

Attachment A
2026 Transit Oriented Communities (TOC) Project Summaries

Recommended Projects and Awards		
Project Applicant <i>Municipality</i>	Project Description	Award
The Ruckus Neighborhood Development Center (NDC) <i>Minneapolis</i>	The Ruckus project will redevelop a vacant site at the intersection of Chicago Ave. and East Lake Street in Minneapolis that was damaged during the 2020 civil unrest. The project consists of a 30,000 square-foot community-innovation hub, featuring small business incubator space for local entrepreneurs. The project is expected to create 60 new jobs, and will be served by both the METRO B Line and D Line BRT routes. Total project development costs are \$28 million.	\$550,000
4400 Oliver PJRopes Holdings LLC <i>Minneapolis</i>	The 4400 Oliver project will redevelop a currently underutilized site in North Minneapolis's Victory neighborhood. The project will renovate a vacant commercial building into a mixed-use building containing 16 units of housing (15 of which will be affordable below 60% AMI), and three ground-floor commercial spaces. The project is expected to create 35 new jobs and is served by both the METRO C Line and D Line BRT routes. Total project development costs are \$11.5 million.	\$300,000
525 Main Street Footprint Development <i>Hopkins</i>	The 525 Mainstreet project will develop a currently vacant lot in close proximity to Downtown Hopkins. The project will include 45 units of housing, including 5 units affordable below 60% AMI, and no on-site vehicle parking. The project is served by the planned METRO Green Line extension. Total project development costs are \$10.8 million.	\$150,000
North Market 2.0 Pillsbury United Communities (PUC) <i>Minneapolis</i>	The North Market 2.0 project will reposition and redevelop the existing North Market grocery store building located in north Minneapolis. The project will add 4 commercial spaces for local small businesses, with the ultimate goal of serving as a community food hub. The project is served by the METRO C Line. Total project development costs are \$1.02 million.	\$500,000
KMOJ Forever Home Center for Communication & Development <i>Minneapolis</i>	The KMOJ Forever Home project will develop a vacant site in north Minneapolis as the main office of the KMOJ radio station. The project will allow KMOJ to expand their programming, and will include job training opportunities for individuals interested in careers in media/communications. The project is served by the METRO C Line. Total project development costs are \$14.8 million.	\$200,000