



Funding Recommendations

2022 Round One Livable Communities Act
Pre-Development Grants



Livable Communities Act

Program Goals

- Create more housing choice
- Support living wage jobs creation
- Reduce greenhouse gas emissions and conserve natural resources
- Improve connections between housing, jobs, and amenities across the region
- Create more equitable development outcomes



Pre-Development Grants

Feasibility Analysis



Downtown Artist Housing, Chaska

Project Studies



98th Street Station, Bloomington

Infrastructure Systems



Towerside District Stormwater System, Minneapolis

Development Planning



Northstar TIF Masterplan, Fridley

Design & Engagement



Downtown Longfellow, Minneapolis

Funding Availability



2022 Fund Distribution Plan

As part of the Fund Distribution Plan, the Council approved up to \$2,000,000 for LCA Pre-Development grants to be awarded in two application rounds with \$1,000,000 available in each funding opportunity.

Process

Application

April 18, 2022: the Council received seven Round One LCA Pre-Development applications

Review

Applications undergo an evaluation by a staff team from the Community Development division

Evaluation Criteria

Scoring Categories

- What: Project Outcomes (LCA & Thrive Goals)
- How: Project Process
- Who: Project Team

What: Pre-Development Project Outcomes		
The goals and vision of the proposed project would meet one or more of the following LCA and/or Thrive goals:		
<i>Criteria:</i>		<i>Points</i>
LCA and Thrive Goals	Increase choice in local housing options by adding new housing types and creating affordable housing opportunities. Priority for projects with deep affordability and/or serving a special population	10
	Create or preserve permanent jobs opportunities with emphasis on accessible, living wage jobs	
	Intensify land uses on the site and take advantage of connections between housing, jobs, services and amenities across the region and in the project area, including accessibility and universal design	
	Minimize climate impact by reducing greenhouse gas emissions and conserving natural resources	
	Further equity outcomes in access to affordable housing, access to living wage jobs, climate impacts, and regional connections	
How: Pre-Development Project Process		
Process	Project process will include analysis of who will benefit most from the project and in what ways, and use findings to influence equitable development strategies and outcomes	12
	Provide meaningful and appropriate engagement, including a variety of stakeholders that represent the demographics of the residential and/or workforce community, centering those under-represented and most impacted by the project inequities	
	Degree to which overall Pre-development efforts and proposed grant activities further vision/ goals of the future development project	
Who: Proposed Project Team		
Who Is Involved	The strength of the partnership between the applicant (City/County/HRA/EDA) and development partner(s), including the level of support and engagement the applicant has with the project	10
	The project team, including partners, is designed to reflect and be responsive to those under-represented and most impacted by the project; or the predevelopment activities will seek to build such partnerships in a meaningful way	
	The project forms partnerships between government, private for-profit, and non-profit sectors	
Total		32
Applications must score at least 22 of the 32 points available		

Funding Recommendation

2022 Round One Funding Recommendation

That the Metropolitan Council award four Livable Communities Act Predevelopment Grants totaling \$475,000



Funding Recommendation

Applicant	Project	Points	Amount Requested	Amount Recommended
City of Brooklyn Center	International Food Village	28.0	\$100,000	\$100,000
City of Minneapolis	Jema River	26.5	\$150,000	\$150,000
City of Minneapolis	Re+4RM Project	25.5	\$150,000	\$150,000
City of Saint Paul	African American Community Development Center	22.5	\$75,000	\$75,000
City of Minneapolis	2843 26th Ave S Project	23.5	\$75,000	\$0
City of Minneapolis	Lake Street Cultural Center	23	\$17,000	\$0
City of Saint Paul	652-654 Oakdale Avenue	13.0	\$63,000	\$0
			Total Recommended	\$475,000
			Total Requested	\$630,000
			Total Available	\$1,000,000
			Total Remaining	\$525,000

International Food Village

City of Brooklyn Center

Recommended Award: \$100,000

- Multi-phase redevelopment of a nine-acre site
- Anchor uses include ethnic supermarket, African Brewery, and bulk purchasing establishment
- Concept plan includes approximately 175 units of housing, with 20% of the units affordable to households at or below 60% AMI



