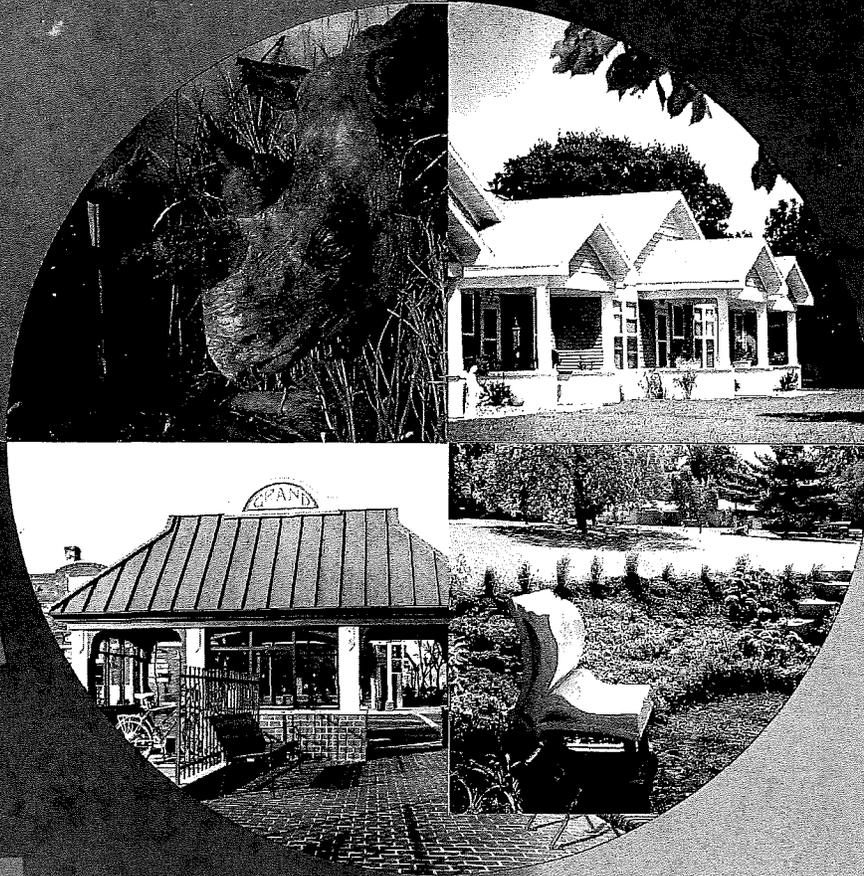


1999 Annual Report



Sales Tax Revitalization (STAR) Program 1999 Annual Report



Grand Avenue Public Plaza

Sales Tax Revitalization (STAR) Program



In May 1993, the Minnesota State Legislature provided authorization for the City of Saint Paul to levy an additional half-cent sales tax. The authorizing legislation allows revenue resulting from the tax to be used to pay all or a portion of the capital expenses for the expansion and remodeling of the Saint Paul River Centre complex (formerly the Saint Paul Civic Center.) The legislation stipulates that, *"the remainder of the funds must be spent for capital projects to further residential, cultural, commercial and economic development in both downtown Saint Paul and Saint Paul neighborhoods."* The City determined that 40 percent of the sales tax proceeds would pay for 30-year bonds issued to finance the renovation and expansion of the Saint Paul River Centre. The remaining 60 percent of sales tax proceeds would be spent on other capital improvement projects in Saint Paul.

To distribute the 60 percent, in 1994 Saint Paul City Council established the Sales Tax Revitalization (STAR) Program consisting of the Neighborhood STAR and Cultural STAR Programs. The Neighborhood STAR Program, funded with 50 percent of STAR funds, awards loans and grants for capital improvement projects in Saint Paul neighborhoods. The Cultural STAR Program, funded with the remaining 10 percent of sales tax proceeds, awards loans and grants for capital and non-capital projects to further cultural activities in Saint Paul.

Both the Neighborhood and Cultural STAR Programs are administered by the City's Department of Planning and Economic Development (PED.)

This Report

Saint Paul's *Sales Tax Revitalization (STAR) Program* has completed five years of awarding loans and grants for projects in Saint Paul neighborhoods and the downtown cultural district. The 1999 STAR Program Annual Report includes:

- ☆ STAR Program overview
- ☆ key program features
- ☆ project application and selection process
- ☆ estimated future sales tax collections
- ☆ STAR awards by project type and geographic area
- ☆ 1999 STAR fund balance distribution
- ☆ program accomplishments to date
- ☆ outside investment and job creation
- ☆ loan program features
- ☆ contracting process



Dancers Studio

Overview of the Neighborhood and Cultural STAR Programs



Mississippi Market



West Seventh Senior Housing



Curling Club

Neighborhood Program

The Neighborhood Sales Tax Revitalization (**STAR**) Program awards grants and loans for physical improvement projects in Saint Paul neighborhoods.

