

# Attachment A

**From:** [Robert C. Lux](#)  
**To:** [Dave Perrault](#)  
**Cc:** [Matt Mason](#); [Chris Osmundson](#); [Barrett Corwin](#); [Robert C. Lux](#)  
**Subject:** FW: voicemail  
**Date:** Thursday, January 19, 2023 11:54:51 AM  
**Attachments:** [image001.png](#)  
[RC\\_HousingTerms.pdf](#)

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**Caution:** This email originated outside our organization; please use caution.

David,

Attached are the terms the County had shared with me back in May of 2022. You may share this information with the Mayor and Council Members.

Best Regards,

**Robert Lux**

Alatus, LLC - CEO

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**From:** Faust, Martha E <Martha.Faust@CO.RAMSEY.MN.US>  
**Sent:** Tuesday, May 3, 2022 4:02 PM  
**To:** Robert C. Lux <rclux@alatusllc.com>  
**Cc:** Collins, Kari E <Kari.Collins@CO.RAMSEY.MN.US>  
**Subject:** voicemail

Hi Bob –

Thanks for your voice mail and the update on your conversations with Arden Hills. Let's plan to stay with our meeting on May 11 as planned. Sending again this summary of the County's term sheet as of the end of mediation to ensure we all have the same information. Any proposal from the city will be compared to this as a starting point.

**Martha Faust** | Redevelopment Manager

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## **Ramsey County RCC Housing Related Project Terms**

- Total approved Units: 1,460. County is motivated to a project greater than 1,600 units.
- Affordable Housing: 22.5% of total units
  - 10% of total units at 80AMI or lower (Master Developer provided)
  - 12.5% at <50% AMI (Master developer, City and County supported)
- The County is willing to strategize additional funding to deepen affordable housing units (e.g., to reduce rent to a level that would be affordable at 30% of AMI).
- The City will not collect Met Council SAC charges where credits are present.
- The County may proceed with construction of the Spine Road.