Jema River

City of Minneapolis

Recommended Award: \$150,000

- Reconstruction of a damaged property on the Lake Street corridor
- Replaces 7 affordable ground floor commercial retail spaces for displaced local businesses
- Adds 6 units of affordable housing

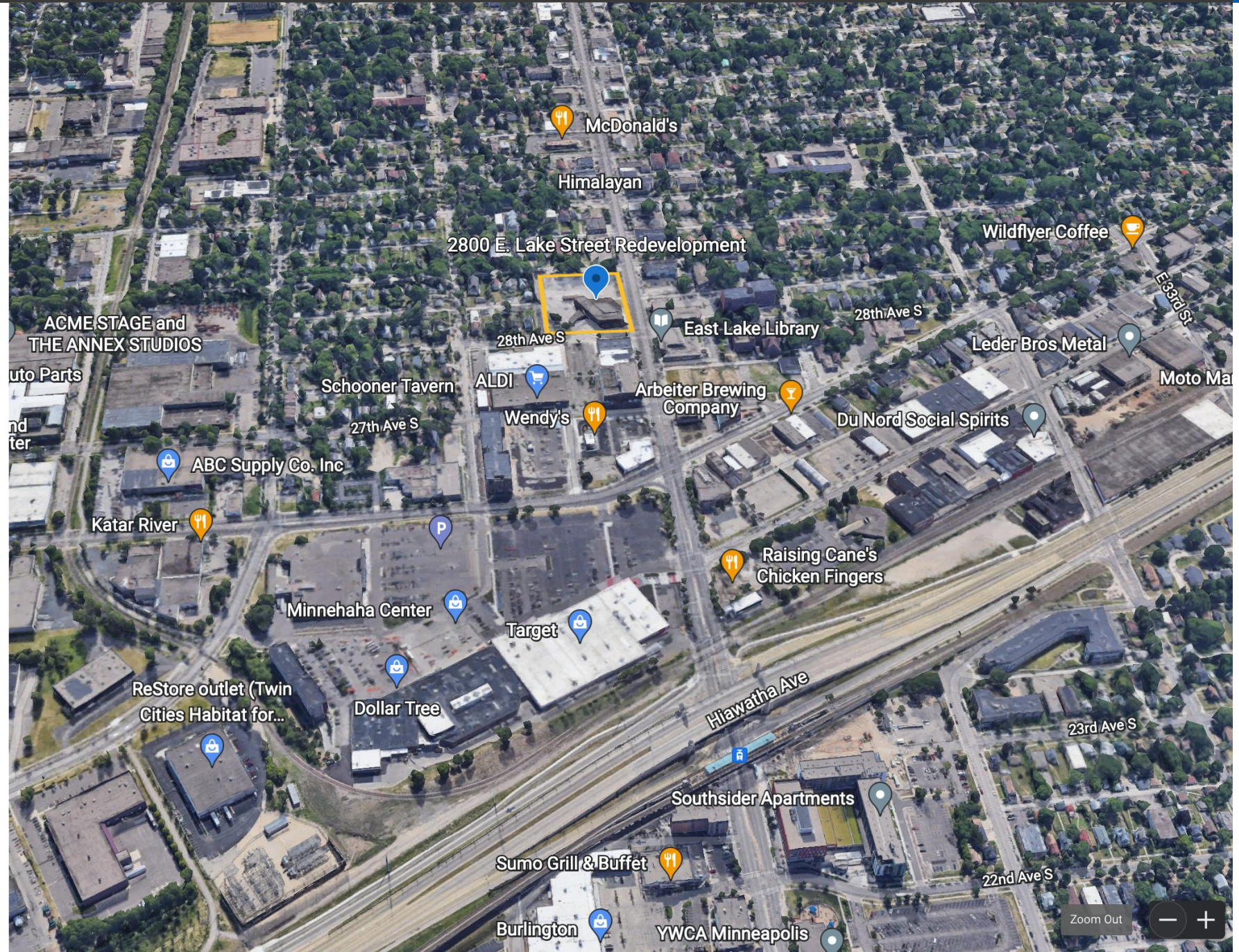


Re+4RM Project

City of Minneapolis

Recommended Award: \$150,000

- Master plan redevelopment of the damaged US Bank site on Lake Street
- BIPOC and community ownership of up to four separate vertical development projects including affordable commercial and mixed-use developments
- Plans to include shared district energy system and connected public realm

