

NORTHFIELD HOUSING AND REDEVELOPMENT AUTHORITY  
RESOLUTION 2025-00X

A RESOLUTION BY THE NORTHFIELD HOUSING AND REDEVELOPMENT  
AUTHORITY OF THE CITY OF NORTHFIELD, MINNESOTA, APPROVING A GRANT  
TO LINCOLN WOODS TOWNHOMES FOR REPAIR AND MAINTENANCE OF A  
PRIVATE DRIVEWAY USED TO ACCESS A TELECOMMUNICATIONS TOWER

WHEREAS, pursuant to Minn. Statute 469.001, the Northfield Housing and Redevelopment Authority (HRA) was created and exists in significant part to provide a sufficient supply of adequate, safe, and sanitary dwellings and to remedy the shortage of housing for low- and moderate-income residents of the City of Northfield (the “City”); and

WHEREAS, in 1997, in partnership with Three Rivers Community Action, the Northfield HRA developed the property known as Lincoln Woods Townhomes as a homeownership opportunity for households at or below Area Median Income; and

WHEREAS, as part of the title transfer, there is a permanent telecommunications easement that was transferred upon sale from the Northfield HRA to the Lincoln Woods Townhomes Homeowners Association; and

WHEREAS, during the development of the project, a common/shared maintenance agreement for the upkeep of the private driveway between the Lincoln Woods Townhomes and the telecommunications company wasn’t established; and

WHEREAS, the driveway has fallen into disrepair and the Lincoln Woods Townhomes Homeowners Association is requesting financial assistance from the HRA to help cover the repair costs; and

WHEREAS, pursuant to Minnesota Statutes 469.001 to 469.047, an Authority may develop and administer a housing rehabilitation loan and grant program with respect to property located anywhere within its boundaries which is owned by person of low- and moderate-income, on the terms and conditions it determines.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the Northfield Housing and Redevelopment Authority that:

1. The Board of Commissioners hereby finds that granting the Lincoln Woods Townhomes five thousand dollars (\$5,000) for the repair and maintenance of a private driveway, furthers the purpose of the Authority. Grant money will be reimbursed to the Lincoln Woods Townhomes once documentation is received by the HRA that the money has been expended on repairs.

PASSED by the Board of Commissioners of the Housing and Redevelopment Authority of the City of Northfield on this 30<sup>th</sup> day of June, 2025.

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Galen Malecha

Chair

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Brent Nystrom

Secretary

VOTE:     \_\_\_ FREELAND   \_\_\_ CROW   \_\_\_ MALECHA   \_\_\_ SOKUP  
          \_\_\_ THOMAS   \_\_\_ NYSTROM   \_\_\_ THORSTEINSON