

Project Status	
Proposed:	8/1/2004
Approved:	<input type="checkbox"/>
Closed:	
Complete:	

Impaction	
<input type="radio"/> Non-Impacted	
<input checked="" type="radio"/> Impacted	

Occupancy	
<input checked="" type="radio"/> Rental	
<input type="radio"/> Ownership	

Project Name:	Simpson Housing Services (1st Ave S)		
Main Address:	2XXX 1st Ave S		
Project Aliases:			
Additional Addresses:	1XXX 11th Ave S		
Ward:	6	Neighborhood:	Whittier

Project Activity	
<input type="checkbox"/> New Construction	
<input checked="" type="checkbox"/> Rehabilitation	
<input type="checkbox"/> Stabilization	
<input type="checkbox"/> Preservation	
Year Built:	

Development	
<input type="radio"/> Apartment/Condo	
<input type="radio"/> Townhome	
<input type="radio"/> Coop	
<input checked="" type="radio"/> Shelter	
<input type="radio"/> Transitional	
<input type="radio"/> Scattered Site/Other	

Household	
<input type="checkbox"/> General	
<input type="checkbox"/> Family w/Children	
<input type="checkbox"/> Senior	
<input type="checkbox"/> Single	
<input type="checkbox"/> Special Needs	
<input checked="" type="checkbox"/> Homeless	

Housing Production and Affordability										
UNIT COMPOSITION	UNIT	QTY	UNIT AFFORDABILITY	UNIT	<30%	<50%	<60%	<80%	MKT	
	0BR	0		0BR	0	0	0	0	0	0
	1BR	0		1BR	0	0	0	0	0	0
	2BR	0		2BR	0	0	0	0	0	0
	3BR	0		3BR	0	0	0	0	0	0
	4+BR	0		4+BR	0	0	0	0	0	0
	TOT	0		TOT	0	0	0	0	0	0
Shelter Units:				+ Conversion Units:						
Section 8:										

GENERAL INFORMATION

Simpson Housing Services (SHS) operates a shelter for 46 single men (Whittier neighborhood) and a secure waiting facility for 20 single women (Phillips neighborhood). Initially, SHS proposed renovation work that included the installation of security lighting, exhaust fans, handicapped accessible updates, removing and installing new flooring, the purchase of a new freezer, adding storage shelves, and new sleeping mats. On December 23, 2004, the City Council awarded \$46,000 in 2004 Emergency Shelter Grant (ESG) assistance to the project.

Upon soliciting bids for the repair work, testing of the shelter area's existing flooring materials revealed that asbestos is present in the floor tiles and associated mastic materials. Solicited bids estimate that the cost to clean-up the asbestos exceeds the initial estimated cost by an additional \$20,000. Therefore, SHS is now requesting additional ESG assistance of \$20,000, and increasing the total ESG award to \$66,000; if this second request is approved by the City Council.

Partnership:	Contact Information:	
Developer:	Owner:	Consultant:
Sheila Webb Simpson Housing Services 2740 1st Ave S Minneapolis, MN 55408 (612) 874-8683 x-209extPhone: Fax:	Andrew Church Simpson United Methodist Church 2740 1 Av S Minneapolis, MN 55408-1611 (612) 874-7741 ext-Phone: Fax:	
Contractor:	Architect:	Property Manager:

Simpson United Methodist Church (612) 874-7741 ext-Phone: Fax:
Support Services:
Simpson Housing Services (612) 874-8683 ext-x-209 Phone: Fax:

CPED Coordinator:	CPED Legal:	CPED Rehab:
Theresa Cunningham CPED	Shelley Roe (612) 673-5086 ext-Phone:	Kathleen Murphy (612) 673-5275 ext-Phone:

105 5th Ave S Suite 200 Minneapolis, MN 55401	(612) 673-5112 Fax: CPED Support Coordinator	(612) 673-5207 Fax: MPLS Affirmative Action
(612) 673-5237 ext-Phone: (612) 673-5248 Fax: theresa.cunningham@ci.minneapolis.mn.us	Connie Green (612) 673-5234 ext-Phone: (612) 673-5259 Fax:	

**CPED MULTIFAMILY HOUSING DEPARTMENT Page 2 of 2 Affordable Housing Inventory Project Data
Worksheet 9/20/2005 12:32:09 PM**

Project Status

Simpson Housing Services (1st Ave S)

Simpson Housing Services (1st Ave S)
2XXX 1st Ave S
1XXX 11th Ave S

Proposed:	8/1/2004
Approved:	<input type="checkbox"/>
Closed:	
Complete:	

