



HRA Goals Based on Community Plans

- Rehabilitate and revitalize the site and historic buildings enhancing the vitality of the East Side of St. Paul
- Maximize housing and/or jobs for the community, including affordable housing
- Enhance neighborhood connectivity and access to Swede Hollow Park, the Bruce Vento Trail and existing businesses within the Hamm's complex
- Have a plan to engage and involve the community in the project
- Prioritize equitable outcomes in the development process and proposed uses
- Viable, experienced developer



Community Goals Letter of April 2022

- Community participation and engagement in development process
- Catalytic and transformative
- Equity and Community benefits
- Mix of uses, affordable housing, wealth building opportunities
- Connectivity
- Historic Preservation



HRA Selection Process

- Committee of City Departments
- 3 Finalists were interviewed
- Clear consensus on recommended selection of JB Vang
- HRA awards tentative developer designation



HRA Recommendation: JB Vang Proposal



- Committed to equitable outcomes
- Large number and mix of affordable housing types
- Mix of uses
- Ownership opportunities
- Experienced team
- Creates community spaces
- Historic renovation of Brewery



Planned Transportation Improvements

- Purple Line BRT Station to be located at Phalen Boulevard and Payne Avenue
- Reconstruction of Minnehaha from Payne Avenue to 7th Street planned for 2027