

ENERGIZE RONDO

A model for community-centered, reparative, wealth-building decarbonization retrofits.



The History

The Rondo Neighborhood is the historic, predominantly African American neighborhood in Saint Paul, Minnesota.

- **1950s:** Rondo was a vibrant home to 85% of Saint Paul's African American residents.
- **1960s:** Rondo was devastated by the construction of Interstate 94. 700 homes, 300 business, and **\$175 million** in wealth were lost.
- **1993:** Rondo Community Land Trust (Rondo CLT) began its residential work to restore the prosperity and intergenerational wealth lost from the mass displacement of Rondo residents.

The Concept

1. Retrofit Rondo CLT's **65 residential homes** with air source heat pumps, heat pump water heaters, weatherization, and solar.
2. Create a home performance contractor business based in Rondo that will perform the retrofits.
3. Train Rondo residents to work in weatherization and electrification services through a workforce development initiative.

The Outcomes

The federal, state, county, and philanthropic funding obtained will go into a reparative model that will:

- Enable land trust homeowners to build equity in efficient, comfortable, low-carbon homes. Land trust homes are re-sold to households at or below **80% AMI** in a permanently affordable cycle.
- Create (and build wealth for) local contractors and workforce with the capacity to scale whole home energy retrofit work.
- Address climate change with building efficiency and electrification.
- Develop a model to be replicated by community-based organizations with portfolios of affordable homes nationwide.



SAINT PAUL
MINNESOTA