Proposed: 8/1/2004

Complete:

1XXX 11th Ave S

Impaction

Addresses:
Neighborhood:
Whittier

Housing Production and Affordability

C
●

Occupancy

UNIT COMPOSITION	UNIT	QTY	UNIT AFFORDABILITY	UNIT	<30%	<50%	<60%	<80%	MKT
	0BR	0		0	0BR	0	0	0	0
1BR	0	0	1BR	0	0	0	0	0	
2BR	0	0	2BR	0	0	0	0	0	
3BR	0	0	3BR	0	0	0	0	0	
4+BR	0	0	4+BR	0	0	0	0	0	
TOT	0	0	TOT	0	0	0	0	0	

●

○

Ownership

Project Activity
Development

Household
2BR

Apartment/Condo

[General

New Construction

 [Townhome

Rehabilitation

[Family w/Children

Stabilization

 [Coop

[Senior

Project Status	
Proposed:	9/20/2005
Approved:	<input type="checkbox"/>
Closed:	
Complete:	

Impaction	
<input checked="" type="radio"/> Non-Impacted	
<input type="radio"/> Impacted	

Occupancy	
<input checked="" type="radio"/> Rental	
<input type="radio"/> Ownership	

Project Name:	Saint Annes Place
Main Address:	2XXX Russell Ave N
Project Aliases:	
Additional Addresses:	

Ward: Neighborhood:

Housing Production and Affordability

UNIT COMPOSITION	UNIT	QTY	UNIT AFFORDABILITY	UNIT	<30%	<50%	<60%	<80%	MKT
	0BR	16		0BR	16				
1BR		1BR							
2BR		2BR							
3BR		3BR							
4+BR		4+BR							
TOT	16	TOT	16	0	0	0	0	0	

Shelter Units: + Conversion Units:

Section 8:

Project Activity	
<input type="checkbox"/> New Construction	
<input checked="" type="checkbox"/> Rehabilitation	
<input type="checkbox"/> Stabilization	
<input type="checkbox"/> Preservation	
Year Built: <input type="text" value="1940"/>	

Development	
<input type="radio"/> Apartment/Condo	
<input type="radio"/> Townhome	
<input type="radio"/> Coop	
<input type="radio"/> Shelter	
<input checked="" type="radio"/> Transitional	
<input type="radio"/> Scattered Site/Other	

Household	
<input type="checkbox"/> General	
<input type="checkbox"/> Family w/Children	
<input type="checkbox"/> Senior	
<input type="checkbox"/> Single	
<input type="checkbox"/> Special Needs	
<input checked="" type="checkbox"/> Homeless	

GENERAL INFORMATION

Since opening in 1990, St. Anne's Place has provided shelter and support services to homeless women and their children. Sixteen families are housed each day who stay in small, individual bedrooms. Families share bathrooms and common spaces. There is a communal kitchen and all meals and snacks are provided on site. Ascension Place, project owner, proposes to use the requested ESG funds as follows:

1. Addition of an ADA bathroom on the first floor.
2. Addition of a tutoring lab, support group meeting area and an outdoor deck.
3. Addition of a large walk-in pantry for food storage and industrial-size refrigerator.
4. To comply with Minneapolis Health Department's direction, addition of a storage room to more safely store household items.

Partnership:

Contact Information:

Developer:

Owner:

Consultant:

Julie Kelley
 Ascension Place
 1803 Bryant Ave N
 Minneapolis, MN 55411
 (612) 588-0861 extPhone:
 (612) 588-8827 Fax:
 Juliekelley@ascensionplace.org

Julie Kelley
 Ascension Place
 1803 Bryant Ave N
 Minneapolis, MN 55411
 (612) 588-0861 ext-Phone:
 (612) 588-8827 Fax:
 Juliekelley@ascensionplace.org

Contractor:

Architect:

Property Manager:

Jerry Flannery
 Flannery Construction
 351 Kellogg Blvd
 Saint Paul, MN 55101-1411
 (651) 225-1105 ext-Phone:
 Fax:

Roark Kramer Kosowoski DESIGN
 2929 4th Ave S
 Minneapolis, MN 55408
 (612) 822-4200 ext-Phone:
 (612) 822-4298 Fax:

Support Services:

CPED Coordinator:

CPED Legal:

CPED Rehab:

Donna Wiemann
 CPED

Dalene Lenneman
 (612) 673-5254 ext-Phone:

