

Minutes of the

REGULAR MEETING OF THE COMMUNITY DEVELOPMENT COMMITTEE

Monday, April 2, 2018

Committee Members Present: Commers, Barber, Chavez, Cunningham, Dorfman, Elkins, Wulff

Committee Members Absent: Kramer, Munt

Committee Members Excused:

CALL TO ORDER

A quorum being present, Committee Chair Commers called the regular meeting of the Council's Community Development Committee to order at 4:00 p.m. on Monday, April 2, 2018.

APPROVAL OF AGENDA AND MINUTES

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

It was moved by Elkins, seconded by Barber to approve the minutes of the March 19, 2018 regular meeting of the Community Development Committee. Motion carried.

BUSINESS

2018-83 City of Dayton Hayden Hills Comprehensive Plan Amendment, Review File No. 20411-6 Senior Planner Eric Wojchik presented the business item to the Community Development Committee.

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

1. Adopt the attached Review Record and allow the City of Dayton to place the Hayden Hills 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.

Mr. Wojchik was asked if the increase in housing units changed the forecast and responded the additional housing units fell within the 2030 forecasts.

Motion carried.

INFORMATION

1. Metropolitan Council Housing and Redevelopment Authority (Metro HRA) 2018 Budget Update
Metro HRA Director Terri Smith presented the information item to the Community Development Committee and answered questions from the Committee Members.

The Metropolitan Council Housing and Redevelopment Authority (Metro HRA) administers rent assistance programs for low income families. The Metro HRA currently serves 7,200 families with rent assistance and distributes \$55 million annually to 2,000 private landlords. The primary source of funding is provided by the U.S. Department of Housing and Urban Development (HUD) and is dependent on annual congressional appropriations.

Although Congress passed a federal budget on March 23, 2018, the Metro HRA has not received its budget authority for 2018 and may not for 30-60 days. The purpose of this information item is to review funding projections and policy considerations for 2018.

2. Housing Policy Plan: Indicators Update

Research Krysten Ryba-Tures and Housing Analyst Tara Beard presented the information item to the Community Development Committee and answered questions from the Committee Members. (Due to an internet outage a demonstration of the interactive dashboard was not available.)

Adopted in December 2014, the *2040 Housing Policy Plan*, outlined 19 Housing Policy Plan Indicators to assess regional progress on the outcomes and strategies in the *2040 Housing Policy Plan* and indicated that:

“The Council will use the insights that emerge from analyzing the Housing Policy Plan Indicators to guide the Council’s future decisions. Most importantly, the focus on the Thrive outcomes creates the foundation for public dialogue with partners and stakeholders.” (*2040 Housing Policy Plan*, p. 87)

In addition, the Plan commits staff to:

“Prepare and share annual updates of the Housing Policy Plan Indicators, providing clear, easily accessible information about regional progress and Council housing policies.” (*2040 Housing Policy Plan*, p. 88)

An interactive dashboard of the indicators was published on www.metrocouncil.org in November 2016. At the April 2 Community Development Committee meeting, staff will present updated data on the Housing Policy Plan Indicators in a revised interface. As the *2040 Housing Policy Plan* committed the Council to use these indicators as a foundation for continuous improvement and public accountability, staff encourage Community Development Committee members to use the Indicators to explore key questions posed in the *2040 Housing Policy Plan*:

- “What do the indicators tell us about the state of housing in the region and the Council’s policies?”
- Which policies are working well? How might we revise our policies where performance is less than our expectations?
- What can and will the Council do to advance these housing outcomes, and what will others do to advance these outcomes?
- And where are the gaps, overlaps, and opportunities?” (*2040 Housing Policy Plan*, p. 87)

3. Further Discussion of the 2018 Annual Livable Communities Act Fund Distribution Plan

At its March 28, 2018 meeting, the Metropolitan Council tabled a decision regarding the Tax Base Revitalization Account (TBRA) in the 2018 Annual Livable Communities Fund Distribution Plan as proposed in [Business Item 2018-75](#). According to its March 28 action, the Council will revisit this decision at its April 11 meeting.

Based on Committee members discussion, the amended 2018 Annual Fund Distribution Plan will include proposed language establishing the Tax Base Revitalization Account for 2018:

1. The statutory \$5 million will be available in the TBRA regular program (\$2.5 million for each grant cycle, spring and fall).
2. Use account interest, investment earnings and relinquishments in the Tax Base Revitalization Account to fund the TBRA-Transit Oriented Development (TBRA-TOD) category at \$2 million.
3. Use account interest, investment earnings and relinquishments in the Tax Base Revitalization Account to fund the TBRA Seeding Equitable Economic Development (SEED) at \$1 million.

ADJOURNMENT

Business completed, the meeting adjourned at 6:00 p.m.

Michele Wenner
Recording Secretary