



City of Saint Paul

City Hall and Court House
15 West Kellogg Boulevard
Council Chambers - 3rd
Floor

Minutes - Final Housing & Redevelopment Authority

Jonathan Sage-Martinson,
Executive Director of the
HRA, 651-266-6565
Britney Wyatt, Recording
Secretary, 651-266-6604

Chair Amy Brendmoen
Commissioner Dan Bostrom
Commissioner Kathy Lantry
Commissioner Russ Stark
Commissioner Dai Thao
Commissioner Dave Thune
Commissioner Chris Tolbert

Wednesday, February 25, 2015

2:00 PM

Council Chambers, City Hall

Roll Call

Present 7 - Commissioner Dan Bostrom, Commissioner Kathy Lantry, Commissioner Russ Stark, Commissioner Dai Thao, Commissioner Chris Tolbert, Commissioner Dave Thune, and Chair Amy Brendmoen

Consent

1 Approval of the February 11, 2015 HRA Meeting Minutes.

Commissioner Stark moved approval. The HRA minutes were adopted.

Yea: 7 - Commissioner Bostrom, Commissioner Lantry, Commissioner Stark, Commissioner Thao, Commissioner Tolbert, Commissioner Thune, and Chair Brendmoen

Nay: 0

2 Resolution Appointing Recording Secretary of the Housing and Redevelopment Authority of the City Of Saint Paul, Minnesota.

Sponsors: Brendmoen

Commissioner Stark moved approval. The resolution was adopted.

Yea: 7 - Commissioner Bostrom, Commissioner Lantry, Commissioner Stark, Commissioner Thao, Commissioner Tolbert, Commissioner Thune, and Chair Brendmoen

Nay: 0

3 Resolution Consenting to the Issuance of (a) Health Care Facility Revenue Refunding Bonds (Open Cities Health Center Project), Series 2015A, and (b) Taxable Health Care Facility Revenue Bonds (Open Cities Health Center Project), Series 2015B for Open Cities Health Center, Inc. by the Port Authority of the City of Saint Paul

Sponsors: Thao

Attachments: [Board Report](#)
 [Attachment B - Map](#)

Commissioner Stark moved approval. The resolution was adopted.

Yea: 7 - Commissioner Bostrom, Commissioner Lantry, Commissioner Stark,
 Commissioner Thao, Commissioner Tolbert, Commissioner Thune, and
 Chair Brendmoen

Nay: 0

Public Hearing

4 Approval of the Sale and Conveyance of Parcel 775 Magnolia Avenue East
 under the Inspiring Communities Program, Payne-Phalen, District 5, Ward 6.

Sponsors: Bostrom

Attachments: [Board Report](#)
 [Attachment B - Marketing and Incentives](#)
 [Attachment C - Photos](#)
 [Attachment C - Map](#)
 [Attachment D - Public Purpose](#)
 [Attachment E - District 5 Profile](#)

**Commissioner Bostrom moved approval. The public hearing was closed and
the resolution adopted.**

Yea: 7 - Commissioner Bostrom, Commissioner Lantry, Commissioner Stark,
 Commissioner Thao, Commissioner Tolbert, Commissioner Thune, and
 Chair Brendmoen

Nay: 0

5 Approval of the Sale and Conveyance of Parcel 771 Geranium Avenue East
 under the Inspiring Communities Program, Payne-Phalen, District 5, Ward 6 .

Sponsors: Bostrom

Attachments: [Board Report](#)
 [Attachment B - Marketing and Incentives](#)
 [Attachment C - Photos](#)
 [Attachment C - Map](#)
 [Attachment D - Public Purpose](#)
 [Attachment E - District 5 Profile](#)

**Commissioner Bostrom moved approval. The public hearing was closed and
the resolution adopted.**

Yea: 7 - Commissioner Bostrom, Commissioner Lantry, Commissioner Stark, Commissioner Thao, Commissioner Tolbert, Commissioner Thune, and Chair Brendmoen

Nay: 0

6 Approval of the Sale and Conveyance of Parcel 752 Jenks Avenue under the Inspiring Communities Program, Payne-Phalen, District 5, Ward 6 .

Sponsors: Bostrom

Attachments: [Board Report](#)
[Attachment B - Marketing and Incentives](#)
[Attachment C - Photos](#)
[Attachment C - Map](#)
[Attachment D - Public Purpose](#)
[Attachment E - District 5 Profile](#)

Commissioner Bostrom moved approval. The public hearing was closed and the resolution adopted.

Yea: 7 - Commissioner Bostrom, Commissioner Lantry, Commissioner Stark, Commissioner Thao, Commissioner Tolbert, Commissioner Thune, and Chair Brendmoen

Nay: 0

7 Resolution Approving and Authorizing Action related to the Saint Paul Housing and Redevelopment Authority's (HRA) Disposition Strategy and Work Plan: 1) Sale and Conveyance of the Parcel 981 Euclid Street, Dayton's Bluff, District 4, Ward 7; and 2) Sale and Conveyance of the Parcel 1045 Fremont Avenue, Dayton's Bluff, District 4, Ward 7.

Sponsors: Lantry

Attachments: [Board Report](#)
[Attachment B - Map of 981 Euclid](#)
[Attachment C - Map of 1045 Fremont](#)
[Attachment D - District 4 Profile](#)
[Attachment E - Public Purpose Form](#)
[Attachment F - Comprehensive Plan Applicability](#)

Commissioner Lantry moved approval. The public hearing was closed and the resolution adopted.

