



## Legislation Text

---

**File #:** RES 18-1236, **Version:** 1

---

Resolution authorizing waiver of the unit restriction for the allocation of the Rental Rehabilitation Loan Program Funds to the Property Located at 1108 Western Avenue N. Saint Paul, Ward 5, District 6

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

**WHEREAS**, the HRA has the power to engage in development or redevelopment activities under Minnesota law and the HRA is authorized to engage in activities relating to (a) housing projects and development, (b) removal and prevention of the spread of conditions of blight or deterioration, (c) bringing substandard buildings and improvements into compliance with public standards, (d) disposition of land for private redevelopment, 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 is authorized to create redevelopment projects as defined in Minn Stat Section 469.002, Subd. 14; and

**WHEREAS**, on December 14, 2016, the Council of the City of Saint Paul passed Resolution 16-2160, adopting the 2017 budgets as proposed by the Mayor (the "2017 Budget"); and

**WHEREAS**, the 2017 Budget allocated \$750,000 to the HRA Enterprise Fund for the rehabilitation of one to four unit rental dwellings, to improve the safety and quality of naturally-occurring low-income housing stock within the City (the "Rental Rehab Loan Program"); and

**WHEREAS**, on July 26, 2017, the HRA passed Resolution 17-1158, approving the Rental Rehab Loan Program Guidelines (the "Guidelines") that establish baseline considerations and guidance for implementation of the Rental Rehabilitation Loan Program; and

**WHEREAS**, the Guidelines limit the properties eligible for the Rental Rehab Program to those with 4 or fewer units; and

**WHEREAS**, to fund eligible activities on the property located at 1108 Western Avenue, a 9-unit rental building, staff is proposing to waive the Guidelines' unit restriction with regard to that property;

**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. The HRA Board of Commissioners hereby approves the waiver of the unit restriction of Rental Rehab Loan Program to fund otherwise eligible activities at the property located at 1108 Western Avenue, with all other standard terms and conditions to remain the same.

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. The HRA's Executive Director is authorized to execute any documents and instruments in connection with this Resolution.