



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 Rebecca Noecker
Commissioner Anika Bowie
Commissioner Mitra Jalali
Commissioner Cheniqua Johnson
Commissioner Saura Jost
Commissioner HwaJeong Kim
Commissioner Nelsie Yang

Wednesday, October 23, 2024

2:00 PM

Council Chambers, City Hall

ROLL CALL

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

Present 6 - Commissioner Rebecca Noecker, Commissioner Mitra Jalali, Commissioner Nelsie Yang, Commissioner Anika Bowie, Commissioner Cheniqua Johnson, and Commissioner Saura Jost

Absent 1 - Commissioner HwaJeong Kim

FOR DISCUSSION

- 1 [RES 24-1548](#) Resolution Approving the Decertification of the Koch Mobil Redevelopment Tax Increment Financing District and amending the HRA budget therefor, District 9, Ward 2
- Nicolle Goodman, HRA Executive Director, gave a brief staff report and recommended approval.*
Chair Noecker moved approval.
- Moved by Commissioner Noecker, Resolution is Adopted.**
- Yea:** 6 - Commissioner Noecker, Commissioner Jalali, Commissioner Yang, Commissioner Bowie, Commissioner Johnson, and Commissioner Jost
- Nay:** 0
- Absent:** 1 - Commissioner Kim

- 2** [RES 24-1549](#) Resolution authorizing and approving a \$2,159,382 Pooled TIF Loan; and recommending approval by City Council of a Metropolitan Council Livable Communities Act (“LCA”) Local Housing Incentives Account loan in the amount of \$1,159,382 and related documents for the Mary Hall project located at 438 Dorothy Place, District 17, Ward 2
- Nicolle Goodman, HRA Executive Director, gave a brief staff report and recommended approval.*
Chair Noecker moved approval.
- Moved by Commissioner Noecker, Resolution is Adopted.**
- Yea:** 6 - Commissioner Noecker, Commissioner Jalali, Commissioner Yang, Commissioner Bowie, Commissioner Johnson, and Commissioner Jost
- Nay:** 0
- Absent:** 1 - Commissioner Kim

- 3** [RES 24-1556](#) Resolution approving and authorizing various easements including a temporary right to construct for Ramsey County Rice Street Reconstruction Project at 895 Rice Street (District 6, Ward 1), a permanent easement for Northern States Power, d/b/a Xcel Energy, at the Smith Avenue Ramp for the Gold Line BRT station electrical facilities (District 17, Ward 2), and a permanent easement for Metropolitan Council at Smith Avenue Ramp for utility lines (District 17, Ward 2)
- Nicolle Goodman, HRA Executive Director, gave a brief staff report and recommended approval.*
Commissioner Johnson moved approval.
- Moved by Commissioner Johnson, Resolution is Adopted.**
- Yea:** 6 - Commissioner Noecker, Commissioner Jalali, Commissioner Yang, Commissioner Bowie, Commissioner Johnson, and Commissioner Jost
- Nay:** 0
- Absent:** 1 - Commissioner Kim

STAFF REPORTS

Commissioner Kim Arrived.

- Present** 7 - Commissioner Rebecca Noecker, Commissioner Mitra Jalali, Commissioner Nelsie Yang, Commissioner Anika Bowie, Commissioner Cheniqua Johnson, Commissioner Saura Jost, and Commissioner HwaJeong Kim

- 4 [SR 24-182](#) Introduction to Formal Amendment to Shepard Davern Rental Housing TIF District #244

*Nicolle Goodman, HRA Executive Director, introduced staff.
Jenny Wolfe, Debt Manager, presented the Commissioners with an introduction to the formal amendment to Shepard Davern Rental Housing TIF District and answered questions.*

Received and Filed

- 5 [SR 24-183](#) Intro to Additional Dwelling Unit Toolkit

*Nicolle Goodman, HRA Executive Director, introduced staff.
Chair Noecker made opening remarks.
Emma Brown, Senior City Planner, presented the Commissioners with an intro to the Additional Dwelling Unit Toolkit and answered questions.
Commissioner Johnson was Excused at 2:30 p.m.*

Received and Filed

- 6 [SR 24-158](#) HRA - PED 2025 Budget Presentation

Nicolle Goodman, HRA Executive Director, presented the Commissioners with the 2025 HRA - PED Budget and answered questions.

Referred to the Housing & Redevelopment Authority due back on 11/6/2024

ADJOURNMENT

The meeting was Adjourned at 3:04 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.

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

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Cable

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