

Minutes of the

MEETING OF THE LAND USE ADVISORY COMMITTEE

Thursday, September 19, 2019

Committee Members Present:

Karl Drotning, Phillip Klein, Gerald Bruner, Noah Keller, Jonathan Bottema, Steve Morris, Dan Roe, Chair Wendy Wulff, Jennifer Geisler, Kathi Mocol, Mark Nelson, Suado Abdi

Committee Members Absent:

Mitra Jatali Nelson, Vince Workman, Trish MatasCastillo, Kathi Hemken, Courtney Schroeder

CALL TO ORDER

Chair Wulff called the regular meeting of the Council's Land Use Advisory Committee to order at 4:00 p.m. on Thursday, September 19, 2019.

APPROVAL OF THE AGENDA

Chair Wulff called for a motion to approve the September 19, 2019 agenda. It was motioned by Klein and seconded by Bruner. **Motion carried.**

APPROVAL OF THE MINUTES

Chair Wulff called for a motion to approve the July 18, 2019 minutes. It was motioned by Drotning and seconded by Roe. **Motion carried.** Geisler and Nelson abstained.

INFORMATION

Comprehensive Plans Status Update and Emerging Trends - Angela Torres, Local Planning Assistance

Torres gave an update on the status of the Comprehensive Plan Updates and Emerging Trends as outlined in the presentation provided.

Roe asked if comprehensive plans that are now complete/authorized were found incomplete at one time. Torres stated yes, this is quite normal. She noted that there have only been a couple that were submitted and not found incomplete in any way.

Wulff explained the process and discussed communities working with their sector reps to work towards completion.

Klein asked if any trends were seen. Torres responded there were trends seen in Housing, as this is a new policy plan for the Council. Also, in Wastewater, as there are new I&I (Inflow/Infiltration) policies. Additionally, in Land Use, which always has many comments.

Bruner asked about the number of late plans and extensions requested and if communities are not taking this seriously. Torres responded that it is not that they don't take it seriously, but rather it is just a big and complicated process. She noted that it is only done every 10 years.

Wulff added that the last round (10 years ago) took much longer. This round seems to be going much quicker. Some of that can be attributed to the Local Planning Handbook online tool for communities' use and also preliminary reviews that were done for many communities.

Bottema noted his city is still incomplete although they've submitted it multiple times. He discussed the city's frustration with multiple requests for additional information each time it is submitted. He stated it would be helpful if there was only one person to work with. Wulff responded that the sector rep can help with this. She noted that this is good feedback, however.

Torres noted that Corcoran is now complete, and a letter was just mailed to the city yesterday. She discussed the ripple affect when something is changed, i.e., population forecasts, and how that can affect other areas of the plan.

Geisler asked, once complete, how long before it is authorized. Torres stated that the Council has 120 days to get it through multiple committees once a plan is found complete before the full Council approves it for authorization. However, she added, most have been done in about 90 days.

Torres discussed emerging trends outlined in the presentation including economic competitiveness, resilience components and additional tasks.

Bottema asked if there will be a report shared showing the trends. Torres stated staff will pull highlights and share with other communities and will also bring back that to this Committee as well as other Council committees looking for feedback.

Wulff noted this Committee will be very helpful in providing feedback.

Roe discussed their process in Roseville, and while it was an 'update,' it did become more complicated than they thought. He gave feedback on the incomplete process. He felt there seemed to be changes from System Statements, i.e., on projections.

Wulff noted, as a Met Council Member, they are seeing more mixed-use areas on land use maps and felt this is more efficient for communities, as they don't have to amend comprehensive plans as often.

Equity in *Thrive MSP 2040* – Lisa Barajas, Community Development Division

Barajas gave a presentation on equity in *Thrive MSP 2040* (Thrive) and how we got there as outlined in the materials provided. She discussed changing demographics in the region and also assessing equity in the region. She noted that a full report can be found online. She stated it is a long one but there is an Executive Summary (12 pages).

Barajas discussed disparity in poverty rates. Abdi asked why it looks at the Twin Cities rather than individual cities. Barajas stated it is actually the entire metro area (13 counties).

Graves asked if the data is broken down by ethnic groups. Barajas stated that the report breaks the data down further.

Barajas discussed how equity is defined as it relates to Thrive as shown in the materials provided. She also discussed tracking progress in the region.

