



# City of Saint Paul

City Hall and Court House  
15 West Kellogg Boulevard  
Council Chambers - 3rd  
Floor  
651-266-8560

## Meeting Agenda

### Housing & Redevelopment Authority

*Chair Cheniqua Johnson*  
*Commissioner Anika Bowie*  
*Councilmember Molly Coleman*  
*Commissioner Saura Jost*  
*Commissioner HwaJeong Kim*  
*Commissioner Rebecca Noecker*  
*Commissioner Nelsie Yang*

---

Wednesday, September 24, 2025

2:00 PM

Council Chambers, City Hall

---

#### Roll Call

#### Discussion

- 1      [RES](#)      Resolution of the Housing and Redevelopment Authority (HRA) Board of  
         [25-1474](#)      Commissioners Approving a 2026 Maximum Property Tax Levy for the  
                      HRA

**Sponsors:** Johnson

**Attachments:** [Board Report](#)

[HRA Property Tax-Levy-Rates 2021 - 2026](#)

[2026 HRA Proposed Budget](#)

- 2      [RES](#)      Resolution amending the 2025 Housing Trust Fund Project Budgets to  
         [25-1479](#)      Reflect the 2025 Adopted Budget Excluding Contingencies, Citywide

**Sponsors:** Johnson

**Attachments:** [Board Report](#)

[Financial Analysis](#)

#### Public Hearings

- 3      [RES PH](#)      Resolution Authorizing the Sale and Conveyance of Property to  
         [25-215](#)      Dayton's Bluff Neighborhood Housing Services and Authorization to  
                      Amend the Development Agreement for the Village on Rivoli Project,  
                      District 5, Ward 2

**Sponsors:** Noecker

**Attachments:** [Board Report](#)

[Public Purpose](#)

[District 5 Profile](#)

[Map](#)

- 4      [RES PH  
25-214](#)      Resolution Authorizing the Issuance and Sale of Conduit Charter School  
Lease Revenue and Refunding Bonds, under Minnesota Statutes,  
Sections 469.152 through 469.1655, for the Metro Deaf School Project,  
1125 Energy Park Drive, and Authorizing the Execution of Documents  
Relating thereto; District 10, Ward 4

**Sponsors:** Coleman

**Attachments:** [Board Report](#)

[Map](#)

## Adjournment

Housing and Redevelopment Authority Board of Commissioners (HRA) meetings are open for in person attendance, but the public may also comment on public hearing items in writing or via voicemail. Any comments and materials submitted by 12:00 p.m. of the day before the meeting will be attached to the public record and available for review by the Board. Comments may be submitted as follows:

Written public comment on public hearing items can be submitted to [HRAHearing@ci.stpaul.mn.us](mailto:HRAHearing@ci.stpaul.mn.us) or by voicemail at 651-266-6806. Live testimony will be taken in person in the Council Chambers, Third Floor City Hall.

Members of the public may view HRA meetings online at <https://stpaul.legistar.com/Calendar.aspx> or on local cable Channel 18.

#### **HRA Meeting Information**

The HRA is paperless which saves the environment and reduces expenses. The agendas and HRA files are all available on the Web (see below). Commissioners use mobile devices to review the files during the meeting. Using a mobile device greatly reduces costs since agendas, including the documents attached to files, can be over 100 pages when printed.

#### **Web**

Meetings are available on the City Council website. Email notification and web feeds (RSS) of newly released minutes, agendas, and meetings are available by subscription at <https://public.govdelivery.com/accounts/STPAUL/subscriber/new>. Visit <https://stpaul.legistar.com/Calendar.aspx> for meeting videos and updated copies of the agendas, minutes, and supporting documents.

#### **Cable**

Meetings are live on St Paul Channel 18 and replayed at various times. Check your local listings.



# City of Saint Paul

City Hall and Court House  
15 West Kellogg  
Boulevard  
Phone: 651-266-8560

## Master

**File Number: RES 25-1474**

**File ID:** RES 25-1474

**Type:** Resolution

**Status:** Agenda Ready

**Version:** 1

**Contact** 266-6631  
**Number:**

**In Control:** Housing &  
Redevelopment  
Authority

**File Created:** 09/15/2025

**File Name:** HRA 2026 Max Prop Tax Levy

**Final Action:**

**Title:**

Resolution of the Housing and Redevelopment Authority (HRA) Board of Commissioners Approving a 2026 Maximum Property Tax Levy for the HRA, Citywide

**Notes:**

**Sponsors:** Johnson

**Enactment Date:**

**Attachments:** Board Report, HRA Property Tax-Levy-Rates 2021 -  
2026, 2026 HRA Proposed Budget

**Financials Included?:**

**Contact Name:** Rhonda Gillquist

**Hearing Date:**

**Entered by:** kelly.bauer@ci.stpaul.mn.us

**Ord Effective Date:**

### History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
---------------	--------------	-------	---------	----------	-----------	-----------------	---------

### Text of Legislative File RES 25-1474

Resolution of the Housing and Redevelopment Authority (HRA) Board of Commissioners Approving a 2026 Maximum Property Tax Levy for the HRA, Citywide

# **HOUSING AND REDEVELOPMENT AUTHORITY OF THE CITY OF SAINT PAUL, MINNESOTA**

**REPORT TO THE COMMISSIONERS**

**DATE: SEPTEMBER 24, 2025**

**REGARDING: RESOLUTION APPROVING A 2026 MAXIMUM HRA PROPERTY  
TAX LEVY**

## **Requested Board Action**

Certify the maximum 2026 HRA Tax Levy.

## **Background**

The HRA property tax levy provides revenue to the HRA to invest in affordable housing development, housing stability, and in business and job growth in Saint Paul.

State law caps the HRA levy at 0.0185% of the estimated market value of taxable property. The 2025 estimated value of taxable property in Saint Paul is used to calculate the 2026 HRA tax levy. The 2025 estimated market value of taxable property in Saint Paul is projected to be \$35.9 billion for the 2026 levy, a decrease of \$151,300 from the prior year. The proposed maximum 2026 HRA tax levy is \$6,636,875 which is 100% of the maximum allowed under State Law and \$28 less than the amount levied for the HRA in 2025.

To comply with the State of Minnesota's Truth-In-Taxation laws, on or before September 30, 2025, the HRA must certify to Ramsey County a maximum proposed property tax levy payable in 2026. The attached resolution, if approved, will certify a proposed maximum levy by that date. The final levy must be certified on or before five working days after December 20, 2025, and cannot be higher than this proposed maximum levy.

## **Future Action**

Saint Paul City Council approval is also needed and is scheduled for the September 24, 2025, City Council meeting. The date reserved for the City Council and HRA Board to adopt the final 2026 HRA tax levy and budget is December 3, 2025.

**Recommendation:**

Approval of the proposed maximum HRA Tax Levy payable in 2026 to certify to Ramsey County by September 30, 2025.

**Sponsored by:** Chair Johnson

**Staff:** Rhonda Gillquist, 266-6631

**Attachments**

- HRA Property Tax Levy Rates 2021-2026 Proposed
- 2026 HRA Proposed Budget

**HRA PROPERTY TAX LEVIES AND PROPERTY VALUES**

Prepared on July 2, 2025

LEVY - PAYABLE	2021	2022	2023	2024	2025 Adopted	2026	Percent Change 2026 from 2025
Total Estimated Market Value (Real and Personal Property)	\$ 27,447,085,700	\$ 29,739,262,300	\$ 30,630,467,500	\$ 34,025,371,100	\$ 35,875,153,300	\$ 35,875,002,000	0.00%
State Law Maximum Levy Rate (% of Taxable Market Value)	0.0185%	0.0185%	0.0185%	0.0185%	0.0185%	0.0185%	
Maximum Tax Levy per State Law	\$ 5,077,711	\$ 5,501,764	\$ 5,666,636	\$ 6,294,694	\$ 6,636,903	\$ 6,636,875	0.00%
Actual Tax Levy Certified	\$ 4,547,359	\$ 5,157,150	\$ 5,657,150	\$ 6,294,694	\$ 6,636,903	\$ 6,636,875	0.00%
Actual Levy under Maximum	\$ 530,352	\$ 344,614	\$ 9,486	\$ (0)	\$ 0	\$ 0	
% of Actual Levy to Maximum	89.56%	93.74%	99.83%	100.00%	100.00%	100.00%	

Market Value data provided by Ramsey County  
The levy is based on prior year's total estimated market value but is applied to current year's net tax capacity.

# Housing and Redevelopment Authority of the City of Saint Paul, Minnesota

## **Proposed Budget Budget Year 2026**



Cheniqua Johnson, Chair  
Melvin Carter, Mayor  
Nicolle Newton, Executive Director



**HOUSING AND REDEVELOPMENT AUTHORITY OF THE CITY OF SAINT PAUL  
2026 PROPOSED BUDGET  
TABLE OF CONTENTS**

	<u>Page</u>
Spending by Fund Summary .....	1
<b>HRA General Fund</b>	
Financing Summary .....	2
Spending Summary .....	3-4
Financing Plan .....	5-10
Spending Plan .....	11-21
<b>HRA Debt Service Fund</b>	
Financing Summary .....	22
Spending Summary .....	23
Financing Plan .....	24-33
Spending Plan .....	34-42
<b>HRA Development Capital Projects Fund</b>	
Summary of Financing and Spending .....	43
Financing Plan .....	44-45
Spending Plan .....	46-48

**HOUSING AND REDEVELOPMENT AUTHORITY OF THE CITY OF SAINT PAUL  
2026 PROPOSED BUDGET  
TABLE OF CONTENTS**

	<u>Page</u>
<b>HRA Parking Enterprise Fund</b>	
Summary of Financing and Spending .....	49-50
Financing Plan .....	51-70
Spending Plan .....	71-89
<b>HRA World Trade Center Parking Fund</b>	
Financing Plan .....	90
Spending Plan .....	91
<b>HRA Loan Enterprise Fund</b>	
Financing Summary .....	92
Spending Summary .....	93-94
Financing Plan .....	95-99
Spending Plan .....	100-105
<b>Supplementary Information</b>	
Summary of Financing Accounts .....	106
Summary of Spending Accounts .....	107-108
HRA Property Tax Levies, Property Values, and Rates.....	109

**CITY OF SAINT PAUL**  
**Spending by Fund Summary**

**Company: HOUSING REDEVELOPMENT AUTHORITY**

**Budget Year: 2026**

	<b>FY 2023 Actuals</b>	<b>FY 2024 Adopted Budget</b>	<b>FY 2025 Adopted Budget</b>	<b>FY 2026 Proposed Budget</b>	<b>Change From Prior Year</b>
TOTAL FOR HRA GENERAL FUND	9,772,930	13,217,139	13,572,765	14,200,884	628,119
TOTAL FOR HRA PALACE THEATRE SPECIAL REVENUE FUND	-	235,223	246,681	-	(246,681)
TOTAL FOR HRA GENERAL DEBT SERVICE	4,133,839	4,242,744	4,384,477	4,028,099	(356,378)
TOTAL FOR HRA DEVELOPMENT CAPITAL PROJECTS	5,593,472	2,235,223	4,536,681	3,630,823	(905,858)
TOTAL FOR HRA PARKING	18,544,023	22,589,834	21,137,756	17,684,243	(3,453,513)
TOTAL FOR HRA WORLD TRADE CENTER PARKING	2,378,029	3,539,199	2,928,249	3,104,436	176,187
TOTAL FOR HRA LOAN ENTERPRISE	2,610,880	6,409,519	3,143,532	4,505,450	1,361,918
<b>GRAND TOTAL</b>	<b>43,033,173</b>	<b>52,468,881</b>	<b>49,950,141</b>	<b>47,153,935</b>	<b>(2,796,206)</b>

**HRA GENERAL FUND 2100  
FINANCING SUMMARY**

	2023 Actual*	2024 Adopted	2025 Adopted	2026 Proposed
REVENUE:				
HRA Tax Levy	5,523,369	6,168,800	6,504,165	6,504,137
Conduit Bond Fees (Actuals Include Application and Closing Fees):				
Commercial / Non-Profit	1,414,273	1,348,548	1,471,314	1,452,460
Mortgage Housing	8,700	38,106	14,245	14,245
Rental Housing	1,936,420	1,311,698	1,411,362	1,016,424
Palace Theatre Fees (previously reported in separate Fund 2200)	-	-	246,681	247,221
Services and Fees	81,775	30,000	30,000	30,000
Advance Repayments	94,629	41,000	41,000	40,000
Land Sales	325,615	-	-	-
Transfers In**	-	-	299,558	-
Investment Income	166,250	25,000	100,000	100,000
TOTAL REVENUE	<u>9,551,031</u>	<u>8,963,152</u>	<u>10,118,325</u>	<u>9,404,487</u>
Use of/(Contribution to) Fund Balance	58,597	4,253,987	3,701,121	4,796,397
TOTAL REVENUE AND USE OF/(CONTRIBUTION TO) FUND BALANCE	<u><u>9,609,628</u></u>	<u><u>13,217,139</u></u>	<u><u>13,819,446</u></u>	<u><u>14,200,884</u></u>

\* Actuals reflect budgetary basis and do not reflect all year-end adjustments for financial statement reporting.

\*\* 2022 \$3,000,000 transfer in from HRA Loan Enterprise Fund, 2025 adopted is one-time transfer from close out of HRA general debt service.

**HRA GENERAL FUND 2100 SPENDING SUMMARY**

Infor Acct Unit	Infor Account	Description	2023 Actual*	2024 Adopted	2025 Adopted	2026 Proposed	
210055100		HRA General					
	68180	Investment Service	32,920	10,000	30,000	20,000	Office of Financial Services allocation.
Total HRA General			32,920	10,000	30,000	20,000	
210055105		HRA Board of Commissioners:					
	79205	Transfer to General Fund-Policy Analyst	84,322	84,322	84,322	84,322	
	79205	Transfer to General Fund-Right Track	66,437	66,437	66,437	66,437	
Total HRA Board of Commissioners			150,759	150,759	150,759	150,759	
210055110		HRA General Accounts					
	63105	Accounting and Auditing	10,042	97,104	97,104	100,000	State Audit and services to compile and publish HRA annual financial report.
	63120	Attorney Services - Outside Attorney	-	15,000	15,000	12,500	
	63160	General Professional Services	-	-	-	-	
	67155	Court Costs Related to Litigation	-	2,000	2,000	-	
	67340	Publication and Advertising	100	2,500	2,500	1,000	HRA public hearing notices not related to property held for resale or conduit bonds.
	67525	Membership Dues	160	2,000	2,000	500	
	68115	Enterprise Technology Initiative	42,164	39,047	39,245	35,448	
	68140	Attorney Services - City Attorney	624,373	694,433	694,433	694,433	
	72925	Department Head Reimbursement	-	1,000	1,000	-	
	78380	Recoverable Advance (to TIF districts with negative cash)	59,327	65,000	125,000	125,000	
	79205	Transfer to General Fund-Citizen Participation	18,486	18,486	18,486	18,486	
Total HRA General Account			754,652	936,570	996,768	987,367	
210055115		HRA Property Services					
	63160	General Professional Services	2,700	16,000	16,000	16,000	
	63405	Process Filing Recording Fee	4,689	6,000	6,000	1,000	
	65305	Other Assessment	38,580	125,000	125,000	50,000	
	65310	Real Estate Taxes	63	-	-	-	
	67340	Publication and Advertising	675	10,000	10,000	500	
	68175	Property Insurance	2,323	10,109	9,523	10,291	
	73415	Acquisition Title Services	-	5,000	5,000	1,000	
	73535	Maintenance Labor Costs	381,714	881,000	318,477	575,000	2024 budget includes 2023 carryover of \$200,000 for maintenance needs and \$40,000 for Hamm's property title registration.
	73540	Miscellaneous Disposition Costs	-	10,000	10,000	10,000	
Total HRA Property Services			430,744	1,063,109	500,000	663,791	

**HRA GENERAL FUND 2100 SPENDING SUMMARY**

Infor Acct Unit	Infor Account	Description	2023 Actual*	2024 Adopted	2025 Adopted	2026 Proposed	
210055120		Housing Development Programs					
	73220	Payment to Subcontractor Grant	-	7,500	7,500	-	Affordable housing monitoring.
210055125		PED Operations-Admin Costs					
	63160	Planning consulting/research operations	-	-	-	365,000	2026 budget for planning \$55,000, surveys \$10,000 , comp. plan \$150,000, and downtown plan \$150,000.
	68105	Management and Admin Service	5,095,461	6,178,283	5,876,079	5,876,079	PED Operations admin.
	79205	Transfer to General Fund (HRA Board of Commissioners)	183,233	183,233	183,233	183,233	
	79205	Transfer to General Fund-HREEO	539,966	539,966	539,966	539,966	Business Capacity Building and HUD Section 3 Training.
	79230	Transfer to Internal Service Fund (PED Operations shortfall)	323,490	1,892,719	2,708,460	2,938,968	
	79220	Transfer to TIF Capital Projects	-	-	-	-	
Total PED Operations-Admin Costs			6,142,150	8,794,201	9,307,738	9,903,246	
210055130		Industrial/Commercial/Non-Profit Conduit Revenue Bonds					
	67340	Publications and Advertising	192	5,000	5,000	2,500	Public hearing notices.
	68105	Management and Admin Service	1,250,000	1,250,000	1,450,000	1,300,000	PED Operations admin.
Total Industrial/Commercial/Non-Profit Conduit Revenue Bonds			1,250,192	1,255,000	1,455,000	1,302,500	
210055135		Mortgage Housing Revenue Bonds					
	68105	Management and Admin Service	400,000	400,000	525,000	400,000	PED Operations admin.
Total Mortgage Housing Revenue Bonds			400,000	400,000	525,000	400,000	
210055140		Rental Housing Conduit Revenue Bonds					
	67340	Publications and Advertising	688	5,000	5,000	1,000	Public hearing notices.
	68105	Management and Admin Service	447,523	575,000	575,000	525,000	PED Operations admin.
Total Rental Housing Conduit Revenue Bonds			448,211	580,000	580,000	526,000	
210055205		Neighborhood Economic Development					
	63160	General Professional Services	-	20,000	20,000	-	Ramsey County admin. fee For TIF Districts that don't allow TIF admin.
Total HRA General			-	20,000	20,000	-	
210055220		Palace Theatre Operations					
	79220	Transfer to HRA Development Capital Projects Fund	-	-	246,681	247,221	Beginning in 2024, Palace Theatre operations reported in HRA General Fund.
Total HRA General			-	-	246,681	247,221	
TOTAL			9,609,628	13,217,139	13,819,446	14,200,884	

\*Actuals reflect budgetary basis and do not reflect all year-end accounting adjustments for financial statement reporting.

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>210055100 - HRA GENERAL FUND REVENUES</b>					
40005 - CURRENT PROPERTY TAX	4,544,121	6,168,800	6,504,165	6,504,137	(28)
40010 - FISCAL DISPARITIES	1,003,229	-	-	-	-
40201 - PROP TAX 1ST YEAR DELINQUENT	(957)	-	-	-	-
40202 - PROP TAX 2ND YR DELINQUENT	(20,354)	-	-	-	-
40203 - PROP TAX 3RD YR DELINQUENT	(4,105)	-	-	-	-
40204 - PROP TAX 4TH YEAR DELINQUENT	435	-	-	-	-
40205 - PROP TAX 5TH YEAR DELINQUENT	(77)	-	-	-	-
40206 - PROP TAX 6TH YR AND PRIOR	1,076	-	-	-	-
<b>TOTAL FOR TAXES</b>	<b>5,523,369</b>	<b>6,168,800</b>	<b>6,504,165</b>	<b>6,504,137</b>	<b>(28)</b>
44190 - MISCELLANEOUS FEES	500	-	-	-	-
47510 - SPACE RENTAL	4,821	-	-	-	-
50125 - APPLICATION FEE	59,954	30,000	30,000	30,000	-
50235 - LAND HELD FOR RESALE PED	325,615	-	-	-	-
51240 - SERVICES TO HRA	1,000	-	-	-	-
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>391,890</b>	<b>30,000</b>	<b>30,000</b>	<b>30,000</b>	<b>-</b>
54505 - INTEREST INTERNAL POOL	166,250	25,000	100,000	100,000	-
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>166,250</b>	<b>25,000</b>	<b>100,000</b>	<b>100,000</b>	<b>-</b>
56230 - TRANSFER FR DEBT SERVICE FUND	-	-	299,558	-	(299,558)
59910 - USE OF FUND EQUITY	-	4,253,987	3,701,121	4,796,397	1,095,276
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>4,253,987</b>	<b>4,000,679</b>	<b>4,796,397</b>	<b>795,718</b>
<b>TOTAL FOR 210055100 - HRA GENERAL FUND REVENUES</b>	<b>6,081,509</b>	<b>10,477,787</b>	<b>10,634,844</b>	<b>11,430,534</b>	<b>795,690</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>210055110 - HRA GENERAL ACCOUNTS</b>					
44190 - MISCELLANEOUS FEES	2,000	-	-	-	-
50125 - APPLICATION FEE	13,500	-	-	-	-
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>15,500</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
57605 - REPAYMENT OF ADVANCE	94,629	41,000	41,000	40,000	(1,000)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>94,629</b>	<b>41,000</b>	<b>41,000</b>	<b>40,000</b>	<b>(1,000)</b>
<b>TOTAL FOR 210055110 - HRA GENERAL ACCOUNTS</b>	<b>110,129</b>	<b>41,000</b>	<b>41,000</b>	<b>40,000</b>	<b>(1,000)</b>



**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>210055130 - INDUSTRIAL DEV REVENUE BONDS</b>					
50125 - APPLICATION FEE	15,000	-	-	-	-
51240 - SERVICES TO HRA	1,399,273	1,348,548	1,471,314	1,452,460	(18,854)
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>1,414,273</b>	<b>1,348,548</b>	<b>1,471,314</b>	<b>1,452,460</b>	<b>(18,854)</b>
<b>TOTAL FOR 210055130 - INDUSTRIAL DEV REVENUE BONDS</b>	<b>1,414,273</b>	<b>1,348,548</b>	<b>1,471,314</b>	<b>1,452,460</b>	<b>(18,854)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>210055135 - MORTGAGE HOUSING REVENUE BONDS</b>					
51240 - SERVICES TO HRA	8,700	38,106	14,245	14,245	-
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>8,700</b>	<b>38,106</b>	<b>14,245</b>	<b>14,245</b>	<b>-</b>
<b>TOTAL FOR 210055135 - MORTGAGE HOUSING REVENUE BONDS</b>	<b>8,700</b>	<b>38,106</b>	<b>14,245</b>	<b>14,245</b>	<b>-</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>210055140 - RENTAL HSG CONDUIT REV BNDS</b>					
50125 - APPLICATION FEE	15,740	-	-	-	-
51240 - SERVICES TO HRA	1,920,680	1,311,698	1,411,362	1,016,424	(394,938)
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>1,936,420</b>	<b>1,311,698</b>	<b>1,411,362</b>	<b>1,016,424</b>	<b>(394,938)</b>
<b>TOTAL FOR 210055140 - RENTAL HSG CONDUIT REV BNDS</b>	<b>1,936,420</b>	<b>1,311,698</b>	<b>1,411,362</b>	<b>1,016,424</b>	<b>(394,938)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>210055220 - PALACE THEATRE OPERATIONS</b>					
44505 - ADMINISTRATION EXTERNAL	163,302	-	-	217,380	217,380
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>163,302</b>	<b>-</b>	<b>-</b>	<b>217,380</b>	<b>217,380</b>
55915 - OTHER MISC REVENUE	-	-	-	29,841	29,841
<b>TOTAL FOR MISCELLANEOUS REVENUE</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>29,841</b>	<b>29,841</b>
<b>TOTAL FOR 210055220 - PALACE THEATRE OPERATIONS</b>	<b>163,302</b>	<b>-</b>	<b>-</b>	<b>247,221</b>	<b>247,221</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>9,714,332</b>	<b>13,217,139</b>	<b>13,572,765</b>	<b>14,200,884</b>	<b>628,119</b>
<b>TOTAL FOR HRA GENERAL FUND</b>	<b>9,714,332</b>	<b>13,217,139</b>	<b>13,572,765</b>	<b>14,200,884</b>	<b>628,119</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>9,714,332</b>	<b>13,217,139</b>	<b>13,572,765</b>	<b>14,200,884</b>	<b>628,119</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
210055100 - HRA GENERAL FUND REVENUES					
68180 - INVESTMENT SERVICE	32,920	10,000	30,000	20,000	(10,000)
TOTAL FOR SERVICES	32,920	10,000	30,000	20,000	(10,000)
TOTAL FOR 210055100 - HRA GENERAL FUND REVENUES	32,920	10,000	30,000	20,000	(10,000)

