

Description of Recommended Projects and Awards from the 2026 Housing Development Solicitation

The projects listed below applied to the 2026 Housing Development Solicitation and are recommended for awards. The project description, funding source and award amount are described for each project. Each funding source will result in a separate board action for consideration by the Housing and Redevelopment Authority (HRA) and/or County Board. Projects recommended for HRA levy funds were approved on June 23, 2026.

F2F@Arcade, Face to Face Health and Counseling

F2F@Arcade is a proposed 24-unit new construction building by Face to Face Health and Counseling located at 1170 Arcade Street on Saint Paul's Eastside. All 24 units in this development will be affordable at 30% AMI. The units will be permanent supportive units for youth between the ages of 16-24. The first floor of the building will provide space for Face to Face's health and counseling services. The project is recommended for a \$1,300,000 award of Pathways to Reducing Obstacles to (PRO) Housing funding. An existing award of \$432,152 of HRA Levy was awarded to this project in 2023 through the Emerging and Diverse Developers Solicitation. The awards represent 13% of the total development cost.

Rondo Revitalize, RME Properties

Rondo Revitalize is a proposed new construction project. The 24-unit multi-family residential building is for low to moderate income renters. The project would demolish three existing affordable units to make room for the new development. The proposed project is located at 708 Marshall Avenue in the Summit-University neighborhood in the City of Saint Paul. All units will be rented between 30-60% AMI. This project will be awarded \$715,000 in Housing and Redevelopment Authority levy for construction activities. This award represents 8.7% of the total development cost.

Edison III, TTT Housing

Edison III is a new construction multifamily housing development located at 3100 Old Highway 8 in Roseville, Minnesota. The proposed project will provide 52 new residential units between 30-60% AMI- including some supportive housing. Using universal design standards, this project will be designed to create a high quality, durable, and energy efficient residential community that supports long term housing needs within the region. This project will be awarded \$623,785 in

Housing Redevelopment Authority funding for new construction. This award represents 2.2% of the total development cost.

Fairway Commons

Fairway Commons formerly known as Larpenteur Senior by Velair (formerly known as MWF Properties) is a proposed 110-unit, age-restricted, affordable multifamily new construction in Falcon Heights. Of the 110 units, 12 will be rent restricted at 30% AMI, 4 will be rent restricted at 50% AMI, 54 will be rent restricted at 60% AMI and the remaining 40 units will be restricted at 70% AMI. All units are reserved for individuals who are 55 years of age or older. This housing project was awarded \$1,070,000 in the 2025 Housing Development Solicitation, \$500,000 in the 2025 Critical Corridors Solicitation, and it is recommended for an additional award of \$1,361,215. The awards represent 7% of the total development cost. Construction is anticipated to begin in 2026.

The Aragon

The Aragon by Beacon Interfaith Housing Collaborative is a proposed 53-unit multifamily new construction in the Eastview-Conway-Battle Creek-Highwood Hills neighborhood of Saint Paul. Of the 53 units, 14 will be rent restricted at 30% AMI, 21 will be restricted at 50% AMI, and the remaining 18 will be restricted at 60% AMI. The unit mix includes one, two, three, and four-bedroom units. This housing project was awarded \$450,400 in the 2025 Housing solicitation and it is recommended for an additional award of \$1,200,000. The awards represent 5.8% of the total development cost. Construction is anticipated to begin in 2027.

GloryVille

Gloryville is a proposed 69-unit new construction on Saint Paul's Eastside by developer Gloria Wong. 15 units will be affordable for those making 30% AMI. 42 units will be affordable for those making 50% AMI. 12 units will be affordable for those making 60% AMI. The first floor of the building will be home to a new grocery store and serve the surrounding community. The site is currently owned by the City of Saint Paul and Gloryville received tentative developer status. This housing project was awarded \$432,152 in the 2023 Emerging and Diverse Developers Solicitation and received ERF awards totaling \$400,000 in 2025 and 2026. It is recommended for an additional award of \$2,500,000. The recommended award represents 10% of the total development cost. Construction is proposed to begin in late 2026.