

CITY OF NORTHFIELD, MINNESOTA
CITY COUNCIL RESOLUTION 2018-043
RESOLUTION CALLING FOR A PUBLIC HEARING ON
THE ISSUANCE OF CONDUIT REVENUE BONDS FOR A FACILITY IN THE
CITY AND AUTHORIZING THE PUBLICATION OF A NOTICE OF THE HEARING
(BENEDICTINE LIVING COMMUNITY OF NORTHFIELD LLC PROJECT)

WHEREAS, Minnesota Statutes, Chapter 462C, as amended (the “Act”), gives municipalities the power to issue revenue obligations to carry out the public purposes described in the Act by providing for the issuance of revenue bonds to provide funds to finance or refinance multifamily housing developments; and

WHEREAS, the City of Northfield, Minnesota (“Northfield”), has received from Benedictine Living Community of Northfield LLC, a Minnesota nonprofit limited liability company, or an affiliate thereof (the “Borrower”), the sole member of which is Benedictine Health System, a Minnesota nonprofit corporation and tax exempt organization pursuant to Section 501(c)(3) of the Internal Revenue Code of 1986, as amended, or an affiliate thereof (“BHS”), a proposal that the City of Red Wing, Minnesota (the “Red Wing”) issue conduit revenue bonds (in one or more series) (the “Bonds”) pursuant to the Act and the Internal Revenue Code of 1986, as amended (the “Code”) to assist in financing a Project described in **Exhibit A**, which is located in Northfield; and

WHEREAS, Northfield has been advised that a public hearing and City Council approval of the financing of the Project is needed under the Act and Section 147(f) of the Code because a portion of facilities to be financed by the Bonds are located in Northfield.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Northfield, Minnesota, as follows:

1. A public hearing on the proposal of the Borrower will be held at the time and place set forth in the Notice of Public Hearing attached hereto as **Exhibit A**.

2. The City Clerk is hereby authorized and directed to cause notice of the hearing to be given one publication in the official newspaper of Northfield and a newspaper of general circulation available in Northfield, not less than 14 days nor more than 30 days prior to the date fixed for the hearing, substantially in the form of the attached Notice of Public Hearing.

PASSED by the City Council of the City of Northfield, Minnesota, this 17th day of April, 2018.

ATTEST:

City Clerk

Mayor

VOTE: ___ POWNELL ___ DELONG ___ COLBY ___ NAKASIAN
 ___ PETERSON WHITE ___ NESS ___ ZWEIFEL

NOTICE OF PUBLIC HEARING
ON A PROPOSAL FOR THE ISSUANCE OF CONDUIT REVENUE BONDS
TO FINANCE A HOUSING PROJECT
(BENEDICTINE LIVING COMMUNITY OF NORTHFIELD LLC PROJECT)

Notice is hereby given that the City Council of the City of Northfield, Minnesota (“Northfield”) will at the City Hall, 801 Washington Street in Northfield, at 6:00 p.m. on Tuesday, May 15, 2018 to consider giving host approval to the issuance by the City of Red Wing, Minnesota (“Red Wing”) of revenue obligations, in one or more series (the “Bonds”), under Minnesota Statutes, Chapter 462C, as amended (the “Act”), in order to finance the cost of a project located in Northfield.

Benedictine Living Community of Northfield LLC, a Minnesota nonprofit limited liability company, or an affiliate thereof, (the “Borrower”), the sole member of which is Benedictine Health System, a Minnesota nonprofit corporation and tax exempt organization pursuant to Section 501(c)(3) of the Internal Revenue Code of 1986, as amended, or an affiliate thereof, (“BHS”) proposes to (i) finance the acquisition, construction and equipping of an approximately 97 unit independent living, assisted living and memory care facility to be located adjacent to and immediately to the west of Northfield Hospital and Clinics located at 2000 North Avenue, Northfield, Minnesota (the “Project”); (ii) fund capitalized interest and working capital; (iii) fund a debt service reserve for the Bonds; and (iv) pay the costs of issuance for the Bonds. The Project will be owned and operated by the Borrower.

The maximum estimated principal amount of the Bonds or other obligations to be issued to finance the Project Facilities is \$25,000,000.

The Bonds or other obligations, as and when issued by Red Wing, will not constitute a charge, lien or encumbrance upon any property of Northfield and such obligation will not be a charge against the general credit or taxing powers of Northfield but will be special, limited revenue obligations or Red Wing payable from sums to be paid by the Borrower pursuant to a revenue agreement with Red Wing.

At the time and place fixed for the Public Hearing, the City Council will give all persons who appear at the hearing an opportunity to express their views with respect to the proposal. Written comments will be considered if submitted at the above City office on or before the date of the hearing.

[Publish no later than May 1, 2018]