pond system (YN):** Y
- **Pond to be constructed (see attached concept plan):** Yes
- **Does the site require on-site stormwater retention pond (YN):** Y
- **Pond to be redesigned as needed for proposed development:** Yes

**MPCA MS4 (MnSewer Separate Storm Sewer Systems) program compliance:**

- **Are you required to obtain permit coverage for stormwater discharges?** If yes, attach copy of MPCA letter on permit application:
  - **Yes**: No
  - **No**: N/A
- **Have you satisfied the MS4 permit conditions to develop/implement storm mgmt. program and report on status/effectiveness?**
  - **Yes**: Yes
- **Are you required to obtain a NPDES (NastPoll Discharge Elimination System) permit for stormwater during construction?**
  - **Yes**: Yes
  - **No**: In progress

**Telecommunications Providers and Service Description**

<table>
<thead>
<tr>
<th>Company Name</th>
<th>Bobbie Jo Vroom</th>
</tr>
</thead>
<tbody>
<tr>
<td>Address</td>
<td>TDS</td>
</tr>
<tr>
<td>City / State / Zip</td>
<td>Monticello, MN 55362</td>
</tr>
<tr>
<td>Phone</td>
<td>763-271-6005</td>
</tr>
</tbody>
</table>

- **Does the site have broadband service?:** Yes
  - **Yes**: 1.5 MB to 450 MB
  - **No**: 1.5 MB to 1 GB
  - **TBD**: TBD based on construction
- **Does the site have two (or more) fiber providers within 5 miles?:** Unknown

**VIII. VERIFICATION AND ASSURANCE**

I agree that the information is valid and accurate on a best effort basis, that the site can be listed on the MN DEED web site, and that the site information will be updated annually, as of the date of signature. Signature:

**Name:** Nancy Malecha  
**Title:** City Administrator  
**Organization:** City of Pequot Lakes  
**Date:** 12-18-18

If this is an amended application (new contact person):

I agree that the information is valid and accurate on a best effort basis, that the site can be listed on the MN DEED web site, and that the site information will be updated annually, as of the date of signature. Signature:

**Name:**  
**Title:**  
**Organization:**  
**Date:**