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City of Saint Paul

2024 Neighborhood STAR

Deadline: 5/15/2024

The Sanneh Foundation
ADA Accessible Multi-Use Courts at Sanneh's Conway Community Center and Park

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USD\$ 50,000.00 Requested

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Application Questions [top](#)

Request Information

1. STAR Grant Request Amount

Please enter a dollar amount only.
50000

2. What ward and district is your project located in?

Please refer to the City's ward and district look up map: <https://direc.to/iHXm>

<input type="text" value="7"/>	Ward
<input type="text" value="1"/>	District
<input type="text" value="8.00"/>	TOTAL

3. Address/location of site for which you are requesting funds:

2090 Conway Street, St. Paul, MN 55119

4. Provide a description of the project for which you are seeking funds. Please be specific (i.e., update building facade with 3 new windows and new doors; install a new walkway and signage on the front of the building).

In 2014, Sanneh committed to a long-term contract with the City of St. Paul to operate and manage the Conway Community Center and Park (Conway), so that local youth and their families could have access to programs that not only enrich their lives but also meet their daily needs, such as having access to healthy meals and physical activity. Without Sanneh's commitment to providing programs at Conway, local youth and families would lose access to an important community asset.

Over the years, we have implemented a diverse portfolio of enrichment programs serving youth, families, and seniors. Sanneh is committed to continuous improvement and meeting evolving community needs. Therefore, we are seeking support for two outdoor ADA accessible multi-use courts at our Conway location in order to expand opportunities and accessibility for community members.

5. Please provide an estimated timeline and associated activities for your project. Please note that STAR funds may be used only after approval of funding by the Mayor and City Council.

*For example: July-August: Parking lot demolition September-October: New asphalt and parking lot striping
October-November: New signage installed
January 2025 - March 2025 bidding and procurement
March 2025 - April 2025 Contracting award
May 2025 - August 2025 construction*

6. For public or private open-space improvement projects, please describe the approximate location(s) of the improvements and how those improvements will be maintained for 7+ years. If assessments to business or homeowner property will be required for this improvement, please describe your approach to those property-owners. If your proposal is not an open-space improvement project, please type "N/A".

The improvements will take place at 2090 Conway Street, Saint Paul, MN 55119

Sanneh has a lease agreement with the City of Saint Paul in which we are responsible for routine maintenance and snow removal. The City also supports maintenance for large construction needs and large repair needs. Sanneh has a maintenance team of 4.0 FTEs which helps ensure the courts are well maintained. We will also organize a calendar for permitting space out and assigning particular activities to certain days and times, so that we can properly manage the use of the facility, which ultimately promotes proper management of the wear and tear of the courts.

7. For sub-loan/sub-grant programs, please attach program guidelines at the end of this application. Guidelines must include: the number of homes, businesses, or organizations to be assisted; how program participants will be selected; if the program will be coordinated with other city programs; terms or conditions required of borrowers/grantees; loan underwriting criteria (if applicable), and current balances, if any, of previous STAR funds awarded. Please provide any additional relevant information about your program here. If your proposal is not a sub-loan/sub-grant program, please type "N/A".

N/A

Public Purpose

8. Please explain how your proposal will maintain or increase Saint Paul's tax base (i.e. property taxes and/or sales taxes).

This project will increase traffic at Conway, contributing to an increase of visits for local businesses in the neighborhood and resulting in increased sales tax from increased transactions at those businesses. The increase in traffic will include both area residents and outside groups utilizing the space.

9. Please provide the number of and salary of new permanent full-time and part-time jobs that will be created and retained over the next five years as a result of this project. Retained jobs are only those jobs that would be lost without STAR funding:

<input type="text"/>	New permanent, full-time jobs
<input type="text"/>	Average salary
<input type="text"/>	Retained permanent, full-time jobs
<input type="text"/>	Average salary
<input type="text" value="Two .4 FTE"/>	New permanent, part-time jobs
<input type="text" value="\$22/hr"/>	Average salary
<input type="text"/>	Retained permanent, part-time jobs
<input type="text"/>	Average salary
<input type="text" value="0.00"/>	TOTAL

10. Will your proposal revitalize a currently vacant storefront? If yes, please include any relevant details about the space you will be revitalizing.

N/A

11. Please describe how your project advances climate action, sustainability, and/or resilience as set forth in the Saint Paul Climate Action and Resilience Plan.

Our project promotes implementing best practices and materials. For example, the courts will have permeable services, we will review BMPs with Ramsey County Watershed (such as retention ponds and drainage), and we will implement LED lighting in the area replacing any halo lights.

12. Please describe how your project contributes to, celebrates, or strengthens cultural diversity in St. Paul

The Sanneh Foundation has been working to meet youth development and community needs and building relationships with young people in the increasingly diverse Twin Cities Metro Area since its founding in 2003. The Sanneh Foundation places a priority on serving youth and families from economically disadvantaged communities, specifically communities of color and immigrant/refugee communities. With African American leadership based on the lived experience of its CEO, Sanneh has grown into a position of state-wide advocacy for racial equity to solve systemic and structural barriers facing Black, Indigenous, and Communities of Color (BIPOC) in Minnesota.