105 5th Ave S Suite 200
 Minneapolis, MN 55401
 (612) 673-5257 ext-Phone:
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 donna.wiemann@ci.minneapolis.mn.us

CPED Support Coordinator

(612) 673-5207 Fax:
 MPLS Affirmative Action

**CPED MULTIFAMILY HOUSING DEPARTMENT Page 2 of 2 Affordable Housing Inventory Project Data
 Worksheet 10/11/2005 1:08:12 PM**

Project Status

Proposed: 9/20/2005
 Approved:
 Closed:
 Complete: Proposed: 9/20/2005

Complete:

Saint Annes Place
 2XXX Russell Ave N

Impaction

Addresses:
 Neighborhood:

Jordan

Housing Production and Affordability



Occupancy

UNIT COMPOSITION	UNIT	QTY	UNIT AFFORDABILITY	UNIT	<30%	<50%	<60%	<80%	MKT
	0BR	16		0BR	16				
1BR			1BR						
2BR			2BR						
3BR			3BR						
4+BR			4+BR						
TOT	16		TOT	16	0	0	0	0	0

Ownership
 0BR
 1BR

Project Activity
Development

Household

2BR 2BR

Apartment/Condo

[General

New Construction

< Townhome

[Family w/Children

Rehabilitation

(Coop

[Senior

Stabilization

3BR 3BR

-
-
-
-

4+BR 4+BR

TOT TOT

(Shelter

[Single

Preservation

Shelter Units:

16

Transitional

16

+ Conversion Units: Special Needs

Year Built: 1940

Scattered Site/Other

Section 8:

Homeless

USES AND PERMANENT SOURCES

Project Uses:

Land: Construction: Construction

Contingency: Construction Interest:

Relocation:

Developer Fee: Legal Fees: Architect Fees:

Other Costs:

Reserves:

Non-Housing:

TDC: TDC/Unit:

\$0.00

\$168,300.00

\$16,830.00

\$0.00

\$0.00

\$0.00

\$0.00

\$23,000.00

\$0.00

\$0.00

\$212,130.00 \$13,258.00

Source / Program	Project Permanent Sources: Amount	%	Term	Committed
CPED ESG	\$170,000.00			
<hr/>				
Ascension Equity				
	TDC:	\$42,130.00	\$212,130.00	

Financing Notes:

In 2002, the City provided \$80,000 of ESG funds to St. Anne's Place; This funding was used for replacement of 67 windows, replacement of wooden exterior doors with metal fireproof doors, and carpeting of all bedrooms.

Project Status
 Proposed: 12/23/2004
 Approved:
 Closed:
 Complete:

Impaction
 Non-Impacted
 Impacted

Occupancy
 Rental
 Ownership

Project Name: Bridge Center for Youth
 Main Address: 2XXX Emerson Ave S
 Project Aliases:
 Additional Addresses:
 Ward: 7 Neighborhood: East Isles

Project Activity
 New Construction
 Rehabilitation
 Stabilization
 Preservation
 Year Built: _____

Development
 Apartment/Condo
 Townhome
 Coop
 Shelter
 Transitional
 Scattered Site/Other

Household
 General
 Family w/Children
 Senior
 Single
 Special Needs
 Homeless

Housing Production and Affordability

UNIT COMPOSITION	UNIT	QTY	UNIT AFFORDABILITY	UNIT	<30%	<50%	<60%	<80%	MKT
	0BR	10		0BR	10	0	0	0	0
1BR	0	1BR	0	0	0	0	0	0	
2BR	0	2BR	0	0	0	0	0	0	
3BR	0	3BR	0	0	0	0	0	0	
4+BR	0	4+BR	0	0	0	0	0	0	
TOT	10	TOT	10	0	0	0	0	0	

Shelter Units: 0 + Conversion Units: 0
 Section 8: 0

GENERAL INFORMATION

The Bridge for Runaway Youth, Inc. proposes to develop a 10 efficiency unit (18 person capacity) transitional housing project for at-risk or special needs youth age 16-21. The project provides residents with housing and support services for up to 18 months. At the end of the transitional period, residents have the option of entering The Bridge's permanent scattered site housing. In addition to the new construction, the proposed project will include the rehab of an existing building into admin offices, support services meeting room space and a resource and education room for the youth who will be living in the new portion of the building. The rehab of the existing building into office and admin are not reflected in the development sources and uses; none of the City NRP and AHTF money will be used for the the rehab of the existing building.

