

Minutes of the

REGULAR MEETING OF THE COMMUNITY DEVELOPMENT COMMITTEE

Monday, October 5, 2020

Committee Members Present: Atlas-Ingebretson, Chamblis, Cummings, Johnson, Lee, Lilligren, Lindstrom, Vento, Wulff

Committee Members Absent: Muse

Committee Members Excused:

CALL TO ORDER

A quorum being present, Committee Chair Lilligren called the regular meeting of the Council's Community Development Committee to order at 4:00 p.m. on October 5, 2020.

APPROVAL OF MINUTES

It was moved by Vento, seconded by Lee to approve the minutes of the October 5, 2020 regular meeting of the Community Development Committee. Motion carried.

[Click here to view the October 5, 2020 Community Development Committee meeting video](#)

BUSINESS

2020-257 City of Forest Lake 2040 Comprehensive Plan Amendment, Review File 22270-2 Senior Planner Jerome Benner II presented the business item to the Community Development Committee. It was moved by Vento, seconded by Wulff, that the Metropolitan Council adopt the attached Advisory Comments and Review Record and take the following actions:

1. Authorize the City of Forest Lake to place its comprehensive plan amendment into effect.
2. Find that the amendment does not change the City's forecasts.
3. Find that the amendment renders the City's comprehensive plan inconsistent with the Council's housing policy and that the City is therefore ineligible to participate in Livable Communities Act programs.
4. Advise the City:
 - a. That to be consistent with Council housing policy, the City needs to increase the inventory of land guided to support the development of low- and moderate-income housing for the 2021-2030 decade by at least 225 units by guiding enough residential acres with sufficient minimum densities.
 - b. To implement the advisory comments in the Review Record for land use, water supply, and natural resources.

Motion carried.

Council member Chamblis asked if communities provide a response to the Council when they are found to be inconsistent with housing policies. Director Barajas responded that Council staff work collaboratively with community staff through the amendment process and discuss various options to rectify the inconsistency, which is generally resolved by communities proposing a future amendment. Benner reiterated that Council staff

have been in conversations with the City regarding different options that could result in the Plan’s consistency with housing policy. Director Barajas further clarified the Council’s role in comprehensive amendments, the City’s choice in policy consistency, the resulting actions in the staff report, and findings regarding the Livable Communities Act programs.

2020-259 Livable Communities Demonstration Account Transit Oriented Development Funding Awards Senior Planner Stephen Klimek and Livable Communities Advisory Committee Chair Mayor Jo Emerson presented the business item to the Community Development Committee. It was moved by Lee, seconded by Cummings, that the Metropolitan Council:

1. Award four Livable Communities Demonstration Account Transit Oriented Development grants as shown in Table 1 below, totaling \$4,500,000.
2. Authorize its Community Development Division Director to execute the grant agreements on behalf of the Council.

Project Name	Applicant	LCDA-TOD Funding
Minneapolis American Indian Center Expansion	Minneapolis	\$750,000
Agra	Minneapolis	\$1,250,000
Union Park Flats	Saint Louis Park	\$1,900,000
1619 Dayton Avenue	St. Paul	\$600,000
Total Recommended		\$4,500,000
Total Available		\$4,500,000
Total Remaining		\$0

Motion carried.

As part of his presentation, Mr. Klimek made the Committee aware of a calculation error in Table 3 of the original staff report – this error has been corrected using strike-through and underline in this Committee report.

Council member Atlas-Ingebretson asked about the affordability bands of the housing units and commented on the continued need for deeply affordable units. Council member Cummings asked when applicants who are not being recommended for funding are notified and what feedback is provided. A follow up question was asked about how many applicants resubmit projects. Council member Lee asked about Agra’s hydroponic farm and whether it would produce food for the residents or the general public. Council member Johnson asked if there are other partners that can support some of the requested grant activities included in some project’s funding requests. There was conversation about the variety of local and regional funding resources available for community development projects generally, and the role LCA funding plays in that mix of resources. Finally, there was a comment that it would be useful to know if grant applicants intend to apply for further funding.

Chair Lilligren abstained from the discussion and vote due to the possible perception of a conflict of interest with one of the projects.

2020-260 Ramsey and Washington County Parks and Trails Legacy Signature Authorization
Senior Project Administrator Nicole Clapp presented the business item to the Community Development Committee.

It was moved by Lindstrom, seconded by Lee, That the Metropolitan Council authorize the Community Development Director to execute grant agreements for Ramsey and Washington Counties' FY21 Parks and Trails Legacy Fund projects in the amounts determined by formula defined in Minn. Stat. § 85.53.

Motion carried.

The Community Development Committee recommended approval of the proposed action without questions or discussion.

INFORMATION

1. Community Development Division 2021-2026 Capital Program - Finance and Administration
Director Heather Aagesen-Huebner presented the information item to the Community Development Committee.

Ms. Aagesen-Huebner provided background on the Community Development Capital Program.

The Capital Program is a multi-year plan representing authorized and planned projects. The Council adopts a program-level budget for each division. Individual projects are grouped into “programs” based on their similarities. Projects carry forward from year to year and are added, removed, and changed through the Council’s amendment process.

The proposed 2021-2026 Community Development Capital Program builds on the approved 2020-2025 Capital Program. At the Committee meeting, Council staff will provide an overview of the Family Affordable Housing Program and Regional Parks systems, funding sources, allocations, assumptions, and notable modifications from the approved 2020-2025 program to the 2021-2026 proposed program.

ADJOURNMENT

Business completed, the meeting adjourned at 5:30 p.m.

Michele Wenner
Recording Secretary