Key Features:

- ☆ Funds are awarded annually through two competitive application processes. The first process, held early in the year, awards grants of \$5,000 to \$20,000. The second process is more comprehensive, and provides funding for large loans and loan/grant combinations.
- ☆ Overall program allocation goals: 60 percent for loans, 40 percent for grants.
- ☆ Approximately 25 percent of the annual loan allocation is accessible year-round provided the applicant demonstrates a definite need to forgo the annual **STAR** process.
- ☆ In 1999, City Council approved the addition of a grant component to year-round loans. Up to 25 percent of a project's overall financing is eligible for a grant provided the applicant demonstrates that the activity would not be feasible but for the grant assistance.
- ☆ Loan requests over \$50,000 and all grant requests must be matched on a 1:1 basis with other resources.
- ☆ Funds must be spent on physical improvements that have an expected life of at least seven years.
- ☆ Eligible applicants include any public, private, or non-profit entity located in or doing business in Saint Paul.
- ☆ Proposals developed with neighborhood involvement and support are favored.
- ☆ Proposals which maintain, improve, and increase the city's housing stock may also receive special consideration in the 1999 and 2000 Neighborhood **STAR** Large Loan and Grant cycles.
- ☆ The Neighborhood **STAR** Board consists of 17 members appointed by the Mayor and approved by City Council. The composition of the Board provides representation of each district council, while incorporating various areas of expertise.

Cultural Program

The Cultural **STAR** Program awards grants and loans for capital and non-capital projects within the cultural district of downtown Saint Paul. Twenty percent of Cultural **STAR** projects may be outside the Cultural District, if they are within the legal limits of Saint Paul and link to or support activities within the District.

Key Features:

- ☆ Funds are awarded annually through a competitive application process.
- ☆ Program allocation goals: a minimum of 25 percent in loans, a maximum of 75 percent in grants. In addition, a minimum of 80 percent of funds must be used within the cultural district and directed to cultural organizations, libraries, and/or museums.
- ☆ Grant or loan proposals must be for a minimum of \$10,000.
- ☆ Loans and grants for capital projects must be matched on a 1:1 basis with other resources. Non-capital projects do not require a match, but are limited to 25 percent of an organization's three-year average annual budget up to a maximum of \$50,000.
- ☆ Eligible applicants include any public, private, or non-profit entity located in or doing business in Saint Paul.
- ☆ Projects and programs supported by planning efforts to help strengthen cultural organizations within the cultural district are encouraged.
- ☆ The Cultural **STAR** Board, reflecting a cross-section of cultural organization and citywide expertise, is comprised of five members appointed by the Mayor and approved by City Council. The remaining four members are selected by the Saint Paul cultural community.



Minnesota Children's Museum: Snow Ball Exhibit



Minnesota Science Museum: Africa Exhibit

Awards

Since the STAR program's inception in 1995, there have been more than 265 projects and programs funded with STAR dollars. Total applications, awards, and funding amounts by program component are:

	<u>Total Applications</u>	<u>Total Awards</u>	<u>Total Funds Awarded</u>
Neighborhood STAR			
1995	50	22	\$ 3,695,448
1996	47	20	4,064,055
1997	32	21	4,482,000
1998	38	31	6,224,723
1999	<u>55</u>	<u>33</u>	<u>7,427,280</u>
Total	222	127	\$25,893,506

Neighborhood Small Grants

1995	22	14	\$ 175,254
1996	21	13	183,374
1997	13	12	227,500
1998	28	20	330,220
1999	<u>40</u>	<u>23</u>	<u>389,126</u>
Total	124	82	\$1,305,474

Cultural Loans and Grants

1995	26	11	\$ 504,600
1996	15	11	778,200
1997	10	9	790,382
1998	26	16	526,000
1999	<u>18</u>	<u>14</u>	<u>457,847</u>
Total	95	61	\$3,057,029

Application and Project Selection Process

Funds for all STAR Programs are awarded annually through competitive application processes. Each applicant is assigned a staff person from the Department of Planning and Economic Development who will be available to answer questions and review applications.