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
210055105 - HRA BOARD OF COMMISSIONERS					
79205 - TRANSFER TO GENERAL FUND	150,759	150,759	150,759	150,759	-
TOTAL FOR OTHER FINANCING USES	150,759	150,759	150,759	150,759	-
TOTAL FOR 210055105 - HRA BOARD OF COMMISSIONERS	150,759	150,759	150,759	150,759	-

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>210055110 - HRA GENERAL ACCOUNTS</b>					
63105 - ACCOUNTING AND AUDITING	10,042	97,104	97,104	100,000	2,896
63120 - ATTORNEYS	-	15,000	15,000	12,500	(2,500)
67155 - CIVIL LITIGATION COST	-	2,000	2,000	-	(2,000)
67340 - PUBLICATION AND ADVERTISING	100	2,500	2,500	1,000	(1,500)
67525 - MEMBERSHIP DUES	160	2,000	2,000	500	(1,500)
68115 - ENTERPRISE TECHNOLOGY INITIATI	42,164	39,047	39,245	35,448	(3,797)
68140 - CITY ATTORNEY SERVICE	624,372	694,433	694,433	694,433	-
<b>TOTAL FOR SERVICES</b>	<b>676,838</b>	<b>852,084</b>	<b>852,282</b>	<b>843,881</b>	<b>(8,401)</b>
72925 - DEPT HEAD REIMBURSEMENT	-	1,000	1,000	-	(1,000)
<b>TOTAL FOR MATERIALS AND SUPPLIES</b>	<b>-</b>	<b>1,000</b>	<b>1,000</b>	<b>-</b>	<b>(1,000)</b>
78380 - ADVANCE TO OTHER FUND	59,327	65,000	125,000	125,000	-
<b>TOTAL FOR DEBT SERVICE</b>	<b>59,327</b>	<b>65,000</b>	<b>125,000</b>	<b>125,000</b>	<b>-</b>
79205 - TRANSFER TO GENERAL FUND	18,486	18,486	18,486	18,486	-
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>18,486</b>	<b>18,486</b>	<b>18,486</b>	<b>18,486</b>	<b>-</b>
<b>TOTAL FOR 210055110 - HRA GENERAL ACCOUNTS</b>	<b>754,651</b>	<b>936,570</b>	<b>996,768</b>	<b>987,367</b>	<b>(9,401)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>210055115 - HRA PROPERTY SERVICES</b>					
63160 - GENERAL PROFESSIONAL SERVICE	2,700	16,000	16,000	16,000	-
63405 - PROCESS FILING RECORDING FEE	4,689	6,000	6,000	1,000	(5,000)
65305 - OTHER ASSESSMENT	38,580	125,000	125,000	50,000	(75,000)
65310 - REAL ESTATE TAX	63	-	-	-	-
67340 - PUBLICATION AND ADVERTISING	675	10,000	10,000	500	(9,500)
68175 - PROPERTY INSURANCE SHARE	2,323	10,109	9,523	10,291	768
<b>TOTAL FOR SERVICES</b>	<b>49,031</b>	<b>167,109</b>	<b>166,523</b>	<b>77,791</b>	<b>(88,732)</b>
73415 - ACQUISITION TITLE SERVICE	-	5,000	5,000	1,000	(4,000)
73535 - MAINTENANCE LABOR CONTRACT	381,714	881,000	318,477	575,000	256,523
73540 - MISC DISPOSITION COSTS	-	10,000	10,000	10,000	-
<b>TOTAL FOR PROGRAM EXPENSE</b>	<b>381,714</b>	<b>896,000</b>	<b>333,477</b>	<b>586,000</b>	<b>252,523</b>
<b>TOTAL FOR 210055115 - HRA PROPERTY SERVICES</b>	<b>430,744</b>	<b>1,063,109</b>	<b>500,000</b>	<b>663,791</b>	<b>163,791</b>



**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
210055120 - HOUSING DEVEL PROGRAMS					
73220 - PMT TO SUBCONTRACTOR GRANT	-	7,500	7,500	-	(7,500)
TOTAL FOR PROGRAM EXPENSE	-	7,500	7,500	-	(7,500)
TOTAL FOR 210055120 - HOUSING DEVEL PROGRAMS	-	7,500	7,500	-	(7,500)

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>210055125 - PED OPERATIONS-ADMIN COSTS</b>					
63160 - GENERAL PROFESSIONAL SERVICE	-	-	-	365,000	365,000
68105 - MANAGEMENT AND ADMIN SERVICE	5,095,462	6,178,283	5,876,079	5,876,079	-
<b>TOTAL FOR SERVICES</b>	<b>5,095,462</b>	<b>6,178,283</b>	<b>5,876,079</b>	<b>6,241,079</b>	<b>365,000</b>
79205 - TRANSFER TO GENERAL FUND	723,199	723,199	723,199	723,199	-
79230 - TRANSFER TO INTERNAL SERV FUND	323,490	1,892,719	2,708,460	2,938,968	230,508
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>1,046,689</b>	<b>2,615,918</b>	<b>3,431,659</b>	<b>3,662,167</b>	<b>230,508</b>
<b>TOTAL FOR 210055125 - PED OPERATIONS-ADMIN COSTS</b>	<b>6,142,151</b>	<b>8,794,201</b>	<b>9,307,738</b>	<b>9,903,246</b>	<b>595,508</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>210055130 - INDUSTRIAL DEV REVENUE BONDS</b>					
67340 - PUBLICATION AND ADVERTISING	192	5,000	5,000	2,500	(2,500)
68105 - MANAGEMENT AND ADMIN SERVICE	1,250,000	1,250,000	1,450,000	1,300,000	(150,000)
<b>TOTAL FOR SERVICES</b>	<b>1,250,192</b>	<b>1,255,000</b>	<b>1,455,000</b>	<b>1,302,500</b>	<b>(152,500)</b>
<b>TOTAL FOR 210055130 - INDUSTRIAL DEV REVENUE BONDS</b>	<b>1,250,192</b>	<b>1,255,000</b>	<b>1,455,000</b>	<b>1,302,500</b>	<b>(152,500)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>210055135 - MORTGAGE HOUSING REVENUE BONDS</b>					
68105 - MANAGEMENT AND ADMIN SERVICE	400,000	400,000	525,000	400,000	(125,000)
<b>TOTAL FOR SERVICES</b>	<b>400,000</b>	<b>400,000</b>	<b>525,000</b>	<b>400,000</b>	<b>(125,000)</b>
<b>TOTAL FOR 210055135 - MORTGAGE HOUSING REVENUE BONDS</b>	<b>400,000</b>	<b>400,000</b>	<b>525,000</b>	<b>400,000</b>	<b>(125,000)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>210055140 - RENTAL HSG CONDUIT REV BNDS</b>					
67340 - PUBLICATION AND ADVERTISING	688	5,000	5,000	1,000	(4,000)
68105 - MANAGEMENT AND ADMIN SERVICE	447,523	575,000	575,000	525,000	(50,000)
<b>TOTAL FOR SERVICES</b>	<b>448,211</b>	<b>580,000</b>	<b>580,000</b>	<b>526,000</b>	<b>(54,000)</b>
<b>TOTAL FOR 210055140 - RENTAL HSG CONDUIT REV BNDS</b>	<b>448,211</b>	<b>580,000</b>	<b>580,000</b>	<b>526,000</b>	<b>(54,000)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
210055205 - NEIGHBORHOOD ECONOMIC DEV					
63160 - GENERAL PROFESSIONAL SERVICE	-	20,000	20,000	-	(20,000)
TOTAL FOR SERVICES	-	20,000	20,000	-	(20,000)
TOTAL FOR 210055205 - NEIGHBORHOOD ECONOMIC DEV	-	20,000	20,000	-	(20,000)

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL FUND  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>210055220 - PALACE THEATRE OPERATIONS</b>					
79220 - TRANSFER TO CAPITAL PROJ FUND	163,302	-	-	247,221	247,221
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>163,302</b>	<b>-</b>	<b>-</b>	<b>247,221</b>	<b>247,221</b>
<b>TOTAL FOR 210055220 - PALACE THEATRE OPERATIONS</b>	<b>163,302</b>	<b>-</b>	<b>-</b>	<b>247,221</b>	<b>247,221</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>9,772,930</b>	<b>13,217,139</b>	<b>13,572,765</b>	<b>14,200,884</b>	<b>628,119</b>
<b>TOTAL FOR HRA GENERAL FUND</b>	<b>9,772,930</b>	<b>13,217,139</b>	<b>13,572,765</b>	<b>14,200,884</b>	<b>628,119</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>9,772,930</b>	<b>13,217,139</b>	<b>13,572,765</b>	<b>14,200,884</b>	<b>628,119</b>

**HRA DEBT SERVICE FUND  
FINANCING SUMMARY  
2026 PROPOSED BUDGET**

<b>Accounting Unit</b>	<b>Description (TI=Tax Increment)</b>	<b>Tax Increments</b>	<b>Investment Earnings</b>	<b>Use of/(Contrib to) Fund Balance</b>	<b>Total</b>
301695224	N QUAD ESSEX 2002 REV DS 224	121,546	320	-	121,866
302195228	EMRLD PRK GARD 2010 REV DS 228	980,532	18,250	-	998,782
302395233	N QUAD DAKOTA 2002 REV DS 233	134,430	300	-	134,730
302695236	JJ HILL GNL 2004 REV DS 236	394,976	40,700	(73,884) *	361,792
302995241	N QUAD 9TH ST 2004 REV DS 241	105,344	650	-	105,994
303895225	RR UPLAND USBK 2019 RFD DS 225	2,273,935	31,000	-	2,304,935
<b>TOTAL HRA DEBT SERVICE FUND FINANCING</b>		<b>4,010,763</b>	<b>91,220</b>	<b>(73,884)</b>	<b>4,028,099</b>

\* The contribution to fund equity for JJ Hill Tax Increment Bonds, 2004 is for trustee reserves.



**HRA DEBT SERVICE FUND  
SPENDING SUMMARY  
2026 PROPOSED BUDGET**

<b>Accounting Unit</b>	<b>Description (TI=Tax Increment)</b>	<b>Debt Spending</b>	<b>Bank Fees and Other Spending</b>	<b>Transfers Out</b>	<b>Total Spending</b>
301695224	N QUAD ESSEX 2002 REV DS 224	121,416	450	-	121,866
302195228	EMRLD PRK GARD 2010 REV DS 228	881,629	2,900	114,253	998,782
302395233	N QUAD DAKOTA 2002 REV DS 233	134,280	450	-	134,730
302695236	JJ HILL GNL 2004 REV DS 236	324,907	3,100	33,785	361,792
302995241	N QUAD 9TH ST 2004 REV DS 241	105,144	850	-	105,994
303895225	RR UPLAND USBK 2019 RFD DS 225	2,302,435	2,500	-	2,304,935
<b>TOTAL HRA DEBT SERVICE FUND SPENDING</b>		<b>3,869,811</b>	<b>10,250</b>	<b>148,038</b>	<b>4,028,099</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>3000972003A - 2003A HUD SEC 108 NOTE DEBT</b>					
59910 - USE OF FUND EQUITY	-	-	299,558	-	(299,558)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	-	-	<b>299,558</b>	-	<b>(299,558)</b>
<b>TOTAL FOR 3000972003A - 2003A HUD SEC 108 NOTE DEBT</b>	-	-	<b>299,558</b>	-	<b>(299,558)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>301695224 - N QUAD ESSEX 2002 REV DS 224</b>					
40105 - CURRENT TAX INCREMENT	131,815	133,793	133,515	121,546	(11,969)
40301 - TAX INCR 1ST YR DELINQUENT	32	-	-	-	-
40302 - TAX INCR 2ND YR DELINQUENT	34	-	-	-	-
40303 - TAX INCR 3RD YR DELINQUENT	31	-	-	-	-
<b>TOTAL FOR TAXES</b>	<b>131,912</b>	<b>133,793</b>	<b>133,515</b>	<b>121,546</b>	<b>(11,969)</b>
54505 - INTEREST INTERNAL POOL	782	500	780	300	(480)
54506 - INTEREST ACCRUED REVENUE	69	-	-	-	-
54810 - INTEREST NON POOL	30	20	30	20	(10)
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>880</b>	<b>520</b>	<b>810</b>	<b>320</b>	<b>(490)</b>
<b>TOTAL FOR 301695224 - N QUAD ESSEX 2002 REV DS 224</b>	<b>132,792</b>	<b>134,313</b>	<b>134,325</b>	<b>121,866</b>	<b>(12,459)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>301995225 - RR UP LAND 2012 REV RFD DS 225</b>					
59910 - USE OF FUND EQUITY	-	-	1,376	-	(1,376)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	-	-	<b>1,376</b>	-	<b>(1,376)</b>
<b>TOTAL FOR 301995225 - RR UP LAND 2012 REV RFD DS 225</b>	-	-	<b>1,376</b>	-	<b>(1,376)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>302195228 - EMRLD PRK GARD 2010 REV DS 228</b>					
40105 - CURRENT TAX INCREMENT	965,389	970,267	991,018	980,532	(10,486)
40301 - TAX INCR 1ST YR DELINQUENT	3,062	-	-	-	-
<b>TOTAL FOR TAXES</b>	<b>968,451</b>	<b>970,267</b>	<b>991,018</b>	<b>980,532</b>	<b>(10,486)</b>
54505 - INTEREST INTERNAL POOL	8,499	17,000	8,500	18,200	9,700
54810 - INTEREST NON POOL	43	50	40	50	10
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>8,542</b>	<b>17,050</b>	<b>8,540</b>	<b>18,250</b>	<b>9,710</b>
<b>TOTAL FOR 302195228 - EMRLD PRK GARD 2010 REV DS 228</b>	<b>976,993</b>	<b>987,317</b>	<b>999,558</b>	<b>998,782</b>	<b>(776)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>302395233 - N QUAD DAKOTA 2002 REV DS 233</b>					
40105 - CURRENT TAX INCREMENT	121,206	121,294	131,373	134,430	3,057
<b>TOTAL FOR TAXES</b>	<b>121,206</b>	<b>121,294</b>	<b>131,373</b>	<b>134,430</b>	<b>3,057</b>
54505 - INTEREST INTERNAL POOL	618	500	620	300	(320)
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>618</b>	<b>500</b>	<b>620</b>	<b>300</b>	<b>(320)</b>
<b>TOTAL FOR 302395233 - N QUAD DAKOTA 2002 REV DS 233</b>	<b>121,823</b>	<b>121,794</b>	<b>131,993</b>	<b>134,730</b>	<b>2,737</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>302695236 - JJ HILL GNL 2004 REV DS 236</b>					
40105 - CURRENT TAX INCREMENT	402,753	410,975	405,565	394,976	(10,589)
40301 - TAX INCR 1ST YR DELINQUENT	8,095	-	-	-	-
40302 - TAX INCR 2ND YR DELINQUENT	5,496	-	-	-	-
<b>TOTAL FOR TAXES</b>	<b>416,345</b>	<b>410,975</b>	<b>405,565</b>	<b>394,976</b>	<b>(10,589)</b>
54505 - INTEREST INTERNAL POOL	2,393	800	2,400	5,200	2,800
54810 - INTEREST NON POOL	22,273	7,700	17,500	35,500	18,000
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>24,666</b>	<b>8,500</b>	<b>19,900</b>	<b>40,700</b>	<b>20,800</b>
59950 - CONTR TO FUND EQUITY	-	(49,837)	(58,692)	(73,884)	(15,192)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>(49,837)</b>	<b>(58,692)</b>	<b>(73,884)</b>	<b>(15,192)</b>
<b>TOTAL FOR 302695236 - JJ HILL GNL 2004 REV DS 236</b>	<b>441,011</b>	<b>369,638</b>	<b>366,773</b>	<b>361,792</b>	<b>(4,981)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>302995241 - N QUAD 9TH ST 2004 REV DS 241</b>					
40105 - CURRENT TAX INCREMENT	156,242	158,512	151,630	105,344	(46,286)
40304 - TAX INCR 4TH YR DELINQUENT	(0)	-	-	-	-
<b>TOTAL FOR TAXES</b>	<b>156,242</b>	<b>158,512</b>	<b>151,630</b>	<b>105,344</b>	<b>(46,286)</b>
54505 - INTEREST INTERNAL POOL	901	500	900	600	(300)
54810 - INTEREST NON POOL	23	100	20	50	30
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>924</b>	<b>600</b>	<b>920</b>	<b>650</b>	<b>(270)</b>
<b>TOTAL FOR 302995241 - N QUAD 9TH ST 2004 REV DS 241</b>	<b>157,165</b>	<b>159,112</b>	<b>152,550</b>	<b>105,994</b>	<b>(46,556)</b>



**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>303394248 - KOCH MOBIL 2004C GO DS 248</b>					
40105 - CURRENT TAX INCREMENT	182,000	171,450	-	-	-
<b>TOTAL FOR TAXES</b>	<b>182,000</b>	<b>171,450</b>	-	-	-
54505 - INTEREST INTERNAL POOL	2,164	1,000	-	-	-
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>2,164</b>	<b>1,000</b>	-	-	-
<b>TOTAL FOR 303394248 - KOCH MOBIL 2004C GO DS 248</b>	<b>184,164</b>	<b>172,450</b>	-	-	-

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>303795262 - RR DRAKE MARBL 2002 REV DS 262</b>					
40105 - CURRENT TAX INCREMENT	10,136	-	-	-	-
40302 - TAX INCR 2ND YR DELINQUENT	(10,136)	-	-	-	-
<b>TOTAL FOR TAXES</b>	-	-	-	-	-
<b>TOTAL FOR 303795262 - RR DRAKE MARBL 2002 REV DS 262</b>	-	-	-	-	-

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>303895225 - RR UPLAND USBK 2019 RFD DS 225</b>					
40105 - CURRENT TAX INCREMENT	2,240,628	2,263,120	2,260,024	2,273,935	13,911
<b>TOTAL FOR TAXES</b>	<b>2,240,628</b>	<b>2,263,120</b>	<b>2,260,024</b>	<b>2,273,935</b>	<b>13,911</b>
54505 - INTEREST INTERNAL POOL	18,002	15,000	15,000	10,000	(5,000)
54810 - INTEREST NON POOL	23,319	20,000	23,320	21,000	(2,320)
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>41,322</b>	<b>35,000</b>	<b>38,320</b>	<b>31,000</b>	<b>(7,320)</b>
<b>TOTAL FOR 303895225 - RR UPLAND USBK 2019 RFD DS 225</b>	<b>2,281,950</b>	<b>2,298,120</b>	<b>2,298,344</b>	<b>2,304,935</b>	<b>6,591</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>4,295,899</b>	<b>4,242,744</b>	<b>4,384,477</b>	<b>4,028,099</b>	<b>(356,378)</b>
<b>TOTAL FOR HRA GENERAL DEBT SERVICE</b>	<b>4,295,899</b>	<b>4,242,744</b>	<b>4,384,477</b>	<b>4,028,099</b>	<b>(356,378)</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>4,295,899</b>	<b>4,242,744</b>	<b>4,384,477</b>	<b>4,028,099</b>	<b>(356,378)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
3000972003A - 2003A HUD SEC 108 NOTE DEBT					
79210 - TRANSFER TO SPEC REVENUE FUND	-	-	299,558	-	(299,558)
<b>TOTAL FOR OTHER FINANCING USES</b>	-	-	<b>299,558</b>	-	<b>(299,558)</b>
<b>TOTAL FOR 3000972003A - 2003A HUD SEC 108 NOTE DEBT</b>	-	-	<b>299,558</b>	-	<b>(299,558)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>301695224 - N QUAD ESSEX 2002 REV DS 224</b>					
63615 - BANK SERVICES	400	400	400	400	-
68180 - INVESTMENT SERVICE	159	100	160	50	(110)
<b>TOTAL FOR SERVICES</b>	<b>559</b>	<b>500</b>	<b>560</b>	<b>450</b>	<b>(110)</b>
78105 - PRINCIPAL ON REVENUE BONDS	92,000	100,738	108,040	100,041	(7,999)
78705 - INTEREST ON REVENUE BONDS	34,575	33,075	25,725	21,375	(4,350)
<b>TOTAL FOR DEBT SERVICE</b>	<b>126,575</b>	<b>133,813</b>	<b>133,765</b>	<b>121,416</b>	<b>(12,349)</b>
<b>TOTAL FOR 301695224 - N QUAD ESSEX 2002 REV DS 224</b>	<b>127,134</b>	<b>134,313</b>	<b>134,325</b>	<b>121,866</b>	<b>(12,459)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
301995225 - RR UP LAND 2012 REV RFD DS 225					
79220 - TRANSFER TO CAPITAL PROJ FUND	-	-	1,376	-	(1,376)
<b>TOTAL FOR OTHER FINANCING USES</b>	-	-	<b>1,376</b>	-	<b>(1,376)</b>
<b>TOTAL FOR 301995225 - RR UP LAND 2012 REV RFD DS 225</b>	-	-	<b>1,376</b>	-	<b>(1,376)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>302195228 - EMRLD PRK GARD 2010 REV DS 228</b>					
63615 - BANK SERVICES	800	800	800	900	100
68180 - INVESTMENT SERVICE	1,256	3,400	1,260	2,000	740
<b>TOTAL FOR SERVICES</b>	<b>2,056</b>	<b>4,200</b>	<b>2,060</b>	<b>2,900</b>	<b>840</b>
78105 - PRINCIPAL ON REVENUE BONDS	680,000	772,529	831,925	823,779	(8,146)
78705 - INTEREST ON REVENUE BONDS	174,128	135,292	89,269	57,850	(31,419)
<b>TOTAL FOR DEBT SERVICE</b>	<b>854,128</b>	<b>907,821</b>	<b>921,194</b>	<b>881,629</b>	<b>(39,565)</b>
79220 - TRANSFER TO CAPITAL PROJ FUND	73,719	75,296	76,304	114,253	37,949
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>73,719</b>	<b>75,296</b>	<b>76,304</b>	<b>114,253</b>	<b>37,949</b>
<b>TOTAL FOR 302195228 - EMRLD PRK GARD 2010 REV DS 228</b>	<b>929,904</b>	<b>987,317</b>	<b>999,558</b>	<b>998,782</b>	<b>(776)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>302395233 - N QUAD DAKOTA 2002 REV DS 233</b>					
63615 - BANK SERVICES	400	400	400	400	-
68180 - INVESTMENT SERVICE	126	100	130	50	(80)
<b>TOTAL FOR SERVICES</b>	<b>526</b>	<b>500</b>	<b>530</b>	<b>450</b>	<b>(80)</b>
78105 - PRINCIPAL ON REVENUE BONDS	66,000	71,804	86,873	93,120	6,247
78705 - INTEREST ON REVENUE BONDS	50,365	49,490	44,590	41,160	(3,430)
<b>TOTAL FOR DEBT SERVICE</b>	<b>116,365</b>	<b>121,294</b>	<b>131,463</b>	<b>134,280</b>	<b>2,817</b>
<b>TOTAL FOR 302395233 - N QUAD DAKOTA 2002 REV DS 233</b>	<b>116,891</b>	<b>121,794</b>	<b>131,993</b>	<b>134,730</b>	<b>2,737</b>