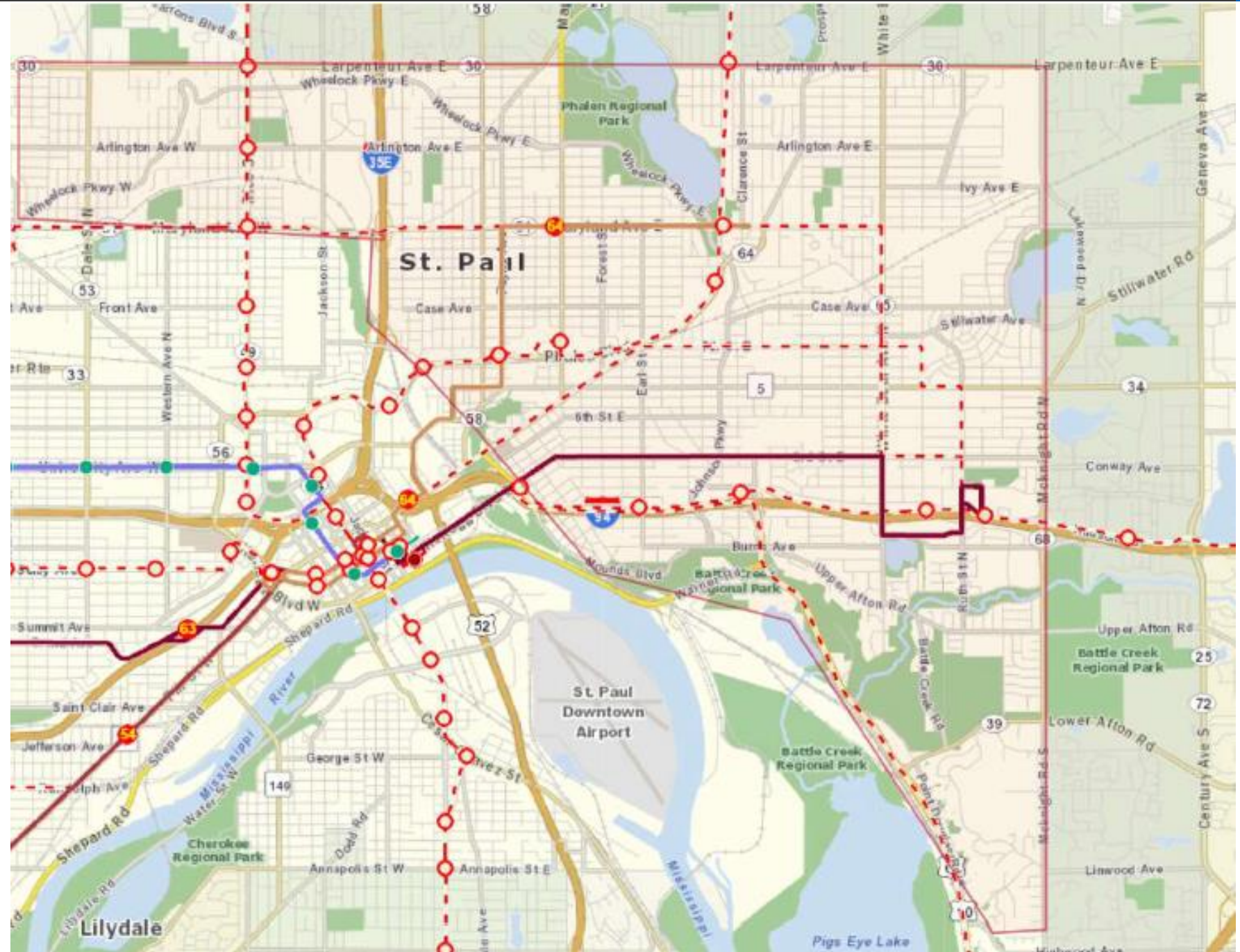


African American Community Development Center

City of Saint Paul

Recommended Award: \$75,000

- Aims to create non-traditional pathways to home ownership
- Plans to establish a sustainable co-op for affordable multifamily housing



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