



City of Saint Paul

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

Meeting Minutes - Final

Housing & Redevelopment Authority

Chair Cheniqua Johnson
Commissioner Anika Bowie
Commissioner Molly Coleman
Commissioner Saura Jost
Commissioner HwaJeong Kim
Commissioner Rebecca Noecker
Commissioner Nelsie Yang

Wednesday, June 10, 2026

2:00 PM

Council Chambers, City Hall

The video for Item 5 on the HRA agenda can be found between Items 17 and 18 in the Council meeting video.

ROLL CALL

Chair Johnson called the meeting to order at 2:00 p.m.

Present 6 - Commissioner Rebecca Noecker, Commissioner Nelsie Yang, Commissioner Cheniqua Johnson, Commissioner Saura Jost, Commissioner HwaJeong Kim, and Commissioner Molly Coleman

Absent 1 - Commissioner Anika Bowie

DISCUSSION

Commissioner Bowie arrived at 2:02

Present 7 - Commissioner Rebecca Noecker, Commissioner Nelsie Yang, Commissioner Anika Bowie, Commissioner Cheniqua Johnson, Commissioner Saura Jost, Commissioner HwaJeong Kim, and Commissioner Molly Coleman

- 1 [RES 26-941](#) Resolution Approving the Acquisition of Real Property Located at 259 University Avenue W, District 7, Ward 1

Attachments: [Board Report](#)
 [Purchase Agreement](#)
 [Addendum to Purchase Agreement](#)
 [Contract](#)
 [Appraisal](#)
 [Neighborhood Profile](#)
 [District Profile](#)
 [Map](#)

Moved by Commissioner Bowie, Resolution is Adopted. The motion carried by the following vote:

Yea: 7 - Commissioner Noecker, Commissioner Yang, Commissioner Bowie, Commissioner Johnson, Commissioner Jost, Commissioner Kim, and Commissioner Coleman

Nay: 0

STAFF REPORT

2 [SR 26-117](#) Inspiring Communities (1087 Ross Avenue)

Attachments: [Presentation](#)

Senior Project Manager Claire Pettry gave a presentation and answered questions from the Board.

Mohamoud Mire with M&M Real Estate LLC spoke about the project and answered questions from the Board.

Received and Filed

3 [SR 26-118](#) Emergency Rental Assistance Program Updates

Attachments: [Presentation](#)

Executive Director Melanie McMahon introduced the project.

Housing Supervisor Christina Bridston gave a presentation and answered questions from the Board. Housing Director Jules Atangana also helped answer questions.

Received and Filed

4 [SR 26-119](#) Introduction to Reservation of Funds for Certain Saint Paul Projects
Applying for Funding from the Minnesota Housing Finance Agency

Attachments: [Presentation](#)

Ms. McMahon gave an introduction.

PED Housing Supervisor Sarah Zorn gave a presentation.

Received and Filed

RECESS

The HRA recessed until the conclusion of the public hearing for the Galtier Plaza Tax Increment Financing District (City Council Agenda Item 17), which took place during the 3:30 p.m. City Council meeting.

RECONVENE

Chair Johnson reconvened the meeting.

ROLL CALL

Present 7 - Commissioner Rebecca Noecker, Commissioner Nelsie Yang, Commissioner Anika Bowie, Commissioner Cheniqua Johnson, Commissioner Saura Jost, Commissioner HwaJeong Kim, and Commissioner Molly Coleman

- 5 [RES 26-926](#) Resolution Approving and Authorizing (i) the Establishment of the Galtier Plaza Tax Increment Financing District (a Redevelopment District) in the Seventh Place Redevelopment Project Area and Adopting a Tax Increment Financing Plan therefor, (ii) an Amendment to the Tax Increment Financing Plan for the Minnesota Event Tax Increment Financing District, (iii) an HRA Budget Amendment, and (iv) the Execution of a Tax Increment Development Agreement and Related Documents, Including the Issuance of a TIF Note and Forgivable Spending Plan TIF Loan for the Project, District 17, Ward 2

Attachments: [Board Report](#)
 [Amendment to MN Event TIF Plan](#)
 [Neighborhood Profile](#)
 [Map](#)
 [Galtier Plaza TIF Plan](#)
 [Financial Analysis](#)
 [Opposition - Robert Muschewske_Redacted](#)
 [Opposition - Gerald Mischke_Redacted](#)
 [SPDA & SPDDC Letter of Support](#)
 [Bill Hanley public comment](#)
 [Galtier_StPaulBT_Letter of Support](#)

Moved by Commissioner Noecker, Resolution is Adopted. The motion carried by the following vote:

Yea: 7 - Commissioner Noecker, Commissioner Yang, Commissioner Bowie, Commissioner Johnson, Commissioner Jost, Commissioner Kim, and Commissioner Coleman

Nay: 0

NEXT MEETING DATE

June 24, 2026

ADJOURNMENT

The HRA meeting was adjourned.

Housing and Redevelopment Authority Board of Commissioners (HRA) meetings are open for in person attendance, but the public may also comment on public hearing items in writing or via voicemail. Any comments and materials submitted by 12:00 p.m. 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. Live testimony will be taken in person in the Council Chambers, Third Floor City Hall.

Members of the public may view HRA meetings online at

<https://stpaul.legistar.com/Calendar.aspx> or on local cable Channel 18.

HRA Meeting Information

The HRA is paperless which saves the environment and reduces expenses. The agendas and HRA files are all available on the Web (see below). Commissioners use mobile devices to review the files during the meeting. Using a mobile device greatly reduces costs since agendas, including the documents attached to files, can be over 100 pages when printed.

Web

Meetings are available on the City Council website. Email notification and web feeds (RSS) of newly released minutes, agendas, and meetings are available by subscription at <https://public.govdelivery.com/accounts/STPAUL/subscriber/new>.

Visit <https://stpaul.legistar.com/Calendar.aspx> for meeting videos and updated copies of the agendas, minutes and supporting documents.

Cable

Meetings are live on St Paul Channel 18 and replayed at various times. Check your local listings.