The neighborhood surrounding the Conway Community Center is very diverse and many community members utilize the Center and Park every day. With the addition of two ADA-accessible multi-use courts, we will be able to increase our capacity for hosting activities that are popular and requested in the community, including futsal, which is popular among the high populations of Hmong and Somali people in the area, as well as basketball, which is popular among the high population of African American people in the area. Increasing our capacity to host more activities with multi-use courts will also draw in additional community members and increase opportunities for community building.

13. Please describe how your project contributes to equity, defined as ensuring that opportunities in education, employment, housing, health, and safety are equitably distributed; that all residents have timely and relevant access to services, resources, support, and opportunity, and that race, gender identity, sexual orientation, language, ethnicity, national origin, disability status, age, or zip code should neither determine nor deny or limit any person the opportunity to achieve their full potential.

Conway is a thriving public space that offers diverse and free programming for youth, families, and seniors. Many participants in Conway programming have little or no other access to quality, enriching, year-round programming that is accessible and free.

The addition of two ADA compliant multi-use courts will increase accessibility and opportunities for free recreational opportunities for all ages and abilities while also ensuring the barrier of cost continues to be eliminated.

There is a need for Sanneh to increase capacity, accessibility, and variety for recreational offerings. Currently, the inside basketball court at Conway is rented out for futsal every weekend; additional courts will allow us to host more activities, for which there is a high demand. The multi-use nature of the courts will promote the opportunity for pickleball, which is increasing in popularity among seniors. Currently, we just have the walking track program available for seniors. The ADA compliant aspect of the courts will allow us to host adaptive activities, which are not yet offered at the park; we will partner with the City of Saint Paul and other organizations to implement adaptive programming.

Community Need

14. Describe how your project fills a need in the neighborhood or addresses a neighborhood goal (i.e., how does your project fit into the Small Area Plan for your neighborhood?).

Currently, we have a center and park that does not serve people with disabilities or adequately serve senior populations. The outdoor basketball court has been on the CIB list for the City of Saint Paul for 15 years and has been routinely passed over, so the additional outdoor multi-use courts will increase quality and capacity as we experience a tremendous need for more court space, as well as fill a need for the ability to host adaptive programming.

15. Describe how your proposal includes community input in its development (i.e., collaboration or

support from your district council or neighborhood group).

We have received support from the district through a letter, as well as received bonding money as part of a larger project for Conway, including parking, ADA accessible infrastructure, and security and lighting enhancements.

A Conway Parks advisory committee also provided input, which convened in 2018 to better understand the needs of the park and future expansions. Sanneh's Senior VP of Operations, Brandon Griffin, convened this committee, comprised of local politicians, businesses, and residents.

In May of 2024, Sanneh received full endorsement of the Saint Paul Parks and Recreation Commission to move forward with the Conway Court Renovations as part of its Conway Park Expansion project.

Capacity

16. Please describe your organization and the capacity for your organization to carry out the project proposed in your application.

Sanneh has a positive track record of implementing capital improvements, including success with previous STAR-funded projects. We completed a \$13 million project in 2022 for Conway Park, and we currently manage and permit out the space, so the addition of multi-use courts is a facility expansion in addition to the community work we are already doing. Lastly, we have the internal capacity and experience to manage this project.

17. Who will be the designated project manager? Please describe their background, skills, and experience in managing similar projects.

Brandon Griffin, Senior VP of Operations at Sanneh, will be the project manager. Brandon has worked progressively in local government and the nonprofit sector for over 20 years, with an emphasis on administration and management, community relations, and fundraising. He holds a Master's of Public Administration and Nonprofit Management from Metropolitan State University. He recently completed a \$13 million bonding project with the State of Minnesota at Conway Park and has completed several capital campaigns in partnership with city parks and nonprofit organizations for renovations, acquisitions, and new builds.

Budget

18. The Neighborhood STAR program is designed to provide funding for worthwhile but underfunded capital projects that could not be accomplished but for these additional funds. Please describe your need for STAR funds.

Currently, we have secured \$81,000 for this project. While we will continue fundraising for this project, STAR would be instrumental in helping us secure the appropriate funding to execute this project in the next year as part of larger Conway Park expansion plans that we are proposing.

19. What is the total cost of your project? If the total cost of your project is greater than your STAR grant request, please list additional sources of funding you will use to accomplish your project.

The total cost of the project is \$131,000.

Additional sources of funding:

\$20,000 private funding

\$61,000 other government grants

20. Please list any City or HRA funds you have received in the last five years (including STAR), or that you are currently seeking for this project.

2022: \$100,000 - STAR funds supported the revitalization of our 1276 University Ave St. Paul administrative offices as part of the larger Seton Renovation Project in the Midway area, which included internal and external security/facade improvements to the organization's main headquarters.

VI. Voluntary Applicant Questions. This information will be used for reporting purposes only and will not be used to make funding decisions. It helps the City know we are reaching all populations. If you prefer not to respond to these questions, please type N/A in the response section.

21. Does the person who owns, controls, or leads at least 51% of the business or organization identify

themselves as a member of any of the following groups? Select all that apply.