**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>302695236 - JJ HILL GNL 2004 REV DS 236</b>					
63615 - BANK SERVICES	2,200	2,200	2,200	2,500	300
68180 - INVESTMENT SERVICE	497	175	500	600	100
<b>TOTAL FOR SERVICES</b>	<b>2,697</b>	<b>2,375</b>	<b>2,700</b>	<b>3,100</b>	<b>400</b>
78105 - PRINCIPAL ON REVENUE BONDS	221,000	236,000	250,000	266,000	16,000
78705 - INTEREST ON REVENUE BONDS	103,781	89,751	74,781	58,907	(15,874)
<b>TOTAL FOR DEBT SERVICE</b>	<b>324,781</b>	<b>325,751</b>	<b>324,781</b>	<b>324,907</b>	<b>126</b>
79220 - TRANSFER TO CAPITAL PROJ FUND	-	41,512	39,292	33,785	(5,507)
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>-</b>	<b>41,512</b>	<b>39,292</b>	<b>33,785</b>	<b>(5,507)</b>
<b>TOTAL FOR 302695236 - JJ HILL GNL 2004 REV DS 236</b>	<b>327,478</b>	<b>369,638</b>	<b>366,773</b>	<b>361,792</b>	<b>(4,981)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>302995241 - N QUAD 9TH ST 2004 REV DS 241</b>					
63615 - BANK SERVICES	650	650	650	750	100
68180 - INVESTMENT SERVICE	183	50	190	100	(90)
<b>TOTAL FOR SERVICES</b>	<b>833</b>	<b>700</b>	<b>840</b>	<b>850</b>	<b>10</b>
78105 - PRINCIPAL ON REVENUE BONDS	128,000	130,362	133,605	101,000	(32,605)
78705 - INTEREST ON REVENUE BONDS	29,867	28,050	18,105	4,144	(13,961)
<b>TOTAL FOR DEBT SERVICE</b>	<b>157,867</b>	<b>158,412</b>	<b>151,710</b>	<b>105,144</b>	<b>(46,566)</b>
<b>TOTAL FOR 302995241 - N QUAD 9TH ST 2004 REV DS 241</b>	<b>158,700</b>	<b>159,112</b>	<b>152,550</b>	<b>105,994</b>	<b>(46,556)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>303394248 - KOCH MOBIL 2004C GO DS 248</b>					
68180 - INVESTMENT SERVICE	449	200	-	-	-
<b>TOTAL FOR SERVICES</b>	<b>449</b>	<b>200</b>	-	-	-
78005 - PRINCIPAL ON GO BONDS	130,000	130,000	-	-	-
78605 - INTEREST ON GO BONDS	46,475	42,250	-	-	-
<b>TOTAL FOR DEBT SERVICE</b>	<b>176,475</b>	<b>172,250</b>	-	-	-
<b>TOTAL FOR 303394248 - KOCH MOBIL 2004C GO DS 248</b>	<b>176,924</b>	<b>172,450</b>	-	-	-

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA GENERAL DEBT SERVICE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>303895225 - RR UPLAND USBK 2019 RFD DS 225</b>					
63615 - BANK SERVICES	-	1,500	1,500	1,500	-
68180 - INVESTMENT SERVICE	3,195	2,600	3,200	1,000	(2,200)
<b>TOTAL FOR SERVICES</b>	<b>3,195</b>	<b>4,100</b>	<b>4,700</b>	<b>2,500</b>	<b>(2,200)</b>
78105 - PRINCIPAL ON REVENUE BONDS	2,010,000	2,050,000	2,090,000	2,140,000	50,000
78705 - INTEREST ON REVENUE BONDS	283,612	244,020	203,644	162,435	(41,209)
<b>TOTAL FOR DEBT SERVICE</b>	<b>2,293,612</b>	<b>2,294,020</b>	<b>2,293,644</b>	<b>2,302,435</b>	<b>8,791</b>
<b>TOTAL FOR 303895225 - RR UPLAND USBK 2019 RFD DS 225</b>	<b>2,296,807</b>	<b>2,298,120</b>	<b>2,298,344</b>	<b>2,304,935</b>	<b>6,591</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>4,133,839</b>	<b>4,242,744</b>	<b>4,384,477</b>	<b>4,028,099</b>	<b>(356,378)</b>
<b>TOTAL FOR HRA GENERAL DEBT SERVICE</b>	<b>4,133,839</b>	<b>4,242,744</b>	<b>4,384,477</b>	<b>4,028,099</b>	<b>(356,378)</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>4,133,839</b>	<b>4,242,744</b>	<b>4,384,477</b>	<b>4,028,099</b>	<b>(356,378)</b>

**HRA DEVELOPMENT CAPITAL PROJECTS FUND FINANCING AND SPENDING SUMMARY  
2026 PROPOSED BUDGET**

	Housing Trust Fund	Palace Theatre City Loan	Total
FINANCING:			
Palace Theatre Operations transfer from HRA General Fund	-	247,221	247,221
Transfer from World Trade Center Parking Enterprise Fund	-	-	-
Carryover of Prior Year Balances	3,383,602	-	3,383,602
TOTAL FINANCING	<u>3,383,602</u>	<u>247,221</u>	<u>3,630,823</u>
SPENDING:			
Principal and Interest on City Loan	-	247,221	247,221
Transfer to City General Fund - Office of Financial Empowerment Fair Housing Coordinator	156,991	-	156,991
Transfer to PED Operations Internal Service Fund - Housing Project Manager	142,208	-	142,208
Housing Trust Fund Program Expenses	3,084,403	-	3,084,403
TOTAL SPENDING	<u>3,383,602</u>	<u>247,221</u>	<u>3,630,823</u>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA DEVELOPMENT CAPITAL PROJECTS  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>480055910 - HRA FUNDED PROJECTS</b>					
50205 - REPAYMENT OF LOAN	16,708	-	-	-	-
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>16,708</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
54810 - INTEREST NON POOL	1	-	-	-	-
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>1</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
56225 - TRANSFER FR SPECIAL REVENUE FU	1,192,795	1,635,223	1,646,681	247,221	(1,399,460)
56240 - TRANSFER FR ENTERPRISE FUND	1,868,022	600,000	-	-	-
57405 - PROCEEDS FROM LOAN	3,115,411	-	-	-	-
59910 - USE OF FUND EQUITY	-	-	2,890,000	3,383,602	493,602
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>6,176,228</b>	<b>2,235,223</b>	<b>4,536,681</b>	<b>3,630,823</b>	<b>(905,858)</b>
<b>TOTAL FOR 480055910 - HRA FUNDED PROJECTS</b>	<b>6,192,937</b>	<b>2,235,223</b>	<b>4,536,681</b>	<b>3,630,823</b>	<b>(905,858)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA DEVELOPMENT CAPITAL PROJECTS  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>4800652007B - 2007B ISP STAR TAXABLE BONDS</b>					
50110 - COLLECTION FEE	149	-	-	-	-
50205 - REPAYMENT OF LOAN	31,328	-	-	-	-
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>31,477</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
54620 - INTEREST ON LOAN	2,762	-	-	-	-
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>2,762</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>TOTAL FOR 4800652007B - 2007B ISP STAR TAXABLE BONDS</b>	<b>34,239</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>6,227,176</b>	<b>2,235,223</b>	<b>4,536,681</b>	<b>3,630,823</b>	<b>(905,858)</b>
<b>TOTAL FOR HRA DEVELOPMENT CAPITAL PROJECTS</b>	<b>6,227,176</b>	<b>2,235,223</b>	<b>4,536,681</b>	<b>3,630,823</b>	<b>(905,858)</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>6,227,176</b>	<b>2,235,223</b>	<b>4,536,681</b>	<b>3,630,823</b>	<b>(905,858)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA DEVELOPMENT CAPITAL PROJECTS  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>480055905 - LAND ASSEMBLY BONDS</b>					
63160 - GENERAL PROFESSIONAL SERVICE	3,947	-	-	-	-
<b>TOTAL FOR SERVICES</b>	<b>3,947</b>	-	-	-	-
<b>TOTAL FOR 480055905 - LAND ASSEMBLY BONDS</b>	<b>3,947</b>	-	-	-	-



**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA DEVELOPMENT CAPITAL PROJECTS  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>480055910 - HRA FUNDED PROJECTS</b>					
63160 - GENERAL PROFESSIONAL SERVICE	13,476	-	-	-	-
<b>TOTAL FOR SERVICES</b>	<b>13,476</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
73120 - OUTSIDE LOAN	858,014	-	-	-	-
73220 - PMT TO SUBCONTRACTOR GRANT	502,695	1,752,145	2,176,755	3,084,403	907,648
<b>TOTAL FOR PROGRAM EXPENSE</b>	<b>1,360,709</b>	<b>1,752,145</b>	<b>2,176,755</b>	<b>3,084,403</b>	<b>907,648</b>
74105 - CONTINGENCY	-	-	820,000	-	(820,000)
<b>TOTAL FOR ADDITIONAL EXPENSES</b>	<b>-</b>	<b>-</b>	<b>820,000</b>	<b>-</b>	<b>(820,000)</b>
76805 - CAPITAL OUTLAY	3,523,459	-	-	-	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>3,523,459</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
78860 - INTEREST ADV FROM OTHER FUND	163,302	235,223	246,681	247,221	540
<b>TOTAL FOR DEBT SERVICE</b>	<b>163,302</b>	<b>235,223</b>	<b>246,681</b>	<b>247,221</b>	<b>540</b>
79205 - TRANSFER TO GENERAL FUND	123,215	118,575	151,104	156,991	5,887
79210 - TRANSFER TO SPEC REVENUE FUND	-	-	1,000,000	-	(1,000,000)
79230 - TRANSFER TO INTERNAL SERV FUND	122,748	129,280	142,141	142,208	67
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>245,963</b>	<b>247,855</b>	<b>1,293,245</b>	<b>299,199</b>	<b>(994,046)</b>
<b>TOTAL FOR 480055910 - HRA FUNDED PROJECTS</b>	<b>5,306,910</b>	<b>2,235,223</b>	<b>4,536,681</b>	<b>3,630,823</b>	<b>(905,858)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA DEVELOPMENT CAPITAL PROJECTS  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>4800652007B - 2007B ISP STAR TAXABLE BONDS</b>					
65305 - OTHER ASSESSMENT	316	-	-	-	-
<b>TOTAL FOR SERVICES</b>	<b>316</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
73220 - PMT TO SUBCONTRACTOR GRANT	282,299	-	-	-	-
<b>TOTAL FOR PROGRAM EXPENSE</b>	<b>282,299</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>TOTAL FOR 4800652007B - 2007B ISP STAR TAXABLE BONDS</b>	<b>282,615</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>5,593,472</b>	<b>2,235,223</b>	<b>4,536,681</b>	<b>3,630,823</b>	<b>(905,858)</b>
<b>TOTAL FOR HRA DEVELOPMENT CAPITAL PROJECTS</b>	<b>5,593,472</b>	<b>2,235,223</b>	<b>4,536,681</b>	<b>3,630,823</b>	<b>(905,858)</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>5,593,472</b>	<b>2,235,223</b>	<b>4,536,681</b>	<b>3,630,823</b>	<b>(905,858)</b>

**HRA Parking Enterprise Fund 6810**

**Summary of Financing and Spending**

\*Actuals reflect budgetary basis and do not reflect all year-end accounting adjustments for financial statement reporting (examples include bad debt expense).

Account Type	Account -Account Description	2023 Actuals*	2024 Adopted Budget	2025 Adopted Budget	2026 Proposed Budget
Financing	40105 - CURRENT TAX INCREMENT	1,676,992	1,706,044	1,857,775	1,170,900
	40301 - TAX INCR 1ST YR DELINQUENT	8,710	-	-	-
	40302 - TAX INCR 2ND YR DELINQUENT	12,793	-	-	-
	40303 - TAX INCR 3RD YR DELINQUENT	4,147	-	-	-
	40304 - TAX INCR 4TH YR DELINQUENT	(0)	-	-	-
	40305 - TAX INCR 5TH YR DELINQUENT	(8,217)	-	-	-
	40306 - TAX INCR 6TH YR AND PRIOR	11,730	-	-	-
	43630 - CITY SHARE STATE COURT FINES	1,185,949	1,325,000	1,325,000	1,325,000
	44160 - ELEC CHARGING STATIONS	1,951	-	-	2,018
	44440 - SALE OF EASEMENTS	-	-	-	-
	47115 - PARKING METER COLLECTION	1,814,051	1,675,000	1,675,000	1,675,000
	47120 - LOST METER HOODING REVENUE	-	-	-	-
	48310 - COMMERCIAL SPACE RENT	111,017	138,888	142,600	151,767
	50305 - PARKING REVENUES	9,354,516	8,857,800	9,752,800	10,809,426
	54505 - INTEREST INTERNAL POOL	37,179	25,500	35,500	45,000
	54506 - INTEREST ACCRUED REVENUE	-	-	-	-
	54510 - INCR OR DECR IN FV INVESTMENTS	-	-	-	-
	54620 - INTEREST ON LOAN	-	-	-	-
	54810 - INTEREST NON POOL	79,580	-	-	-
	55526 - REBATES	-	-	-	-
	55615 - CAPITAL ASSET CONTRIBUTION	-	-	-	-
	55815 - REFUNDS OVERPAYMENTS	-	-	-	-
	55915 - OTHER MISC REVENUE	22,938	-	-	-
	56115 - INTRA FUND IN TRANSFER	2,870,193	3,018,368	2,928,477	1,920,198
	56225 - TRANSFER FR SPECIAL REVENUE FU	171,704	1,732,783	-	-
	56235 - TRANSFER FR CAPITAL PROJ FUND	-	-	-	-
	56240 - TRANSFER FR ENTERPRISE FUND	51,938	68,122	104,009	150,321
	57120 - REFUNDING GO BOND ISSUED	-	-	-	-
	57135 - REFUNDING REVENUE BOND ISSUED	-	-	-	-
	57215 - PREMIUM REFUNDING GO BOND ISSU	-	-	-	-
	57605 - REPAYMENT OF ADVANCE	564,744	-	-	-
	58101 - SALE OF CAPITAL ASSET	-	-	-	-
	58130 - GAIN ON SALE CAPITAL ASSETS	-	-	-	-
	59910 - USE OF FUND EQUITY	-	4,593,759	3,847,941	1,730,648
	59950 - CONTR TO FUND EQUITY	-	(551,430)	(531,346)	(1,296,035)
<b>Financing Total</b>		<b>17,971,915</b>	<b>22,589,834</b>	<b>21,137,756</b>	<b>17,684,243</b>

**HRA Parking Enterprise Fund 6810**

**Summary of Financing and Spending**

\*Actuals reflect budgetary basis and do not reflect all year-end accounting adjustments for financial statement reporting (examples include bad debt expense).

Account Type	Account -Account Description	2023 Actuals*	2024 Adopted Budget	2025 Adopted Budget	2026 Proposed Budget
Spending	63160 - GENERAL PROFESSIONAL SERVICE	11,882	47,837	147,837	147,837
	63385 - SECURITY SERVICES	85,412	85,870	88,000	139,083
	63420 - PARKING RAMP OPERATOR	5,154,743	4,944,450	6,314,848	6,753,285
	63615 - BANK SERVICES	-	-	-	-
	64505 - GENERAL REPAIR MAINT SVC	235,869	273,000	363,000	248,000
	64615 - SPACE USE CHARGE	37,106	35,000	40,000	49,500
	65125 - TECHNOLOGY SERVICES	-	2,100	2,100	-
	65140 - TELEPHONE MONTHLY CHARGE	1,145	1,890	1,890	2,825
	65315 - STREET MAINT ASSESSMENT	33,179	400,785	151,485	153,485
	67340 - PUBLICATION AND ADVERTISING	-	-	-	-
	68105 - MANAGEMENT AND ADMIN SERVICE	500,441	620,000	620,000	550,000
	68115 - ENTERPRISE TECHNOLOGY INITIATI	40,334	48,403	57,505	47,668
	68175 - PROPERTY INSURANCE SHARE	116,429	123,187	116,045	125,409
	68180 - INVESTMENT SERVICE	7,843	7,300	8,300	8,500
	68190 - ENGINEERING SERVICES	-	90,000	90,000	-
	71205 - ELECTRICITY	5,727	7,150	6,150	1,039
	73205 - REHABILITATION GRANTS	-	-	-	-
	73220 - PMT TO SUBCONTRACTOR GRANT	-	-	-	-
	73555 - PMT TO SUBCONTRACTOR	13,630	500,000	100,000	-
	74105 - CONTINGENCY	-	-	-	-
	74305 - MISC NON OPERATING EXPENSE	-	-	-	-
	74310 - CITY CONTR TO OUTSIDE AGENCY G	-	537,500	537,500	537,500
	74405 - BAD DEBT EXPENSE	-	-	-	-
	76201 - BUILDINGS AND STRUCTURES	-	700,000	700,000	785,000
	76301 - IMPROVE OTHER THAN BUILDING	-	3,305,000	1,300,000	375,000
	76501 - EQUIPMENT	-	440,000	165,000	-
	76805 - CAPITAL OUTLAY	885,830	-	-	-
	76806 - CAPITAL OUTLAY - CONTRA	(1,268,677)	-	-	-
	76810 - LOSS ON PROP DISPOSAL	79,680	-	-	-
	76830 - ASSET CLEARING AC160 ONLY	-	-	-	-
	76905 - DEPRECIATION EXPENSE	2,589,003	-	-	-
	77905 - AM CLEARING PROPRIETARY	-	-	-	-
	77906 - AM PROP CIP ADJUSTMENT	382,846	-	-	-
	78005 - PRINCIPAL ON GO BONDS	1,600,000	1,680,000	1,765,000	1,130,000
	78105 - PRINCIPAL ON REVENUE BONDS	1,355,000	1,425,000	1,495,000	495,000
	78605 - INTEREST ON GO BONDS	49,789	199,100	112,975	51,900
	78705 - INTEREST ON REVENUE BONDS	756,619	752,894	681,644	818,014
	78920 - GENERAL COST OF ISSUANCE SVC	-	-	-	-
	78925 - UNDERWRITER DISCOUNT	-	-	-	-
	79115 - INTRA FUND TRANSFER OUT	2,870,193	3,018,368	2,928,477	1,920,198
	79205 - TRANSFER TO GENERAL FUND	3,000,000	3,345,000	3,345,000	3,345,000
	79210 - TRANSFER TO SPEC REVENUE FUND	-	-	-	-
	79220 - TRANSFER TO CAPITAL PROJ FUND	-	-	-	-
	79225 - TRANSFER TO ENTERPRISE FUND	-	-	-	-
	79230 - TRANSFER TO INTERNAL SERV FUND	-	-	-	-
<b>Spending Total</b>		<b>18,544,023</b>	<b>22,589,834</b>	<b>21,137,756</b>	<b>17,684,243</b>
<b>Grand Total</b>		<b>36,515,938</b>	<b>45,179,668</b>	<b>42,275,512</b>	<b>35,368,486</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055405 - LAWSON RAMP</b>					
44160 - ELEC CHARGING STATIONS	1,002	-	-	-	-
48310 - COMMERCIAL SPACE RENT	-	-	-	403	403
50305 - PARKING REVENUES	3,028,531	2,700,000	3,200,000	3,748,072	548,072
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>3,029,532</b>	<b>2,700,000</b>	<b>3,200,000</b>	<b>3,748,475</b>	<b>548,475</b>
54810 - INTEREST NON POOL	100	-	-	-	-
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>100</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
55915 - OTHER MISC REVENUE	22,938	-	-	-	-
<b>TOTAL FOR MISCELLANEOUS REVENUE</b>	<b>22,938</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
57605 - REPAYMENT OF ADVANCE	564,744	-	-	-	-
59910 - USE OF FUND EQUITY	-	944,882	-	-	-
59950 - CONTR TO FUND EQUITY	-	-	(295,181)	(1,097,638)	(802,457)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>564,744</b>	<b>944,882</b>	<b>(295,181)</b>	<b>(1,097,638)</b>	<b>(802,457)</b>
<b>TOTAL FOR 681055405 - LAWSON RAMP</b>	<b>3,617,314</b>	<b>3,644,882</b>	<b>2,904,819</b>	<b>2,650,837</b>	<b>(253,982)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055505 - BLOCK 19 RAMP</b>					
44160 - ELEC CHARGING STATIONS	-	-	-	150	150
48310 - COMMERCIAL SPACE RENT	3,693	13,000	13,000	3,321	(9,679)
50305 - PARKING REVENUES	742,161	750,000	720,000	767,682	47,682
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>745,854</b>	<b>763,000</b>	<b>733,000</b>	<b>771,153</b>	<b>38,153</b>
56225 - TRANSFER FR SPECIAL REVENUE FU	-	300,000	-	-	-
59910 - USE OF FUND EQUITY	-	1,120,910	270,860	687,079	416,219
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>1,420,910</b>	<b>270,860</b>	<b>687,079</b>	<b>416,219</b>
<b>TOTAL FOR 681055505 - BLOCK 19 RAMP</b>	<b>745,854</b>	<b>2,183,910</b>	<b>1,003,860</b>	<b>1,458,232</b>	<b>454,372</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055510 - ROBERT STREET RAMP</b>					
44160 - ELEC CHARGING STATIONS	-	-	-	167	167
48310 - COMMERCIAL SPACE RENT	26,932	24,888	28,600	45,883	17,283
50305 - PARKING REVENUES	773,876	800,000	780,000	933,037	153,037
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>800,808</b>	<b>824,888</b>	<b>808,600</b>	<b>979,087</b>	<b>170,487</b>
56225 - TRANSFER FR SPECIAL REVENUE FU	52,004	300,000	-	-	-
59910 - USE OF FUND EQUITY	-	1,043,732	167,015	279,466	112,451
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>52,004</b>	<b>1,343,732</b>	<b>167,015</b>	<b>279,466</b>	<b>112,451</b>
<b>TOTAL FOR 681055510 - ROBERT STREET RAMP</b>	<b>852,812</b>	<b>2,168,620</b>	<b>975,615</b>	<b>1,258,553</b>	<b>282,938</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055520 - KELLOGG RAMP</b>					
48310 - COMMERCIAL SPACE RENT	6,600	-	-	13,860	13,860
50305 - PARKING REVENUES	1,204,624	1,100,000	1,200,000	1,271,066	71,066
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>1,211,224</b>	<b>1,100,000</b>	<b>1,200,000</b>	<b>1,284,926</b>	<b>84,926</b>
56225 - TRANSFER FR SPECIAL REVENUE FU	60,100	300,000	-	-	-
59910 - USE OF FUND EQUITY	-	34,693	1,235,039	-	(1,235,039)
59950 - CONTR TO FUND EQUITY	-	-	-	(35,640)	(35,640)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>60,100</b>	<b>334,693</b>	<b>1,235,039</b>	<b>(35,640)</b>	<b>(1,270,679)</b>
<b>TOTAL FOR 681055520 - KELLOGG RAMP</b>	<b>1,271,324</b>	<b>1,434,693</b>	<b>2,435,039</b>	<b>1,249,286</b>	<b>(1,185,753)</b>



