

WSCO: RDLU Notes from 4/17/18 mtg

Meeting began at 6:34 p.m.

Committee members present: Kareem Smith (Chaired Meeting), Katie Haas, Derek Johnson, Karen Reid, Carol Swenson, Zona Butler, Hokan Miller, Jen Crea

Guests: Steve Sande, John Elwell, Craig David, Deborah Schlick, Bill Wittenberg, Jennifer Varela, Brian Miller, Gjerry Berquist, Gail Merriam, Bob Croft, Khue Dang

WSCO Staff: Monica Bravo

1. Introductions were made around the room.
2. 71 Annapolis: Khue Dang is seeking to purchase 71 Annapolis and provide car repair services. She is seeking support for a conditional use permit. This site has been brought before RDLU at least twice. The committee has supported the continued auto-repair services offered. The conditional use permit appears to in regards to access from streets. A site plan was distributed. The City is requesting access change. **Motion** to support the conditional use permit. **Second. Approved.** Ms. Dang is also seeking support for a Cultural STAR grant to assist with beautification of the site. **Motion** to approve support for Cultural STAR. **Second. Approved.**
3. Oakdale Project: NeDA is planning to build, in 2018, three units a housing. A twin home and a small live/work space. The proposed site is 614 State Street and 623 Oakdale. All will be ownership and sold to household making under <80% AMI. Comments and concerns were made by attendees: Concerns were made about the designs, Karen, representing NeDA, presented elevations indicating a more modern design. There were concerns that it would not match the neighborhood's housing stock and shouldn't the design be more traditional? In conjunction with design concerns, there was concern that we should have a full comprehensive design (taking in the six additional units NeDA plans to build to the south of current lots under question). There was a discussion on why not build the nine units as rental housing or place them in an association. Questions were asked about the quality of the materials. Karen responded that NeDA builds to Energy Star 3.1 (highly efficient homes) and is charged by MN Housing (the projects primary funder) to insure sustainable materials. However, she did say that the siding may be vinyl, because of cost. The discussion moved to reflect that this is in sense a gateway to the rest of the residential neighborhood. And a major concern was off street parking and prospective residents having to back onto Oakdale Avenue, which is getting busier. Because of the concerns, it was moved to Table support to the June RDLU meeting. Karen reported that NeDA will be applying to DEED and Ramsey County for clean-up funds in May. Notification would not happen until probably end of June, early July. Carol Swenson sought to have a process for a design charrette developed and sought volunteers to organize a meeting. Brian Miller, Jennifer Varela, Craig David, Gjerry Berquist and others offered to assist.

4. 430 Robert Update: Karen passed out a site plan for 430 S Robert. NeDA is working with La Clinica on a proposed new building that will house a new dental clinic. The issue is off-street parking. Karen will update RDLU to see if the parking issue can be solved. It's a very tight site for proposed use.
5. Updates.
 - a. Karen had prepared a written report on the Lower Mississippi River Management Organization activities, as they impact the West Side.
 - b. 631 Stryker Avenue: There is a new business, a car club, moving in.
 - c. There is a Scorecard working group is conducting listening sessions. Monica said the scorecard may eventually rest in RDLU.
 - d. City is putting out an RFQ for the Stryker Garden Site – 617 Stryker -- there are developers interested.
 - e. Robert Street Reconstruction: 2018 planning; 2020 construction starting. The Viaduct discussions need to start.
 - f. City Staff are working on design charrette for Commercial Vitality Fund. Meeting is planned for end of May.
 - g. ADUs – Accessory Dwelling Units: Essentially small homes either attached or detached from main building. Questions were raised on use: rental? Family? Airbnbs?
 - h. Traffic Study on Livingston/Isabel/Cesar Chavez/Robert. Monica has talked with PED regarding conducting traffic study. Public works will be engaged to lead (?).
 - i. Monica will email work plan to committee members for review.

The RDLU meeting ended at 8:00.