

**Minutes of the
REGULAR MEETING OF THE LAND USE ADVISORY COMMITTEE**

November 15, 2012

Committee Members Present: Jon Commers, Andy Hestness, Chip Halbach, Kristina Smitten, Tami Diehm, Phillip Klein, Bill Droste, Elizabeth Kautz, George Johnson, Kathi Hemken, Jon Ulrich, David Elvig, Gregory Boe, Bill Neuendorf

Committee Members Absent: Kim Kang, Elizabeth Wefel, Amy Ihlan, Scott Hoke

Committee Members Excused:

CALL TO ORDER

A quorum being present, Committee Chair Commers called the regular meeting of the Council's Land Use Advisory Committee to order at 4:03 p.m. on Thursday, November 15, 2012.

APPROVAL OF AGENDA AND MINUTES

Commers asked that item 2 on the agenda be heard after item 4 and also asked to add a Minnesota Department of Health Update, to be item 5. Commers then asked for approval of the proposed November 15, 2012, agenda with noted changes. There was not a quorum present, so the agenda was informally approved.

Commers tabled the approval of the September 20, 2012, meeting minutes until a quorum was present.

BUSINESS

Transportation Policy Plan – Connie Kozlak

Kozlak gave a summary presentation on the Transportation Policy Plan (TPP), including requirements and background, current TPP policies, issues and investment plans, and future issues and areas for updates. She discussed federal requirements and noted that the update needs to be done every four years and is due again in 2014. The TPP will plan out to 2040. It needs to be fiscally constrained and also needs to demonstrate air quality conformity of planned investments.

Kozlak discussed state requirements as outlined in the handouts provided. She discussed how the plan is prepared and stated that this plan is part of the larger *Regional Development Framework* (Framework) along with Regional Parks Policy Plan, Aviation Plan, and Waste Water Services.

Kozlak discussed the regional planning cycle that was completed in 2010 as well as the next cycle that will result in the Thrive MSP 2040 Plan. She discussed issues with regional mobility including increased population, increased congestion, and the huge price tag (\$40 billion) needed to 'solve congestion.' She noted the focus will be on managing, not solving, congestion.

Kozlak discussed the highway vision noting that the region has a strong foundation for implementing management solutions. She also discussed building a flexible highway strategy. She discussed the highway investment for 2011-2030 and also potential active traffic management (ATM). She talked about potential lower cost, high benefit projects and the managed (MnPASS) lane vision.

Kozlak further discussed the highway vision and also the Framework goal for transit. She talked about 2030 ridership and major transit issues as listed in the handout provided.

Kozlak discussed the bus system expansion and showed a map depicting potential 2030 'express bus' routes as well as a map showing potential 2030 'local bus' routes. In addition, she showed the 2030 Transitways map.

Kozlak discussed costs and revenues expected out to 2030. She discussed other chapter highlights and talked about other modes of transportation in the TPP including pedestrian and bicyclists. She discussed the freight chapter and the primary issues identified. She also discussed the aviation plan.

Kozlak discussed transportation and how land use is connected. She talked about future issues as we anticipate the 2040 Plan and discussed 2011-2013 planning work being done.

Commers noted that printed copies of the TPP are available from the Data Center as well as online. He commented that with the development of the next TPP, there is a good opportunity for members to weigh in on how to move forward.

Kozlak discussed how years ago, many older women were transit dependent as they didn't have a drivers license or car. Now, everyone drives but as they age, they make adaptations, and we may see some shift in travel demands. She is interested in what do we know about our seniors today. She is convinced that when people do reach a point when they cannot drive, our Metro Mobility costs will skyrocket.

Kautz stated that family members are taking away the keys of the aging. As for housing, her hope is the aging population will want to move to senior housing and free up the housing stock for young families.

Droste stated their challenge is to rethink how to create circulators to feed the main bus system.

Elvig discussed changes in Ramsey and stated they are building communities with more life-cycle housing that meet the needs and sees community programs such as adult daycare meeting the needs of seniors. They can get their shopping, doctor visit, etc. done during the time that they are at the adult daycare. Rides are being provided through the health system, senior vans and quasi-public rides.

Kozlak agreed and noted that there are a lot of needs for seniors for these trips.

Elvig discussed the VA in Ramsey and the costs involved for transit for that center.

Halbach asked are there factors to figure out how many rides per area. Kozlak discussed the model used to determine this.

Neuendorf stated that Ccomplete Streets is one of their city's biggest challenges. He discussed economic development where there is room for business but no parking. He discussed the low cost high benefit of this and asked who tries to find balance between highway benefit vs. transit dollars. Kozlak stated that they are not

always competing and discussed funding sources – both federal and state. She noted that the highway investments being made are being made to serve transit as well.

Neuendorf shared that his concern is the final end product. Kozlak explained that federal dollars for the region goes through the Metropolitan Council.