Both the Neighborhood and Cultural STAR Boards have a comprehensive review process which includes application review, site visits, interviews, and rating procedures.

Sales Tax Collections

As of September 30, 1999, approximately \$28 million has been collected through the half-cent sales tax in Saint Paul for the STAR program since collections began in August, 1993. For the year 2000, not including investment interest and loan repayments, sales tax revenue is expect to be approximately \$5 million for the Neighborhood STAR Program and \$1 million for the Cultural STAR Program.

Outside Investment and Job Creation

The \$7.4 million awarded in the 1999 Neighborhood Large Loan and Grant cycle will generate an additional \$45.8 million in outside investment and create an estimated 750 full-time equivalent jobs and 850 temporary construction jobs.

Requests for non-capital grants made up the major share of requests for Cultural STAR funding in 1999. Although this component of the program does not require matching funds, \$1 million in matching investments, two permanent full-time jobs and four construction/temporary jobs will be generated.

Phalen Poetry Park with Book Bench by Geri Connelly



Accomplishments

The Neighborhood and Cultural **STAR** Programs have completed five funding cycles.

Since inception, the types of projects and programs that have received Neighborhood **STAR** Program awards are:

- 39% commercial/industrial projects;
- 31% residential purchase/improvement programs;
- 23% education and community centers; and
- 7% street and landscape improvements.

Since inception, the types of projects and programs that have received Cultural **STAR** Program awards are:

- 42% facility improvements for cultural organizations';
- 17% cultural organizations strengthened via marketing initiatives, new exhibits or events;
- 16% commercial projects or enhancements for cultural district visitors;
- 14% public art projects or educational initiatives developed; and
- 11% more inviting and accessible streetscapes.

Loan Program

The loan component is the heart of the **STAR** Program. Loans are made to projects and programs that cannot qualify for traditional bank financing, but would result in desirable improvements.

STAR loan applicants are allowed to propose an interest rate and term for their loan. Loan applications are analyzed by a Department of Planning and Economic Development (PED) staff Credit Committee, which recommends conditions of loan approval, changes in the interest rate or terms if appropriate, and assigns a risk rating (chance of repayment) for each loan.

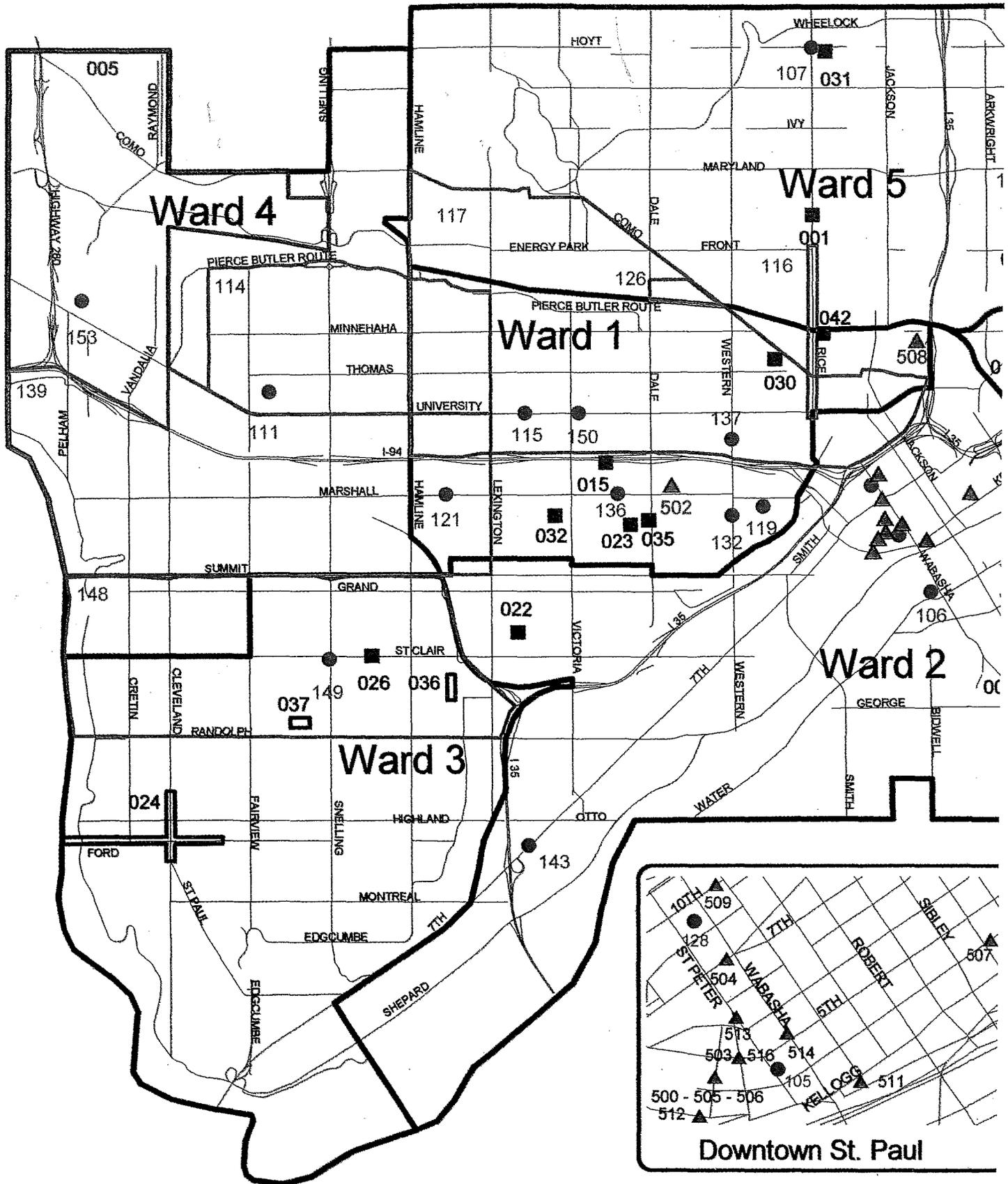
The **STAR** Program started reaping the benefits of loan repayments in 1997. As of September 30, 1999, \$2,589,075 has been repaid.

