

# 2025 Livable Communities

**Affordable Homeownership Funding Recommendation** 



# Livable Communities Grant Program



#### **Program Goals**

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

# Livable Communities Grant Program



#### **Affordable Homeownership Grants**

- \$3M available for projects that create affordable homeownership opportunities in 2025.
- Projects may be new construction or rehabilitation
- All types of homeownership opportunities are eligible to apply (single-family, twin home, townhome, condo, manufactured home, etc.).
- Homes must be sold to households earning 80% of the area median income or less, or \$104,200 annually (\$50/hour) for a family of four in 2025.
- Homes must remain affordable upon resale for a minimum of 15 years.

### Livable Communities Grant Program

#### **Application and Submission Review Process**



# Affordable Homeownership Grants Evaluation

# Location-Based Score (Census Data)

- Racial Equity: Create homeownership opportunities for Black, Indigenous, and other ethnic or racial groups that own homes at disproportionately lower rates than white households in the region; and
- **Geographic Choice:** Create affordable homeownership opportunities in parts of the region where it is most challenging to do so.

# Livable Communities Advisory Committee Review

- Affordability: Create homeownership opportunities for households earning less than 80% AMI for at least 15 years
- Equitable Access to Homeownership:
  Experience and intent to serve first-time and Black, Indigenous, and other ethnic or racial groups that own homes at disproportionately lower rates; as well as other efforts such as accessibility, community and cultural connections, and special financing products.

#### Funding Recommendation

# **2025 Livable Communities Affordable Homeownership Recommendation**

City	Project	Funding Recommendation
City of Maplewood	Duluth Street	\$400,000
City of Minneapolis	Pedzo Star	\$229,212
City of Minnetonka	Mills Twinhomes	\$420,000
City of Minnetonka	Scattered Site	\$300,000
City of Saint Paul	642 Selby (The Beasley)	\$900,000
City of Saint Paul	Serenity Townhomes	\$750,788
	Total	\$3,000,000

# Metropolitan Council

#### **Duluth Street**

#### **City of Maplewood**

- Grant will fund four homes within a five-home project
  - 2 Twin Homes
  - 1 Single Family Home
- Developed by Twin Cities Habitat for Humanity
- Second partnership between the City and Habitat to restart stalled projects on vacant land



#### Pedzo Star

#### **City of Minneapolis**

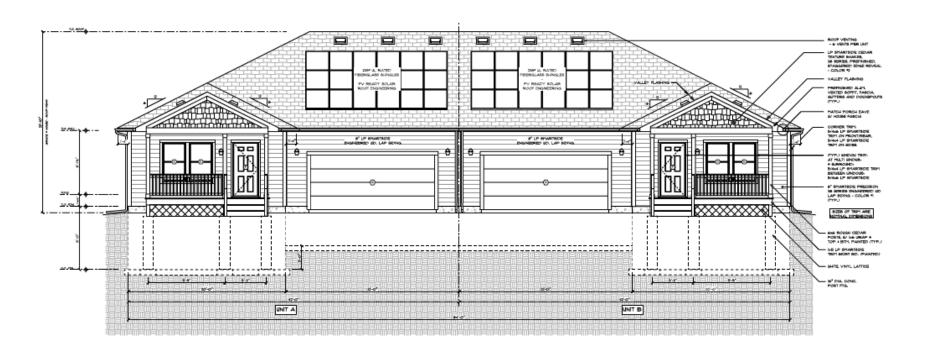
- Grant will fund four homes within a five-home project in North Minneapolis
- Rehab will make the homes safer, more energy efficient, and functional for larger families
- Homes will be affordable to households earning 41%-60% of the area median income (\$54,284 - \$79,440 annually | \$26.10 - \$38.19 per hour)



#### Mills Twinhomes

#### **City of Minnetonka**

- Grant will fund six homes within a 10-twinhome project
- Homes will be affordable to households earning 60%-80% of the area median income (\$79,440 - \$104,200 annually | \$38.19 - \$47.02 per hour)
- A playground is also proposed adjacent to the homes



#### **Scattered Site**

#### **City of Minnetonka**

- Continuation of a longstanding partnership between the City and Homes Within Reach
- Grant will fund the rehab and affordable resale of 12 homes as part of a planned 20-home project
- Homes may be purchased and rehabbed in any Livable Communities participating city that is in good standing in Hennepin County



# 642 Selby (The Beasley)

#### **City of Saint Paul**

- Grant will fund 15 condos within the 20-condo mixeduse development in the Rondo Neighborhood
- Creates a new style of affordable homeownership opportunity
- Located on the B Line Bus Rapid Transit corridor and near many amenities



# **Serenity Townhomes**

#### **City of Saint Paul**

- Grant will fund 14 townhomes within a 10townhome project
- Homes will be energy efficient
- Project includes solar panels and heat pumps, which reduce its carbon footprint.



### Funding Recommendation

# 2025 Livable Communities Affordable Homeownership Recommendation

- 1. Award six (6) Livable Communities Demonstration Account Affordable Homeownership Grants totaling \$3 million.
- 2. Authorize the Executive Director of Community Development to execute the grant agreements on behalf of the Council.



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