



Housing and Redevelopment Authority
of the City of Saint Paul, Minnesota:
Redevelopment project files

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July 19, 1961

Mr. Jerome Kelley
% Lois Kelley
Star Route 10
Port Townsend, Washington

Re: Western Redevelopment Project
Land Purchase

Dear Mr. Kelley:

We have scheduled a public hearing relative to the sale of a portion of the Redevelopment Project Land to you on July 26, 1961. It will not be necessary for us to have an executed Contract for Purchase at that time.

Please contact us when you return to St. Paul, and we will arrange to have a Contract available for your review and execution.

Sincerely yours,

B. B. Chapman
Development Planner, for

William R. Carter, Jr.
Executive Director

BBC:dmo

ccs: BBC; co file; reading file

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5 MEETING
6 BEFORE THE
7 HOUSING AND REDEVELOPMENT AUTHORITY
8 OF THE
9 CITY OF SAINT PAUL
10

11
12 JULY 26, 1961

13 2:00 P.M.
14
15

16 APPEARANCES:
17

18 Joseph F. Gabler - Chairman

19 W. R. Carter, Jr. - Director

20 James T. Hart - Legal Counsel
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1 WHEREUPON, the following proceedings were duly had:

2
3 CHAIRMAN GABLER: The meeting is called to order at
4 2:08 o'clock, P.M.

5 This is a public hearing called and held by the
6 Housing and Redevelopment Authority of the City of Saint
7 Paul, Minnesota, pursuant to the provisions of the
8 Minnesota Municipal Housing and Redevelopment Act as
9 amended by M.S.A. 462.525, Subdivision 2. This hearing
10 is on a proposed sale of Redevelopment Land in the
11 Western Redevelopment Project UR Minn. 1-2, generally
12 referred to and identified as:

13 The North seven (7) feet of Lot Seventeen (17),
14 Auditor's Subdivision No. 6, and the North Seven
15 (7) feet of Lot Eighteen (18), Auditor's Sub-
16 division No. 6, except the North one (1) foot
17 thereof,

18 of the Project UR Area.

19 The Commissioners of the Housing and Redevelopment
20 Authority who are present in person are W. R. Carter, Jr.,
21 James T. Hart, and Joseph F. Gabler.

22 The following Legal Notice of this meeting was pub-
23 lished in the Saint Paul Pioneer Press-Dispatch on July
24 14, 1961, as provided by law:

25 "NOTICE OF PUBLIC HEARING ON PROPOSED DISPOSITION
OF LAND IN THE WESTERN REDEVELOPMENT PROJECT.

UR MINN. 1-2

"Notice is hereby given that the Housing and

1 Redevelopment Authority of the City of Saint
2 Paul, Minnesota will hold a public hearing
3 in the office of the Authority, Room 200, 60
4 East Fourth Street, City of Saint Paul,
5 Minnesota, at 2:00 p.m. local time on the 26th
6 day of July, 1961, for the purpose of hearing
7 views and comments on its proposed decision to
8 dispose of land in the Redevelopment Project
9 UR Minn. 1-2 known as:

10 "The North seven (7) feet of Lot Seven-
11 teen (17), Auditor's Subdivision No. 6,
12 and the North Seven (7) feet of Lot
13 Eighteen (18), Auditor's Subdivision
14 No. 6, except the North one (1) foot
15 thereof,

16 to Jerome Kelley, who, heretofore, has submitted
17 a proposal and offer with respect to such land
18 for consideration by the Authority.

19 "The Redeveloper will utilize the property for
20 commercial purposes as an addition to his present
21 retail automobile sales lot.

22 "Within thirty (30) days following the public hear-
23 ing called for herein, the Authority will announce
24 its final decision with respect to proposed dis-
25 position of land and will award a contract in
accordance with all the terms, conditions and
requirements of the federal and state laws and
regulation governing the disposition of such lands.

"Joseph F. Gabler,
Chairman."

Generally, the sale of the land to Mr. Jerome Kelley
is made as a negotiated sale to an adjacent property owner
of a small part of the Western Redevelopment Project. The
land is of value only to Mr. Kelley, as it is only about
six feet wide and lies between Mr. Kelley's land and the
existing alley. The land is being sold for \$1.00 per
square foot, which is equal to the fair-market value that


1 was established for the land located south of the same
2 alley, and also the value established by the Authority
3 for this land.

4 There being no public persons in attendance, the
5 hearing is adjourned at 2:15 o'clock, P.M.

6 * * * *

7
8 REPORTER'S CERTIFICATE

9 I, Ray D. Holupchinski, do hereby certify that the
10 foregoing pages of typewritten material constitutes a
11 true and correct transcript of the meeting held before the
12 Housing and Redevelopment Authority of the City of Saint
13 Paul on the 26th day of July, 1961, at Saint Paul,
14 Minnesota.
15

16 
17 RAY D. HOLUPCHINSKI
18 Court Reporter

19 DATED: This 26th day
20 of July, 1961.
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