



City of Saint Paul

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

Meeting Minutes

Housing & Redevelopment Authority

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

Wednesday, April 26, 2023

2:00 PM

Council Chambers, City Hall

ROLL CALL

The meeting was called to order at 2:01 p.m.

Present 6 - Commissioner Rebecca Noecker, Commissioner Amy Brendmoen, Chair Chris Tolbert, Commissioner Mitra Jalali, Commissioner Nelsie Yang, and Commissioner Russel Balenger

Absent 1 - Commissioner Jane L. Prince

FOR DISCUSSION

Present 7 - Commissioner Rebecca Noecker, Commissioner Jane L. Prince, Commissioner Amy Brendmoen, Chair Chris Tolbert, Commissioner Mitra Jalali, Commissioner Nelsie Yang, and Commissioner Russel Balenger

- 1 [RES 23-636](#) Resolution Approving and Designating Rondo Community Land Trust (Rondo CLT) as Tentative Developer for the HRA-owned parcels located at 0 Marshall Avenue and 1036 Marshall Avenue Saint Paul, District 8, Ward 1

Nicolle Goodman, HRA Executive Director, gave a brief staff report.

Commissioner Balenger moved to approve.

6 in favor, None opposed

Resolution is Adopted

Moved by Commissioner Balenger, Resolution is Adopted.

Yea: 6 - Commissioner Noecker, Commissioner Brendmoen, Chair Tolbert, Commissioner Jalali, Commissioner Yang, and Commissioner Balenger

Nay: 0

Absent: 1 - Commissioner Prince

- 2 [RES 23-648](#) Resolution authorizing the issuance and sale of conduit multifamily housing revenue bonds for the Plato Apartments at Farwell Yards Project to be located at 115 Plato Boulevard West; approving the execution of related documents; and adopting a Housing Program, District 3, Ward 2
- Commissioner Prince Arrived*
Nicolle Goodman, HRA Executive Director, gave a brief staff report.
Commissioner Noecker moved to approve.
7 in favor, None opposed
Resolution is Adopted
- Moved by Commissioner Noecker, Resolution is Adopted.**
- Yea:** 7 - Commissioner Noecker, Commissioner Prince, Commissioner Brendmoen, Chair Tolbert, Commissioner Jalali, Commissioner Yang, and Commissioner Balenger
- Nay:** 0
- 3 [RES 23-649](#) Resolution approving the execution of a tax increment financing development agreement for a project located at 115 Plato Boulevard West (Farwell Yards Project), District 3, Ward 2
- Nicolle Goodman, HRA Executive Director, gave a brief staff report.*
Commissioner Noecker moved to approve.
7 in favor, None opposed
Resolution is Adopted
- Moved by Commissioner Noecker, Resolution is Adopted.**
- Yea:** 7 - Commissioner Noecker, Commissioner Prince, Commissioner Brendmoen, Chair Tolbert, Commissioner Jalali, Commissioner Yang, and Commissioner Balenger
- Nay:** 0
- 4 [RES 23-651](#) Resolution approving a \$49,000 CDBG Loan to Crasqui Restaurant, LLC for new job creation and interior restaurant rehabilitation project at 84 Wabasha Street S., District 3, Ward 2
- Nicolle Goodman, HRA Executive Director, gave a brief staff report.*
Commissioner Noecker moved to approve.
7 in favor, None opposed
Resolution is Adopted
- Moved by Commissioner Noecker, Resolution is Adopted.**
- Yea:** 7 - Commissioner Noecker, Commissioner Prince, Commissioner Brendmoen, Chair Tolbert, Commissioner Jalali, Commissioner Yang, and Commissioner Balenger
- Nay:** 0

- 5 [RES 23-657](#) Resolution correcting the legal description contained in Resolution No. PH 22-381 adopted on December 14, 2022 related to the authorization to acquire a vacant lot currently used as a parking lot from the City of Saint Paul located at 410 Griggs and subsequently convey the same to adjacent property owner, Concordia University, District 13, Ward 1

Nicolle Goodman, HRA Executive Director, gave a brief staff report.

Commissioner Brendmoen moved to approve.

7 in favor, None opposed

Resolution is Adopted

Moved by Commissioner Brendmoen, Resolution is Adopted.

Yea: 7 - Commissioner Noecker, Commissioner Prince, Commissioner Brendmoen, Chair Tolbert, Commissioner Jalali, Commissioner Yang, and Commissioner Balenger

Nay: 0

PUBLIC HEARING

- 6 [RES PH 23-99](#) Resolution giving preliminary approval to the proposed issuance of conduit multifamily housing revenue bonds for the Balsam on Broadway Apartments located at 540 Broadway Street, under Minnesota Statutes, Chapter 462C; and adopting a Housing Program, District 17 Ward 2

Nicolle Goodman, HRA Executive Director, gave a brief staff report.

Commissioner Noecker moved to approve.

7 in favor, None opposed

Resolution is Adopted

Moved by Commissioner Noecker, Resolution-Public Hearing is Adopted.

Yea: 7 - Commissioner Noecker, Commissioner Prince, Commissioner Brendmoen, Chair Tolbert, Commissioner Jalali, Commissioner Yang, and Commissioner Balenger

Nay: 0

ADJOURNMENT

The meeting was Adjourned at 2:21 p.m.

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.