

CITY OF ST. FRANCIS
ST. FRANCIS, MN
ANOKA COUNTY

ECONOMIC DEVELOPMENT AUTHORITY MEETING AGENDA

MONDAY JANUARY 4, 2016

ISD #15 District Offices
4115 Ambassador Blvd. NW

5:50 PM

1. Call to Order
2. Roll Call
3. Approve Minutes of October 19, 2015
4. Meadows of St. Francis Townhome Lots
5. Other Discussion
6. Adjourn

CITY OF ST. FRANCIS
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ANOKA COUNTY

ECONOMIC DEVELOPMENT AUTHORITY MEETING MINUTES

MONDAY, OCTOBER 19, 2015

1. **Call to Order:** The EDA Commission president Chris McClish called the EDA meeting to order at 5:03 pm.
2. **Roll Call:** Members present Chris McClish, Richard Orpen and Brenda Pavelich-Beck. Brian Beeman arrived at 5:05 pm. Troy Shook excused. Also present Mayor Steve Kane, City Administrator Joe Kohlmann, City Attorney Scott Lepak, and City Clerk Barb Held.
3. **Approve Minutes of July 6, 2015:** Motion by Orpen second Pavelich-Beck to approve the July 6, 2015 Economic Development Authority Minutes. Motion carried 4-0.
4. **Meadows of St. Francis Townhome Lots:** Discussion was held on a potential group who may be interested in the townhome lots. This is the same group that is looking at building an assisted/transitional home living by the Ponds Golf Course. McClish stated the EDA received around \$75,000 in HRA Funds to purchase the townhomes lots. If this new group interested in the lots do not fall in line with HRA goals we would have to refund the money to Anoka County. Pavelich-Beck asked what are the goals? Kohlmann stated he believes it is income based. The housing plans this group plans on using are similar to what is currently out there. Orpen said I would like to see them develop this land. Pavelich-Beck asked what is the time line for the assisted living development and this project. Kohlmann said simultaneously, I believe. Pavelich-Beck agreed with Orpen, we are not in the business of owning the lots long term. Kohlmann stated the city attorney has reviewed the purchase agreement. Motion by Pavelich-Beck second Orpen approving the purchase agreement to sell the Meadows of St. Francis Townhome Lots. McClish said he was in favor of selling the lots to get them back on the tax roll. Beeman stated he thought it was a good fit for the community. Motion carried 4-0.
5. **Other Discussion:** Question was asked on any YMCA updates? A group will be attending the November Anoka County HRA meeting to see if there is any support from the County. After that a market study would start.
6. **Adjournment:** McClish adjourned the EDA meeting at 5:12 pm.

Barbara I. Held, City Clerk

Economic Development Authority for the City of St. Francis
St. Francis, MN
Anoka County

RESOLUTION 2016-01

Resolution Approving the Sale of Property,
Transfer of Master Declarant Rights for Master Meadows of St. Francis,
Amendment of the Purchase Agreement and Granting Signatory Authority

BE IT RESOLVED THAT, the Board/Commissioners of the Economic Development Authority for the City of St. Francis, Minnesota hereby approves the sale of the real property described herein and Transfer of Master Declarant Rights for Master Meadows of St. Francis conveying title and master declarant rights regarding Lots 1 through 22, and Lots 43 through 66, inclusive, Block 1, MEADOWS OF ST. FRANCIS, Anoka County, Minnesota, to Able Companies, Inc. or its successors and assigns.

BE IT FURTHER RESOLVED THAT, the Board/Commissioners of the Economic Development Authority for the City of St. Francis, Minnesota hereby authorizes Joseph Kohlmann, Chief Executive Officer of the Economic Development Authority for the City of St. Francis, Minnesota, to execute any and all necessary and reasonable documents to effectuate the sale of the above referenced real property to Able Companies, Inc., or its successors and assigns, including but not limited to, closing documents, deed, affidavits and an amendment to the purchase agreement to extend the closing date specified therein.

ADOPTED BY THE BOARD/COMMISSIONERS OF THE ECONOMIC DEVELOPMENT
OF THE CITY OF ST. FRANCIS THIS 4th DAY OF JANUARY, 2016.

APPROVED:

Chris McClish
EDA President