

## Minutes of the

### REGULAR MEETING OF THE COMMUNITY DEVELOPMENT COMMITTEE

Tuesday, January 16, 2018

**Committee Members Present: Commers, Barber, Chavez, Elkins, Munt, Wulff**

**Committee Members Absent: Cunningham, Dorfman, Kramer**

**Committee Members Excused:**

Due to a lack of a quorum the information item was presented first.

#### INFORMATION

1. 2018 Community Development Committee Workplan – Jon Commers provided an overview of the 2018 workplan for the Community Development Committee developed by staff and Committee members. He highlighted an item from each work unit. Commers engaged the Committee in a discussion of items and suggestions for 2018.

Committee member Munt commented the list is comprehensive and she would like to focus on workforce housing and suggests occasional off-site meetings to critical communities. Especially communities needing attention from the Metropolitan Council.

Commers explained the investment of staff time and resources coordinating off-site meetings, questioned the desired frequency.

Wulff commented on the lack of a quorum at some off-site meetings, she would only consider off-site CDC meetings with a commitment from Committee members to attend.

Commers wrapped up the discussion commenting the work plan is hefty, and the business item will be adopted in February.

#### **Proposed 2018 Community Development Committee Work Plan:**

##### Livable Communities

- Livable Communities Act Annual Fund Distribution Plan – March
- Recommendations for Livable Communities Act grants
  - Tax Base Revitalization Account (TBRA) – June, December
  - Livable Communities Demonstration Account (LCDA) – November
  - Local Housing Incentives Account (LHIA) – November
  - LCDA TOD Pre-development grants – July, December
  - LCDA/TBRA TOD Development and Cleanup – October
- Livable Communities Act grant changes, extensions – Ongoing

##### Metro HRA

- Public Housing Agency Plan including Housing Choice Voucher Administrative Plan
  - Set Public Hearing date – June
  - Public Hearing – August
  - Approval – September
- Annual Payment Standards and Utility Allowance Schedule for HRA programs – October
- Project Based Voucher awards – November
- Bridges Rental Assistance Program – Grant Renewal – June
- Rental Assistance Program for Anoka County – Grant Renewal - June

### Local Planning Assistance

- **2040 Comprehensive Plan Updates**
- Comprehensive Plan Amendments – ongoing
- Continued implementation of PlanIt training and technical assistance for local governments

### Regional Parks and Natural Resources

- **Update of 2040 Regional Parks Policy Plan**
- 2019-2024 Parks Capital Improvement Program – July
- Regional Parks Operations and Maintenance Allocations – July
- Regional Park and Trail grant reviews – ongoing
- Regional Park and Trail Master Plan reviews – ongoing

### Budget

- Budget Amendments, if needed – February, April, June, August, October
- 2019 Budget Initial discussion – April
- 2019 Community Development Division annual budget review – July

### 2018 Initiatives

- **Review of 2040 Comprehensive Plan Updates**
- **Update of 2040 Regional Parks Policy Plan**
- Review Livable Communities grant programs: Statutory objectives and Fund Distribution Plan – February, March
- Connection between workforce development and affordable housing
- Metro Climate Stats

- Regional Housing Initiative and Moving to Work authority
- Continued implementation of Community Choice Program
- Climate Vulnerability Assessment, Phase II
- Continued implementation of Parks Ambassador Program
- Continued identification and support of Fair Housing initiatives

#### Information / and Regular Report Presentations

- Review Housing Choice Voucher Budget – February
- Project Based Voucher policy and usage – February
- Legislative Update - review of Governor’s budget initiatives – February
- Planning Trends in Comprehensive Plan Amendments – February
- Land Use Advisory Committee – quarterly
- Fiscal Disparities Report – September
- Plat Monitoring Report – July
- Agricultural Preserves Report – August
- Strategic Land Acquisition progress report
- Review and monitoring of Housing Policy Plan Indicators
- Transit Oriented Development Update, Metro Transit
- *MetroStats* from Regional Policy and Research
  - Annual building permits – May
  - Population estimates – July
  - Affordable Housing Production Survey – November
  - New data from the American Community Survey – September, December
  - Ongoing Research

#### Invited Speaker/Panel Presentations

- Upon suggestion/request

### **CALL TO ORDER**

A quorum being present, Committee Vice-Chair Commers called the regular meeting of the Council's Community Development Committee to order at 4:20 p.m. on Tuesday, January 16, 2018.

