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**To:** Mayor Nelson and Members of the City Council

**From:** Daniel R. Buchholtz, MMC, Administrator, Clerk/Treasurer

**Date:** July 9, 2024

**Subject:** Racially Restrictive Covenants in Spring Lake Park

Racially restrictive covenants are clauses in property deeds that were used to prevent people of certain races from purchasing, leasing, or occupying properties. Although these covenants are no longer enforceable, their presence in property records serves as a painful reminder of past discrimination and segregation. Discharging these covenants is a crucial step towards promoting inclusivity, equality, and reconciliation within our community.

Staff has reviewed the work done by the University of Minnesota, which undertook a project to map racially restrictive covenants in Minnesota. Based on their preliminary work, there are 20 properties in the Anoka County portion of the city and 33 properties in the Ramsey County portion of the city that have racially restrictive covenants recorded with the property.

Cities have taken a number of approaches to address this issue. Mounds View has adopted a point of sale ordinance that requires the covenants to be discharged prior to land transfer. Other cities have joined the Just Deeds organization (<https://justdeeds.org/>) to provide residents with resources to discharge the covenants. Others have mailed out letters to the impacted residents informing them of the covenants and providing the forms necessary to be completed.

Staff would like Council's permission to send letters to the residents whose properties have racially restrictive covenants to inform them of such and to provide the form, prefilled, for them to complete. To ensure the forms are recorded, the City Council could authorize an expenditure out of its discretionary fund to pay the costs associated with recording the deeds. For the 53 properties identified, the recording cost would be \$2,438.

Staff believes this action is a small but significant step toward addressing a troubling part of our community's history and supporting the City's commitment to inclusivity for all.

If you have any questions, please do not hesitate to contact me at 763-784-6491.

County	PID #	Address	Deed Year	Covenant Text
Anoka	01-30-24-31-0023	7916 Central Ave NE	1950	It is hereby agreed and understood that the premises herein shall not be occupied by any person not of the Caucasian race, except for casual domestic servants.
Anoka	01-30-24-31-0034	1110 80th Ave NE	1949	It is hereby agreed and understood that the premises herein shall not be occupied by any person not of the Caucasian race, except for casual domestic servants.
Anoka	01-30-24-31-0032	1130 80th Ave NE	1949	It is hereby agreed and understood that the premises herein shall not be occupied by any person not of the Caucasian race, except for casual domestic servants.
Anoka	01-30-24-11-0028	8300 Westwood Rd NE	1939	and no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Anoka	01-30-24-11-0030	8324 Westwood Rd NE	1939	and no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Anoka	01-30-24-11-0029	8316 Westwood Rd NE	1939	and no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Anoka	01-30-24-11-0027	1595 83rd Ave NE	1939	and no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Anoka	01-30-24-31-0019	1121 80th Ave NE	1948	It is hereby agreed and understood that the premises herein shall not be occupied by any person not of the Caucasian race, except for casual domestic servants.
Anoka	02-30-24-12-0037	533 Lund Ave NE	1967	Subject to building and racial restrictions of record, if any.
Anoka	02-30-24-12-0094	557 84th Ave NE	1964	Subject to building and racial restrictions of record, if any.
Anoka	02-30-24-12-0097	533 84th Ave NE	1961	Subject to building and racial restrictions of record, if any.
Anoka	02-30-24-12-0096	541 84th Ave NE	1961	Subject to building and racial restrictions of record, if any.
Anoka	01-30-24-31-0022	1240 80th Ave NE	1949	It is understood and agreed that the premises herein shall not be occupied by any person not of the Caucasian race, except for casual domestic servants.
Anoka	01-30-24-31-0013	1237 80th Ave NE	1949	Subject to the following restriction: That said premises shall not be sold to any person or persons not of the Caucasian race.
Anoka	02-30-24-12-0095	549 84th Ave NE	1960	Subject to building and racial restrictions of record, if any.
Anoka	01-30-24-11-0006	1660 85th Ave NE	1939	and no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.

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Anoka	01-30-24-11-0008	1664 85th Ave NE	1939	and no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Anoka	01-30-24-11-0007	1652 85th Ave NE	1939	and no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Anoka	01-30-24-31-0069	1270 80th Ave NE	1949	It is understood and agreed that the premises herein shall not be occupied by any person not of the Caucasian race, except for casual domestic servants.
Anoka	01-30-24-31-0070	1290 80th Ave NE	1949	It is understood and agreed that the premises herein shall not be occupied by any person not of the Caucasian race, except for casual domestic servants.
Ramsey	63023320033	7915 Pleasant View Dr	1940	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320002	8019 Spring Lake Rd NE	1941	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023310036	1880 Highway 10 NE	1943	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320012	7934 Spring Lake Park Rd	1946	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320008	7941 Spring Lake Park Rd	1941	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320021	1790 Highway 10	1942	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320040	0 Highway 10 <i>attached to 1810 County Road 10</i>	1941	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320007	7961 Spring Lake Park Rd	1941	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320029	7939 Pleasant View Dr	1946	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320015	7970 Spring Lake Park Rd	1940	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320009	7931 Spring Lake Park Rd	1941	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320017	8000 Spring Lake Park Rd	1946	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320013	7940 Spring Lake Park Rd	1940	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.

County	PID #	Address	Deed Year	Covenant Text
Ramsey	63023320036	1755 Hillview Rd NE	1946	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320016	7990 Spring Lake Park Rd	1946	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320032	7919 Pleasant View Dr	1940	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320039	1791 Hillview Rd NE	1946	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320001	1810 Highway 10 NE	1941	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320025	8061 Pleasant View Dr	1942	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320031	7925 Pleasant View Dr	1946	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320011	7930 Spring Lake Rd NE	1946	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320035	7901 Pleasant View Dr NE	1946	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320014	7964 Spring Lake Rd NE	1940	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320043	8054 Spring Lake Rd NE	1942	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320022	1780 Highway 10	1942	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320030	7929 Pleasant View Dr	1946	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320010	7925 Spring Lake Rd NE	1941	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320041	7991 Spring Lake Park Rd	1941	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320034	7913 Pleasant View Dr	1940	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320037	1767 Hillview Rd NE	1946	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.

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Ramsey	63023320038	1769 Hillview Rd NE	1946	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320005	7981 Spring Lake Park Rd	1941	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.
Ramsey	63023320006	7971 Spring Lake Park Rd	1941	no person or persons other than of the Caucasian race shall be permitted to occupy said premises or any part thereof.