

MINUTES OF THE PROCEEDINGS OF THE CITY COUNCIL
OF THE CITY OF FOSTON, POLK COUNTY MINNESOTA
MAY 28, 2014

Pursuant to due call and notice thereof, a special meeting of the Council of the City of Fosston, Polk County Minnesota was held in Council Chambers on Wednesday, May 28, 2014 at 7:00 p.m.

The meeting was called to order by Mayor Offerdahl with the following members present: Dufault, Veum and Hoialmen. Member absent: Carlson. Also present: Dean Vikan, Adam Bingham and Cheryl Anderson.

Item #1 on the agenda for the evening is to consider approval of the application for variance from Larry Roed. This item was struck from the agenda as the application was denied.

The Public Hearing on the Johnson Avenue Redevelopment Plan was opened at 7:03 p.m. As Lucken explained, the HRA in Mentor has loan funds that they have offered to the developers in the downtown redevelopment area at 0% interest. The Housing Authority is making available from Polk County levy loan funds 10% of the purchase price of the new buildings up to an aggregate amount of \$90,000.00 in the form of zero percent second mortgage loans to purchasers of the new buildings in the Project Area to assist in making them more affordable for the businesses that have a desire to locate in the city.

Member Dufault introduced the following resolution and moved its adoption:

RESOLUTION NO. 43

**RESOLUTION APPROVING ESTABLISHMENT OF A
REDEVELOPMENT PROJECT AND APPROVING A
REDEVELOPMENT PLAN THEREFOR AS PROPOSED BY THE
NORTHWEST MINNESOTA MULTI-COUNTY HOUSING AND
REDEVELOPMENT AUTHORITY**

BE IT RESOLVED by the City Council (the "Council") of the City of Fosston, Minnesota (the "City"), as follows:

Section 1. Recitals. The Council makes the following recitals of fact:

A. Pursuant to Minnesota Statutes, Sections 469.001 through 469.047, (collectively, the "Act") the Northwest Minnesota Multi-County Housing and Redevelopment Authority (the "Authority") was established to exercise housing and economic development powers among others.

B. In furtherance of the objectives of the Authority, the Authority has proposed establishment of a Project Area (the "Redevelopment Project") in the City and adoption of a Redevelopment Plan therefor (the "Redevelopment Plan") pursuant to Sections 469.027 and 469.028 of the Act.

C. The Redevelopment Project is coterminous, encompassing the entire jurisdiction of the City (the "Project Area").

D. The Redevelopment Plan is on file in the office of the City Administrator.

E. The Authority has transmitted to the Council a copy of the Plan.

F. Pursuant to a Resolution 13-07, adopted by the Council on January 14, 2013, the Council has the powers and duties of the city planning agency pursuant to Minnesota Statutes, Section 462.354.

G. The Council has this day held a public hearing on the Plan and designation of the Project Area at which all desiring to speak were given an opportunity to be heard.

Section 2. Findings. It is hereby found, determined and declared, after investigation of the facts and reports and studies previously presented to this Council that:

A. The land in the Project Area would not be made available for redevelopment without the financial aid to be sought by establishing the Project Area.

B. The Plan will afford maximum opportunity, consistent with the needs of the City as a whole, for the redevelopment of the Project Area by private enterprise.

C. The Plan conforms to the general plan for the development of the City as a whole.

Section 3. Approval.

3.01 The Project Area is approved.

3.02 The Plan is approved.

The motion of the adoption of the foregoing resolution was duly seconded by Member Hoialmen and, upon vote being taken, the following voted in favor thereof: Dufault, Hoialmen, Veum and Offerdahl

And the following voted against the same: None

Whereupon, said resolution was declared duly passed and adopted this 28th day of May, 2014.

James Offerdahl, Mayor

Attest:

Charles Lucken, City Administrator

There being no further business to come before the council, motion was made by Veum seconded by Hoialmen to adjourn. Motion carried by unanimous vote.

Charles Lucken, City Administrator