



Legislation Text

File #: RES 12-377, **Version:** 1

Identifying the need for Livable Communities Transit-Oriented development funding, and authorizing applications for grant funds.

WHEREAS, the City of Saint Paul is a participant in the Metropolitan Livable Communities Act (LCA) Local Housing Incentives Program for 2012 as determined by the Metropolitan Council, and is therefore eligible to apply for LCA Livable Communities Demonstration Account (LCDA) and Tax Base Revitalization Account (TBRA) Transit-Oriented Development (TOD) funds; and

WHEREAS, the City has identified proposed TOD projects within Saint Paul that meet TOD purposes and criteria, and are consistent with and promote the purposes of the Metropolitan Livable Communities Act and the policies of the Metropolitan Council's adopted Metropolitan Development Guide; and

WHEREAS, the City has the institutional, managerial and financial capability to adequately manage an LCA TOD grant; and

WHEREAS, the City certifies that it will comply with all applicable laws and regulations as stated in the grant agreement; and

WHEREAS, the City acknowledges Livable Communities TOD grants are intended to fund projects or project components that can serve as models, examples or prototypes for TOD development or redevelopment elsewhere in the region, and therefore represents that the proposed TOD projects or key components of the proposed TOD projects can be replicated in other metropolitan area communities; and

WHEREAS, only a limited amount of grant funding is available through the Metropolitan Council's Livable Communities TOD initiative during each funding cycle, and the Metropolitan Council has determined it is appropriate to allocate those scarce grant funds only to eligible TOD projects that would not occur without the availability of TOD grant funding; and

WHEREAS, cities may submit grant applications for up to three TOD Demonstration Account projects and up to six TOD Tax Base Revitalization Account projects during each funding cycle, and, using the City's own internal ranking processes, must rank their TOD project my priority so the Metropolitan Council may consider those priority rankings as it reviews applications and makes grant awards.

NOW, THEREFORE, BE IT RESOLVED, that, after appropriate examination and consideration, the Saint Paul City Council hereby:

1. finds that it is in the best interests of the City's development goals and priorities for the proposed TOD projects to occur at the sites indicated in the grant applications at this particular time; and
2. finds that the TOD project components for which Livable Communities TOD funding is sought:
 - a) will not occur solely through private or other public investment within the reasonably foreseeable future; and
 - b) will occur within the term of the grant award (two years for LCDA pre-development grants, three years for LCDA development grants, one year for TBRA clean-up site investigation grants and three years for TBRA clean-up grants) only if Livable Communities TOD funding is made available for these TOD projects at this time; and

3. ranks the LCDA TOD project funding applications, according to the City's own internal priorities, in the following order:

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|----|----------------------------------------|-------------|
| 1) | Hamline Station (1333 Univ. Ave.) | \$2,000,000 |
| 2) | Episcopal Homes' 1890 University Apts. | \$2,000,000 |
| 3) | Central Exchange, Phase I | \$ 979,100 |

4. ranks the TBRA TOD project funding applications, according to the City's own internal priorities, in the following order:

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|----|-----------------------------------------------------------|------------|
| 1) | Schmidt Brewery Phase 2 | \$ 412,521 |
| 2) | Hamline Station (1333 Univ. Ave.) | \$ 500,612 |
| 3) | 753 E. 7 th Street/former Cerenity Care Center | \$ 125,000 |

5. authorizes the Director of Planning and Economic Development to submit on behalf of the City applications for Metropolitan Council Livable Communities TOD grant funds for the TOD project components identified in the grant applications, and to execute such agreements as may be necessary to implement the TOD projects on behalf of the City.