**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055525 - SMITH AVE RAMP</b>					
44160 - ELEC CHARGING STATIONS	949	-	-	1,701	1,701
50305 - PARKING REVENUES	1,522,658	1,663,800	1,600,000	1,562,656	(37,344)
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>1,523,608</b>	<b>1,663,800</b>	<b>1,600,000</b>	<b>1,564,357</b>	<b>(35,643)</b>
56225 - TRANSFER FR SPECIAL REVENUE FU	59,600	300,000	-	-	-
59910 - USE OF FUND EQUITY	-	-	1,151,977	122,827	(1,029,150)
59950 - CONTR TO FUND EQUITY	-	(415,380)	-	-	-
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>59,600</b>	<b>(115,380)</b>	<b>1,151,977</b>	<b>122,827</b>	<b>(1,029,150)</b>
<b>TOTAL FOR 681055525 - SMITH AVE RAMP</b>	<b>1,583,208</b>	<b>1,548,420</b>	<b>2,751,977</b>	<b>1,687,184</b>	<b>(1,064,793)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055530 - LOWERTOWN RAMP</b>					
50305 - PARKING REVENUES	934,573	820,000	950,000	1,237,873	287,873
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>934,573</b>	<b>820,000</b>	<b>950,000</b>	<b>1,237,873</b>	<b>287,873</b>
54810 - INTEREST NON POOL	6	-	-	-	-
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>6</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
56225 - TRANSFER FR SPECIAL REVENUE FU	-	300,000	-	-	-
59910 - USE OF FUND EQUITY	-	702,335	367,728	232,402	(135,326)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>1,002,335</b>	<b>367,728</b>	<b>232,402</b>	<b>(135,326)</b>
<b>TOTAL FOR 681055530 - LOWERTOWN RAMP</b>	<b>934,578</b>	<b>1,822,335</b>	<b>1,317,728</b>	<b>1,470,275</b>	<b>152,547</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055540 - 7A RAMP</b>					
48310 - COMMERCIAL SPACE RENT	2,000	-	-	3,300	3,300
50305 - PARKING REVENUES	593,958	600,000	570,000	671,144	101,144
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>595,958</b>	<b>600,000</b>	<b>570,000</b>	<b>674,444</b>	<b>104,444</b>
56225 - TRANSFER FR SPECIAL REVENUE FU	-	232,783	-	-	-
59910 - USE OF FUND EQUITY	-	600,772	506,372	240,029	(266,343)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>833,555</b>	<b>506,372</b>	<b>240,029</b>	<b>(266,343)</b>
<b>TOTAL FOR 681055540 - 7A RAMP</b>	<b>595,958</b>	<b>1,433,555</b>	<b>1,076,372</b>	<b>914,473</b>	<b>(161,899)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055550 - FARMERS MARKET</b>					
50305 - PARKING REVENUES	420,880	340,000	530,000	470,936	(59,064)
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>420,880</b>	<b>340,000</b>	<b>530,000</b>	<b>470,936</b>	<b>(59,064)</b>
59950 - CONTR TO FUND EQUITY	-	(125,000)	(195,000)	(125,736)	69,264
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>(125,000)</b>	<b>(195,000)</b>	<b>(125,736)</b>	<b>69,264</b>
<b>TOTAL FOR 681055550 - FARMERS MARKET</b>	<b>420,880</b>	<b>215,000</b>	<b>335,000</b>	<b>345,200</b>	<b>10,200</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055600 - GENERAL PARKING</b>					
56115 - INTRA FUND IN TRANSFER	524,058	685,618	758,833	632,684	(126,149)
56240 - TRANSFER FR ENTERPRISE FUND	51,938	68,122	104,009	150,321	46,312
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>575,996</b>	<b>753,740</b>	<b>862,842</b>	<b>783,005</b>	<b>(79,837)</b>
<b>TOTAL FOR 681055600 - GENERAL PARKING</b>	<b>575,996</b>	<b>753,740</b>	<b>862,842</b>	<b>783,005</b>	<b>(79,837)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055605 - FOX LOT</b>					
50305 - PARKING REVENUES	52,127	11,000	63,200	42,900	(20,300)
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>52,127</b>	<b>11,000</b>	<b>63,200</b>	<b>42,900</b>	<b>(20,300)</b>
59950 - CONTR TO FUND EQUITY	-	(1,500)	(30,200)	(19,000)	11,200
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>(1,500)</b>	<b>(30,200)</b>	<b>(19,000)</b>	<b>11,200</b>
<b>TOTAL FOR 681055605 - FOX LOT</b>	<b>52,127</b>	<b>9,500</b>	<b>33,000</b>	<b>23,900</b>	<b>(9,100)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055610 - MISSISSIPPI FLATS</b>					
50305 - PARKING REVENUES	15,003	14,000	50,000	18,310	(31,690)
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>15,003</b>	<b>14,000</b>	<b>50,000</b>	<b>18,310</b>	<b>(31,690)</b>
59910 - USE OF FUND EQUITY	-	59,000	65,000	70,845	5,845
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>59,000</b>	<b>65,000</b>	<b>70,845</b>	<b>5,845</b>
<b>TOTAL FOR 681055610 - MISSISSIPPI FLATS</b>	<b>15,003</b>	<b>73,000</b>	<b>115,000</b>	<b>89,155</b>	<b>(25,845)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055615 - 9TH ST LOT</b>					
50305 - PARKING REVENUES	27,193	24,000	34,000	30,000	(4,000)
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>27,193</b>	<b>24,000</b>	<b>34,000</b>	<b>30,000</b>	<b>(4,000)</b>
59910 - USE OF FUND EQUITY	-	2,485	-	-	-
59950 - CONTR TO FUND EQUITY	-	-	(7,515)	(10,155)	(2,640)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>2,485</b>	<b>(7,515)</b>	<b>(10,155)</b>	<b>(2,640)</b>
<b>TOTAL FOR 681055615 - 9TH ST LOT</b>	<b>27,193</b>	<b>26,485</b>	<b>26,485</b>	<b>19,845</b>	<b>(6,640)</b>



**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055625 - WABASHA LOT</b>					
50305 - PARKING REVENUES	24,584	25,000	30,600	28,293	(2,307)
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>24,584</b>	<b>25,000</b>	<b>30,600</b>	<b>28,293</b>	<b>(2,307)</b>
59950 - CONTR TO FUND EQUITY	-	(9,550)	(3,450)	(5,789)	(2,339)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>(9,550)</b>	<b>(3,450)</b>	<b>(5,789)</b>	<b>(2,339)</b>
<b>TOTAL FOR 681055625 - WABASHA LOT</b>	<b>24,584</b>	<b>15,450</b>	<b>27,150</b>	<b>22,504</b>	<b>(4,646)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055635 - WEST SIDE FLATS LOT</b>					
50305 - PARKING REVENUES	14,349	10,000	25,000	27,457	2,457
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>14,349</b>	<b>10,000</b>	<b>25,000</b>	<b>27,457</b>	<b>2,457</b>
59910 - USE OF FUND EQUITY	-	5,000	4,000	-	(4,000)
59950 - CONTR TO FUND EQUITY	-	-	-	(2,077)	(2,077)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>5,000</b>	<b>4,000</b>	<b>(2,077)</b>	<b>(6,077)</b>
<b>TOTAL FOR 681055635 - WEST SIDE FLATS LOT</b>	<b>14,349</b>	<b>15,000</b>	<b>29,000</b>	<b>25,380</b>	<b>(3,620)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055705 - LAWSON RETAIL CENTER</b>					
48310 - COMMERCIAL SPACE RENT	71,792	101,000	101,000	85,000	(16,000)
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>71,792</b>	<b>101,000</b>	<b>101,000</b>	<b>85,000</b>	<b>(16,000)</b>
54810 - INTEREST NON POOL	14	-	-	-	-
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>14</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
59910 - USE OF FUND EQUITY	-	79,950	79,950	98,000	18,050
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>79,950</b>	<b>79,950</b>	<b>98,000</b>	<b>18,050</b>
<b>TOTAL FOR 681055705 - LAWSON RETAIL CENTER</b>	<b>71,806</b>	<b>180,950</b>	<b>180,950</b>	<b>183,000</b>	<b>2,050</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>6810942018C - 2018C BLK 39 GO RFD TIF 213</b>					
40105 - CURRENT TAX INCREMENT	1,676,992	1,706,044	1,857,775	1,170,900	(686,875)
40301 - TAX INCR 1ST YR DELINQUENT	8,710	-	-	-	-
40302 - TAX INCR 2ND YR DELINQUENT	12,793	-	-	-	-
40303 - TAX INCR 3RD YR DELINQUENT	4,147	-	-	-	-
40304 - TAX INCR 4TH YR DELINQUENT	(0)	-	-	-	-
40305 - TAX INCR 5TH YR DELINQUENT	(8,217)	-	-	-	-
40306 - TAX INCR 6TH YR AND PRIOR	11,730	-	-	-	-
<b>TOTAL FOR TAXES</b>	<b>1,706,155</b>	<b>1,706,044</b>	<b>1,857,775</b>	<b>1,170,900</b>	<b>(686,875)</b>
54505 - INTEREST INTERNAL POOL	25,946	15,500	25,500	15,000	(10,500)
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>25,946</b>	<b>15,500</b>	<b>25,500</b>	<b>15,000</b>	<b>(10,500)</b>
56115 - INTRA FUND IN TRANSFER	211,344	161,856	-	-	-
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>211,344</b>	<b>161,856</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>TOTAL FOR 6810942018C - 2018C BLK 39 GO RFD TIF 213</b>	<b>1,943,445</b>	<b>1,883,400</b>	<b>1,883,275</b>	<b>1,185,900</b>	<b>(697,375)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>6810952017A - 2017A PARKING REFUND REV BONDS</b>					
43630 - CITY SHARE STATE COURT FINES	1,185,949	1,325,000	1,325,000	-	(1,325,000)
<b>TOTAL FOR INTERGOVERNMENTAL REVENUE</b>	<b>1,185,949</b>	<b>1,325,000</b>	<b>1,325,000</b>	-	<b>(1,325,000)</b>
47115 - PARKING METER COLLECTION	1,814,051	1,675,000	1,675,000	-	(1,675,000)
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>1,814,051</b>	<b>1,675,000</b>	<b>1,675,000</b>	-	<b>(1,675,000)</b>
54505 - INTEREST INTERNAL POOL	11,233	10,000	10,000	-	(10,000)
54810 - INTEREST NON POOL	23,360	-	-	-	-
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>34,593</b>	<b>10,000</b>	<b>10,000</b>	-	<b>(10,000)</b>
56115 - INTRA FUND IN TRANSFER	2,134,791	2,170,894	2,169,644	-	(2,169,644)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>2,134,791</b>	<b>2,170,894</b>	<b>2,169,644</b>	-	<b>(2,169,644)</b>
<b>TOTAL FOR 6810952017A - 2017A PARKING REFUND REV BONDS</b>	<b>5,169,384</b>	<b>5,180,894</b>	<b>5,179,644</b>	-	<b>(5,179,644)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
6810952017AR - 2017A PRKG REFUND D-S RSRV					
54810 - INTEREST NON POOL	56,100	-	-	-	-
TOTAL FOR INVESTMENT EARNINGS	56,100	-	-	-	-
TOTAL FOR 6810952017AR - 2017A PRKG REFUND D-S RSRV	56,100	-	-	-	-

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>6810952025A - 2025A PARKING REFUND REV BONDS</b>					
43630 - CITY SHARE STATE COURT FINES	-	-	-	1,325,000	1,325,000
<b>TOTAL FOR INTERGOVERNMENTAL REVENUE</b>	-	-	-	<b>1,325,000</b>	<b>1,325,000</b>
47115 - PARKING METER COLLECTION	-	-	-	1,675,000	1,675,000
<b>TOTAL FOR CHARGES FOR SERVICES</b>	-	-	-	<b>1,675,000</b>	<b>1,675,000</b>
54505 - INTEREST INTERNAL POOL	-	-	-	20,000	20,000
<b>TOTAL FOR INVESTMENT EARNINGS</b>	-	-	-	<b>20,000</b>	<b>20,000</b>
56115 - INTRA FUND IN TRANSFER	-	-	-	843,625	843,625
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	-	-	-	<b>843,625</b>	<b>843,625</b>
<b>TOTAL FOR 6810952025A - 2025A PARKING REFUND REV BONDS</b>	-	-	-	<b>3,863,625</b>	<b>3,863,625</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>6810952025B - 2025B PARKING REFUND REV BONDS</b>					
54505 - INTEREST INTERNAL POOL	-	-	-	10,000	10,000
<b>TOTAL FOR INVESTMENT EARNINGS</b>	-	-	-	<b>10,000</b>	<b>10,000</b>
56115 - INTRA FUND IN TRANSFER	-	-	-	443,889	443,889
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	-	-	-	<b>443,889</b>	<b>443,889</b>
<b>TOTAL FOR 6810952025B - 2025B PARKING REFUND REV BONDS</b>	-	-	-	<b>453,889</b>	<b>453,889</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>17,971,915</b>	<b>22,589,834</b>	<b>21,137,756</b>	<b>17,684,243</b>	<b>(3,453,513)</b>
<b>TOTAL FOR HRA PARKING</b>	<b>17,971,915</b>	<b>22,589,834</b>	<b>21,137,756</b>	<b>17,684,243</b>	<b>(3,453,513)</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>17,971,915</b>	<b>22,589,834</b>	<b>21,137,756</b>	<b>17,684,243</b>	<b>(3,453,513)</b>



**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055405 - LAWSON RAMP</b>					
63420 - PARKING RAMP OPERATOR	1,165,260	1,100,000	1,230,000	1,491,000	261,000
64505 - GENERAL REPAIR MAINT SVC	21,711	15,000	15,000	18,000	3,000
65125 - TECHNOLOGY SERVICES	-	1,000	1,000	-	(1,000)
65315 - STREET MAINT ASSESSMENT	211	253,000	20,000	20,000	-
68175 - PROPERTY INSURANCE SHARE	22,758	24,026	22,633	24,459	1,826
68190 - ENGINEERING SERVICES	-	15,000	15,000	-	(15,000)
<b>TOTAL FOR SERVICES</b>	<b>1,209,939</b>	<b>1,408,026</b>	<b>1,303,633</b>	<b>1,553,459</b>	<b>249,826</b>
73555 - PMT TO SUBCONTRACTOR	13,630	500,000	100,000	-	(100,000)
<b>TOTAL FOR PROGRAM EXPENSE</b>	<b>13,630</b>	<b>500,000</b>	<b>100,000</b>	<b>-</b>	<b>(100,000)</b>
74310 - CITY CONTR TO OUTSIDE AGENCY G	-	500,000	500,000	500,000	-
<b>TOTAL FOR ADDITIONAL EXPENSES</b>	<b>-</b>	<b>500,000</b>	<b>500,000</b>	<b>500,000</b>	<b>-</b>
76201 - BUILDINGS AND STRUCTURES	-	100,000	100,000	115,000	15,000
76301 - IMPROVE OTHER THAN BUILDING	-	280,000	130,000	-	(130,000)
76501 - EQUIPMENT	-	350,000	50,000	-	(50,000)
76805 - CAPITAL OUTLAY	62,010	-	-	-	-
76806 - CAPITAL OUTLAY - CONTRA	(62,010)	-	-	-	-
76905 - DEPRECIATION EXPENSE	635,013	-	-	-	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>635,013</b>	<b>730,000</b>	<b>280,000</b>	<b>115,000</b>	<b>(165,000)</b>
79115 - INTRA FUND TRANSFER OUT	211,344	161,856	376,186	137,378	(238,808)
79205 - TRANSFER TO GENERAL FUND	-	345,000	345,000	345,000	-
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>211,344</b>	<b>506,856</b>	<b>721,186</b>	<b>482,378</b>	<b>(238,808)</b>
<b>TOTAL FOR 681055405 - LAWSON RAMP</b>	<b>2,069,926</b>	<b>3,644,882</b>	<b>2,904,819</b>	<b>2,650,837</b>	<b>(253,982)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055505 - BLOCK 19 RAMP</b>					
63420 - PARKING RAMP OPERATOR	491,641	500,000	654,483	806,400	151,917
64505 - GENERAL REPAIR MAINT SVC	4,590	10,000	10,000	10,000	-
65125 - TECHNOLOGY SERVICES	-	1,000	1,000	-	(1,000)
65315 - STREET MAINT ASSESSMENT	1,334	15,000	15,000	15,000	-
68175 - PROPERTY INSURANCE SHARE	22,501	24,815	23,377	25,263	1,886
68190 - ENGINEERING SERVICES	-	15,000	15,000	-	(15,000)
<b>TOTAL FOR SERVICES</b>	<b>520,066</b>	<b>565,815</b>	<b>718,860</b>	<b>856,663</b>	<b>137,803</b>
76201 - BUILDINGS AND STRUCTURES	-	100,000	100,000	95,000	(5,000)
76301 - IMPROVE OTHER THAN BUILDING	-	525,000	135,000	25,000	(110,000)
76501 - EQUIPMENT	-	50,000	50,000	-	(50,000)
76805 - CAPITAL OUTLAY	32,587	-	-	-	-
76806 - CAPITAL OUTLAY - CONTRA	(28,570)	-	-	-	-
76905 - DEPRECIATION EXPENSE	420,930	-	-	-	-
77906 - AM PROP CIP ADJUSTMENT	(4,017)	-	-	-	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>420,930</b>	<b>675,000</b>	<b>285,000</b>	<b>120,000</b>	<b>(165,000)</b>
79115 - INTRA FUND TRANSFER OUT	818,329	943,095	-	481,569	481,569
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>818,329</b>	<b>943,095</b>	<b>-</b>	<b>481,569</b>	<b>481,569</b>
<b>TOTAL FOR 681055505 - BLOCK 19 RAMP</b>	<b>1,759,324</b>	<b>2,183,910</b>	<b>1,003,860</b>	<b>1,458,232</b>	<b>454,372</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055510 - ROBERT STREET RAMP</b>					
63420 - PARKING RAMP OPERATOR	437,956	450,000	649,483	655,200	5,717
64505 - GENERAL REPAIR MAINT SVC	-	10,000	40,000	10,000	(30,000)
65315 - STREET MAINT ASSESSMENT	1,825	55,000	30,000	30,000	-
68175 - PROPERTY INSURANCE SHARE	16,222	17,125	16,132	17,434	1,302
68190 - ENGINEERING SERVICES	-	15,000	15,000	-	(15,000)
<b>TOTAL FOR SERVICES</b>	<b>456,003</b>	<b>547,125</b>	<b>750,615</b>	<b>712,634</b>	<b>(37,981)</b>
76201 - BUILDINGS AND STRUCTURES	-	100,000	100,000	115,000	15,000
76301 - IMPROVE OTHER THAN BUILDING	-	425,000	125,000	25,000	(100,000)
76805 - CAPITAL OUTLAY	52,004	-	-	-	-
76806 - CAPITAL OUTLAY - CONTRA	(52,004)	-	-	-	-
76810 - LOSS ON PROP DISPOSAL	27,930	-	-	-	-
76905 - DEPRECIATION EXPENSE	291,963	-	-	-	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>319,893</b>	<b>525,000</b>	<b>225,000</b>	<b>140,000</b>	<b>(85,000)</b>
79115 - INTRA FUND TRANSFER OUT	938,811	1,096,495	-	405,919	405,919
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>938,811</b>	<b>1,096,495</b>	<b>-</b>	<b>405,919</b>	<b>405,919</b>
<b>TOTAL FOR 681055510 - ROBERT STREET RAMP</b>	<b>1,714,707</b>	<b>2,168,620</b>	<b>975,615</b>	<b>1,258,553</b>	<b>282,938</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055520 - KELLOGG RAMP</b>					
63420 - PARKING RAMP OPERATOR	576,082	650,000	804,483	806,400	1,917
64505 - GENERAL REPAIR MAINT SVC	15,166	35,000	45,000	15,000	(30,000)
65315 - STREET MAINT ASSESSMENT	-	17,000	17,000	17,000	-
68175 - PROPERTY INSURANCE SHARE	7,873	8,311	7,829	8,461	632
68190 - ENGINEERING SERVICES	-	15,000	15,000	-	(15,000)
<b>TOTAL FOR SERVICES</b>	<b>599,121</b>	<b>725,311</b>	<b>889,312</b>	<b>846,861</b>	<b>(42,451)</b>
76201 - BUILDINGS AND STRUCTURES	-	100,000	100,000	115,000	15,000
76301 - IMPROVE OTHER THAN BUILDING	-	450,000	175,000	90,000	(85,000)
76805 - CAPITAL OUTLAY	123,871	-	-	-	-
76806 - CAPITAL OUTLAY - CONTRA	(323,176)	-	-	-	-
76810 - LOSS ON PROP DISPOSAL	12,130	-	-	-	-
76905 - DEPRECIATION EXPENSE	295,120	-	-	-	-
77906 - AM PROP CIP ADJUSTMENT	199,306	-	-	-	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>307,251</b>	<b>550,000</b>	<b>275,000</b>	<b>205,000</b>	<b>(70,000)</b>
79115 - INTRA FUND TRANSFER OUT	197,683	159,382	1,270,727	197,425	(1,073,302)
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>197,683</b>	<b>159,382</b>	<b>1,270,727</b>	<b>197,425</b>	<b>(1,073,302)</b>
<b>TOTAL FOR 681055520 - KELLOGG RAMP</b>	<b>1,104,055</b>	<b>1,434,693</b>	<b>2,435,039</b>	<b>1,249,286</b>	<b>(1,185,753)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055525 - SMITH AVE RAMP</b>					
63385 - SECURITY SERVICES	85,412	85,870	88,000	139,083	51,083
63420 - PARKING RAMP OPERATOR	880,305	800,000	1,074,483	1,038,925	(35,558)
64505 - GENERAL REPAIR MAINT SVC	9,791	13,000	13,000	15,000	2,000
65125 - TECHNOLOGY SERVICES	-	100	100	-	(100)
65315 - STREET MAINT ASSESSMENT	504	10,000	10,000	10,000	-
68175 - PROPERTY INSURANCE SHARE	14,913	15,743	14,830	16,027	1,197
68190 - ENGINEERING SERVICES	-	15,000	15,000	-	(15,000)
<b>TOTAL FOR SERVICES</b>	<b>990,924</b>	<b>939,713</b>	<b>1,215,413</b>	<b>1,219,035</b>	<b>3,622</b>
76201 - BUILDINGS AND STRUCTURES	-	100,000	100,000	115,000	15,000
76301 - IMPROVE OTHER THAN BUILDING	-	415,000	135,000	75,000	(60,000)
76501 - EQUIPMENT	-	20,000	20,000	-	(20,000)
76805 - CAPITAL OUTLAY	243,766	-	-	-	-
76806 - CAPITAL OUTLAY - CONTRA	(243,766)	-	-	-	-
76810 - LOSS ON PROP DISPOSAL	28,904	-	-	-	-
76905 - DEPRECIATION EXPENSE	467,391	-	-	-	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>496,295</b>	<b>535,000</b>	<b>255,000</b>	<b>190,000</b>	<b>(65,000)</b>
79115 - INTRA FUND TRANSFER OUT	-	73,707	1,281,564	278,149	(1,003,415)
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>-</b>	<b>73,707</b>	<b>1,281,564</b>	<b>278,149</b>	<b>(1,003,415)</b>
<b>TOTAL FOR 681055525 - SMITH AVE RAMP</b>	<b>1,487,219</b>	<b>1,548,420</b>	<b>2,751,977</b>	<b>1,687,184</b>	<b>(1,064,793)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055530 - LOWERTOWN RAMP</b>					
63420 - PARKING RAMP OPERATOR	613,217	600,000	674,483	730,800	56,317
64505 - GENERAL REPAIR MAINT SVC	142,108	165,000	215,000	165,000	(50,000)
65315 - STREET MAINT ASSESSMENT	8,652	20,000	20,000	20,000	-
68175 - PROPERTY INSURANCE SHARE	18,346	19,368	18,245	19,717	1,472
68190 - ENGINEERING SERVICES	-	15,000	15,000	-	(15,000)
<b>TOTAL FOR SERVICES</b>	<b>782,324</b>	<b>819,368</b>	<b>942,728</b>	<b>935,517</b>	<b>(7,211)</b>
76201 - BUILDINGS AND STRUCTURES	-	100,000	100,000	115,000	15,000
76301 - IMPROVE OTHER THAN BUILDING	-	600,000	250,000	-	(250,000)
76501 - EQUIPMENT	-	-	25,000	-	(25,000)
76805 - CAPITAL OUTLAY	111,315	-	-	-	-
76806 - CAPITAL OUTLAY - CONTRA	(284,873)	-	-	-	-
76810 - LOSS ON PROP DISPOSAL	8	-	-	-	-
76905 - DEPRECIATION EXPENSE	318,368	-	-	-	-
77906 - AM PROP CIP ADJUSTMENT	173,557	-	-	-	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>318,376</b>	<b>700,000</b>	<b>375,000</b>	<b>115,000</b>	<b>(260,000)</b>
79115 - INTRA FUND TRANSFER OUT	365,119	302,967	-	419,758	419,758
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>365,119</b>	<b>302,967</b>	<b>-</b>	<b>419,758</b>	<b>419,758</b>
<b>TOTAL FOR 681055530 - LOWERTOWN RAMP</b>	<b>1,465,818</b>	<b>1,822,335</b>	<b>1,317,728</b>	<b>1,470,275</b>	<b>152,547</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055540 - 7A RAMP</b>					
63420 - PARKING RAMP OPERATOR	603,747	525,000	699,483	705,600	6,117
64505 - GENERAL REPAIR MAINT SVC	15,884	15,000	15,000	15,000	-
65140 - TELEPHONE MONTHLY CHARGE	1,145	1,890	1,890	2,825	935
65315 - STREET MAINT ASSESSMENT	8,071	22,000	22,000	22,000	-
68175 - PROPERTY INSURANCE SHARE	13,071	13,799	12,999	14,048	1,049
<b>TOTAL FOR SERVICES</b>	<b>641,918</b>	<b>577,689</b>	<b>751,372</b>	<b>759,473</b>	<b>8,101</b>
76201 - BUILDINGS AND STRUCTURES	-	100,000	100,000	115,000	15,000
76301 - IMPROVE OTHER THAN BUILDING	-	475,000	225,000	40,000	(185,000)
76805 - CAPITAL OUTLAY	197,686	-	-	-	-
76806 - CAPITAL OUTLAY - CONTRA	(211,686)	-	-	-	-
76905 - DEPRECIATION EXPENSE	44,820	-	-	-	-
77906 - AM PROP CIP ADJUSTMENT	14,000	-	-	-	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>44,820</b>	<b>575,000</b>	<b>325,000</b>	<b>155,000</b>	<b>(170,000)</b>
79115 - INTRA FUND TRANSFER OUT	338,908	280,866	-	-	-
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>338,908</b>	<b>280,866</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>TOTAL FOR 681055540 - 7A RAMP</b>	<b>1,025,646</b>	<b>1,433,555</b>	<b>1,076,372</b>	<b>914,473</b>	<b>(161,899)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055550 - FARMERS MARKET</b>					
63420 - PARKING RAMP OPERATOR	241,526	175,000	300,000	340,200	40,200
64505 - GENERAL REPAIR MAINT SVC	21,669	10,000	5,000	-	(5,000)
<b>TOTAL FOR SERVICES</b>	<b>263,195</b>	<b>185,000</b>	<b>305,000</b>	<b>340,200</b>	<b>35,200</b>
76301 - IMPROVE OTHER THAN BUILDING	-	10,000	10,000	5,000	(5,000)
76501 - EQUIPMENT	-	20,000	20,000	-	(20,000)
76805 - CAPITAL OUTLAY	29,350	-	-	-	-
76806 - CAPITAL OUTLAY - CONTRA	(29,350)	-	-	-	-
76905 - DEPRECIATION EXPENSE	18,391	-	-	-	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>18,391</b>	<b>30,000</b>	<b>30,000</b>	<b>5,000</b>	<b>(25,000)</b>
<b>TOTAL FOR 681055550 - FARMERS MARKET</b>	<b>281,585</b>	<b>215,000</b>	<b>335,000</b>	<b>345,200</b>	<b>10,200</b>