- Racial or ethnic minority
- Military veteran
- Person with one or more disabilities
- Person living in poverty or experiencing low-income
- Person experiencing homelessness
- Woman
- Man
- Transgender
- Non-binary
- Some other gender
- LGBTQ+
- Other (please identify)

22. If you selected "Other" for question 21, please specify. If not applicable or you prefer not to disclose, please type N/A in the response.

N/A

23. How does the same primary owner or operations manager identify racially or ethnically? Select all that apply.

- American Indian or Alaska Native
- Asian
- Black or African American
- Hispanic or Latino Origin
- Native Hawaiian or Pacific Islander
- White
- Prefer not to answer
- Other (please describe)

24. If you selected "Other" for question 23, please specify. If not applicable or you prefer not to disclose, please type N/A in the response.

N/A

25. Is your business or organization at least 51% owned by one or more women (or in the case of a publicly owned business, at least 51% of the stock is owned by one or more women) and is the management and daily business/organization operations controlled by one or more women who own it?

- Yes
- No
- Prefer not to answer

26. Is your business or organization at least 51% owned by one or more BIPOC (Black, Indigenous, and Persons of Color) persons (or in the case of a publicly owned business, at least 51% of the stock is owned by one or more BIPOC persons) and is the management and daily business/organization operations controlled by one or more BIPOC persons who own it?

- Yes
- No
- Prefer not to answer

27. Is your business CERT certified?

- Yes
- No
- Prefer not to answer

28. How long have you owned/operated this business?

N/A

29. Is your business or organization a small business or organization as defined as businesses or organizations with under \$1 million in gross sales/generated revenue or fewer than 20 full time employees (MN Statute 645.445). 9a. If yes, how many full-time equivalent (FTE) employees do you have? (An FTE is an employee that works at least 32 hours per week. Please do not include contractors or volunteers).

N/A

30. What type of business or organization do you have?

- Restaurant/Fast Food
- Food/Grocery
- Retail/Clothing/Gifts
- Personal services/Barber/Salon
- Entertainment
- Professional services
- Industrial/Manufacturing
- Technology
- Health care
- Other

31. If you answered "Other" for question 30, please specify or type in N/A if you prefer not to disclose this information.

Nonprofit

32. How did you hear about the opportunity to apply for STAR Funds?

- Council Member
- District Council
- City Staff
- City Email
- Social Media
- Chamber of Commerce
- Friend or family member
- Other

33. If you answered "Other" for question 32, please specify or type in N/A if you prefer not to disclose this information.

colleague

34. NAICS code. Type "N/A" if unknown.

N/A

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Sources	Amount Secured	Amount Pending	Total
Neighborhood STAR Requested Amount	USD\$ 0.00	USD\$ 50,000.00	USD\$ 50,000.00
Other City Funding			
Other Government Funds	USD\$ 61,000.00		USD\$ 61,000.00
Private Funding	USD\$ 20,000.00		USD\$ 20,000.00
Sweat Equity and/or Volunteer Labor			
Other (please describe)			
Other (please describe)			
Other (please describe)			

Total	USD\$ 81,000.00	USD\$ 50,000.00	USD\$ 131,000.00
Uses	Amount of STAR Funds to be used	Amount of non-STAR funds to be used	Total
Acquisition			
Renovation/Rehab - Commercial			
Renovation/Rehab - Residential			
New Construction - Commercial			
New Construction - Residential			
Public Improvements	USD\$ 50,000.00	USD\$ 81,000.00	USD\$ 131,000.00
Private Open Space Improvements			
Direct Project Costs - please list in your budget narrative			
Total	USD\$ 50,000.00	USD\$ 81,000.00	USD\$ 131,000.00

Budget Narrative

1.

Private Funding Sources:

\$10,000 - MN Beverage Association (Committed)

\$10,000 - American Beverage Association (Committed)

Other Government Sources:

\$61,000 - State of Minnesota Bonding (Committed)

STAR Request:

\$50,000 - City of Saint Paul STAR (Pending)

2.

The Sanneh Foundation has obtained quotes from Musco Sports Lighting LLC for installation of an acrylic sports surface.

3.

N/A

4.

N/A

5.

The ADA Accessible Outdoor Court implementation will be part of a larger Conway Park Expansion project that has partial funding from the State of Minnesota.

Documents [top](#)

Documents Requested *

Evidence of Site Control (Deeded Title,
Purchase Agreement, Purchase Option,
Existing Lease of 7+ years, Lease Agreement

Required? Attached Documents *

[Lease](#)

for 7+ years).

Evidence that the business or organization is in good standing with the Minnesota Secretary of State



[Good Standing Minnesota Secretary of State](#)

Contractor's Estimates



[Quote](#)

Resumes of project manager and other key management



[Project Manager Resume](#)

Sub-Grant/Sub-Loan Program Guidelines (if applicable)

Photos of your proposed project/service area. If sub-loan/sub-grant program, please provide a map of your proposed service area.



[Schematic](#)

[Conway Vision Package](#)

Letters of Recommendation or Support

[Support Letter](#)

[Support Letter 2](#)

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