Roe asked about environmental services. Wulff stated that we strive to have top notch service in all areas of the metro. She discussed separate storm water/sewer and also the maintenance being done. She noted that our sewer rates are 40% below the national average, which works well for all.

Bruner asked about housing/transportation and equity and which comes first. Barajas responded that is a great question. Staff are looking at this and analysis on commuting patterns, which is part of the Transportation Policy Plan. She noted they are also looking at preferred modes of transit. Aging demographic is also considered as folks can't or don't want to drive.

Geisler discussed regional solicitation coming out. Barajas discussed smaller projects versus bigger projects. Wulff stated the process is evolving.

Drotning discussed when the equity piece was added to the TAB (Transportation Advisory Board) and how scoring was done, and the process was a tie vote. He agreed the process is evolving.

Bottema asked if there is a percentage of equity planned to fix the problem and is there a percentage to even the playing field. Barajas responded, both.

Abdi asked how are you measuring equity and how often? Barajas discussed high level indicators, updating on an annual basis, if not more frequently, based on available data.

Morris asked is there any work done with school districts to address disparities. Barajas stated school districts are required to provide comments on comprehensive plans but historically we don't get many comments from them. She stated staff are working with school districts to explain what the comprehensive plan is and how it can impact them.

Wulff noted a lot of cities do have good relationships with school districts. She discussed housing vouchers that allow families who aspire to live in a certain district, which allows them to do this.

Local Planning Highlights - Angela Torres, Local Planning Assistance, and Katelyn Champoux, Local Planning Assistance Intern

Torres and Champoux discussed local planning highlights similar to the example from Maple Grove provided.

Champoux showed the Committee where highlights can be found on the Council's website. She then discussed St. Louis Park's highlight for their work on racial equity and inclusion.

Champoux asked the group for their feedback on a couple of specific questions in the materials provided.

Graves asked if any policies were identified as inequitable and how they were dealt with.

Geisler stated a set of triggers (objective) to help drive awareness could be of value in their city.

Bruner stated he didn't see anything about education addressing disparities.

Klein asked what type of feedback, what type of inequities are being identified, and how are they dealing with it.

Torres discussed the process of follow-up going forward once it's implemented.

Morris discussed what are the lessons to be learned. Torres stated this is part of highlights.

Morris asked what the commitment is going forward. Torres discussed intent.

Wulff asked if updates are noted so people know if more information has been made available. Torres said yes, it's part of the monthly newsletter

Geisler discussed maturity levels and felt that may be helpful.

Roe asked if PlanIt updates are going to elected officials and if one can opt in to updates only on specific things, so they're not being inundated with updates.

Graves discussed ways to connect communities working on similar issues. Torres stated the Council is a convener and they try to lead by example. She noted the Council does participate in GARE (Government Alliance on Race and Equity).

Graves noted that it could be in other areas as well – like economic competitiveness.

Abdi asked if highlights are based on current comprehensive plans. Torres stated the Local Planning Handbook is a resource itself and stated within that there is a resource library and a highlights library that we are updating as we can – always evaluating that our resources are as current as it can be.

Torres discussed how some of the highlights are based on projects that have been completed. Others may be on implementation efforts.

Graves felt interviews would be great if they were taped and shared.

Discussion of Equity Implementation – Wendy Wulff, Chair

Wulff discussed equity implementation and asked for feedback on what to focus on. This will help staff to identify what technical assistant needs are.

Geisler asked if we are looking at equity as it applies to a city. Wulff responded mostly as it pertains to land use.

Graves discussed equity as it applies to land use - they are focusing on economic equity and how this relates to land use.

Mocol agreed and discussed affordable housing needs and mixed use.

Roe discussed working with St. Paul and Maplewood on an equity focus that doesn't displace people.

Nelson discussed unique opportunities for development.

Wulff asked for comments on what is working well or not working well.

Geisler stated that 'affordable housing' is a bad connotation. She suggested approaching the topic with terms like 'market rate' or 'workforce' housing.

Wulff discussed Dakota County that runs the CDA (Community Development Agency) and it works well. She feels other counties should follow.

Morris noted that their city operates their own HRA (Housing and Redevelopment Authority) separate from the county, and they are discussing this exact thing.

ADJOURNMENT

Business completed the meeting adjourned at 6:05 p.m.

Sandi Dingle