**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055600 - GENERAL PARKING</b>					
63160 - GENERAL PROFESSIONAL SERVICE	3,000	47,837	147,837	147,837	-
68105 - MANAGEMENT AND ADMIN SERVICE	500,441	620,000	620,000	550,000	(70,000)
68115 - ENTERPRISE TECHNOLOGY INITIATI	40,334	48,403	57,505	47,668	(9,837)
<b>TOTAL FOR SERVICES</b>	<b>543,775</b>	<b>716,240</b>	<b>825,342</b>	<b>745,505</b>	<b>(79,837)</b>
74310 - CITY CONTR TO OUTSIDE AGENCY G	-	37,500	37,500	37,500	-
<b>TOTAL FOR ADDITIONAL EXPENSES</b>	<b>-</b>	<b>37,500</b>	<b>37,500</b>	<b>37,500</b>	<b>-</b>
76905 - DEPRECIATION EXPENSE	32,221	-	-	-	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>32,221</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>TOTAL FOR 681055600 - GENERAL PARKING</b>	<b>575,996</b>	<b>753,740</b>	<b>862,842</b>	<b>783,005</b>	<b>(79,837)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055605 - FOX LOT</b>					
63420 - PARKING RAMP OPERATOR	26,063	9,500	28,000	21,900	(6,100)
64505 - GENERAL REPAIR MAINT SVC	4,950	-	5,000	-	(5,000)
65315 - STREET MAINT ASSESSMENT	-	-	-	2,000	2,000
<b>TOTAL FOR SERVICES</b>	<b>31,013</b>	<b>9,500</b>	<b>33,000</b>	<b>23,900</b>	<b>(9,100)</b>
<b>TOTAL FOR 681055605 - FOX LOT</b>	<b>31,013</b>	<b>9,500</b>	<b>33,000</b>	<b>23,900</b>	<b>(9,100)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055610 - MISSISSIPPI FLATS</b>					
63420 - PARKING RAMP OPERATOR	12,500	20,000	58,000	27,720	(30,280)
64615 - SPACE USE CHARGE	37,106	35,000	40,000	49,500	9,500
65315 - STREET MAINT ASSESSMENT	955	1,000	1,000	1,000	-
68175 - PROPERTY INSURANCE SHARE	745	-	-	-	-
<b>TOTAL FOR SERVICES</b>	<b>51,306</b>	<b>56,000</b>	<b>99,000</b>	<b>78,220</b>	<b>(20,780)</b>
71205 - ELECTRICITY	5,657	7,000	6,000	935	(5,065)
<b>TOTAL FOR MATERIALS AND SUPPLIES</b>	<b>5,657</b>	<b>7,000</b>	<b>6,000</b>	<b>935</b>	<b>(5,065)</b>
76301 - IMPROVE OTHER THAN BUILDING	-	10,000	10,000	10,000	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>-</b>	<b>10,000</b>	<b>10,000</b>	<b>10,000</b>	<b>-</b>
<b>TOTAL FOR 681055610 - MISSISSIPPI FLATS</b>	<b>56,963</b>	<b>73,000</b>	<b>115,000</b>	<b>89,155</b>	<b>(25,845)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055615 - 9TH ST LOT</b>					
63420 - PARKING RAMP OPERATOR	13,596	12,000	22,000	15,360	(6,640)
65315 - STREET MAINT ASSESSMENT	-	4,485	4,485	4,485	-
<b>TOTAL FOR SERVICES</b>	<b>13,596</b>	<b>16,485</b>	<b>26,485</b>	<b>19,845</b>	<b>(6,640)</b>
76301 - IMPROVE OTHER THAN BUILDING	-	10,000	-	-	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>-</b>	<b>10,000</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>TOTAL FOR 681055615 - 9TH ST LOT</b>	<b>13,596</b>	<b>26,485</b>	<b>26,485</b>	<b>19,845</b>	<b>(6,640)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055625 - WABASHA LOT</b>					
63420 - PARKING RAMP OPERATOR	12,292	14,000	19,000	14,400	(4,600)
65315 - STREET MAINT ASSESSMENT	7,886	1,300	8,000	8,000	-
<b>TOTAL FOR SERVICES</b>	<b>20,178</b>	<b>15,300</b>	<b>27,000</b>	<b>22,400</b>	<b>(4,600)</b>
71205 - ELECTRICITY	69	150	150	104	(46)
<b>TOTAL FOR MATERIALS AND SUPPLIES</b>	<b>69</b>	<b>150</b>	<b>150</b>	<b>104</b>	<b>(46)</b>
<b>TOTAL FOR 681055625 - WABASHA LOT</b>	<b>20,247</b>	<b>15,450</b>	<b>27,150</b>	<b>22,504</b>	<b>(4,646)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055635 - WEST SIDE FLATS LOT</b>					
63420 - PARKING RAMP OPERATOR	8,752	8,000	20,000	16,380	(3,620)
65315 - STREET MAINT ASSESSMENT	3,742	2,000	4,000	4,000	-
<b>TOTAL FOR SERVICES</b>	<b>12,494</b>	<b>10,000</b>	<b>24,000</b>	<b>20,380</b>	<b>(3,620)</b>
76301 - IMPROVE OTHER THAN BUILDING	-	5,000	5,000	5,000	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>-</b>	<b>5,000</b>	<b>5,000</b>	<b>5,000</b>	<b>-</b>
<b>TOTAL FOR 681055635 - WEST SIDE FLATS LOT</b>	<b>12,494</b>	<b>15,000</b>	<b>29,000</b>	<b>25,380</b>	<b>(3,620)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681055705 - LAWSON RETAIL CENTER</b>					
63160 - GENERAL PROFESSIONAL SERVICE	8,882	-	-	-	-
63420 - PARKING RAMP OPERATOR	71,806	80,950	80,950	83,000	2,050
<b>TOTAL FOR SERVICES</b>	<b>80,688</b>	<b>80,950</b>	<b>80,950</b>	<b>83,000</b>	<b>2,050</b>
76301 - IMPROVE OTHER THAN BUILDING	-	100,000	100,000	100,000	-
76805 - CAPITAL OUTLAY	33,242	-	-	-	-
76806 - CAPITAL OUTLAY - CONTRA	(33,242)	-	-	-	-
76810 - LOSS ON PROP DISPOSAL	10,707	-	-	-	-
76905 - DEPRECIATION EXPENSE	64,787	-	-	-	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>75,494</b>	<b>100,000</b>	<b>100,000</b>	<b>100,000</b>	<b>-</b>
<b>TOTAL FOR 681055705 - LAWSON RETAIL CENTER</b>	<b>156,182</b>	<b>180,950</b>	<b>180,950</b>	<b>183,000</b>	<b>2,050</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>6810942018C - 2018C BLK 39 GO RFD TIF 213</b>					
68180 - INVESTMENT SERVICE	5,238	4,300	5,300	4,000	(1,300)
<b>TOTAL FOR SERVICES</b>	<b>5,238</b>	<b>4,300</b>	<b>5,300</b>	<b>4,000</b>	<b>(1,300)</b>
78005 - PRINCIPAL ON GO BONDS	1,600,000	1,680,000	1,765,000	1,130,000	(635,000)
78605 - INTEREST ON GO BONDS	49,789	199,100	112,975	51,900	(61,075)
<b>TOTAL FOR DEBT SERVICE</b>	<b>1,649,789</b>	<b>1,879,100</b>	<b>1,877,975</b>	<b>1,181,900</b>	<b>(696,075)</b>
<b>TOTAL FOR 6810942018C - 2018C BLK 39 GO RFD TIF 213</b>	<b>1,655,028</b>	<b>1,883,400</b>	<b>1,883,275</b>	<b>1,185,900</b>	<b>(697,375)</b>



**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>6810952017A - 2017A PARKING REFUND REV BONDS</b>					
68180 - INVESTMENT SERVICE	2,604	3,000	3,000	-	(3,000)
<b>TOTAL FOR SERVICES</b>	<b>2,604</b>	<b>3,000</b>	<b>3,000</b>	-	<b>(3,000)</b>
78105 - PRINCIPAL ON REVENUE BONDS	1,355,000	1,425,000	1,495,000	-	(1,495,000)
78705 - INTEREST ON REVENUE BONDS	756,619	752,894	681,644	-	(681,644)
<b>TOTAL FOR DEBT SERVICE</b>	<b>2,111,619</b>	<b>2,177,894</b>	<b>2,176,644</b>	-	<b>(2,176,644)</b>
79205 - TRANSFER TO GENERAL FUND	3,000,000	3,000,000	3,000,000	-	(3,000,000)
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>3,000,000</b>	<b>3,000,000</b>	<b>3,000,000</b>	-	<b>(3,000,000)</b>
<b>TOTAL FOR 6810952017A - 2017A PARKING REFUND REV BONDS</b>	<b>5,114,223</b>	<b>5,180,894</b>	<b>5,179,644</b>	-	<b>(5,179,644)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>6810952025A - 2025A PARKING REFUND REV BONDS</b>					
68180 - INVESTMENT SERVICE	-	-	-	3,000	3,000
<b>TOTAL FOR SERVICES</b>	-	-	-	<b>3,000</b>	<b>3,000</b>
78105 - PRINCIPAL ON REVENUE BONDS	-	-	-	115,000	115,000
78705 - INTEREST ON REVENUE BONDS	-	-	-	745,625	745,625
<b>TOTAL FOR DEBT SERVICE</b>	-	-	-	<b>860,625</b>	<b>860,625</b>
79205 - TRANSFER TO GENERAL FUND	-	-	-	3,000,000	3,000,000
<b>TOTAL FOR OTHER FINANCING USES</b>	-	-	-	<b>3,000,000</b>	<b>3,000,000</b>
<b>TOTAL FOR 6810952025A - 2025A PARKING REFUND REV BONDS</b>	-	-	-	<b>3,863,625</b>	<b>3,863,625</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>6810952025B - 2025B PARKING REFUND REV BONDS</b>					
68180 - INVESTMENT SERVICE	-	-	-	1,500	1,500
<b>TOTAL FOR SERVICES</b>	-	-	-	<b>1,500</b>	<b>1,500</b>
78105 - PRINCIPAL ON REVENUE BONDS	-	-	-	380,000	380,000
78705 - INTEREST ON REVENUE BONDS	-	-	-	72,389	72,389
<b>TOTAL FOR DEBT SERVICE</b>	-	-	-	<b>452,389</b>	<b>452,389</b>
<b>TOTAL FOR 6810952025B - 2025B PARKING REFUND REV BONDS</b>	-	-	-	<b>453,889</b>	<b>453,889</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>18,544,023</b>	<b>22,589,834</b>	<b>21,137,756</b>	<b>17,684,243</b>	<b>(3,453,513)</b>
<b>TOTAL FOR HRA PARKING</b>	<b>18,544,023</b>	<b>22,589,834</b>	<b>21,137,756</b>	<b>17,684,243</b>	<b>(3,453,513)</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>18,544,023</b>	<b>22,589,834</b>	<b>21,137,756</b>	<b>17,684,243</b>	<b>(3,453,513)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA WORLD TRADE CENTER PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681155415 - WORLD TRADE CTR PARKING RAMP</b>					
50305 - PARKING REVENUES	2,409,211	2,500,000	2,649,000	2,580,172	(68,828)
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>2,409,211</b>	<b>2,500,000</b>	<b>2,649,000</b>	<b>2,580,172</b>	<b>(68,828)</b>
59910 - USE OF FUND EQUITY	-	1,039,199	279,249	524,264	245,015
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>1,039,199</b>	<b>279,249</b>	<b>524,264</b>	<b>245,015</b>
<b>TOTAL FOR 681155415 - WORLD TRADE CTR PARKING RAMP</b>	<b>2,409,211</b>	<b>3,539,199</b>	<b>2,928,249</b>	<b>3,104,436</b>	<b>176,187</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>2,409,211</b>	<b>3,539,199</b>	<b>2,928,249</b>	<b>3,104,436</b>	<b>176,187</b>
<b>TOTAL FOR HRA WORLD TRADE CENTER PARKING</b>	<b>2,409,211</b>	<b>3,539,199</b>	<b>2,928,249</b>	<b>3,104,436</b>	<b>176,187</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>2,409,211</b>	<b>3,539,199</b>	<b>2,928,249</b>	<b>3,104,436</b>	<b>176,187</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA WORLD TRADE CENTER PARKING  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>681155415 - WORLD TRADE CTR PARKING RAMP</b>					
63420 - PARKING RAMP OPERATOR	1,024,927	1,200,000	1,363,483	1,163,400	(200,083)
65315 - STREET MAINT ASSESSMENT	2,931	10,000	10,000	10,000	-
68175 - PROPERTY INSURANCE SHARE	23,719	25,039	23,588	25,491	1,903
68190 - ENGINEERING SERVICES	-	15,000	15,000	-	(15,000)
<b>TOTAL FOR SERVICES</b>	<b>1,051,576</b>	<b>1,250,039</b>	<b>1,412,071</b>	<b>1,198,891</b>	<b>(213,180)</b>
76201 - BUILDINGS AND STRUCTURES	-	100,000	100,000	113,000	13,000
76301 - IMPROVE OTHER THAN BUILDING	-	550,000	650,000	-	(650,000)
76805 - CAPITAL OUTLAY	14,594	-	-	-	-
76905 - DEPRECIATION EXPENSE	400,698	-	-	-	-
77906 - AM PROP CIP ADJUSTMENT	(14,594)	-	-	-	-
<b>TOTAL FOR CAPITAL OUTLAY</b>	<b>400,698</b>	<b>650,000</b>	<b>750,000</b>	<b>113,000</b>	<b>(637,000)</b>
79220 - TRANSFER TO CAPITAL PROJ FUND	873,818	1,571,038	562,169	1,642,224	1,080,055
79225 - TRANSFER TO ENTERPRISE FUND	51,938	68,122	104,009	150,321	46,312
79230 - TRANSFER TO INTERNAL SERV FUND	-	-	100,000	-	(100,000)
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>925,756</b>	<b>1,639,160</b>	<b>766,178</b>	<b>1,792,545</b>	<b>1,026,367</b>
<b>TOTAL FOR 681155415 - WORLD TRADE CTR PARKING RAMP</b>	<b>2,378,029</b>	<b>3,539,199</b>	<b>2,928,249</b>	<b>3,104,436</b>	<b>176,187</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>2,378,029</b>	<b>3,539,199</b>	<b>2,928,249</b>	<b>3,104,436</b>	<b>176,187</b>
<b>TOTAL FOR HRA WORLD TRADE CENTER PARKING</b>	<b>2,378,029</b>	<b>3,539,199</b>	<b>2,928,249</b>	<b>3,104,436</b>	<b>176,187</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>2,378,029</b>	<b>3,539,199</b>	<b>2,928,249</b>	<b>3,104,436</b>	<b>176,187</b>

**HRA LOAN ENTERPRISE FUND 6820  
FINANCING SUMMARY**

	2023 Actual*	2024 Adopted	2025 Adopted	2026 Proposed
REVENUE				
Charges for Services and Miscellaneous Fees	282,574	10,000	10,000	100,000
Grants and Contributions	-	515,000	515,000	515,000
Land Sales	-	-	-	-
Intrafund Transfers In	-	35,000	35,000	35,000
Transfers In	-	-	-	-
Advance and Loan Repayments	52,460	338,731	350,625	1,738,712
Interest on Advances and Loans	67,563	49,076	50,092	17,705
Investment Earnings	191,822	15,000	100,000	100,000
TOTAL REVENUE	<u>594,419</u>	<u>962,807</u>	<u>1,060,717</u>	<u>2,506,417</u>
Use of/(Contribution to) Fund Balance	4,233,137	5,446,712	2,082,815	1,999,033
TOTAL REVENUE AND USE OF/(CONTRIBUTION TO) FUND EQUITY	<u><u>4,827,556</u></u>	<u><u>6,409,519</u></u>	<u><u>3,143,532</u></u>	<u><u>4,505,450</u></u>

\* Actuals reflect budgetary basis and do not reflect all year-end accounting adjustments for financial statement reporting.

HRA LOAN ENTERPRISE FUND 6820 SPENDING SUMMARY										
Infor Accounting Unit	Infor Project	Description	2023 Actual*	2024 Adopted Budget	2024 to 2025 Carry Forward	2025 New Budget	2025 Adopted Budget	2025 to 2026 Carry Forward	2026 New Budget	2026 Proposed
<b>ADMINISTRATIVE SERVICES</b>										
682055105	55682010002	Enterprise Technology Initiative (ETI) (City of Saint Paul technology)	6,622	5,990	-	5,457	5,457	-	5,308	5,308
682055105	55682010002	Investment services (Office of Financial Services)	30,666	6,314	-	30,000	30,000	-	15,000	15,000
682055105	55682010002	Transfer to HRA General Fund	-	-	-	-	-	-	-	-
682055105	55682010002	Full Stack Program	314,344	400,000	55,000	300,000	355,000	50,000	300,000	350,000
682055105	55682010002	PED Data Management Assessment/Systems	-	496,800	462,800	-	462,800	438,810	-	438,810
682055105	55682010002	Rice/Larpenteur Gateway	75,000	75,000	-	75,000	75,000	-	-	-
682055105	55682010002	Economic Development Strategy	-	-	-	200,000	200,000	-	-	-
682055105	55682010002	Technical Assistance Program	42,135	27,658	-	-	-	-	-	-
682055105	55682010002	Transfer to Parks General Fund for Right Track (HRA General Fund also transfers \$66,437)	125,000	125,000	-	125,000	125,000	-	125,000	125,000
682055105	55682010002	Transfer to General Fund for Expanding Pedestrian and Bicycle Safety Investments	-	-	-	-	-	-	-	-
682055105	55682010002	Transfer to General Fund for Graffiti/Plywood Abatement	-	-	-	-	-	-	-	-
<b>TOTAL ADMINISTRATIVE SERVICES</b>			593,767	1,136,762	517,800	735,457	1,253,257	488,810	445,308	934,118
<b>HOME PURCHASE/REHAB AND FORECLOSURE COUNSELING</b>										
682055205	55682011002	Minnesota Homeowner Loan Program	-	550,000	-	550,000	550,000	-	-	550,000
682055205	55682045000	Ramsey County and Expanded Rehab Program and Homeowner Assistance & PED Admin.	-	-	-	-	-	-	-	-
<b>TOTAL HOME PURCHASE/REHAB AND FORECLOSURE COUNSELING</b>			-	550,000	-	550,000	550,000	-	-	550,000

HRA LOAN ENTERPRISE FUND 6820 SPENDING SUMMARY										
Infor Accounting Unit	Infor Project	Description	2023 Actual*	2024 Adopted Budget	2024 to 2025 Carry Forward	2025 New Budget	2025 Adopted Budget	2025 to 2026 Carry Forward	2026 New Budget	2026 Proposed
<b>ECONOMIC DEVELOPMENT PROGRAMS</b>										
682055305	55682012001	Business Assistance - Beg. In 2024, budget combined with Strategic Investment Fund (SIF)	181,000	681,000	346,200	-	346,200	231,200	500,000	731,200
682055305	55682012001	COVID-19 Programming including Bridge Fund Round 2 & 3	-	-	-	-	-	-	-	-
682055305	55682012001	Civil Unrest	-	1,000,000	-	-	-	-	-	-
682055305	55682012002	Marketing	-	30,000	-	30,000	30,000	-	-	-
682055305	55682012003	Predevelopment	6,930	138,818	138,818	-	138,818	-	-	-
682055305	55682012003	Ford Site Predevelopment	-	10,175	10,175	-	10,175	-	-	-
<b>TOTAL ECONOMIC DEVELOPMENT PROGRAMS</b>			187,930	1,859,993	495,193	30,000	525,193	231,200	500,000	731,200
<b>LOAN SERVICES</b>										
682055315	multiple	Loan Processing and Servicing	4,827	15,000	-	30,000	30,000	-	30,000	30,000
682055315	55682045001	Minnesota Home Ownership Center	75,000	75,000	-	75,000	75,000	-	75,000	75,000
682055315	55682045002	Loan Workouts (expenses incurred to collect past due loans)	-	5,000	-	5,000	5,000	-	5,000	5,000
682055315	55682045003	MHFA Fix Up Program Purchase Discounts (reduces loan rate from 4% to 3% for eligible borrowers)	-	35,000	-	35,000	35,000	-	35,000	35,000
682055315	55682045004	Loan Servicing licenses and permits	-	500	-	500	500	-	500	500
682055315	55682045000	Loan Servicing general professional services	1,000	29,500	-	14,500	14,500	-	14,500	14,500
<b>TOTAL LOAN SERVICES</b>			80,827	160,000	-	160,000	160,000	-	160,000	160,000
<b>HRA LOANS AND SPECIAL PROJECTS</b>										
682055325	55682040003	Snelling University Soccer Stadium Site	-	-	-	-	-	-	-	-
682055325	55682040003	Victoria Theatre (\$150,000 from Lofts sales proceeds)	-	412,000	-	-	-	-	-	-
682055325	55682040011	Saint Paul Foundation housing grant program loan	122,345	139,624	-	139,625	139,625	-	1,603,974	1,603,974
682055325		Repayment of Parking Enterprise Fund advance from Saint's loan payoff	564,743	-	-	-	-	-	-	-
682055325	55682040011	Inspiring Communities Program	-	105,132	-	-	-	-	-	-
682055325	55682040011	Transfer to Housing Trust Fund	600,000	600,000	-	-	-	-	-	-
682055325	55682040012	Rental Rehab/Housing Rehab Loan Program	47,064	558,831	-	-	-	-	-	-
682055325	55682040013	Job Opportunity Fund	20,000	-	-	-	-	-	-	-
682055325		Emerging Business Technical Assistance	-	200,000	-	-	-	-	-	-
682055325		Emerging Developer Growth Program	-	171,720	-	-	-	-	-	-
<b>TOTAL HRA LOANS AND SPECIAL PROJECTS</b>			1,354,152	2,187,307	-	139,625	139,625	-	1,603,974	1,603,974
<b>HOME PROG INC HUD RENTAL REHAB</b>										
682055330	55682040009	HUD Home Affordable Housing	394,204	515,457	515,457	-	515,457	515,457	10,701	526,158
<b>TOTAL</b>	<b>TOTAL</b>		4,827,556	6,409,519	1,528,450	1,615,082	3,143,532	1,235,467	2,719,983	4,505,450
*Actuals reflect budgetary basis and do not reflect all year-end accounting adjustments for financial statement reporting (examples include bad debt expense).										