Contracting Process

Entities that receive a **STAR** award must enter into a contract with the City. The contract specifies exactly what will be accomplished with the **STAR** funds, including a detailed budget for both **STAR** funds and leveraged outside investment. If a contract is not signed within six months of City Council approval of funding, **STAR** funds are returned to the fund pool and reallocated in the next funding cycle. This helps insure that funds are invested in projects that are ready to be completed, rather than tying them up for several years. Typically, projects/programs must be completed within two years. **STAR** funds are released on a reimbursement basis upon presentation of appropriate receipts, invoices, or other documentation showing the work has been done.

1999 STAR Projects and Programs

Geographic Distribution of Awards



Projects and Programs

Small Grant Program

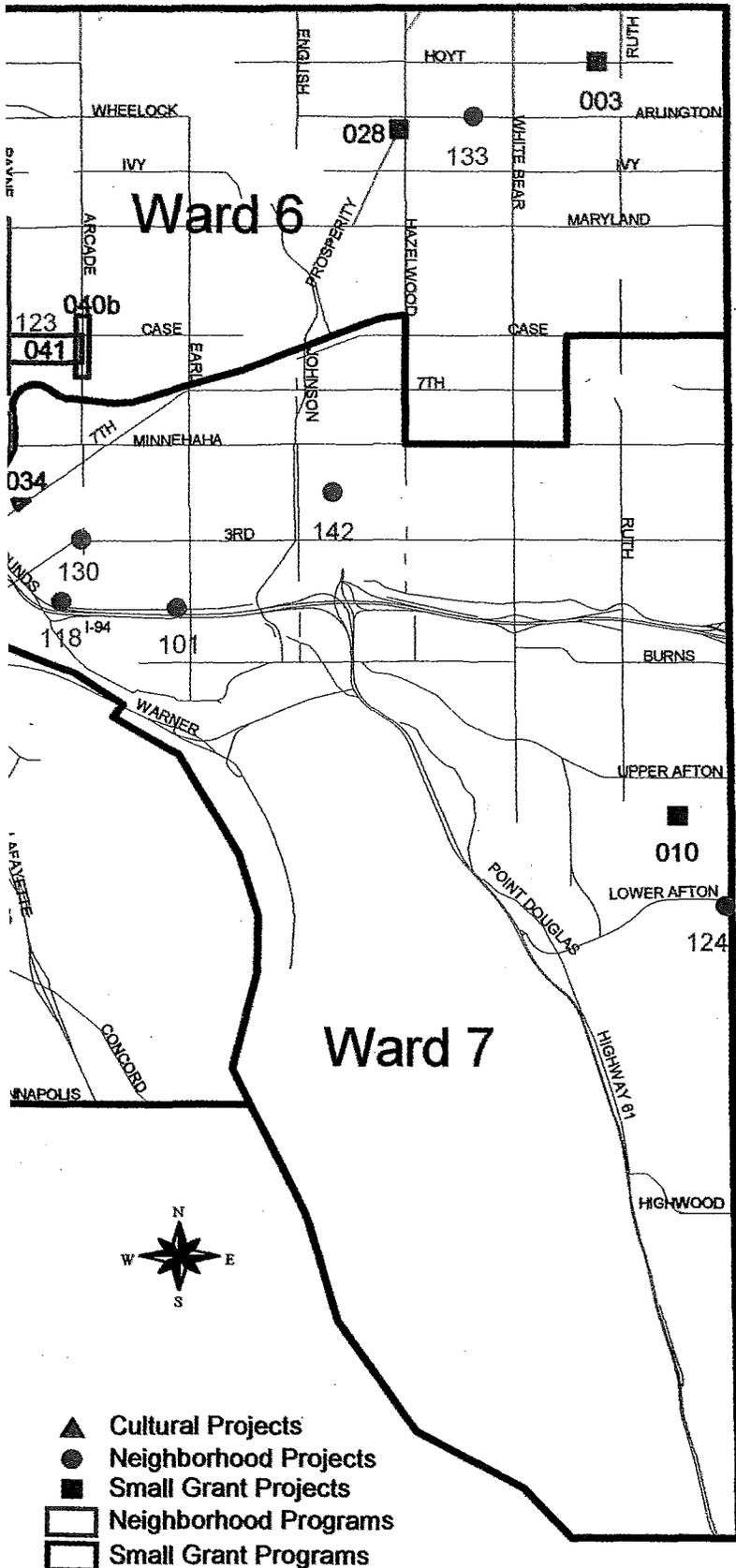
- 001 Galaxy Coffee
- 003 Hayden Heights Baseball Field
- 005 SAPBA: Commercial Property Improvement Program
- 007 Parque Castillo Community Sculpture Project
- 010 Battle Creek Regional Park Trails System
- 011 Railroad Island Police Memorial
- 015 St. Philip's Gardens
- 022 Linwood A+ Area Playground
- 023 Day Care 2000
- 024 Highland Development Project IV
- 026 ArtScraps
- 028 East Side Mini Market Improvements
- 030 Frogtown Family Lofts
- 031 Montana Avenue Townhomes
- 032 Selby Commons
- 033 Childcare Center Playground
- 034 Stutzman Block
- 035 Vibrant Selby Dale Streetscapes
- 036 Edgumbe Rec. Center Children's Play Area Renovation
- 037 Mattocks Park Children's Play Area Renovation
- 040 East Side Beautiful Initiative
- 041 A Brush With Kindness
- 042 Greater American Ribs Building

Neighborhood STAR

