



Community Action Center  
OF NORTHFIELD

May 18, 2021

City of Northfield  
Attn: Mitzi Baker  
RE: Support for Hillcrest Village

Dear City Staff and Elected Officials,

Community Action Center of Northfield (CAC) has been empowering Northfield community members to be part of community solutions for over 50 years. This includes collaborative work to ensure everyone in our community has access to their basic needs including food access, shelter, financial assistance, employment, youth services, clothing, transportation, legal services and many other services for low-income families.

CAC has empowered a group of community members to drive, shape, and dream of a systemic solution to support the growing needs of homeless individuals, people experiencing housing insecurity, and families looking for affordable housing options. This project has become known as *Hillcrest Village* and is the culmination of years of work to hear from City of Northfield leaders about the city's priorities, community members about community priorities, key employers on the needs of their workforce, and low-income families about their own needs and priorities. CAC is proud to take the lead in providing dedicated emergency shelter infrastructure in Northfield. As a net zero energy development, *Hillcrest Village* also provides a demonstrative project for Northfield's Climate Action Plan, gaining regional and national attention.

As part of the work to bring this community project to reality, CAC is requesting the City consider further financial support, discounts, and/or waivers of the following fees and requirements. In this way, the City can help support the completion of this innovative, supportive, community project.

- 1) Parkland Dedication Fees
- 2) Sewer/Water Availability Charges (SAC/WAC)
- 3) Sidewalk Interconnection to Fremouw Ave
- 4) Deconstruction vs Demolition Costs (as outlined in CAP)
- 5) Building Permit Fees
- 6) Miscellaneous escrow and application fees (variance, preliminary plat, final plat, etc)

CAC believes that use of 17 rental units to support the emergency shelter, supportive housing, and affordable housing needs of our community is in line with the City's policies to support such projects. Please reach out with any questions or concerns related to the project or to discuss in more detail.

Regards,

Scott Wopata  
Executive Director  
Community Action Center of Northfield