



City of Saint Paul

City Hall and Court House
15 West Kellogg
Boulevard
Council Chambers - 3rd
Floor
651-266-8560

Meeting Agenda

Housing & Redevelopment Authority

Chair Chris Tolbert
Commissioner Amy Brendmoen
Commissioner Mitra Jalali
Commissioner Rebecca Noecker
Commissioner Jane L. Prince
Commissioner Dai Thao
Commissioner Nelsie Yang

Wednesday, October 14, 2020

2:00 PM

Council Chambers, City Hall

Please see below for meeting guidelines due to the COVID-19 pandemic emergency.

ROLL CALL

FOR DISCUSSION

- 1 [RES](#)
[20-1418](#) Resolution amending the Redevelopment Plan for the Ford Site Redevelopment Project Area; approving the adoption of a Second Amendment to the Tax Increment Financing Plan for the Ford Site Redevelopment Tax Increment Financing District; and approving an HRA budget amendment; District 15, Ward 3

 Sponsors: Tolbert
 Attachments: [Board Report](#)
 [Financial Analysis](#)
 [First Amendment to Redevelopment Plan](#)
 [Second Amendment to TIF Plan](#)
 [Map of Ford Site Redevelopment Project Area as expanded](#)

- 2 [RES](#)
[20-1419](#) Resolution authorizing the issuance and sale of conduit revenue refunding bonds of the HRA and the City of Minneapolis on behalf of Children's Health Care and the Execution of Documents, District 9, Ward 2

 Sponsors: Noecker
 Attachments: [Board Report](#)
 [Map](#)

- 3 [RES](#)
[20-1420](#) Resolution authorizing the issuance and sale of conduit multifamily housing revenue bonds for the Parkway Apartments project to be located at 1428 East 7th Street; approving the execution of related documents; adopting a Housing Program; and approving and authorizing a loan of up to \$1,500,000 in HOME funds, District 2, Ward 7
- Sponsors: Prince
- Attachments: [Board Report](#)
- [Map](#)
- [District 2 Profile](#)
- 4 [RES](#)
[20-1421](#) Resolution amending the 2020 HRA Loan Enterprise fund budget for Business Assistance Programs, Citywide
- Sponsors: Tolbert
- Attachments: [Board Report](#)
- [Financial Analysis](#)
- 5 [RES](#)
[20-1422](#) Resolution approving the issuance of a \$100,000 loan under the Job Opportunity Fund program to Hi Hi, LLC, 1079 Rice Street, District 6, Ward 5
- Sponsors: Brendmoen
- Attachments: [Board Report](#)
- [ACP50 Map](#)
- 6 [RES](#)
[20-1263](#) Resolution approving a temporary policy regarding the issuance of conduit revenue bonds for the benefit of Charter School Projects, Citywide
- Sponsors: Tolbert
- Attachments: [Board Report](#)
- [Scope of Work for Conduit Bond Study](#)

Laid over from the September 9, 2020 HRA Board meeting

PUBLIC HEARINGS

- 7 [RES PH](#)
[20-227](#) Resolution authorizing the issuance and sale of conduit multifamily housing revenue bonds for the Fairview & University project to be located at the intersection of Fairview Avenue & University Avenue; approving the execution of related documents; and adopting a Housing Program, District 11, Ward 4
- Sponsors: Jalali
- Attachments: [Board Report](#)
- [Map](#)
- [Sources and Uses](#)
- [District 11 Profile](#)

- 8 [RES PH
20-228](#) Resolution approving the issuance and sale of Conduit Revenue Refunding Bonds, Series 2020, for the Amherst H. Wilder Foundation Project, located at 451 Lexington Parkway and authorizing the execution of documents relating thereto, District 13, Ward 1

Sponsors: Thao

Attachments: [Board Report](#)

[Map](#)

ADJOURNMENT

In-person meetings, or meetings conducted under Minn. Stat. § 13D.02 of the Housing and Redevelopment Authority Board of Commissioners (HRA), are not practical or prudent because of the COVID-19 health pandemic emergency declared under Minn. Stat. Chapter 12 by the Minnesota Governor Tim Walz and Saint Paul Mayor Melvin Carter. In light of the COVID-19 health pandemic, members of the HRA will participate in HRA meetings by telephone or other electronic means.

Public attendance at the HRA's regular meeting location is not feasible due to the COVID-19 health pandemic. Members of the public may view HRA meetings online at <https://stpaul.legistar.com/Calendar.aspx> or on local cable Channel 18.

The public may comment on public hearing items in writing or via voicemail. Any comments and materials submitted by 12:00 pm of the day before the meeting will be attached to the public record and available for review by the Board. Comments may be submitted as follows:

Written public comment on public hearing items can be submitted to HRAHearing@ci.stpaul.mn.us or by voicemail at 651-266-6806.

While the Board will make best efforts to decide all issues before them, the Board may delay decisions on certain matters where the members believe meeting in-person is necessary.