



Legislation Text

File #: RES 15-615, **Version:** 1

Resolution Authorizing Final Design Approval for the Sale of HRA owned Property in Victoria Park to Victoria Park Communities, LLC (District 9, Ward 2)

WHEREAS, the Housing and Redevelopment Authority of the City of Saint Paul, Minnesota ("HRA") is a public body corporate and politic established pursuant to the provisions of Minnesota Statutes, Section 469.001 et seq (the "HRA Act"); and

WHEREAS, the HRA has the power to engage in development or redevelopment activities under Chapter 469 of the Minnesota Statutes, Housing and Redevelopment Act ("Act") and by authority of said Act engages in activities relating to: a) housing projects and development; b) removal and prevention of the spread of conditions of blight or deteriorations; c) bringing substandard buildings and improvements into compliance with public standards; d) disposition of land for private development; and e) improving the tax base and the financial stability of the community, and to engage in the aforementioned activities when these needs cannot be met through reliance solely upon private initiative and which can also be undertaken in targeted neighborhoods; and

WHEREAS, on November 25, 2012 by Resolution Number PH 12-348, the HRA approved a purchase agreement ("Purchase Agreement") with Victoria Park Communities, LLC ("Developer") to purchase the HRA owned land containing 7.62 acres and located in Victoria Park, Saint Paul, Mn ("HRA Land"); and

WHEREAS, the Developer will build a multi-unit market-rate apartment building on the HRA Land ("Project"); and

WHEREAS, as a contingency of the Purchase Agreement the HRA has sole authority to provide final exterior design approval of the Project prior to conveyance of the HRA Land; and

WHEREAS, the Developer has submitted to HRA staff and affected community groups proposed exterior design of the Project ("Exterior Design") and the staff is presenting this Exterior Design to the HRA Board for its approval; and

WHEREAS, the Developer has agreed to enter into a project labor agreement ("PLA") for the Project that will be consistent with the HRA's requirements.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Housing and Redevelopment Authority of the City of Saint Paul, Minnesota, that:

- 1) Upon the Developer's execution and delivery of an acceptable PLA, the HRA Board hereby approves and authorizes the Exterior Design of the Project as attached to the staff report to this Resolution.
- 2) The HRA Executive Director, staff and legal counsel for the HRA are further directed and authorized to take all actions necessary to implement this Resolution, including the closing of the sale of the HRA Land to the Developer, and the HRA's Executive Director is authorized to execute any documents and instruments in connection therewith.