Yea: 7 - Commissioner Bostrom, Commissioner Lantry, Commissioner Stark, Commissioner Thao, Commissioner Tolbert, Commissioner Thune, and Chair Brendmoen

Nay: 0

- 8 Resolution Authorizing the Issuance of Conduit Lease Revenue Refunding Bonds for HOPE Community Academy under Minnesota Statutes, Sections 469.152 through 469.1655 and Approving Related Documents.

Sponsors: Lantry

Attachments: [Board Report](#)
[Attachment B - Map](#)

Commissioner Lantry moved approval. The public hearing was closed and the resolution adopted.

Yea: 7 - Commissioner Bostrom, Commissioner Lantry, Commissioner Stark, Commissioner Thao, Commissioner Tolbert, Commissioner Thune, and Chair Brendmoen

Nay: 0

- 9 Resolution Consenting to the Issuance by the City of Landfall Village, Minnesota of a Commercial Development Revenue Note on Behalf of Goodwill Industries, Inc.

Sponsors: Stark

Attachments: [Board Report](#)
[Attachment B - Map](#)
[Attachment C - District 11 Profile](#)

Commissioner Stark moved approval. The public hearing was closed and the resolution adopted.

Yea: 7 - Commissioner Bostrom, Commissioner Lantry, Commissioner Stark, Commissioner Thao, Commissioner Tolbert, Commissioner Thune, and Chair Brendmoen

Nay: 0

- 10 Authorization to Convey 667 Lafond Avenue and 632 Edmund Avenue in Thomas Dale District 7, Ward 1 to Twin Cities Habitat for Humanity, Inc. and Authorization to Convey 978 Desoto Street in Payne Phalen District 5, Ward 5; 1000 Jessamine Avenue East in Payne Phalen District 5, Ward 6; 1111 McLean Avenue and 1372 McLean Avenue in Dayton's Bluff District 4, Ward 7 to Dayton's Bluff Neighborhood Housing Services

Sponsors: Thao

Attachments: [Board Report](#)
[Attachment B - Maps 667 Lafond Ave and 632 Edmund Ave](#)
[Attachment B - Maps 1000Jessamine](#)
[Attachment B - Maps McLeanParcels](#)
[Attachment B- Maps 978 Desoto](#)
[Attachment E - District 4 Profile](#)
[Attachment E - District 5 Profile](#)
[Attachment E - District 7 Profile](#)

Commissioner Thao moved approval. The public hearing was closed and the resolution adopted.

Yea: 7 - Commissioner Bostrom, Commissioner Lantry, Commissioner Stark, Commissioner Thao, Commissioner Tolbert, Commissioner Thune, and Chair Brendmoen

Nay: 0

11

Resolution Authorizing the Issuance of Conduit Multifamily Housing Revenue Bonds (The Cambric Apartments Project), Series 2015 in an Amount not to Exceed \$14,850,000; Approving Related Documents; Adopting a Housing Program; Authorizing the Execution of a TIF Development Agreement; Approving the Sale of Land; Authorizing the Issuance of a HOME Loan of \$975,000; Waiving of the Developer's Fee Policy; and Authorizing an Amendment of the HRA Budget.

Sponsors: Lantry

Attachments: [Board Report](#)
[Attachment A - Attachment to the Resolution](#)
[Attachment B - Map](#)
[Attachment C - Project Summary](#)
[Attachment D - Sources & Uses](#)
[Attachment E - Public Purpose](#)
[Attachment F - District 4 Profile](#)

Commissioner Lantry moved approval. The public hearing was closed and the resolution adopted.

Yea: 7 - Commissioner Bostrom, Commissioner Lantry, Commissioner Stark, Commissioner Thao, Commissioner Tolbert, Commissioner Thune, and Chair Brendmoen

Nay: 0

12

Resolution Approving and Authorizing the Sale and Conveyance of Three Properties under the Inspiring Communities Program; Authorization to Waive the Maximum Per-Unit Subsidy for Each Property; Authorization to Enter into Development Agreements; and Authorization of Expenditures for

Redevelopment under the Inspiring Communities Program.

Sponsors: Lantry

Attachments: [Board Report](#)
[Attachment B - Award](#)
[Attachment C - Comprehensive Plan Conformance](#)
[Attachment D - Project Summary](#)
[Attachment E - Sources and Uses](#)
[Attachment F - Public Purpose](#)
[Attachment G - District 4 Profile](#)
[Attachment G - District 9 Profile](#)
[Attachment H - Map](#)
[Attachment H - Map](#)
[Attachment H - Map](#)
[Schroeder email](#)

Commissioner Thune moved approval. The public hearing was closed and the resolution adopted.

Yea: 7 - Commissioner Bostrom, Commissioner Lantry, Commissioner Stark, Commissioner Thao, Commissioner Tolbert, Commissioner Thune, and Chair Brendmoen

Nay: 0

Adjournment

Commissioner Lantry moved adjournment. The HRA meeting was adjourned.

Yea: 7 - Commissioner Bostrom, Commissioner Lantry, Commissioner Stark, Commissioner Thao, Commissioner Tolbert, Commissioner Thune, and Chair Brendmoen

Nay: 0