

# LCA 2021 Program Overview

## What is the Livable Communities Act?

The Livable Communities Act, or LCA, provides grants to participating communities to help achieve development goals that create more **housing choice**, support more **living wage jobs**, and **connect** jobs, housing, and amenities to create a more **equitable region**.

### Livable Communities Demonstration Account (LCDA)

- **Maximize connections** between housing, jobs, services, transit and regional amenities
- Support dense, diverse development
- Create more **housing choices** through introducing new housing types or preserving affordable housing
- Minimizing the project's impact on climate change through **sustainable site design and building practices**
- Contribute to an economically prosperous and equitable region by creating **living wage jobs** accessible to local workers

### Tax Base Revitalization Account (TBRA)

- Provides \$5 million annually to **investigate and clean up brownfields** — contaminated land, ground water, or buildings — for redevelopment.
- TBRA provides key support for a wide range of projects, from affordable and market rate multi-family housing to commercial and industrial redevelopment.

### Transit Oriented Development (TOD)

- Provides funding for **moderate- to higher-density projects** located within easy walking distance of a major transit stop which typically include a **mix of uses**.
- Diversify uses and provide a higher **concentration of amenities** in compact transit station areas, contributing to high-quality **pedestrian-oriented streets** and public spaces encouraging the use of transit service.
- Integrate transportation, jobs, and housing, leverage private investment, advance equity, and increase transit ridership.

### Local Housing Incentives Account (LHIA)

- Supports the production and preservation of **affordable rental and ownership housing** to help municipalities meet their negotiated LCA housing goals.
- Grant funds cover gap financing costs such as land/property/structure acquisition, demolition, site preparation (such as water, sewer, roads), general construction/structural additions, alterations and rehabilitation, interior and exterior finishing, roofing, electrical, plumbing, heating and ventilation.

## LCA 2021 Funding & Schedule

### Who can apply for a grant through LCA?

Local government organizations participating in the Local Housing Incentives Account, counties, or development authorities (HRA, Port Authority, EDA) in the seven-county metro region. Developers, individuals, or community organizations cannot apply directly to a LCA program but are strongly encouraged to work with a local government organization on an application.

#### LCDA

##### Pre-Development Funding

\$500,000 available each round

##### Pre-Development Key Dates

April 21: Round One applications due  
June: Round One funding decision  
July 21: Round Two applications Due  
September: Round Two funding decision

##### Development Funding

\$9 million available

##### Development Key Dates

September 27: Applications due  
January 2022: Funding decision

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#### TBRA

##### Funding

SEED: \$500,000

Investigation: \$125,000 each round

Cleanup: \$2,625,000 each round

##### Key Dates

May 3: Spring Applications Due  
July: Spring Funding Decision  
November 1: Fall Applications Due  
January 2022: Fall Funding Decision

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#### TOD

##### Pre-Development Funding

\$500,000 available each round

##### Pre-Development Key Dates

April 21: Round One applications due  
June: Round One funding decision  
July 21: Round Two applications Due  
September: Round Two funding decision

##### Development Funding

\$4 million available

##### Development Key Dates

September 7: Applications due  
December: Funding decision

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#### LHIA

##### Funding

\$4 million

##### Key Dates

May 20: Intent to apply due  
July 15: Application due  
January 2022: Funding decision

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