### **APPROVAL OF AGENDA AND MINUTES**

It was moved by Munt, seconded by Elkins to approve the agenda. **Motion carried.**

It was moved by Barber, seconded by Elkins to approve the minutes of the January 16, 2018 regular meeting of the Community Development Committee. **Motion carried.**

## **BUSINESS**

**2018-2** Robert Piram Regional Trail Master Plan Amendment, Saint Paul (Michael Peterka 651 602-1361)

It was moved by Elkins, seconded by Munt, that the Metropolitan Council:

1. Approve the Robert Piram Regional Trail Master Plan Amendment.
2. Require Saint Paul to submit estimated development costs related to the overpass of Barge Channel Road to the Metropolitan Council for review and approval prior to seeking grants for its development.
3. Require that prior to initiating development of the regional trail, preliminary plans must be sent to Scott Dentz, Interceptor Engineering Manager at Metropolitan Council Environmental Services, for review in order to assess the potential impacts to the regional interceptor system.

### **Motion carried.**

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

**2018-3** North Mississippi Regional Park Grant Request, Webber Natural Swimming Pool, Minneapolis Park and Recreation Board (Tori Dupre 651 602-1621)

It was moved by Munt, seconded by Barber, That the Metropolitan Council:

1. approve a grant in the amount of \$1,000,000 to reimburse the Minneapolis Park and Recreation Board for the construction of a natural filtration swimming pool, bathhouse and site improvements at North Mississippi Regional Park. The grant will be funded from the North Mississippi Regional Park Fund account.
2. Authorize the Community Development Director to execute the grant agreement on behalf of the Council.

### **Motion carried.**

Committee member Munt wanted more information on the pool, is it the first of it's kind using a natural filtration process?

Ms. Dupre confirmed is it the first of this kind of recreation pool.

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

**2018-4** Park Acquisition Opportunity Fund Grant for Rush Creek Regional Trail, (Wegner), Environment and Natural Resources Trust Fund and Parks and Trails Fund, Three Rivers Park District (Deb Jensen 651 602-1554)

It was moved by Elkins seconded by Wulff, that the Metropolitan Council:

1. Approve a grant of up to \$558,107 to Three Rivers Park District to acquire the Wegner parcel at 15510 Territorial Road, Maple Grove for Rush Creek Regional Trail;
2. Authorize the Community Development Director to execute the grant agreement, funding declaration and restrictive covenant on behalf of the Council;
3. Consider reimbursing Three Rivers Park District for up to \$186,036 from its share of a future Regional Parks Capital Improvement Program for costs associated with this acquisition; and
4. Inform Three Rivers Park District that the Council does not under any circumstances represent or guarantee that future reimbursement will be granted, and expenditure of local funds never entitles a park agency to reimbursement.

**Motion carried.**

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

**2018-18** City of Dayton Sundance Development Amendment, Review No. 20411-4 (Raya Esmaeili 651 602-1616)

It was moved by Barber, seconded by Wulff, that the Metropolitan Council:

1. Adopt the attached Review Record and allow the City of Dayton to place the Sundance Development Comprehensive Plan Amendment (CPA) into effect.
2. Find that the proposed amendment does not change the City's forecasts.
3. Advise the City to implement the advisory comments in the Review Record for Housing.