**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA LOAN ENTERPRISE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>682055105 - ADMINISTRATIVE SERVICES</b>					
54505 - INTEREST INTERNAL POOL	148,508	15,000	100,000	100,000	-
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>148,508</b>	<b>15,000</b>	<b>100,000</b>	<b>100,000</b>	<b>-</b>
59910 - USE OF FUND EQUITY	-	5,446,712	2,082,815	1,999,033	(83,782)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>-</b>	<b>5,446,712</b>	<b>2,082,815</b>	<b>1,999,033</b>	<b>(83,782)</b>
<b>TOTAL FOR 682055105 - ADMINISTRATIVE SERVICES</b>	<b>148,508</b>	<b>5,461,712</b>	<b>2,182,815</b>	<b>2,099,033</b>	<b>(83,782)</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA LOAN ENTERPRISE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>682055205 - HOME PURCH REHAB FORECLOS PREV</b>					
43401 - STATE GRANTS	-	515,000	515,000	-	(515,000)
43440 - MN HOUSING FINANCE AGENCY	-	-	-	515,000	515,000
<b>TOTAL FOR INTERGOVERNMENTAL REVENUE</b>	-	<b>515,000</b>	<b>515,000</b>	<b>515,000</b>	-
56115 - INTRA FUND IN TRANSFER	-	35,000	35,000	35,000	-
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	-	<b>35,000</b>	<b>35,000</b>	<b>35,000</b>	-
<b>TOTAL FOR 682055205 - HOME PURCH REHAB FORECLOS PREV</b>	-	<b>550,000</b>	<b>550,000</b>	<b>550,000</b>	-

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA LOAN ENTERPRISE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>682055305 - ECON DEVELOPMENT PROG</b>					
44590 - MISCELLANEOUS SERVICES	215,523	-	-	90,000	90,000
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>215,523</b>	<b>-</b>	<b>-</b>	<b>90,000</b>	<b>90,000</b>
54620 - INTEREST ON LOAN	709	-	-	-	-
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>709</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
55520 - OTHER AGENCY SHARE OF COST	1,673	-	-	-	-
<b>TOTAL FOR MISCELLANEOUS REVENUE</b>	<b>1,673</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>TOTAL FOR 682055305 - ECON DEVELOPMENT PROG</b>	<b>217,905</b>	<b>-</b>	<b>-</b>	<b>90,000</b>	<b>90,000</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA LOAN ENTERPRISE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>682055315 - LOAN SERVICES</b>					
50105 - HRA LOAN FEE	405	-	-	-	-
50125 - APPLICATION FEE	50,227	10,000	10,000	10,000	-
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>50,632</b>	<b>10,000</b>	<b>10,000</b>	<b>10,000</b>	<b>-</b>
54810 - INTEREST NON POOL	43,314	-	-	-	-
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>43,314</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>TOTAL FOR 682055315 - LOAN SERVICES</b>	<b>93,946</b>	<b>10,000</b>	<b>10,000</b>	<b>10,000</b>	<b>-</b>

**CITY OF SAINT PAUL**  
**Financing by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA LOAN ENTERPRISE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>682055325 - HRA LOANS</b>					
47510 - SPACE RENTAL	14,500	-	-	-	-
50110 - COLLECTION FEE	246	-	-	-	-
50205 - REPAYMENT OF LOAN	-	180,172	309,150	1,738,712	1,429,562
<b>TOTAL FOR CHARGES FOR SERVICES</b>	<b>14,746</b>	<b>180,172</b>	<b>309,150</b>	<b>1,738,712</b>	<b>1,429,562</b>
54620 - INTEREST ON LOAN	49,314	37,635	48,433	17,705	(30,728)
54710 - INTEREST ON ADVANCE	17,540	11,441	1,659	-	(1,659)
<b>TOTAL FOR INVESTMENT EARNINGS</b>	<b>66,854</b>	<b>49,076</b>	<b>50,092</b>	<b>17,705</b>	<b>(32,387)</b>
57605 - REPAYMENT OF ADVANCE	52,460	158,559	41,475	-	(41,475)
<b>TOTAL FOR OTHER FINANCING SOURCES</b>	<b>52,460</b>	<b>158,559</b>	<b>41,475</b>	<b>-</b>	<b>(41,475)</b>
<b>TOTAL FOR 682055325 - HRA LOANS</b>	<b>134,060</b>	<b>387,807</b>	<b>400,717</b>	<b>1,756,417</b>	<b>1,355,700</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>594,420</b>	<b>6,409,519</b>	<b>3,143,532</b>	<b>4,505,450</b>	<b>1,361,918</b>
<b>TOTAL FOR HRA LOAN ENTERPRISE</b>	<b>594,420</b>	<b>6,409,519</b>	<b>3,143,532</b>	<b>4,505,450</b>	<b>1,361,918</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>594,420</b>	<b>6,409,519</b>	<b>3,143,532</b>	<b>4,505,450</b>	<b>1,361,918</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA LOAN ENTERPRISE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>682055105 - ADMINISTRATIVE SERVICES</b>					
63160 - GENERAL PROFESSIONAL SERVICE	431,479	999,458	1,092,800	788,810	(303,990)
68115 - ENTERPRISE TECHNOLOGY INITIATI	6,622	5,990	5,457	5,308	(149)
68180 - INVESTMENT SERVICE	30,666	6,314	30,000	15,000	(15,000)
<b>TOTAL FOR SERVICES</b>	<b>468,767</b>	<b>1,011,762</b>	<b>1,128,257</b>	<b>809,118</b>	<b>(319,139)</b>
79205 - TRANSFER TO GENERAL FUND	125,000	125,000	125,000	125,000	-
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>125,000</b>	<b>125,000</b>	<b>125,000</b>	<b>125,000</b>	<b>-</b>
<b>TOTAL FOR 682055105 - ADMINISTRATIVE SERVICES</b>	<b>593,767</b>	<b>1,136,762</b>	<b>1,253,257</b>	<b>934,118</b>	<b>(319,139)</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA LOAN ENTERPRISE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
682055205 - HOME PURCH REHAB FORECLOS PREV					
73105 - REHAB LOAN	-	550,000	550,000	550,000	-
TOTAL FOR PROGRAM EXPENSE	-	550,000	550,000	550,000	-
TOTAL FOR 682055205 - HOME PURCH REHAB FORECLOS PREV	-	550,000	550,000	550,000	-

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA LOAN ENTERPRISE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>682055305 - ECON DEVELOPMENT PROG</b>					
63160 - GENERAL PROFESSIONAL SERVICE	6,930	148,993	148,993	-	(148,993)
67340 - PUBLICATION AND ADVERTISING	-	30,000	30,000	-	(30,000)
<b>TOTAL FOR SERVICES</b>	<b>6,930</b>	<b>178,993</b>	<b>178,993</b>	<b>-</b>	<b>(178,993)</b>
73220 - PMT TO SUBCONTRACTOR GRANT	181,000	1,681,000	346,200	731,200	385,000
<b>TOTAL FOR PROGRAM EXPENSE</b>	<b>181,000</b>	<b>1,681,000</b>	<b>346,200</b>	<b>731,200</b>	<b>385,000</b>
<b>TOTAL FOR 682055305 - ECON DEVELOPMENT PROG</b>	<b>187,930</b>	<b>1,859,993</b>	<b>525,193</b>	<b>731,200</b>	<b>206,007</b>



**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA LOAN ENTERPRISE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>682055315 - LOAN SERVICES</b>					
63160 - GENERAL PROFESSIONAL SERVICE	-	29,500	14,500	14,500	-
63405 - PROCESS FILING RECORDING FEE	-	-	15,000	15,000	-
67155 - CIVIL LITIGATION COST	-	5,000	5,000	5,000	-
69505 - LICENSE AND PERMIT	-	500	500	500	-
<b>TOTAL FOR SERVICES</b>	-	<b>35,000</b>	<b>35,000</b>	<b>35,000</b>	-
73115 - LOAN AND GRANT SERVICE FEE	4,827	15,000	15,000	15,000	-
73220 - PMT TO SUBCONTRACTOR GRANT	76,000	75,000	75,000	75,000	-
<b>TOTAL FOR PROGRAM EXPENSE</b>	<b>80,827</b>	<b>90,000</b>	<b>90,000</b>	<b>90,000</b>	-
79115 - INTRA FUND TRANSFER OUT	-	35,000	35,000	35,000	-
<b>TOTAL FOR OTHER FINANCING USES</b>	-	<b>35,000</b>	<b>35,000</b>	<b>35,000</b>	-
<b>TOTAL FOR 682055315 - LOAN SERVICES</b>	<b>80,827</b>	<b>160,000</b>	<b>160,000</b>	<b>160,000</b>	-

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA LOAN ENTERPRISE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>682055325 - HRA LOANS</b>					
73220 - PMT TO SUBCONTRACTOR GRANT	67,064	1,447,683	-	-	-
<b>TOTAL FOR PROGRAM EXPENSE</b>	<b>67,064</b>	<b>1,447,683</b>	-	-	-
78205 - PRINCIPAL ON NOTES	102,884	121,331	122,435	1,589,185	1,466,750
78350 - REPAYMENT OF ADVANCE	564,744	-	-	-	-
78805 - INTEREST ON NOTES	19,461	18,293	17,190	14,789	(2,401)
<b>TOTAL FOR DEBT SERVICE</b>	<b>687,088</b>	<b>139,624</b>	<b>139,625</b>	<b>1,603,974</b>	<b>1,464,349</b>
79220 - TRANSFER TO CAPITAL PROJ FUND	600,000	600,000	-	-	-
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>600,000</b>	<b>600,000</b>	-	-	-
<b>TOTAL FOR 682055325 - HRA LOANS</b>	<b>1,354,152</b>	<b>2,187,307</b>	<b>139,625</b>	<b>1,603,974</b>	<b>1,464,349</b>

**CITY OF SAINT PAUL**  
**Spending by Company, Accounting Unit and Account**

**Company:** HOUSING REDEVELOPMENT AUTHORITY  
**Fund:** HRA LOAN ENTERPRISE  
**Department:** HOUSING REDEVELOPMENT AUTHORITY

**Budget Year: 2026**

Account - Account Description	FY 2023 Actuals	FY 2024 Adopted Budget	FY 2025 Adopted Budget	FY 2026 Proposed Budget	Change From Prior Year
<b>682055330 - HOME PROG INC HUD RENTAL REHAB</b>					
73220 - PMT TO SUBCONTRACTOR GRANT	-	515,457	515,457	526,158	10,701
<b>TOTAL FOR PROGRAM EXPENSE</b>	-	<b>515,457</b>	<b>515,457</b>	<b>526,158</b>	<b>10,701</b>
79220 - TRANSFER TO CAPITAL PROJ FUND	394,204	-	-	-	-
<b>TOTAL FOR OTHER FINANCING USES</b>	<b>394,204</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>TOTAL FOR 682055330 - HOME PROG INC HUD RENTAL REHAB</b>	<b>394,204</b>	<b>515,457</b>	<b>515,457</b>	<b>526,158</b>	<b>10,701</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>2,610,880</b>	<b>6,409,519</b>	<b>3,143,532</b>	<b>4,505,450</b>	<b>1,361,918</b>
<b>TOTAL FOR HRA LOAN ENTERPRISE</b>	<b>2,610,880</b>	<b>6,409,519</b>	<b>3,143,532</b>	<b>4,505,450</b>	<b>1,361,918</b>
<b>TOTAL FOR HOUSING REDEVELOPMENT AUTHORITY</b>	<b>2,610,880</b>	<b>6,409,519</b>	<b>3,143,532</b>	<b>4,505,450</b>	<b>1,361,918</b>

## HOUSING AND REDEVELOPMENT AUTHORITY OF THE CITY OF SAINT PAUL

## SUMMARY OF FINANCING SOURCES - 2026 PROPOSED BUDGET

Account	Account Name	HRA General Fund	HRA Palace Theatre Special Revenue Fund	HRA Debt Service Fund	HRA Development Capital Projects Fund	HRA Parking Enterprise Fund	HRA World Trade Center Parking Fund	HRA Loan Enterprise Fund	Grand Total
40005	CURRENT PROPERTY TAX	6,504,137	-	-	-	-	-	-	6,504,137
40105	CURRENT TAX INCREMENT	-	-	4,010,763	-	1,170,900	-	-	5,181,663
43440	MN HOUSING FINANCE AGENCY	-	-	-	-	-	-	515,000	515,000
43630	CITY SHARE STATE COURT FINES	-	-	-	-	1,325,000	-	-	1,325,000
44160	ELEC CHARGING STATIONS	-	-	-	-	2,018	-	-	2,018
44505	ADMINISTRATION EXTERNAL	217,380	-	-	-	-	-	-	217,380
44590	MISCELLANEOUS SERVICES	-	-	-	-	-	-	90,000	90,000
47115	PARKING METER COLLECTION	-	-	-	-	1,675,000	-	-	1,675,000
48310	COMMERCIAL SPACE RENT	-	-	-	-	151,767	-	-	151,767
50125	APPLICATION FEE	30,000	-	-	-	-	-	10,000	40,000
50205	REPAYMENT OF LOAN	-	-	-	-	-	-	1,738,712	1,738,712
50305	PARKING REVENUES	-	-	-	-	10,809,426	2,580,172	-	13,389,598
51240	SERVICES TO HRA	2,483,129	-	-	-	-	-	-	2,483,129
54505	INTEREST INTERNAL POOL	100,000	-	34,600	-	45,000	-	100,000	279,600
54620	INTEREST ON LOAN	-	-	-	-	-	-	17,705	17,705
54810	INTEREST NON POOL	-	-	56,620	-	-	-	-	56,620
55915	OTHER MISC REVENUE	29,841	-	-	-	-	-	-	29,841
56115	INTRA FUND IN TRANSFER	-	-	-	-	1,920,198	-	35,000	1,955,198
56225	TRANSFER FR SPECIAL REVENUE FU	-	-	-	247,221	-	-	-	247,221
56240	TRANSFER FR ENTERPRISE FUND	-	-	-	-	150,321	-	-	150,321
57605	REPAYMENT OF ADVANCE	40,000	-	-	-	-	-	-	40,000
59910	USE OF FUND EQUITY	4,796,397	-	-	3,383,602	1,730,648	524,264	1,999,033	12,433,944
59950	CONTR TO FUND EQUITY	-	-	(73,884)	-	(1,296,035)	-	-	(1,369,919)
<b>Total All Financing Sources</b>		<b>14,200,884</b>	<b>-</b>	<b>4,028,099</b>	<b>3,630,823</b>	<b>17,684,243</b>	<b>3,104,436</b>	<b>4,505,450</b>	<b>47,153,935</b>

## HOUSING AND REDEVELOPMENT AUTHORITY OF THE CITY OF SAINT PAUL

## SUMMARY OF SPENDING BY ACCOUNT - 2026 PROPOSED BUDGET

Account	Account Name	HRA General Fund	HRA Palace Theatre Special Revenue Fund	HRA Debt Service Fund	HRA Development Capital Projects Fund	HRA Parking Enterprise Fund	HRA World Trade Center Parking Fund	HRA Loan Enterprise Fund	Grand Total
63105	ACCOUNTING AND AUDITING	100,000	-	-	-	-	-	-	100,000
63120	ATTORNEYS	12,500	-	-	-	-	-	-	12,500
63160	GENERAL PROFESSIONAL SERVICE	381,000	-	-	-	147,837	-	803,310	1,332,147
63385	SECURITY SERVICES	-	-	-	-	139,083	-	-	139,083
63405	PROCESS FILING RECORDING FEE	1,000	-	-	-	-	-	15,000	16,000
63420	PARKING RAMP OPERATOR	-	-	-	-	6,753,285	1,163,400	-	7,916,685
63615	BANK SERVICES	-	-	6,450	-	-	-	-	6,450
64505	GENERAL REPAIR MAINT SVC	-	-	-	-	248,000	-	-	248,000
64615	SPACE USE CHARGE	-	-	-	-	49,500	-	-	49,500
65140	TELEPHONE MONTHLY CHARGE	-	-	-	-	2,825	-	-	2,825
65305	OTHER ASSESSMENT	50,000	-	-	-	-	-	-	50,000
65315	STREET MAINT ASSESSMENT	-	-	-	-	153,485	10,000	-	163,485
67155	CIVIL LITIGATION COST	-	-	-	-	-	-	5,000	5,000
67340	PUBLICATION AND ADVERTISING	5,000	-	-	-	-	-	-	5,000
67525	MEMBERSHIP DUES	500	-	-	-	-	-	-	500
68105	MANAGEMENT AND ADMIN SERVICE	8,101,079	-	-	-	550,000	-	-	8,651,079
68115	ENTERPRISE TECHNOLOGY INITIATI	35,448	-	-	-	47,668	-	5,308	88,424
68140	CITY ATTORNEY SERVICE	694,433	-	-	-	-	-	-	694,433
68175	PROPERTY INSURANCE SHARE	10,291	-	-	-	125,409	25,491	-	161,191
68180	INVESTMENT SERVICE	20,000	-	3,800	-	8,500	-	15,000	47,300
69505	LICENSE AND PERMIT	-	-	-	-	-	-	500	500
71205	ELECTRICITY	-	-	-	-	1,039	-	-	1,039
73105	REHAB LOAN	-	-	-	-	-	-	550,000	550,000
73115	LOAN AND GRANT SERVICE FEE	-	-	-	-	-	-	15,000	15,000
73220	PMT TO SUBCONTRACTOR GRANT	-	-	-	3,084,403	-	-	1,332,358	4,416,761
73415	ACQUISITION TITLE SERVICE	1,000	-	-	-	-	-	-	1,000
73535	MAINTENANCE LABOR CONTRACT	575,000	-	-	-	-	-	-	575,000
73540	MISC DISPOSITION COSTS	10,000	-	-	-	-	-	-	10,000
74310	CITY CONTR TO OUTSIDE AGENCY G	-	-	-	-	537,500	-	-	537,500
76201	BUILDINGS AND STRUCTURES	-	-	-	-	785,000	113,000	-	898,000
76301	IMPROVE OTHER THAN BUILDING	-	-	-	-	375,000	-	-	375,000

## HOUSING AND REDEVELOPMENT AUTHORITY OF THE CITY OF SAINT PAUL

## SUMMARY OF SPENDING BY ACCOUNT - 2026 PROPOSED BUDGET

Account	Account Name	HRA General Fund	HRA Palace Theatre Special Revenue Fund	HRA Debt Service Fund	HRA Development Capital Projects Fund	HRA Parking Enterprise Fund	HRA World Trade Center Parking Fund	HRA Loan Enterprise Fund	Grand Total
78005	PRINCIPAL ON GO BONDS	-	-	-	-	1,130,000	-	-	1,130,000
78105	PRINCIPAL ON REVENUE BONDS	-	-	3,523,940	-	495,000	-	-	4,018,940
78205	PRINCIPAL ON NOTES	-	-	-	-	-	-	1,589,185	1,589,185
78380	ADVANCE TO OTHER FUND	125,000	-	-	-	-	-	-	125,000
78605	INTEREST ON GO BONDS	-	-	-	-	51,900	-	-	51,900
78705	INTEREST ON REVENUE BONDS	-	-	345,871	-	818,014	-	-	1,163,885
78805	INTEREST ON NOTES	-	-	-	-	-	-	14,789	14,789
78860	INTEREST ADV FROM OTHER FUND	-	-	-	247,221	-	-	-	247,221
79115	INTRA FUND TRANSFER OUT	-	-	-	-	1,920,198	-	35,000	1,955,198
79205	TRANSFER TO GENERAL FUND	892,444	-	-	156,991	3,345,000	-	125,000	4,519,435
79220	TRANSFER TO CAPITAL PROJ FUND	247,221	-	148,038	-	-	1,642,224	-	2,037,483
79225	TRANSFER TO ENTERPRISE FUND	-	-	-	-	-	150,321	-	150,321
79230	TRANSFER TO INTERNAL SERV FUND	2,938,968	-	-	142,208	-	-	-	3,081,176
<b>Total All Spending</b>		<b>14,200,884</b>	<b>-</b>	<b>4,028,099</b>	<b>3,630,823</b>	<b>17,684,243</b>	<b>3,104,436</b>	<b>4,505,450</b>	<b>47,153,935</b>

**HRA PROPERTY TAX LEVIES AND PROPERTY VALUES**

Prepared on July 2, 2025

LEVY - PAYABLE	2021	2022	2023	2024	2025 Adopted	2026	Percent Change 2026 from 2025
Total Estimated Market Value (Real and Personal Property)	\$ 27,447,085,700	\$ 29,739,262,300	\$ 30,630,467,500	\$ 34,025,371,100	\$ 35,875,153,300	\$ 35,875,002,000	0.00%
State Law Maximum Levy Rate (% of Taxable Market Value)	0.0185%	0.0185%	0.0185%	0.0185%	0.0185%	0.0185%	
Maximum Tax Levy per State Law	\$ 5,077,711	\$ 5,501,764	\$ 5,666,636	\$ 6,294,694	\$ 6,636,903	\$ 6,636,875	0.00%
Actual Tax Levy Certified	\$ 4,547,359	\$ 5,157,150	\$ 5,657,150	\$ 6,294,694	\$ 6,636,903	\$ 6,636,875	0.00%
Actual Levy under Maximum	\$ 530,352	\$ 344,614	\$ 9,486	\$ (0)	\$ 0	\$ 0	
% of Actual Levy to Maximum	89.56%	93.74%	99.83%	100.00%	100.00%	100.00%	

Market Value data provided by Ramsey County  
The levy is based on prior year's total estimated market value but is applied to current year's net tax capacity.



# City of Saint Paul

City Hall and Court House  
15 West Kellogg  
Boulevard  
Phone: 651-266-8560

## Master

**File Number: RES 25-1479**

**File ID:** RES 25-1479

**Type:** Resolution

**Status:** Agenda Ready

**Version:** 4

**Contact Number:** 266-6631

**In Control:** Housing &  
Redevelopment  
Authority

**File Created:** 09/15/2025

**File Name:** 2025 HTF Project Budgets Excluding Contingencies

**Final Action:**

**Title:**

Resolution amending the 2025 Housing Trust Fund Project Budgets to Reflect the 2025 Adopted Budget Excluding Contingencies, Citywide

**Notes:**

**Sponsors:**

**Enactment Date:**

**Attachments:** Board Report, Financial Analysis

**Financials Included?:**

**Contact Name:** Rhonda Gillquist

**Hearing Date:**

**Entered by:** kelly.bauer@ci.stpaul.mn.us

**Ord Effective Date:**

### History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
---------------	--------------	-------	---------	----------	-----------	-----------------	---------

### Text of Legislative File RES 25-1479

Resolution amending the 2025 Housing Trust Fund Project Budgets to Reflect the 2025 Adopted Budget Excluding Contingencies, Citywide  
See Attachment.



# **HOUSING AND REDEVELOPMENT AUTHORITY OF THE CITY OF SAINT PAUL, MINNESOTA**

**REPORT TO THE COMMISSIONERS**

**DATE: SEPTEMBER 24, 2025**

**REGARDING: RESOLUTION AMENDING THE 2025 HOUSING TRUST FUND  
PROJECTS BUDGET TO REFLECT TH 2025 ADOPTED BUDGET  
EXCLUDING CONTENGENCIES, CITYWIDE**

## **Requested Board Action**

1. Amend the 2025 HRA Housing Trust Fund budget as shown in the attached financial analysis.
2. Authorize and direct the Executive Director and staff of the HRA to take all actions needed to implement this resolution.

## **Background**

The 2025 HRA adopted budget included revisions to prior year Housing Trust Fund project budgets and new projects. The Housing Trust Fund project budgets need to be amended to reflect the 2025 adopted budget. The Housing Trust Fund is in the HRA Development Capital Fund which requires HRA Board approval for transferring budget amounts between project budgets in excess of \$100,000 (RES 17-89). A budget to actual year-end report to the HRA is required for projects budgeted by this amendment and described in lines 56-62 of the Financial Analysis attachment.

## **Budget Action**

See attached financial analysis.

## **Future Action**

This budget amendment does not include 2025 adopted budget contingency for the Housing Trust Fund. The HRA Board would need to approve resolution in 2025 to authorize use of the 2025 adopted budget contingency for the Housing Trust Fund.