- 101 The Yahbut Theater Company
- 105 Lowry Professional Building
- 106 Harriet Island Redevelopment
- 107 Long's Auto Place Inc. Expansion
- 111 Aesthetic and Recreational Improvement Project
- 114 Hamline/Midway Lead Line Matching Fund
- 115 Hmong Diversified Industries Inc. (HDI)
- 116 Rice Street Facade Program
- 117 FAA Revolving Loan Program
- 118 Homes for Learning Euclid Housing Site
- 119 Cathedral Court Mansard Rehabilitation
- 121 Major Repair of Apartment Building
- 122 Payne Avenue Streetscape Revitalization
- 123 G.A. Johnson Building Restoration
- 124 Lower Afton Road Senior Cottages
- 126 Great Northern Corridor Business Center: Phase 1
- 127 Children's Safety Centers Network, Inc. (CSCN)
- 128 Business Immersion School
- 130 800 E. Third Street
- 132 Western Building Rehabilitation
- 133 The Arlington Project
- 136 719-725 Marshall Avenue Apartments
- 137 400 Western Avenue Beautification & Repair
- 139 Pride in Neighborhood Housing
- 142 Fifth Street Commons
- 143 Crosby Lake Professional Building
- 145 Rancho Cafe, Inc. Exterior Rehabilitation
- 148 Mac-Groveland Lead Water Service Replacement
- 149 St. Clair Broiler Building
- 150 Brownstone Center
- 151 El Burrito Market
- 153 2408 Territorial Road-Exterior Remodeling

Cultural STAR

- 500 Ordway/COMPAS Partnership
- 502 Penumbra Season Marketing Campaign
- 503 Daughters of the Philippines
- 504 Capacity Building Project
- 505 Musical U
- 506 Centering the Ordway
- 507 Ballet Minnesota Operating Grant
- 508 Northern Pacific Caboose Restoration and Relocation
- 509 Visibility and Theatre Partnership Brochure
- 511 Showcase Saint Paul
- 512 Large-Scale Interactive Public Sculpture
- 513 Develop and Add Fall Programs
- 514 Ecolab Plaza Sculpture Installation
- 516 Alliance for Reading Cultural Collaboration



