

**ST. LOUIS COUNTY HOUSING AND REDEVELOPMENT AUTHORITY (HRA)  
PROCEEDINGS**

Tuesday, November 28, 2023

The St. Louis County Housing and Redevelopment Authority (HRA) meeting was called to order at 10:46 a.m., at the City of Leonidas City Hall, Eveleth, Minnesota, with the following members present: Commissioners Annie Harala, Patrick Boyle, Ashley Grimm, Paul McDonald, Keith Musolf, Mike Jugovich and Chair Keith Nelson - 7 Absent: None - 0.

Commissioner Harala, supported by Commissioner Boyle, moved to approve the minutes from the September 12, 2023 HRA meeting. The motion passed; seven yeas, zero nays.

Commissioner McDonald, supported by Commissioner Harala, moved that the St. Louis County Housing and Redevelopment Authority (HRA) Board approves applying to Minnesota Housing for the 2024 Minnesota City Participation Program (MCP) and authorizes the Interim Executive Director to submit the application. Upon acceptance of the application by the Minnesota Housing Finance Agency, the HRA Board authorizes the Interim Executive Director and a representative of the County Attorney to execute all the necessary documents related thereto. The motion passed; seven yeas, zero nays. HRA Resolution No. 23-04

Commissioner Jugovich exited the meeting at 10:50 a.m.

Commissioner McDonald, supported by Commissioner Harala, moved that the St. Louis County Housing and Redevelopment Authority (HRA) Board determines that the funding request from the Vermilion Housing Corporation will improve affordable housing and authorizes the Interim Executive Director and County Attorney to negotiate a \$7,500 grant funding agreement; and further, that the appropriate HRA officials and a representative of the County Attorney are authorized to execute the grant funding agreement on behalf of the St. Louis County HRA, along with all the necessary documents related thereto. Funds as needed are to be transferred from the HRA fund balance and be paid from HRA Fund 250, Agency 251001, or its appropriate fund. Tim Tomsich, of the Vermilion Housing Corporation, discussed issues the Vermilion Housing Corporation has had filling empty units due to building deterioration and the age of the units. The motion passed; six yeas, zero nays, one absent (Jugovich). HRA Resolution No. 23-05

Commissioner McDonald, supported by Commissioner Harala, moved that the St. Louis County Housing and Redevelopment Authority (HRA) Board determines that the funding request from the City of Cook will improve housing needs and authorizes the Interim Executive Director and County Attorney to negotiate an \$8,750 one-time grant funding agreement contingent upon receipt of authorizing resolutions by the Cook HRA Board of Commissioners; and further, that the appropriate HRA officials and a representative of the County Attorney are authorized to execute the grant funding agreement on behalf of the St. Louis County HRA, along with all the necessary documents related thereto. Funds as needed are to be transferred from the HRA fund balance and be paid from HRA Fund 250, Agency 251001, or its appropriate fund. Elizabeth Storm, Cook City Councilor, said \$8,750 is needed for the study and the total project is \$35,000. Liza Root, Cook City Councilor, said the last housing needs assessment was done in 1995. The motion passed; five yeas, one nay (Nelson), one absent (Jugovich). HRA Resolution No. 23-06



### **HRA RESOLUTION No. 23-04**

WHEREAS, The Minnesota Housing Finance Agency (Minnesota Housing) has issued a request for applicants to participate in the Minnesota City Participation Program (MCP); and

WHEREAS, The St. Louis County Housing and Redevelopment Authority (HRA) is an eligible applicant, and HRA participation in the MCP is consistent with the mission and vision of the HRA; and

WHEREAS, Minnesota Housing's acceptance of the HRA application will provide affordable mortgage financing to first-time home buyers throughout St. Louis County.

THEREFORE, BE IT RESOLVED, That the HRA Board approves applying to Minnesota Housing for the 2024 MCP and authorizes the Interim Executive Director to submit the application.

RESOLVED FURTHER, That upon acceptance of the application by the Minnesota Housing Finance Agency, the HRA Board authorizes the Interim Executive Director and a representative of the County Attorney to execute all the necessary documents related thereto.

Unanimously adopted November 28, 2023.

### **HRA RESOLUTION No. 23-05**

WHEREAS, The Vermilion Housing Corporation has requested \$7,500 from the St. Louis County Housing and Redevelopment Authority (HRA) for a housing assessment; and

WHEREAS, The HRA desires to fund the project pursuant to Minn. Stat. §469.012, Subd. 1; and

WHEREAS, The HRA has available funding for such projects.

THEREFORE, BE IT RESOLVED, That the HRA determines that the funding request from the Vermilion Housing Corporation will improve affordable housing and authorizes the Interim Executive Director and County Attorney to negotiate a \$7,500 grant funding agreement.

RESOLVED FURTHER, That the appropriate HRA officials and a representative of the County Attorney are authorized to execute the grant funding agreement on behalf of the St. Louis County HRA, along with all the necessary documents related thereto.

RESOLVED FURTHER, That funds as needed be transferred from the HRA fund balance and be paid from HRA Fund 250, Agency 251001, or its appropriate fund.

Unanimously adopted November 28, 2023.

### **HRA RESOLUTION No. 23-06**

WHEREAS, The City of Cook has requested \$8,750 from the St. Louis County Housing and Redevelopment Authority (HRA) for a housing study; and

WHEREAS, The HRA desires to fund the project pursuant to Minn. Stat. §469.012, Subd. 1; and

WHEREAS, The HRA has available funding for such projects.

THEREFORE, BE IT RESOLVED, That the HRA determines that the funding request from the City of Cook will improve housing needs and authorizes the Interim Executive Director and County Attorney to negotiate an \$8,750 one-time grant funding agreement contingent upon receipt of authorizing resolutions by the Cook HRA Board of Commissioners.

RESOLVED FURTHER, That the appropriate HRA officials and a representative of the County Attorney are authorized to execute the grant funding agreement on behalf of the St. Louis



County HRA, along with all the necessary documents related thereto.

RESOLVED FURTHER, That funds as needed be transferred from the HRA fund balance and be paid from HRA Fund 250, Agency 251001, or its appropriate fund.

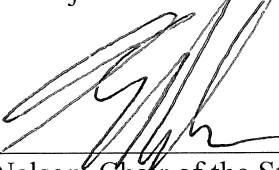
Yeas – Commissioners Harala, Boyle, Grimm, McDonald, Musolf – 5

Nays – Commissioner Chair Nelson – 1

Absent – Commissioner Jugovich – 1

Adopted November 28, 2023.

At 11:09 a.m., November 28, 2023, Commissioner Harala, supported by Commissioner Grimm, moved to adjourn the meeting. The motion passed; six yeas, zero nays, one absent (Jugovich).



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Keith Nelson, Chair of the St. Louis County HRA



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Phil Chapman, Deputy Auditor/Clerk of the St. Louis County HRA