## **Financing Structure**

Previous funding sources include STAR, HRA Loan Enterprise Fund, and World Trade Center Parking Enterprise Funds. Ongoing funding sources are from available World Trade Center Parking Enterprise Funds.

**PED Credit Committee Review**

N/A

**Compliance**

N/A

**Green/Sustainable Development**

N/A

**Environmental Impact Disclosure**

N/A

**Historic Preservation**

N/A

**Public Purpose/Comprehensive Plan Conformance:**

The HRA Housing Trust Fund supports housing for Saint Paul residents the Housing Chapter of the 2040 Comprehensive Plan.

**Statement of Chairman (for Public Hearing)**

N/A

**Recommendation:** Amend the 2025 HRA Housing Trust Fund budget as shown in the attached financial analysis and authorize and direct the Executive Director and staff of the HRA to take all actions needed to implement this resolution.

**Sponsored by:** Chair Cheniqua Johnson

**Staff:** Rhonda Gillquist, 651-266-6631

**Attachments**

- Financial analysis

**City of Saint Paul Financial Analysis**

<u>File ID Number:</u>	RES 25-1479	
<u>Budget Affected:</u>	PED	Special Fund
<u>Total Amount of Transaction:</u>	-	
<u>Funding Source:</u>	Multiple	
	Appropriation already included in budget?	Yes
<u>Charter Citation:</u>	10.07.4	

**Fiscal Analysis**

Amending the Housing and Redevelopment Authority (HRA) Housing Trust Fund project budgets to reflect the 2025 adopted budget excluding contingencies.

**Detail Accounting Codes:**

**GENERAL LEDGER (GL) - ANNUAL BUDGET**

**Spending Changes**

(Action Accomplished)

Company	Fund-Dept-Cost Center	Account	Description	CURRENT BUDGET	CHANGES	AMENDED BUDGET
5	480055910				-	-
TOTAL:					-	-

**Financing Changes**

(Action Accomplished)

Company	Fund-Dept-Cost Center	Account	Description	CURRENT BUDGET	CHANGES	AMENDED BUDGET
5	480055910				-	-
TOTAL:					-	-

**ACTIVITY LEDGER (AC) - LIFE TO DATE ACTIVITY BUDGET**

**Spending Changes**

Amending the HRA Housing Trust Fund spending project budgets to reflect the 2025 adopted budget excluding contingencies.

Activity Group	Activity	Account Category	Description	CURRENT BUDGET	CHANGES	AMENDED BUDGET
C-HRA	C5519999914003	73215	2019 COMMUNITY LAND TRUST	500,000.00	(332,952.00)	167,048.00
C-HRA	C5519999914003	73220	2019 COMMUNITY LAND TRUST	500,000.00	(12,518.00)	487,482.00
C-HRA	C5521999914011	73220	2021 RONDO COMMUNITY LAND TRUST	100,000.00	(50,000.00)	50,000.00
C-HRA	C5519999914004	63160	2019 FAMILIES FIRST HOUSING	175,000.00	-	175,000.00
C-HRA	C5519999914004	73220	2019 FAMILIES FIRST HOUSING	2,825,000.00	(1,160,002.00)	1,664,998.00
C-HRA	C5523999914013	73220	2023 NOAH PROGRAM	3,000,000.00	(661,892.00)	2,338,108.00
C-HRA	C5522999914011	73220	2022-23 OVERNIGHT SHELTER OPER	827,244.00	(785,881.00)	41,363.00
C-HRA	C5521999914009	73220	2021 PERMANENT SUPPORT HOUSING	460,000.00	(460,000.00)	-
C-HRA	C5525999914012	63160	2025 4D PROGRAM ADMINISTRATION	-	70,000.00	70,000.00
C-HRA	C5525999914007	79230	2025 HOUSING PROJECT MANAGER	-	142,141.00	142,141.00
C-HRA	C5525999914008	79205	2025 FAIR HOUSING COORDINATOR	-	151,104.00	151,104.00
C-HRA	C5525999914010	73220	2025 INSPIRING COMMUNITIES	-	1,100,000.00	1,100,000.00
C-HRA	C5525999914015	79210	2025 FAMILIAR FAMILIES	-	500,000.00	500,000.00
C-HRA	C5525999914016	79205	2025 CATHOLIC CHARITIES	-	500,000.00	500,000.00
C-HRA	C5525999914017	73220	2025 OFFICE TO HOUSING CONVERSION FEE WAIVE	-	1,000,000.00	1,000,000.00
TOTAL:					-	-

**Financing Changes**

Amending the HRA Housing Trust Fund financing project budgets to reflect the 2025 adopted budget excluding contingencies.

Activity Group	Activity	Account Category	Description	CURRENT BUDGET	CHANGES	AMENDED BUDGET
C-HRA	C5519999914003	56115	2019 COMMUNITY LAND TRUST	(1,000,000.00)	1,000,000.00	-
C-HRA	C5519999914003	57605	2019 COMMUNITY LAND TRUST	-	(654,530.00)	(654,530.00)
C-HRA	C5521999914011	56240	2021 RONDO COMMUNITY LAND TRUST	(100,000.00)	50,000.00	(50,000.00)
C-HRA	C5519999914004	56240	2019 FAMILIES FIRST HOUSING	(3,000,000.00)	1,160,002.00	(1,839,998.00)
C-HRA	C5523999914013	56240	2023 NOAH PROGRAM	(3,000,000.00)	661,892.00	(2,338,108.00)
C-HRA	C5522999914011	56240	2022-23 OVERNIGHT SHELTER OPER	(827,244.00)	785,881.00	(41,363.00)
C-HRA	C5521999914009	56240	2021 PERMANENT SUPPORT HOUSING	(460,000.00)	460,000.00	-
C-HRA	C5525999914012	56240	2025 4D PROGRAM ADMINISTRATION	-	(70,000.00)	(70,000.00)
C-HRA	C5525999914007	56240	2025 HOUSING PROJECT MANAGER	-	(142,141.00)	(142,141.00)
C-HRA	C5525999914008	56240	2025 FAIR HOUSING COORDINATOR	-	(151,104.00)	(151,104.00)
C-HRA	C5525999914010	56240	2025 INSPIRING COMMUNITIES	-	(754,530.00)	(754,530.00)
C-HRA	C5525999914010	57605	2025 INSPIRING COMMUNITIES	-	(345,470.00)	(345,470.00)
C-HRA	C5525999914015	56240	2025 FAMILIAR FAMILIES	-	(500,000.00)	(500,000.00)
C-HRA	C5525999914016	56240	2025 CATHOLIC CHARITIES	-	(500,000.00)	(500,000.00)
C-HRA	C5525999914017	56240	2025 OFFICE TO HOUSING CONVERSION FEE WAIVE	-	(1,000,000.00)	(1,000,000.00)
TOTAL:					-	-



# City of Saint Paul

City Hall and Court House  
15 West Kellogg  
Boulevard  
Phone: 651-266-8560

## Master

**File Number: RES PH 25-215**

**File ID:** RES PH 25-215

**Type:** Resolution-Public Hearing

**Status:** Agenda Ready

**Version:** 1

**Contact** 266-6570  
**Number:**

**In Control:** Housing &  
Redevelopment  
Authority

**File Created:** 09/15/2025

**File Name:** Village at Rivoli Property Sale & Conveyance PH

**Final Action:**

**Title:**

Resolution Authorizing the Sale and Conveyance of Property to Dayton's Bluff  
Neighborhood Housing Services and Authorization to Amend the Development  
Agreement for the Village on Rivoli Project, District 5, Ward 2

**Notes:**

**Sponsors:** Noecker

**Enactment Date:**

**Attachments:** Board Report, Public Purpose, District 5 Profile, Map

**Financials Included?:**

**Contact Name:** Sarah Zorn

**Hearing Date:**

**Entered by:** kelly.bauer@ci.stpaul.mn.us

**Ord Effective Date:**

### History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
---------------	--------------	-------	---------	----------	-----------	-----------------	---------

### Text of Legislative File RES PH 25-215

Resolution Authorizing the Sale and Conveyance of Property to Dayton's Bluff Neighborhood  
Housing Services and Authorization to Amend the Development Agreement for the Village on Rivoli  
Project, District 5, Ward 2

# **HOUSING AND REDEVELOPMENT AUTHORITY OF THE CITY OF SAINT PAUL, MINNESOTA**

**REPORT TO THE COMMISSIONERS**

**DATE: SEPTEMBER 24, 2025**

**REGARDING: RESOLUTION AUTHORIZING THE CONVEYANCE OF PROPERTY TO  
DAYTON'S BLUFF NEIGHBORHOOD HOUSING SERVICES AND  
AUTHORIZATION TO AMEND THE DEVELOPMENT AGREEMENT FOR  
THE VILLAGE ON RIVOLI PROJECT, DISTRICT 5, WARD 2**

## **Requested Board Action**

The specific actions requested of the Board are:

1. Approval of the sale and conveyance of HRA-owned property to Dayton's Bluff Neighborhood Housing Services (DBNHS) intended for redevelopment as Phase IV of the Village on Rivoli Project.
2. Authorization to amend the development agreement with DBNHS in order to carry out the development of Phase IV.

## **Background**

In June of 2004, the HRA entered into a development agreement for the redevelopment of several properties in the Railroad Island neighborhood (RRI), which included parcels in the planned Village on Rivoli area. DBNHS has been working with the City, HRA, Minnesota Housing Finance Agency (MHFA), HUD, Pollution Control Agency, District 5 and the RRI Task Force to fund cleanup, redevelopment and planning efforts in RRI for over 20 years. Redevelopment of the Village on Rivoli site was a phase of development in RRI that was never completed due to the economic downturn in the mid to late 2000s; however, much of the site cleanup and grading was completed prior to that time. DBNHS worked for several years to secure funding for infrastructure and construction. The project began in the spring of 2016 after DBNHS acquired seven parcels from the HRA.

On April 27, 2016, by Resolution 16-133, the HRA approved the sale and conveyance of seven lots for the construction of seven single family homes, the entrance into an updated development

agreement that contemplated the build-out of the Village on Rivoli development plan, and the allocation of subsidy in the amount of \$463,442. On September 13, 2017, by Resolution 17-275, the HRA approved the sale and conveyance of an additional 5 parcels for the construction of five single family homes and the amendment of the development agreement. During this time, the City, on behalf of DBNHS, secured a Livable Communities Development Account pass-through grant in the amount of \$975,000 for infrastructure construction and, in cooperation with Urban Roots, an orchard was established.

On December 9, 2020, by Resolution 20-279, the HRA approved the sale and conveyance of five lots for the construction of nine single family homes (four lots were previously owned by DBNHS) and an outlot, and the entrance into a development agreement that contemplated the build-out of the Village on Rivoli development plan in accordance with the 2016 Board resolution (the “2020 Development Agreement”).

To date, twenty-one single family homes have been constructed and sold to owner-occupants, street and stormwater infrastructure has been constructed, the pocket neighborhood has been platted, and the bike/pedestrian trail has been graded. The pocket neighborhood will contain an additional 17 single family units, which will be constructed in phases. The next phase of development will include 8 homes located and described as follows:

422 Rivoli Drive	Lot 1, Block 4, Rivoli Bluff
426 Rivoli Drive	Lot 2, Block 4, Rivoli Bluff
430 Rivoli Drive	Lot 3, Block 4, Rivoli Bluff
434 Rivoli Drive	Lot 4, Block 4, Rivoli Bluff
423 Rivoli Circle	Lot 6, Block 5, Rivoli Bluff
427 Rivoli Circle	Lot 7, Block 5, Rivoli Bluff
431 Rivoli Circle	Lot 8, Block 5, Rivoli Bluff
435 Rivoli Circle	Lot 9, Block 5, Rivoli Bluff

DBNHS has secured funding through Minnesota Housing Finance Agency (MHFA) and will be contributing CDBG funds previously allocated to DBNHS through the CIB process for their East Side Home Ownership Initiative. In order to proceed, the HRA will need to convey its interest in the aforementioned eight parcels to DBNHS and amend the 2020 Development Agreement. Newly

constructed homes will be sold to owner occupants; four homes will be sold to households at or below 80% of AMI and four will be sold to households at or below 115% of AMI.

### **Budget Action**

There is no budget action associated with this item.

### **Future Action**

Future Board action will include amendments to the Development Agreement and authorization to convey the remaining nine parcels for development.

### **Financing Structure**

In 2024, DBNHS secured CDBG funding for their East Side Homeownership Initiative for use as gap financing for the construction of four single family homes at the Village on Rivoli. In addition, DBNHS received a grant from Minnesota Housing Finance Agency for this project; the balance of project financing will come from a construction loan and pre-paid site remediation and infrastructure costs.

### **Sources**

DBNHS Construction Loan/Sales Price	\$ 2,080,000
Pre-Paid Site Remediation & Infrastructure	\$ 698,240
DBNHS CDBG Subgrant	\$ 225,000
MHFA Grant	\$ 2,053,380
<b>Total</b>	<b>\$ 5,056,620</b>

### **Uses**

Acquisition Costs	\$ 48,000
Site Remediation & Infrastructure	\$ 912,240
Construction	\$ 2,885,200
Contingency	\$ 201,960
Professional Fees/Soft Costs	\$ 376 780
<b>Total</b>	<b>\$ 5,056,620</b>



**PED Credit Committee Review**

Credit Committee review is not a condition of property sales.

**Compliance**

The project is required to comply with Affirmative Action, Vendor Outreach, HUD Section 3, Sustainable Building Ordinance, Labor Standards, and Two Bid Policy.

**Green/Sustainable Development**

The project will comply with the Sustainable Building Ordinance.

**Environmental Impact Disclosure**

The Village on Rivoli site has been through several stages of remediation in cooperation with the Minnesota Pollution Control Agency and the site is suitable for residential development. No further disclosures are required. In addition, the site has undergone the required Environmental Reviews and plans adhere to any applicable requirements.

**Historic Preservation**

The project area is vacant land and is not located within a historic district.

**Public Purpose/Comprehensive Plan Conformance:**

The Village on Rivoli will return vacant, publicly owned property to the tax rolls and increase homeownership options within Railroad Island and the Payne-Phalen neighborhood.

The Housing Chapter of the Comprehensive Plan lists the following strategies:

Strategy 1: Build upon Saint Paul's Strengths in the Evolving Metropolitan Housing Market

- 1.1 Increase housing choices across the city to support economically diverse neighborhoods.

Strategy 3: Ensure the Availability of Affordable Housing Across the City.

The Railroad Island Plan lists the following goals:

- 3: Encourage new housing in the community with city grants and revolving funds
- 4: Preserve the affordability of housing in the area by creating new ownership opportunities for a range of income levels.

**Statement of Chair (for Public Hearing)**

Being duly authorized by the Board of Commissioners to conduct this Public Hearing, the hearing is now open. This is a Public Hearing called for the purpose of conveyance of certain Parcels of land located in Payne-Phalen, District 5, by the Housing and Redevelopment Authority of the City of Saint Paul, Minnesota.

Notice of time, place, and purpose of this hearing was published in the Saint Paul Pioneer Press on Saturday, September 13, 2025. The Affidavit of Publication of the Notice of Public Hearing will be made part of these proceedings.

The HRA proposes to convey the following property in District 5, Payne-Phalen to Dayton's Bluff Neighborhood Housing Services for \$1 each:

That part of Lot 1, Block 4, Rivoli Bluff, except that part overlying Lot 27, Block 9, Warren and Winslows Addition and except that part overlying the East Half of vacated Rivoli Street lying between the extensions across it of the north line and the south line of Lot 27, Block 9, Warren and Winslows Addition (422 Rivoli Drive – this property is jointly owned by the HRA and DBNHS).

Lot 2, Block 4, Rivoli Bluff, except that part of overlying Lot 27, Block 9, Warren and Winslows Addition (426 Rivoli Drive – this property is jointly owned by the HRA and DBNHS).

Lot 3, Block 4, Rivoli Bluff, except that part overlying Lot 27, Block 9, Warren and Winslows Addition (430 Rivoli Drive – this property is jointly owned by the HRA and DBNHS).

Lot 4, Block 4, Rivoli Bluff, except that part overlying Lot 27, Block 9, Warren and Winslows Addition (434 Rivoli Drive – this property is jointly owned by the HRA and DBNHS).

Lot 6, Block 5, Rivoli Bluff (423 Rivoli Circle).

Lot 7, Block 5, Rivoli Bluff (427 Rivoli Circle).

Lot 8, Block 5, Rivoli Bluff (431 Rivoli Circle)

Lot 9, Block 5, Rivoli Bluff (435 Rivoli Circle)

All being Registered land as is evidenced by Certificate of Title No. 649539, Ramsey County, Minnesota.

**Recommendation:**

The Interim Executive Director of the HRA recommends approval of the actions outlined in this report.

**Sponsored by:** Commissioner Noecker

**Staff:** Sarah Zorn (651-266-6570)

**Attachments**

- **Map**
- **Public Purpose**
- **District 5 Profile**

# PUBLIC PURPOSE SUMMARY

Project Name: Village on Rivoli

Account #: Enter Account #

Project Address: 422, 426, 430, 434 Rivoli Drive; 423, 427, 431, 435 Rivoli Circle

City Contact: Sarah Zorn

Today's Date: September 17, 2025

## PUBLIC COST ANALYSIS

Program Funding Source: N/A		Amount: 0	
Interest Rate: Enter Interest Rate	Subsidized Rate: <input type="checkbox"/> Yes <input type="checkbox"/> No TIF <input type="checkbox"/> N/A (Grant)		
Type: Enter Type	Risk Rating: Enter Risk Rating		
Total Loan Subsidy*: 0		Total Project Cost: 5,056,620	

**\*Total Loan Subsidy:** Present value of the loan over its life, including expected loss of principal and interest rate subsidy.

## PUBLIC BENEFIT ANALYSIS

I. Community Development Benefits		
<input type="checkbox"/> Remove Blight/Pollution <input type="checkbox"/> Rehab. Vacant Structure <input type="checkbox"/> Remove Vacant Structure <input type="checkbox"/> Heritage Preservation	<input type="checkbox"/> Improve Health/Safety/Security <input type="checkbox"/> Public Improvements <input type="checkbox"/> Good & Services Availability <input type="checkbox"/> Maintain Tax Base	<input checked="" type="checkbox"/> Increase/Maintain Tax Base < current tax production: 0 < est'd taxes as built: 35,000 < net tax change + or -: \$35,000

II. Economic Development Benefits		
<input type="checkbox"/> Support Vitality of Industry <input type="checkbox"/> Stabilize Market Value <input type="checkbox"/> Provide Self-Employment Opt's	<input type="checkbox"/> Create Local Businesses <input type="checkbox"/> Retain Local Businesses <input type="checkbox"/> Encourage Entrep'ship	<input type="checkbox"/> Generate Private Investment <input type="checkbox"/> Support Commercial Activity <input type="checkbox"/> Incr. Women/Minority Businesses

III. Housing Development Benefits		
<input checked="" type="checkbox"/> Increase Home Ownership Stock < # units new construction: 8 < # units conversion:	<input type="checkbox"/> Address Special Housing Needs <input type="checkbox"/> Retain Home Owners in City <input checked="" type="checkbox"/> Affordable Housing	<input type="checkbox"/> Maintain Housing < # units rental: < # units Owner-occ:

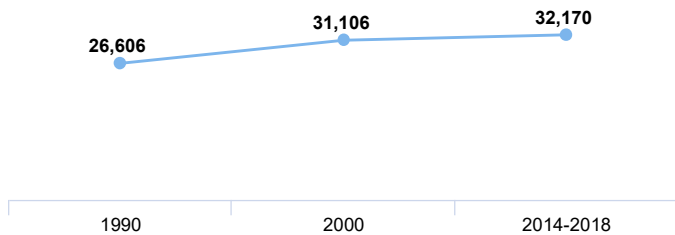
IV. Job Impacts		Living Wage applies: <input type="checkbox"/>		Business Subsidy applies: <input type="checkbox"/>		
<input type="checkbox"/> Job Impact	<input type="checkbox"/> No Job Impact	Year 1	Year 2	Year 3	Year 4	Year 5
# JOBS CREATED (Fulltime Permanent)						
Average Wage						
# Construction / Temporary						
# JOBS RETAINED (Fulltime Permanent)						
# JOBS LOST (Fulltime Permanent)						

# PAYNE-PHALEN NEIGHBORHOOD

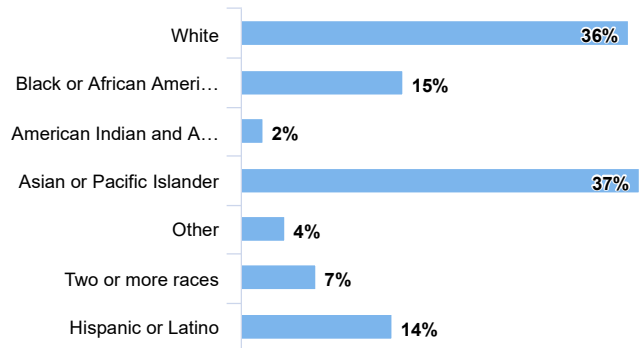
## PLANNING DISTRICT 5

At-a-glance facts about residents, households, and workforce. Data are largely derived from the U.S. Census Bureau. When a data point is missing or considered unreliable, it will not display or be labeled suppressed. [See information about geographic profile sources.](#)

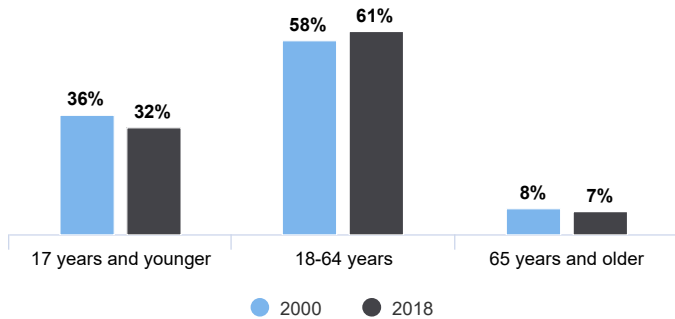
Total population



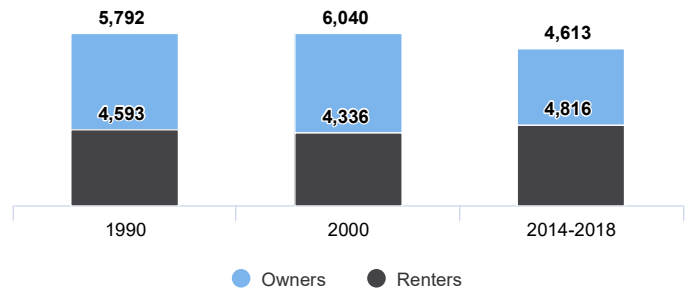
Population by race/ethnicity



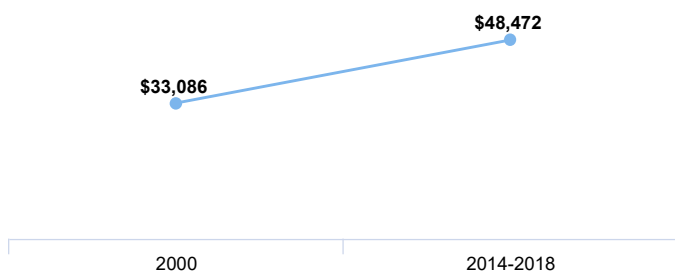
Population by age



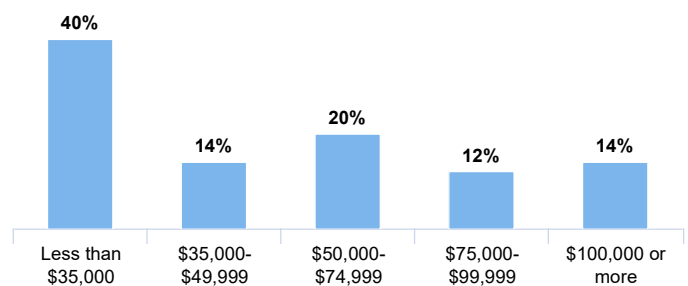
Households by tenure



Median household income (2018 dollars)



Households by income (2018 dollars)





