

**All: Projects, Programs & Planning**

<b>Choose One</b>	<input checked="" type="checkbox"/> Economic Development Project <input type="checkbox"/> Economic Development Program <input type="checkbox"/> Housing Project <input type="checkbox"/> Housing Program <input type="checkbox"/> Planning <input type="checkbox"/> MBDR <input type="checkbox"/> Cultural STAR <input type="checkbox"/> Neighborhood STAR <input type="checkbox"/> Other
<b>Name of Project:</b>	1141 Rice Street
<b>Date of Update:</b>	7/11/2016
<b>PED Lead Staff:</b>	Beth Ulrich
<b>Location (address or boundaries):</b>	1141 Rice Street
<b>Ward:</b>	<input type="checkbox"/> 1 <input type="checkbox"/> 2 <input type="checkbox"/> 3 <input type="checkbox"/> 4 <input checked="" type="checkbox"/> 5 <input type="checkbox"/> 6 <input type="checkbox"/> 7 <input type="checkbox"/> City Wide
<b>[Choose all that apply]</b>	
<b>District:</b>	<input type="checkbox"/> 1 <input type="checkbox"/> 2 <input type="checkbox"/> 3 <input type="checkbox"/> 4 <input type="checkbox"/> 5 <input checked="" type="checkbox"/> 6 <input type="checkbox"/> 7 <input type="checkbox"/> 8 <input type="checkbox"/> 9 <input type="checkbox"/> 10 <input type="checkbox"/> 11 <input type="checkbox"/> 12 <input type="checkbox"/> 13 <input type="checkbox"/> 14 <input type="checkbox"/> 15 <input type="checkbox"/> 16 <input type="checkbox"/> 17 <input type="checkbox"/> City Wide
<b>[Choose all that apply]</b>	
<b>Brief Description:</b>	Demolition of existing vacant building and construction of new commercial space to be used as restaurant at 1141 Rice Street.
<input checked="" type="checkbox"/> Check if you have made changes since last update	
<b>Current Activities &amp; Next Steps:</b>	Project design is complete. Bids are complete. Owner is looking for August 1 construction start.
<input checked="" type="checkbox"/> Check if you have made changes since last update	
<b>City/HRA Budget Implications</b>	\$200,000 loan from ISP commercial rehabilitation funds. \$150,000 STAR Loan, \$150,000 STAR Grant
<input checked="" type="checkbox"/> Check if you have made changes since last update	

[Economic Development Projects & Programs](#)

[Housing Projects & Programs](#)

[Planning/MBDR/Other](#)

[STAR](#)

**Economic Development Projects & Programs**

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<b>Stage of Project:</b> [Choose One]	<input type="checkbox"/> Conceptual <input type="checkbox"/> Pre-Development <input checked="" type="checkbox"/> Development <input type="checkbox"/> Closed <input type="checkbox"/> Ongoing <input type="checkbox"/> Inactive	
<b>Project Type:</b> [Choose All That Apply] <b>PROJECTS</b>	<input type="checkbox"/> Office <input type="checkbox"/> Retail <input type="checkbox"/> Industrial <input type="checkbox"/> Parking/Public Infrastructure <input type="checkbox"/> Arts/Cultural <input checked="" type="checkbox"/> Other <input type="text" value="Commercial"/>	
<b>PROGRAMS</b>	<input type="checkbox"/> Main Street <input type="checkbox"/> Bio Science <input checked="" type="checkbox"/> Small Business <input type="checkbox"/> Strategic Investment <input type="checkbox"/> Other <input type="text"/>	
<b>Building Type:</b>	Mixed Use [Choose One] <input type="text"/>	
<b>Gross Square Feet of Site:</b>	8,686	
<b>Total Parking Spaces</b>	13	
<b>Public Spaces</b>		
<b>Estimated Year Closing (YYYY)</b>		
<b>Closed Date (MM/DD/YY)</b>		
<b>PROGRAMS ONLY: Closed Period</b> Sample [Jan 1, 2006 - Mar 31, 2006]		
<b>Developer/Applicant:</b>	Yamthongkam Properties, LLC	
<b>Contact Name</b>	Pranee Kempainen	
<b>Address</b>	333 University Avenue W, Saint Paul, MN 55103	
<b>Phone Number</b>	612-743-2333	
<b>PUBLIC PURPOSE</b>		
<b>Jobs Created:</b>	5	
<b>Jobs Retained:</b>	0	
<b>Living Wage:</b> [Choose One]	<input type="checkbox"/> Yes    If yes, Minimum Wage Required <input type="text"/> <input checked="" type="checkbox"/> Not Applicable <input type="checkbox"/> Exempt    If Exempt [Choose One] <input type="text"/>	
<b>Net New Taxes (Annual):</b>		
<b>In TIF District:</b> [Choose One]	No	
<b>Meets PED Sustainable Policy</b> [Choose One]	Yes	

<b>USES</b>	
<b>Grand Total (TDC):</b>	\$1,348,277
<b>Redevelopment Total Costs:</b>	\$0
Site Assembly	
Environmental Remediation	
Geo-Technical Soil Issues	
Other	
<b>Public Improvement Total Costs:</b>	\$0
Publicly Owned Parking	
Other	
<b>Extraordinary Costs</b>	\$0
Historic	
Environmental/Sustainable Costs	
Operating/Working Capital	
Other	
<b>Private Improvement Total Costs:</b>	\$1,348,277
Hard Construction Costs	\$1,348,277
Land (& Building) Cost	
<b>Soft Costs</b>	\$0
Developer Fee	
Other	

Please Indicate Other Partners Funding Here:

- Redevelopment
- Public Improvement
- Historic Costs


Other City/HRA Costs include:

[Economic Development Sources](#)

[ED S&U/Pie Chart](#)

[ED Project Summary](#)

[ED Program Summary](#)

**Housing Projects & Programs**

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<b>Stage of Project:</b> [Choose One]	<input type="checkbox"/> Conceptual <input type="checkbox"/> Pre-Development <input type="checkbox"/> Development <input type="checkbox"/> Closed <input type="checkbox"/> Ongoing <input type="checkbox"/> Inactive																																																											
<b>New Construction or Rehab:</b> [Choose One]	<input type="checkbox"/> New Construction <input type="checkbox"/> Rehab																																																											
<b>Project Type:</b> [Choose One] <b>PROJECTS</b>	<input type="checkbox"/> Senior Rental <input type="checkbox"/> Senior Ownership <input type="checkbox"/> Ownership Single Family <input type="checkbox"/> Ownership Condos/Townhomes <input type="checkbox"/> Supportive Housing/Special Needs Rental <input type="checkbox"/> General Occupancy Rental																																																											
<b>PROGRAMS</b>	<input type="checkbox"/> Home Improvement <input type="checkbox"/> Single Family Development <input type="checkbox"/> Home Purchase <input type="checkbox"/> Mortgage Foreclosure Prevention																																																											
<b>Building Type:</b>	Mixed Use [Choose One] <input type="text"/> <input type="checkbox"/> Single Family/Duplex <input type="checkbox"/> Townhomes <input type="checkbox"/> Apartments/Condos <input type="checkbox"/> Other <input type="text"/>																																																											
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<b>Housing Unit/Affordability</b>	<table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th rowspan="2">Units</th> <th rowspan="2">Rent Sale Price Range</th> <th colspan="5">Affordability</th> </tr> <tr> <th>&lt;=30%</th> <th>31-50%</th> <th>51-60%</th> <th>61-80%</th> <th>&gt;80%</th> </tr> </thead> <tbody> <tr> <td>Eff/SRO</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>1 BR</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>2 BR</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td>3 BR +</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> <tr> <td><b>Total</b></td> <td><b>0</b></td> <td><b>0</b></td> <td><b>0</b></td> <td><b>0</b></td> <td><b>0</b></td> <td><b>0</b></td> </tr> <tr> <td></td> <td></td> <td>0%</td> <td>0%</td> <td>0%</td> <td>0%</td> <td>0%</td> </tr> </tbody> </table>						Units	Rent Sale Price Range	Affordability					<=30%	31-50%	51-60%	61-80%	>80%	Eff/SRO							1 BR							2 BR							3 BR +							<b>Total</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>			0%	0%	0%	0%	0%
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<b>Grand Total (TDC):</b>	\$0
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Site Assembly	
Environmental Remediation	
Geo-Technical Soil Issues	
Other	
<b>Public Improvement Total Costs:</b>	\$0
Publicly Owned Parking	
Other	
<b>Extraordinary Costs</b>	\$0
Historic	
Environmental/Sustainable Costs	
Non-living Area Construction	
Operating/Contingency Reserves	
Other	
<b>Private Improvement Total Costs:</b>	\$0
Hard Construction Costs	
Land (& Building) Cost	
<b>Soft Costs</b>	\$0
Developer Fee	
Other	

Please Indicate Other Partners Funding Here:

- Redevelopment
- Public Improvement
- Historic Costs

<input type="text"/>
<input type="text"/>

Other City/HRA Costs include:

[Housing Sources](#)

[Housing S&U/Pie Chart](#)

[Housing Project Summary](#)

[Housing Program Summary](#)

**Planning/MBDR/Other**

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<b>Organizations/Partners</b>	
<b>Stage of Project:</b> <b>[Choose One]</b>	<input type="checkbox"/> Scoping Issues <input type="checkbox"/> Development/Drafting <input type="checkbox"/> Public Review <input type="checkbox"/> Formal Adoption Process <input type="checkbox"/> Completed/Adopted <input type="checkbox"/> Ongoing <input type="checkbox"/> NA <input type="checkbox"/> Inactive
<b>Project Type: (PLANNING ONLY)</b> <b>[Choose All That Apply]</b>	<input type="checkbox"/> Citywide Comprehensive Plan <input type="checkbox"/> Citywide/Metro Policy Issue <input type="checkbox"/> District Plan <input type="checkbox"/> Small Area/Neighborhood Plan <input type="checkbox"/> Zoning Text Amendment <input type="checkbox"/> 40-Acre Zoning Study <input type="checkbox"/> Liaison/Participation <input type="checkbox"/> Other <input type="text"/>

[Planning/MBDR Summary](#)

**STAR**

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<b>Stage of Project:</b> [Choose One]	<input type="checkbox"/> Conceptual	<input type="checkbox"/> Pre-Development	<input type="checkbox"/> Development	<input type="checkbox"/> Closed	<input type="checkbox"/> Ongoing	<input type="checkbox"/> Inactive
<b>Project Type:</b> [Choose All That Apply]	<input type="checkbox"/> Neighborhood STAR Project	<input type="checkbox"/> Neighborhood STAR Program	Projected Visitors Annually <input type="text"/>			
<input type="checkbox"/> Cultural STAR Project	<input type="checkbox"/> Cultural STAR Program					
<b>Gross Square Feet of Site:</b>						
<b>Total Parking Spaces:</b>						
<b>Public Spaces:</b>						
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<b>Phone Number</b>						
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<b>Jobs Created:</b>						
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<b>Net New Taxes (Annual):</b>						
<b>In TIF District:</b> [Choose One]						
<b>Meets PED Sustainable Policy</b> [Choose One]						

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Redevelopment  
Public Improvement  
Historic Costs


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