**Motion carried.**

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

**2018-20** Amendment to the 2017 Livable Communities Annual Fund Distribution Plan and Supplemental Livable Communities Demonstration Account Grant Awards (Beth Reetz 651 602-1060)

It was moved by Munt, seconded by Elkins, that the Metropolitan Council (1) amend the 2017 Annual Livable Communities Fund Distribution Plan to increase Livable Communities Demonstration Account available funding by \$498,288, (2) award supplemental funding as listed in the chart below, and (3) authorize its Community Development Division Director to execute the grant agreements on behalf of the Council.

Livable Communities Demonstration Account

Project	Applicant	Points (60 pt. min.)	LCDA Amount Requested	2017 LCDA Award	Supplemental Funding Option
Leef	Minneapolis	78.98	\$1,831,428	\$1,831,428	
Ain Dah Yung	Saint Paul	77.14	\$350,000	\$350,000	
The Avenue on France	Edina	72.72	\$1,300,000	\$1,300,000	
West Broadway Curve II	Minneapolis	70.74	\$780,000	\$780,000	
Pioneer Press	Saint Paul	69.20	\$250,000	\$0	\$250,000
The Collaborative	Edina	68.72	\$1,441,565	\$1,441,565	
Edison	Roseville	68.77	\$2,045,295	\$1,797,007	\$248,288
<b>Total</b>			<b>\$7,998,288</b>	<b>\$7,500,000</b>	
<b>Increase</b>					<b>\$498,288</b>

**Motion carried.**

Council Member Wulff stated her preference that the decision to include additional funds to the Fund Distribution Plan be made before the application process begins to ensure applicants are aware of available funding at the beginning of the process. The Community Development Committee voted four to one to approve the proposed action at its meeting on January 16, 2018.

**2018-19** Amendment to the 2017 Livable Communities Annual Fund Distribution Plan, Waiver of Livable Communities Demonstration Account Transit Oriented Grant Award Limits, and Supplemental Livable Communities Demonstration Account Transit Oriented Development Grant Awards (Beth Reetz 651 602-1060)

It was moved by Munt, seconded by Elkins, that the Metropolitan Council use option 2 and waive the \$2M cap per city:

- (1) amend the 2017 Annual Livable Communities Fund Distribution Plan to increase Livable Communities Demonstration Account Transit Oriented Development available funding by \$4,554,444,
- (2) waive the \$2 million per-city limit on Livable Communities Demonstration Account Transit Oriented Development grant awards,
- (3) award supplemental funding as listed in the chart below, and

(4) authorize its Community Development Division Director to execute the grant agreements on behalf of the Council. Livable Communities Demonstration Account Transit Oriented Development Project Applicant Points (72 pt. min.) LCDA-TOD Amount Requested 2017 LCDATOD Award Supplemental Funding Option PLACE St. Louis Park 103.22 \$850,000 \$850,000 38th St Station Minneapolis 96.80 \$1,500,000 \$1,500,000 Mino-Bimaadiziwin Minneapolis 87.57 \$1,800,000 \$0 \$1,800,000 Elevate Eden Prairie 86.66 \$750,000 \$750,000 NW University & Dale Saint Paul 75.83 \$1,450,000 \$1,450,000 The Mariner Minnetonka 73.93 \$1,876,500 \$0 \$1,876,500 Penn Ave Union Minneapolis 72.76 \$1,069,819 \$0 \$1,069,819 Total \$9,296,319 \$4,550,000 Increase \$4,746,319

**Motion carried.**

Council Member Wulff stated her preference that the decision to include additional funds to the Fund Distribution Plan be made before the application process begins to ensure applicants are aware of available funding at the beginning of the process. She also stated her concern about waiving the per city award limit because the resulting awards deviate from the Council established guideline that states for the Livable Communities Demonstration Account that up to 40% of the funds available in a grant cycle are available to support projects located in the cities of Minneapolis and Saint Paul. The Community Development Committee voted four to one to approve the proposed action at its meeting on January 16, 2018.

**ADJOURNMENT**

Business completed, the meeting adjourned at 5:05 p.m.

Michele Wenner  
Recording Secretary