Partnership: Developer:

Ed Murphy The Bridge for Runaway Youth, Inc. 2200 Emerson Ave S Minneapolis, MN 55405-Phone: (612) 377-8800 ext
 Fax: (612) 377-6426

Contractor:

To Be Determined

, Phone: ext-Fax:

CPED Coordinator:

Donna Wiemann CPED 105 5th Ave S Suite 200 Minneapolis, MN 55401-Phone: (612) 673-5257 ext-
 Fax: (612) 673-5259 donna.wiemann@ci.minneapolis.mn.us

Owner: Ed Murphy The Bridge for Runaway Youth, Inc. 2200 Emerson Ave S Minneapolis, MN 55405-Phone: (612) 377-8800 ext-
 Fax: (612) 377-6426

Architect:

Cermak Rhoades Architects 275 E 4 St Suite 800 Saint Paul, MN 55101-1696 Phone: (651) 225-8623 ext-
 Fax: info@cermakrhoades.com

CPED Legal:

CPED Support Coordinator

Contact Information:

Consultant: Becky Landon Ponterre Group, LLC 1402 Edmund Avenue Saint Paul, MN 55104-Phone: (651) 647-3457 ext-
Fax: (651) 647-4148 blandon@ponterregroup.com

Property Manager:

The Bridge for Runaway Youth, Inc.Phone: (612) 377-8800 ext-
Fax: (612) 377-6426

Support Services:

The Bridge for Runaway Youth, Inc.Phone: (612) 377-8800 ext-
Fax: (612) 377-6426

CPED Rehab:

Geri Meyer Phone: (612) 673-5252 ext-Fax: (612) 673-5207

MPLS Affirmative Action

**CPED MULTIFAMILY HOUSING DEPARTMENT Page 2 of 2 Affordable Housing Inventory Project Data
Worksheet 10/27/2005 9:06:23 AM**

Project Status

Proposed: 12/23/2004
Approved:
Closed: _____
Complete: _____ Proposed: 12/23/2004

Complete:

Bridge Center for Youth
2XXX Emerson Ave S

Impaction

Addresses:
Neighborhood:

East Isles

Housing Production and Affordability

Occupancy

UNIT COMPOSITION	UNIT	QTY	UNIT AFFORDABILITY
	0BR	10	
	1BR	0	
	2BR	0	
	3BR	0	
	4+BR	0	
TOT	10		

UNIT	<30%	<50%	<60%	<80%	MKT
0BR	10	0	0	0	0
1BR	0	0	0	0	0
2BR	0	0	0	0	0
3BR	0	0	0	0	0
4+BR	0	0	0	0	0
TOT	10	0	0	0	0

+ Conversion Units: 0

Ownership

Project Activity

Development

Household

2BR

Apartment/Condo

[General

New Construction

Rehabilitation

Stabilization
Preservation

Coop

Shelter Transitional

Senior

Single Special
Needs

4+BR

TOT

Shelter Units: 0

Townhome

Family w/Children

3BR

-
-
-
-

Year Built:

Scattered Site/Other

Section 8:

0

Homeless

USES AND PERMANENT SOURCES

Project Uses:

Land:

\$2,480,000.00

Construction:

\$2,725,000.00

Construction

Contingency: Construction Interest:

Relocation: Developer Fee:

Legal Fees: Architect Fees: Other Costs:

Reserves:

Non-Housing:

\$89,000.00

\$0.00

\$0.00

\$88,640.00

\$52,360.00

\$0.00

\$0.00

TDC:

\$5,500,000.00

TDC/Unit:

\$305,555.00

Financing Notes:

Source / Program	The Bridge Private Secured Funds	Project Permanent Sources:	Term	Committed
	1	\$600,000.00		8/8/2005
The Bridge <i>Capital Campaign</i> 2	City of Minneapolis <i>NRP</i> 3	\$2,403,594.00 \$500,000.00		8/8/2005 8/8/2005
City of Minneapolis <i>NRP</i> (<i>Phase 1-Lowry Hill</i>) 4	HUD <i>SHP</i> 5	\$26,000.00 \$241,406.00		12/23/2004 1/1/2005
Hennepin County <i>AHIF</i> 6		\$400,000.00	Grant Grant	8/8/2005
MHFA <i>Deferred Request</i> 7	CPED <i>AHTF</i> 8	\$400,000.00 \$523,177.00		11/4/2005
CPED <i>ESG</i> 9		\$376,823.00	Deferred Deferred	
CPED <i>Non Profit Admin</i> 10		\$29,000.00	Grant	
			Grant	
TDC:		\$5,500,000.00		