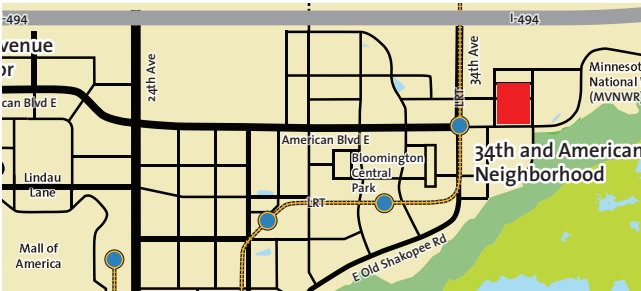


SOLO (ROSA) APARTMENTS



PROJECT SUMMARY

The SoLo (Rosa) Apartments project will be a six story, 183-unit multifamily apartment building with 37 affordable units at the 50% AMI level. It is scheduled to break ground in Summer 2022. The project consists of two buildings connected by a circulation link like a “skyway”. A variety of units and floor plans will be offered with studio, studio/alcove, 1-bedroom, 2-bedroom and 3-bedroom units available. This project is Phase I of an expected multi-phase project on the existing Park 'N Fly airport parking site, located east of 34th Avenue and north of American Blvd.

The project has been designed to include amenities that are important to today’s renters. Amenities will include a dynamic 2- story Lobby, a main floor clubroom opening onto the outdoor pool plaza, a fitness room, Maker space – with the hope of housing a City artist in residence, a dog park with dog wash, two dedicated coworking spaces for residents, a rental center for outdoor equipment such as snowshoes, a Leasing Center, and back of the house space, as well as a resident mail room and package center.

CITY OF BLOOMINGTON PORT AUTHORITY

952-563-4861
portauthority@BloomingtonMN.gov
1800 West Old Shakopee Road, Bloomington, MN 55431

FAST FACTS

Developer:	Rosa Development Company
Project Type:	Apartment
Acres:	2.92
Total Housing Units:	183
Affordable Units:	37
Jobs:	4
Estimated Total Development Cost:	\$49 million
City/Port Public Assistance:	Housing TIF: \$7.12M City/Port Grant: \$825,000

HOW THIS PROJECT SUPPORTS LIVABLE COMMUNITIES

Housing density and 37 income restricted units

TOD METRICS

Stories:	6
FAR:	1.55
Parking Ratio:	1.43 spaces per unit

STATION AREA

Transit:	Metro Blue Line
Station:	34th Avenue Station

TOD GRANT INFORMATION

Applicant:	City of Bloomington
Funding Cycle:	2021
Grant Amount:	\$250,000 from Hennepin County TOD
Funded Elements:	The funds will be used for public improvements including, lighting, landscaping, public sidewalks and public space furnishings.