1999 Neighborhood STAR Board Project Awards

In May 1999, City Council approved the Neighborhood STAR Board's recommendation to fund 23 small grant projects. In November 1999, 32 large loan/grant projects were awarded based on Neighborhood STAR Board recommendations. Of the approved large loan/grant projects for 1999, fourteen projects related to economic development, twelve supported housing initiatives, five sustained community facilities, and two projects were for streetscape and/or landscape improvements. The approved projects for Cycle 5 are:

1999 Neighborhood STAR Small Grant Projects

Project #	Project	Applicant	Ward	Grant
19.99.001	Galaxy Coffee	District 6 Planning Council	5	\$20,000
19.99.003	Hayden Heights Baseball Field	Hayden Heights Youth Alliance	6	8,876
19.99.005	Commercial Property Improvement	Saint Anthony Park Business Assoc.	4	20,000
19.99.007	Parque Castillo Sculpture	Riverview Economic Development Assoc.	2	20,000
19.99.010	Battle Creek Regional Park Trails	District 1 Community Council	7	20,000
19.99.011	Railroad Island Police Memorial	Railroad Island Implementation Task Force	6	17,500
19.99.015	Saint Phillip's Gardens	Saint Philip's Garden Inc.	1	20,000
19.99.022	Linwood A+ Area Playground	Independent School District #625	2	20,000
19.99.023	Day Care 2000	Project for Pride in Living Inc.	1	20,000
19.99.024	Highland Development Project IV	Highland Business Association	3	6,600
19.99.026	ArtScraps	ArtStart	3	13,000
19.99.028	Mini Market Improvements	NENDC	6	20,000
19.99.030	Frogtown Family Lofts	Artspace Projects, Inc.	1	5,000
19.99.031	Montana Avenue Townhomes	Twin Cities Housing Development Corp.	5	6,500
19.99.032	Selby Commons	Inner City Youth League	1	20,000
19.99.033	Childcare Center Playground	Neighborhood House Association	4	20,000
19.99.034	Stutzman Block	Upper Swede Hollow Neighborhood Assoc.	7	20,000
19.99.035	Vibrant Selby Dale Streetscapes	Mississippi Market Cooperative	1	11,650
19.99.036	Edgumbe Rec. Center Play Area	Mac-Groveland Community Council	3	20,000
19.99.037	Mattocks Park Children's Play Area	Mac-Groveland Community Council	3	20,000
19.99.040	East Side Beautiful Initiative	ESNDC	6	20,000
19.99.041	A Brush With Kindness	ESNDC	6	20,000
19.99.042	Great American Ribs Building	RGR Assoc. LLP	1	<u>20,000</u>
23 Project Total:				\$389,126