Elvig asked what is happening with RALF funding. Kozlak stated that there has been a moratorium on RALF funding. She noted they are currently looking at this and where the Council will go with it.

APPROVAL OF MINUTES

With a quorum now present, Chair Commers for approval of the September 20, 2012 meeting minutes.

It was moved by Diehm, seconded by Klein to approve the minutes of the September 20, 2012 regular meeting of the Land Use Advisory Committee. Motion carried.

Embrace Green Urban Space – Jenna Fletcher, Trust for Public Land

Fletcher gave a presentation discussing the work of Trust for Public Land (TPL). She discussed the work they do providing neighborhood park access, i.e., conversions of brownfields.

Fletcher discussed the vision for greening our downtowns as well as urban farming. She discussed new awareness of health problems and the new trend called ‘fitness zones,’ which provide free outdoor adult exercise equipment.

Fletcher discussed the challenges and emerging trends and the combination of forces that are driving market demands for more dense, walkable urban places. The problem, she stated, is lack of access to green space.

Fletcher discussed the benefits of park/open space and gave an example of an economic development benefit – Minneapolis Riverfront District. She also gave an example of metro region competitiveness.

Fletcher discussed enhanced property values from being located near a park and talked about a summary of national studies done. In Minnesota, we’ve done specific studies to address common local concerns about land conservation’s impact on local finances.

Fletcher discussed enhanced commercial property values and analysis led by TPL of enhanced commercial property values in downtown Minneapolis from proximity to parks.

Fletcher discussed the role of parks in transit corridors and believes development needs to include some open space. She also discussed transit corridors and the percent of current park land. She specifically discussed parkland in the Central Corridor in St. Paul and noted that planning shows a need for more parks and open space.

Fletcher discussed the Hamline Station Area Plan that will be including a plaza. She talked about getting private investments as well as public. She gave examples of developers working in collaboration with the government – Prospect Park Station: Green 4th Place. She discussed the takeaways learned including:

- Need to understand parks as critical assets, not just amenities (parks and squares are the civic glue)
- Local planners, decision-makers, developers and citizens should advocate for mixed use development with appropriate park/green space included
- Make prudent public investments in parks/open space can spur development that meets the market demands for more dense walkable urban places.

Klein stated that in his city, when development comes in, they need to set aside land for parks. The problem then is with the cost of operations and maintenance that the city is then responsible for once the park is developed. Fletcher responded that she knows this is an issue. She talked about park conservancies – private funding of parks – which is a growing trend. The emerging idea is value capture, as parks increase value.

Diehm discussed what her city is doing by taking foreclosed homes available for very low costs and demolishing them to create green spaces, community gardens, etc. Fletcher agreed and discussed creative uses of assets we already have.

Halbach asked what the connection with this park discussion is and Thrive MSP 2040. Fletcher stated that the Twin Cities have great regional parks but as we think differently about density and transit, we may want to think differently about parks, or look for a balance.

Klein asked how we find balance between passive and active parks. Fletcher stated that communities make that decision and there is no right or single answer.

Elvig discussed Ramsey's Comprehensive Plan where they preserved corridors in wetlands and put in trails that tied regional parks together.

Elvig stated he feels more and more developers are beginning to see the value to green spaces.

Update on Reality Check 2.0 – Libby Starling, Research

Starling stated that she manages Thrive MSP 2040 and gave an update on Reality Check 2.0, including what it is and where this project is going. She stated that it is a joint effort led by the Urban Land Institute and many partners (listed on the handout provided).

Starling stated that the intent is to have a conversation about what the future of the region is – with strategies focused on the built environment and economic prosperity of the region.

Starling discussed the next steps and noted that using LUAC as a test case is unlikely to happen. It has not been determined at what point the LUAC will be brought into to process.

Halbach asked what scenarios the Council will be looking at. Commers stated that Thrive MSP 2040 is solidifying goals and will then articulate scenarios where we can test policies. He noted that there will be more content to react to by the end of the year.

Commers asked if individual members will have an opportunity to participate. Starling stated she would assume they could, however the 'who' has not been determined yet.

Commers asked the group if anyone is interested to let him know.

Kautz noted that the Regional Council of Mayors are participating.

Halbach asked what is meant by 'partnership.' Starling responded that it means participating in planning meetings and possibly who should be included in a test case.

Minnesota Department of Health Update – Deb Detrick

Detrick addressed a short handout and noted how much the speakers from MDH appreciated comments from this group. She discussed the four recommendations outlined in the handout provided.

Detrick stated that she will send out an email with upcoming dates for Committee meetings in 2013.

Halbach asked if comments are welcome on the MDH recommendations. Detrick stated that this could be added to the next meeting to get other comments, if desired.

NEXT MEETING

January 17, 2013, at 4:00 pm at the Metropolitan Council in Room LLA.

ADJOURNMENT

Business completed, the meeting adjourned at 5:55 p.m.

Sandi Dingle
Recording Secretary