## Demographics

Payne-Phalen

**Total population (2014-2018)**

Total population	32,170	100.0%
------------------	--------	--------

**Gender and age (2014-2018)**

Male	16,534	51.4%
Female	15,635	48.6%
Under 5 years	3,194	9.9%
5-9 years	3,054	9.5%
10-14 years	2,655	8.3%
15-17 years	1,506	4.7%
18-24 years	3,417	10.6%
25-34 years	5,757	17.9%
35-44 years	4,138	12.9%
45-54 years	3,218	10.0%
55-64 years	3,113	9.7%
65-74 years	1,303	4.1%
75-84 years	523	1.6%
85 years and older	290	0.9%

**Race and ethnicity (2014-2018)**

White	11,507	35.8%
Of Color	20,663	64.2%
Black or African American	4,747	14.8%
American Indian and Alaskan Native	526	1.6%
Asian or Pacific Islander	11,773	36.6%
Other	1,410	4.4%
Two or more races	2,207	6.9%
Hispanic or Latino	4,567	14.2%

**Foreign-born (2014-2018)**

Foreign-born residents	9,345	29.1%
------------------------	-------	-------

**Language spoken (2014-2018)**

Population (5 years and older)	28,975	100.0%
English only	15,180	52.4%
Language other than English	13,795	47.6%
Speaks English less than "very well"	7,763	26.8%

**Disability (2014-2018)**

Total population for whom disability status is determined	31,775	100.0%
Population with a disability	5,215	16.4%

**Residence one year ago (2014-2018)**

Population (1 year and over in US)	31,520	100.0%
Same residence	25,457	80.8%
Different residence in the U.S.	5,913	18.8%
Different residence outside the U.S.	<i>suppressed</i>	



## Economy

Payne-Phalen

**Household income (2018 dollars) (2014-2018)**

Total households	9,429	100.0%
Less than \$35,000	3,765	39.9%
\$35,000-\$49,999	1,302	13.8%
\$50,000-\$74,999	1,897	20.1%
\$75,000-\$99,999	1,116	11.8%
\$100,000 or more	1,349	14.3%
Median household income (2018 dollars)	\$ 48,472	100.0%

**Poverty (2014-2018)**

All people for whom poverty status is determined	31,622	100.0%
With income below poverty	8,025	25.4%
With income 100-149 of poverty	5,719	18.1%
With income 150-199 of poverty	4,178	13.2%
With income 200 of poverty or higher	13,700	43.3%
17 years and younger (percent of people under age 18)	10,694	33.8%
18-24 (percent of people age 18-24)	11,824	37.4%
25-34 (percent of people age 25-34)	6,780	21.4%
35-44 (percent of people age 35-44)	6,527	20.6%
45-54 (percent of people age 45-54)	6,005	19.0%
55-64 (percent of people age 55-64)	4,903	15.5%
18-64 (percent of people 18-64)	7,168	22.7%
65 years and older (percent of people age 65+)	2,922	9.2%

**Health**

Payne-Phalen

**Health coverage (2014-2018)**

Total population age 65 and under for whom health insurance coverage status is determined	31,775	100.0%
Population 65 and under without health insurance coverage	2,931	9.2%

**Housing**

Payne-Phalen

**Total housing units (2014-2018)**

Total housing units	10,294	100.0%
---------------------	--------	--------

**Owned and Rental Housing (2014-2018)**

Vacant housing units (seasonal units included)	865	8.4%
Occupied housing units	9,429	91.6%
Average household size	3	
Owner-occupied	4,613	44.8%
Average household size	3	
Renter-occupied	4,816	46.8%
Average household size	2	

**Year built (2014-2018)**

2000 or later	559	5.4%
1970-1999	2,018	19.6%
1940-1969	2,802	27.2%
1939 or earlier	4,914	47.7%

**Households (2014-2018)**

Total households	9,429	100.0%
------------------	-------	--------

**Households by type (2014-2018)**

Family households	6,500	68.9%
With children under 18 years	4,172	44.2%
Married-couple family households	3,594	38.1%
With children under 18 years	2,149	22.8%
Single-person family households	2,906	30.8%
With children under 18 years	2,022	21.4%
Nonfamily households	2,929	31.1%
Householder living alone	2,305	24.4%
65 years and over	612	6.5%
Households with one or more children under 18 years	4,205	44.6%
Households with one or more people 65 years and over	1,749	18.5%

**Year householder moved into unit (2014-2018)**

Moved in 2010 or later	5,277	56.0%
Moved in 2000-2009	2,113	22.4%
Moved in 1990-1999	885	9.4%
Moved in 1980-1989	885	9.4%
Moved in 1970-1979	1,154	12.2%

**Cost-burdened households (2014-2018)**

All households for which cost burden is calculated	9,187	100.0%
Cost-burdened households	3,965	43.2%
Owner households for which cost burden is calculated	4,597	100.0%
Cost-burdened owner households	1,142	24.8%
Renter households for which cost burden is calculated	4,590	100.0%
Cost-burdened renter households	2,823	61.5%

**Rent paid (2014-2018)**

Households paying rent	4,734	
Median rent paid (2018 dollars)	\$ 934	

**Transportation**

Payne-Phalen

**Vehicles per household (2014-2018)**

No vehicles	1,387	14.7%
1 vehicle available	3,338	35.4%
2 vehicles available	3,114	33.0%
3 or more vehicles available	1,590	16.9%

**Transportation to work (2014-2018)**

Workers (16 years and older)	13,378	100.0%
Car, truck, or van (including passengers)	11,224	83.9%
Public transportation	1,170	8.7%
Walked, biked, worked at home, or other	984	7.4%

**Travel time to work (2014-2018)**

Total workers age 16+ (not home based)	12,900	100.0%
Less than 10 minutes	917	7.1%
10-19 minutes	4,101	31.8%
20-29 minutes	3,285	25.5%
30 minutes or longer	4,596	35.6%





Payne-Phalen

**Educational attainment (2014-2018)**

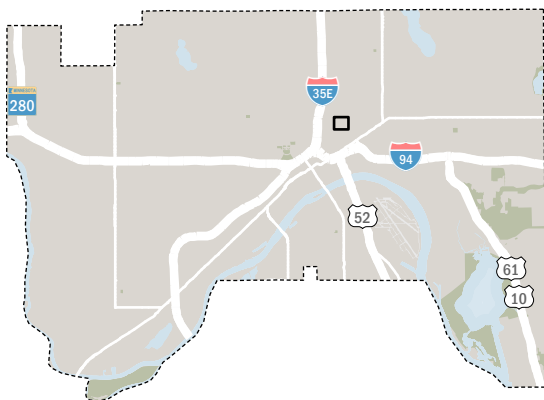
Population (25 years and older)	18,343	100.0%
Less than high school	4,697	25.6%
High school diploma or GED	5,267	28.7%
Some college or associate's degree	5,351	29.2%
Bachelors Degree	2,128	11.6%
Graduate or professional Degree	901	4.9%
High school graduate or higher	13,646	74.4%
Bachelor's degree or higher	3,029	16.5%

**Working Adults (2014-2018)**

Total civilian non-institutionalized population, age 18-64	19,266	100.0%
of working age adults who are employed	13,167	68.3%
Civilian labor force	14,382	100.0%
Unemployed	1,215	8.4%

# Village on Rivoli

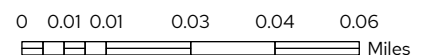
Tuesday, September 2, 2025



- Parcel Boundaries
- Subject Property
- Primary Address

- (F) Fire Stations
- L Library Locations
- P Police Stations
- 🌳 Recreation Facilities
- 🏫 Schools
- ⋯ Trails
- Transit Routes
- T Transit Stops
- Primary Address

DATA CREDITS: St. Paul Enterprise GIS; Parcel Polygons: current Ramsey County data via Minnesota Geospatial Commons; Road and Building Polygons: 2017 impervious surface dataset, Ramsey County; Water bodies via Minnesota DNR. - LIMITATIONS ON USE: This document was prepared by the Saint Paul Planning and Economic Development Department and is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, official tax map or engineering schematic and is not intended to be used as such. • DATE: 9/4/2025 11:39 AM • DOCUMENT PATH: C:\Users\p5131\City of Saint Paul\PED - Data, Research & Mapping - Documents\Projects\HRA Board Reports\2025\2025-09-02 - Village on Rivoli for Sarah Zorn\4 - GIS\Village on Rivoli.aprx





# City of Saint Paul

City Hall and Court House  
15 West Kellogg  
Boulevard  
Phone: 651-266-8560

## Master

**File Number: RES PH 25-214**

**File ID:** RES PH 25-214

**Type:** Resolution-Public Hearing

**Status:** Agenda Ready

**Version:** 1

**Contact Number:** 266-6680

**In Control:** Housing &  
Redevelopment  
Authority

**File Created:** 09/15/2025

**File Name:** Metro Deaf Revenue and Refunding Bonds PH

**Final Action:**

**Title:** Resolution Authorizing the Issuance and Sale of Conduit Charter School Lease Revenue and Refunding Bonds, under Minnesota Statutes, Sections 469.152 through 469.1655, for the Metro Deaf School Project, 1125 Energy Park Drive, and Authorizing the Execution of Documents Relating thereto; District 10, Ward 4

### Notes:

**Sponsors:** Coleman

**Enactment Date:**

**Attachments:** Board Report, Map

**Financials Included?:**

**Contact Name:** Jenny Wolfe

**Hearing Date:**

**Entered by:** kelly.bauer@ci.stpaul.mn.us

**Ord Effective Date:**

### History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
---------------	--------------	-------	---------	----------	-----------	-----------------	---------

### Text of Legislative File RES PH 25-214

Resolution Authorizing the Issuance and Sale of Conduit Charter School Lease Revenue and Refunding Bonds, under Minnesota Statutes, Sections 469.152 through 469.1655, for the Metro Deaf School Project, 1125 Energy Park Drive, and Authorizing the Execution of Documents Relating thereto; District 10, Ward 4

# **HOUSING AND REDEVELOPMENT AUTHORITY OF THE CITY OF SAINT PAUL, MINNESOTA**

**REPORT TO THE COMMISSIONERS**

**DATE: SEPTEMBER 24, 2025**

**REGARDING: RESOLUTION AUTHORIZING THE ISSUANCE AND SALE OF CONDUIT CHARTER SCHOOL LEASE REVENUE AND REFUNDING BONDS, UNDER MINNESOTA STATUTES, SECTIONS 469.152 THROUGH 469.1655, FOR THE METRO DEAF SCHOOL PROJECT, 1125 ENERGY PARK DRIVE, AND AUTHORIZING THE EXECUTION OF DOCUMENTS RELATING THERETO; DISTRICT 10, WARD 4**

## **Requested Board Action**

The requested action includes a public hearing and approval for the HRA to issue up to \$12,500,000 in conduit lease revenue and refunding bonds for 1House2Hands, Inc., a nonprofit corporation (“Borrower”) for the benefit of the Metro Deaf School Project. The proceeds of the bonds will be used to finance project costs and partially refinance conduit bonds issued by the HRA in 2018.

## **Background**

The Metro Deaf School (the “School”) is operating a public charter school located at 1125 Energy Park Drive. The School was established by teachers, parents and community members under Minnesota’s charter school law and opened in September 1993, serving students in Kindergarten through Grade 8. The school has since expanded to include an Early Childhood Special Education program for 3–5-year-olds and then expanded through Grade 12. They draw students from the 7-county metro area and western Wisconsin; the University of St. Thomas is their authorizer.

The School’s mission is to “promote academic excellence for Deaf and Hard of Hearing students using an ASL/English bilingual approach. Our primary purpose is to empower our students to develop the skills and knowledge to succeed as global citizens.”

The HRA issued \$14.975 million in conduit lease revenue bonds for the School in 2018 to finance the construction of their current facility (the “Prior Bonds”). The current balance is \$13.825 million.

We have received an application on behalf of the School to issue up to \$12.5 million in conduit lease revenue and refunding bonds (the “2025 Bonds”). The School is proposing to demolish an existing storage garage and construct an addition to the school building to include gym and classroom space (detailed below). In addition to the HRA issued bonds, the school has also applied to the Port Authority (joint application) for their issuance of up to \$5 million in Bank Qualified (BQ) conduit lease revenue bonds. The HRA cannot issue BQ bonds, and it is our practice to request the Port to issue when they are able.

The gym and classroom addition are 24,950 square feet; with gym, administration and commons area using 20,963 square feet and the classroom addition using 3,967 square feet. The building has been designed with much input by the staff and main stake holders to create spaces that address the unique and specific needs of the students.

The Project property is zoned I-1 in District 10 (the profile of the planning district is **attached**); the I-1 zoning permits the School’s proposed land uses (see the **attached** map). The School has contacted District 10 and will be presenting their proposal to the D10 Land Use Committee on September 17.

### **Budget Action**

**This is a conduit bond issue.** The 2025 Bonds shall not constitute an indebtedness, liability, general or moral obligation, or pledge of the faith or credit or taxing power of the HRA, City of Saint Paul, or any agency or political subdivision thereof, and shall not constitute indebtedness of any of the foregoing within the meaning of any constitutional, statutory, or charter provision, nor be a charge against their respective general assets, credit or taxing powers, and do not grant the owners or holders of the bonds any right to have the HRA, City of Saint Paul or any agency or political subdivision thereof to levy any taxes or appropriate any funds for the payment of the principal thereof or interest thereon. Principal and interest on the 2025 Bonds are payable solely out of the revenues and other sources pledged to the payment thereof as described in the bond documents.

## Future Action

The City Council will be considering a companion resolution on this same date.

## Financing Structure

The 2025 Bonds will be issued in an amount not to exceed \$12,500,000 and will be sold as a Public Offering with Raymond James serving as underwriter. The 2025 Bonds will be unrated and offered on a negotiated sale basis to the institutional and accredited investor marketplace in minimum bond denominations of \$100,000, consistent with PED's conduit bond policy for unrated bonds. The HRA will require the initial purchasers to execute an Investor Letter.

The estimated interest rates will range from 6.25% to 6.75% with an average of 6.74% and a proposed final maturity of 6/15/2060 (35-year term). The Port issued BQ bonds will have a term of up to 15 years and will be purchased by Northeast Bank. The Prior Bonds to be refinanced mature in years 2026 through 2038, with the principal amounts due in years 2039 through 2053 remaining outstanding. The total cost of the project is currently estimated to total \$15,108,802, including the Port issued bonds, as shown below. The principal estimated for the 2025 Bonds shown below is \$8,735,000 and the principal amount that will remain outstanding from the Prior Bonds is \$9,550,000.

<b>Sources of Funds</b>	<b>Amount</b>
Series 2025 Bonds – HRA Issued	\$8,735,000
BQ Bonds issued by Port Authority	4,145,000
Prior Bonds Transfers/Excess Funds	1,158,025
Equity from School	1,070,777
<b>Total Sources of Funds</b>	<b>\$15,108,802</b>
<b>Uses of Funds</b>	<b>Amount</b>
Project Fund	\$9,000,000
Refunding Account	4,360,871
Debt Service Reserve Fund	1,191,333
Costs of Issuance/UD/Rounding	556,598
<b>Total Uses of Funds</b>	<b>\$15,108,802</b>

## PED Credit Committee Review

The PED Credit Committee reviewed the proposal for conduit bonds on September 2, 2025, and found it to be consistent with PED's conduit bond policies.

## **Compliance**

The Borrower has acknowledged receiving City/HRA compliance documents specifying that the following compliance requirements are applicable to this project:

- Vendor Outreach Program, Chapter 84.01.
- Affirmative Action, Chapter 183.04 applies to both the contractor and the borrower.
- Little Davis-Bacon Labor Standards applies to the construction work.

## **Green/Sustainable Development**

The Borrower provided the following: The building envelope includes low e glazing and high performance, energy efficient window system. Precast wall panels meet or exceed energy efficient building envelope requirements. Roof system meets or exceeds the depth of insulation required. Site improvements include compliance to provide current or future EV charging stations.

## **Environmental Impact Disclosure**

N/A

## **Historic Preservation**

N/A

## **Public Purpose/Comprehensive Plan Conformance**

The Project will result in educational opportunities for approximately 200 students and provide improved facilities including a gym and increased classroom space. The Project will create an estimated 60 construction jobs. The School currently employs 123 and projects to increase their full-time employment by seven (7) employees with four non-licensed staff positions and three licensed positions.

This Project is generally consistent with the 2040 Saint Paul Comprehensive Plan. The School is located near the center of the Lexington-Front Neighborhood Node. The 70 Neighborhood Nodes designated in the 2040 comp plan are an existing and planned system of compact, mixed-use and commercial centers intended to increase access to community services (such as health care), businesses, and institutional uses and to support transit access and pedestrian-oriented neighborhoods. Neighborhood Nodes also help to focus both public and private investment in the

community. Although the Metro Deaf School serves a regional population, additional investment in the location is consistent with overall intent of designated Neighborhood Nodes.

Several specific policies in the Land Use Chapter of the 2040 Saint Paul Comprehensive Plan are also consistent with HRA issuance of additional conduit bond funding for the proposed Metro Deaf School.

Policy LU-30 calls for the City to “[F]ocus growth at Neighborhood Nodes” and “[I]ncrease density toward the center of the node”. Policy LU-33 calls for the City to “[P]romote amenities” in Neighborhood Nodes including “neighborhood-scale civic and institutional uses such as schools, libraries and recreation facilities”. Finally, Policy LU-53 states that the City should “[P]ursue partnerships with area colleges and universities that strengthen connections to the community and adjacent neighborhoods; and support workforce development, business creation and innovation, and retention of youth and young professionals”, consistent with the role of the University of St. Thomas as authorizer for the Metro Deaf School.

The District 10 Como Community Plan (adopted 2016) generally supports investment in the neighborhood but does not include policies directly relevant to the proposed project.

#### **Statement of Chairwoman (for Public Hearing)**

“Being duly authorized by the Board of Commissioners to conduct this Public Hearing, the hearing is now open. This is a Public Hearing called for the purpose of approving the issuance of approximately \$12,500,000 in conduit revenue bonds by the Housing and Redevelopment Authority of the City of Saint Paul, Minnesota (HRA) for the Metro Deaf School Project. Notice of time, place, and purpose of this hearing was published in the Pioneer Press the official newspaper of the Authority on the 13th of September 2025. The Affidavit of Publication of the Notice of Public Hearing will be made a part of these proceedings. Is there anyone who wishes to be heard on this matter? If not, the Chair will declare this Public Hearing adjourned.”



**Recommendation:**

The HRA Executive Director recommends approval of the resolution which authorizes the issuance of up to \$12,500,000 in conduit lease revenue and refunding bonds for the Metro Deaf School Project and the execution of related documents.

**Sponsored by:** Commissioner Coleman

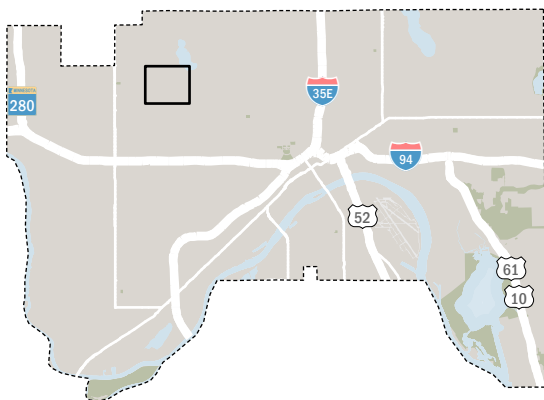
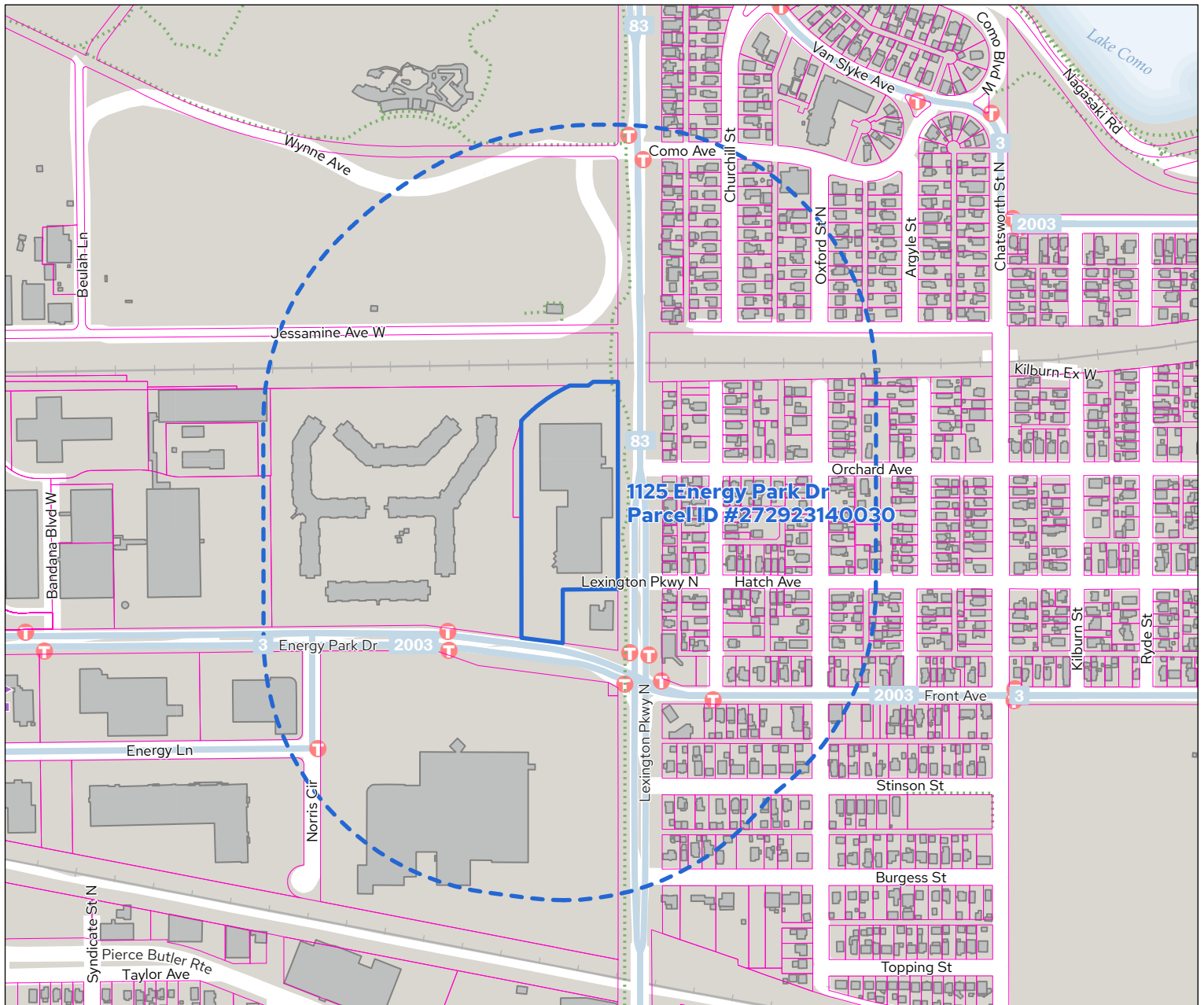
**Staff:** Jenny Wolfe, 651-266-6680

**Attachments**

- Map
- District 10 Demographic Profile

# Metro Deaf Conduit Bond Project

HRA Board Report Map • Thursday, May 1, 2025



Subject Property



Quarter Mile Distance



Fire Stations



Library Locations



Police Stations



Recreation Facilities



Schools



Trails



Transit Routes



Transit Stops

DATA CREDITS: St. Paul Enterprise GIS; Parcel Polygons: current Ramsey County data via Minnesota Geospatial Commons; Road and Building Polygons: 2017 impervious surface dataset, Ramsey County; Water bodies via Minnesota DNR. • LIMITATIONS ON USE: This document was prepared by the Saint Paul Planning and Economic Development Department and is intended to be used for reference and illustrative purposes only. This drawing is not a legally recorded plan, survey, official tax map or engineering schematic and is not intended to be used as such. • DATE: 9/16/2025 3:11 PM • DOCUMENT PATH: C:\Users\es1131\City of Saint Paul\PED - Data, Research & Mapping - Documents\Projects\HRA Board Reports\2025\2025-09-16 - 1125 Energy Park Drive for Jenny Wolfe\4 - GIS\Metro Deaf Conduit Bond Project.aprx



**SAINT PAUL**  
PLANNING & ECONOMIC  
DEVELOPMENT

0 0.03 0.05 0.1 0.15 0.2 Miles