1999 Neighborhood STAR Board Project Awards

1999 Neighborhood STAR Large Loan/Grant Projects

Project#	Project	Applicant	Ward	Grant	Loan
19.99.100	625-627 University Avenue	Frogstown Entrepreneur Center	1		\$124,000
19.99.101	The Yahbut Theater Company	Portage for Youth	7	\$200,000	
19.99.105	Lowry Professional Building	Avex Lowry Ltd.	2		500,000
19.99.106	Harriet Island Redevelopment	Saint Paul Riverfront Corporation	2	298,000	
19.99.107	Long's Auto Place Inc. Expansion	James R. Long	5	20,000	80,000
19.99.111	Aesthetic Improvement Project	Skills for Tomorrow	4	25,000	
19.99.114	Hamline/Midway Lead Line Fund	HMARC	1, 4	75,000	
19.99.115	Hmong Diversified Industries Inc.	Hmong Diversified Industries Inc.	1	24,000	
19.99.116	Rice Street Facade Program	NEAR & Frogstown Action Alliance	1	75,000	
19.99.117	FAA Revolving Loan Program	Frogstown Action Alliance	1	150,000	
19.99.118	Homes for Learning Euclid	Dayton's Bluff NHS	7	200,000	365,000
19.99.119	Mansard Rehabilitation	Cathedral Court Condo Assoc.	1		20,000
19.99.121	Major Repair of Apartment Building	Concordia University	1		150,000
19.99.122	Payne Avenue Streetscape	ESNDC	6	105,000	
19.99.123	G. A. Johnson Building Restoration	ESNDC	6	100,000	200,000
19.99.124	Lower Afton Road Senior Cottages	MDI Ltd. Partnership #84	7		500,000
19.99.126	Great Northern Business Center	NEAR & Saint Paul Port Authority	5	500,000	
19.99.127	Children's Safety Network Building	Children's Safety Network, Inc.	6	100,000	
19.99.128	Business Immersion School	Business Econ. Educ. Foundation	2		1,000,000
19.99.130	800 E. Third Street	Upper Swede Hollow Nhd. Assoc.	7	100,000	145,000
19.99.132	Western Building Rehab.	College of Visual Arts	1	25,000	
19.99.133	The Arlington Project	NENDC	6	90,000	
19.99.136	719-725 Marshall Ave. Apartments	Rosita Meehan/Kathleen Kieser	1	92,000	20,000
19.99.137	400 Western Ave. Beautification	Uncommon Conglomerates	1	30,000	
19.99.139	Pride in Neighborhood Housing	Merriam Park Community Council	4	150,000	
19.99.142	Fifth Street Commons	Dennis Gupatil Contracting	7	100,000	400,000
19.99.143	Crosby Lake Professional Building	Buchmeier Agency	2	63,425	
19.99.145	Rancho Café, Inc. Exterior Rehab.	Valdes, Alef, Iris, and Edward	2	20,000	
19.99.148	Lead Water Service Replacement	Mac-Groveland Comm. Council	3,4	60,000	
19.99.149	Saint Clair Broiler Building	Theros Projects	3		67,500
19.99.150	Brownstone Center	Model Cities	1	260,000	390,000
19.99.151	El Burrito Market	El Burrito Market, Inc.	2	100,000	450,000
19.99.153	2408 Territorial Rd. Remodeling	J. Ring Glass Studio	4	53,355	
33 Project Total:				\$2,865,780	\$4,561,500

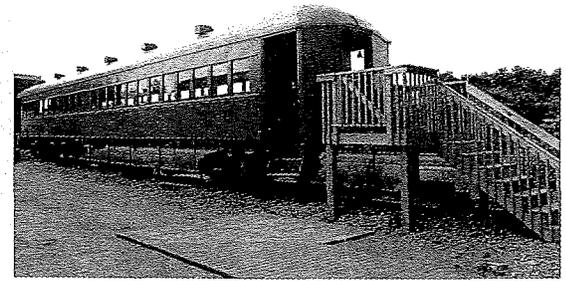
1999 Neighborhood STAR Board Project Awards

1999 Neighborhood STAR Large Loan/Grant Projects

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19.99.106	Harriet Island Redevelopment	Saint Paul Riverfront Corporation	2	298,000	
19.99.107	Long's Auto Place Inc. Expansion	James R. Long	5	20,000	80,000
19.99.111	Aesthetic Improvement Project	Skills for Tomorrow	4	25,000	
19.99.114	Hamline/Midway Lead Line Fund	HMARC	1, 4	75,000	
19.99.115	Hmong Diversified Industries Inc.	Hmong Diversified Industries Inc.	1	24,000	
19.99.116	Rice Street Facade Program	NEAR & Frogtown Action Alliance	1	75,000	
19.99.117	FAA Revolving Loan Program	Frogtown Action Alliance	1	150,000	
19.99.118	Homes for Learning Euclid	Dayton's Bluff NHS	7	200,000	365,000
19.99.119	Mansard Rehabilitation	Cathedral Court Condo Assoc.	1		20,000
19.99.121	Major Repair of Apartment Building	Concordia University	1		150,000
19.99.122	Payne Avenue Streetscape	ESNDC	6	105,000	
19.99.123	G. A. Johnson Building Restoration	ESNDC	6	100,000	200,000
19.99.124	Lower Afton Road Senior Cottages	MDI Ltd. Partnership #84	7		500,000
19.99.126	Great Northern Business Center	NEAR & Saint Paul Port Authority	5	500,000	
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19.99.133	The Arlington Project	NENDC	6	90,000	
19.99.136	719-725 Marshall Ave. Apartments	Rosita Meehan/Kathleen Kieser	1	92,000	20,000
19.99.137	400 Western Ave. Beautification	Uncommon Conglomerates	1	30,000	
19.99.139	Pride in Neighborhood Housing	Merriam Park Community Council	4	150,000	
19.99.142	Fifth Street Commons	Dennis Guptil Contracting	7	100,000	400,000
19.99.143	Crosby Lake Professional Building	Buchmeier Agency	2	63,425	
19.99.145	Rancho Café, Inc. Exterior Rehab.	Valdes, Alef, Iris, and Edward	2	20,000	
19.99.148	Lead Water Service Replacement	Mac-Groveland Comm. Council	3,4	60,000	
19.99.149	Saint Clair Broiler Building	Theros Projects	3		67,500
19.99.150	Brownstone Center	Model Cities	1	260,000	390,000
19.99.151	El Burrito Market	El Burrito Market, Inc.	2	100,000	450,000
19.99.153	2408 Territorial Rd. Remodeling	J. Ring Glass Studio	4	53,355	
33 Project Total:				\$2,865,780	\$4,561,500

