



close on the purchase of those properties pursuant to the terms approved by HRA; and

**WHEREAS**, HRA staff released a Request for Proposals (“RFP”) to solicit proposals for redevelopment of the Property in accordance with ICP criteria; and

**WHEREAS**, based upon the proposals received, staff recommends the sale of the Property to Eden Builders, Inc., for purposes of developing and selling the rehabilitated property for owner-occupied homeownership, as more fully set forth in the staff report accompanying this resolution; and

**WHEREAS**, HRA staff further recommends that the HRA enter into a development agreement and expend funds for redevelopment under the ICP, as more fully set forth in the staff report; and

**WHEREAS**, the recommendation was considered by the HRA Board pursuant to due notice thereof published in the Saint Paul Pioneer Press on December 02, 2017, and after a public hearing held on Wednesday, December 13, 2017 at 2:00 pm, central standard time, on the third floor of City Hall, 15 West Kellogg Boulevard, Saint Paul, Minnesota; and

**WHEREAS**, by this resolution the HRA finds a public purpose for the sale and conveyance of 700 4<sup>th</sup> Street E.

**NOW THEREFORE BE IT RESOLVED** that the Housing and Redevelopment Authority of the City of Saint Paul, Minnesota, hereby approves as follows:

1. The HRA Board approves the termination of the previous development agreement between the HRA and PPL for the property at 700 4<sup>th</sup> Street East.

2. The HRA Board hereby approves the recommendation and authorizes the sale and conveyance of 700 4<sup>th</sup> Street E to Eden Builders, Inc. on the terms and conditions described in the staff report.

3. The HRA Board approves the execution of development agreements with the purchasers/developers consistent with the approvals contained in this Resolution and Program requirements, and which will contain applicable compliance requirements. The Executive Director is authorized to negotiate development agreements that are consistent with the intent of this Resolution and are approved by the City Attorney Office.

4. That subsidy expenditures from the Plan budget in the amount of \$149,156.00 for the Property are hereby approved and authorized.

5. The HRA Board hereby authorizes and directs staff to take all actions necessary to carry out the activities authorized by this Resolution, and the Executive Director is hereby authorized and directed to execute all documents and instruments necessary to effectuate the activities to be undertaken by this Resolution except that the HRA Chair/Commissioner shall execute the deeds of conveyance to the purchasers/developers.