1999 Cultural STAR Board Project Awards

In June 1999, City Council approved 14 projects. Of these, two are operating/public art expenses and three are in each of the following categories: marketing initiatives, special exhibits/events, educational programs, and capital improvement projects. The approved 1999 projects are:



Minnesota Transportation Museum

1999 Cultural STAR Funded Projects

In Cycle 5:

Project#	Project	Applicant	Grant Amount	Funding Category
20.99.500	Ordway/COMPAS Partnership	COMPAS, Inc.	19,900	Non-Capital
20.99.502	Penumbra Season Marketing	Penumbra Theatre Company, Inc	35,000	Non-Capital
20.99.503	Daughters of the Philippines	Theatre Mu, Inc.	25,000	Non-Capital
20.99.504	Capacity Building Project	Minnesota Children's Museum	50,000	Non-Capital
20.99.505	Musical U	Saint Paul Chamber Orchestra	41,947	Non-Capital
20.99.506	Center the Ordway	Ordway Music Theatre	30,000	Non-Capital
20.99.507	Ballet Minnesota Operations	Ballet Minnesota, Inc.	16,000	Non-Capital
20.99.508	North Pacific Caboose Restoration	Minnesota Transportation Museum	21,000	Capital
20.99.509	Theatre Visibility Project	History Theatre, Inc.	25,000	Non-Capital
20.99.511	Showcase Saint Paul	Saint Paul Festival & Heritage Fdn. with the West Side Cultural Center	50,000	Non-Capital
20.99.512	Large Scale Interactive Sculpture	Science Museum of Minnesota	50,000	Capital
20.99.513	Develop and Add Fall Programs	Park Square Theatre	40,000	Non-Capital
20.99.514	Ecolab Plaza Sculpture Installation	Public Art Saint Paul	40,000	Capital
20.99.516	Alliance for Reading	Young Audiences of Minnesota	<u>14,000</u>	Non-Capital
14 Project Total:			\$457,847	

Out of Cycle 5:

Funding Project#	Project	Applicant	Amount	Category
20.98.500	Science Museum	Saint Paul Planning and Economic Development	\$ 336,746	Capital Grant
20.98.501	Lawson Building	Saint Paul Planning and Economic Development	<u>1,100,000</u>	Capital Loan
Total			\$1,436,746	
1999 Cultural STAR Total:			\$1,894,593	



General Information

For additional copies of the 1999 Sales Tax Revitalization (STAR) Program Annual Report or information about the 2000 funding cycle, please call (651) 266-STAR (7827).

Credits

City of Saint Paul

Mayor Norm Coleman

City Council President Dan Bostrom

Councilmember Jay Benanav

Councilmember Jerry Blakey

Councilmember Chris Coleman

Councilmember Michael Harris

Councilmember Kathy Lantry

Councilmember Jim Reiter

Department of Planning & Economic Development (PED)

Brian Sweeney, Director

Carole Otto, Administrative Services

Neighborhood STAR Program:

Bob Hammer, Michele Swanson

Cultural STAR Program:

Melodie Bridgeman, Michele Swanson

Joan Chinn, Graphics

1999 Neighborhood STAR Board

John Loban, Chair

Virginia Bethe

Dr. Bruce Corrie

Marjorie Ebensteiner

John Fahey

Heidi Gesell

Stephen Gordon

Michelle Ketcham

John Mancini

John Margot

Russell Miller

Thomas Olesak

Angel Sanchez

Donna Strusinski

Kathleen Sundberg

Michelle Vojacek

Ron Whitcomb

1999 Cultural STAR Board

Lois West Duffy, Chair

Brian Braden

Richard Cook

Richard Hitchler

Sarah Lutman

Mary McColl

Ronald Pauline

Sam Verdeja

Kathleen Wilson