



Request for City Council Committee Action from the Department of Community Planning and Economic Development - CPED

Date: July 24, 2007

To: Council Member Lisa Goodman, Chair, Community Development Cmte.

Subject: Endorse one grant application from the Hennepin County Housing and Redevelopment Authority (HCHRA) to the Metropolitan Council 2007 Livable Communities Demonstration Account (LCDA) program for redevelopment in the City of Minneapolis.

Recommendation: The City Council endorses one Metropolitan Council Livable Communities Demonstration Account (LCDA) grant application from the Hennepin County Housing and Redevelopment Authority (HCHRA) requesting the amount of \$750,000, and supports the project as a part of the Hennepin County Lowry Avenue Corridor Redevelopment. This grant application will not be put in priority order among the other LCDA grant applications submitted by the City of Minneapolis.

Previous Directives:

- In July, 2003, the City Council endorsed one LCDA grant application from Hennepin County for the Hennepin County Lowry Avenue Corridor Redevelopment.
- In July, 2004, the City Council endorsed one LCDA grant application from Hennepin County for the Hennepin County Lowry Avenue Corridor Redevelopment.
- In August, 2005, the City Council endorsed one LCDA grant application from Hennepin County for the Hennepin County Lowry Avenue Corridor Redevelopment.
- In August, 2006, the City Council endorsed one LCDA grant application from Hennepin County for the Hennepin County Lowry Avenue Corridor Redevelopment.
- On May 25, 2007, the City Council approved the submission of five (5) City of Minneapolis applications to the Metropolitan Council Livable Communities Demonstration Account (LCDA) program.

Prepared by: Kevin Dockry, Senior Project Coordinator (612) 673-5075 Approved by: Elizabeth J. Ryan, Director, Housing Policy & Development _____ Presenters in Committee: Kevin Dockry, Senior Project Coordinator

Reviews

Permanent Review Committee (PRC): Approval N/A Date _____
Policy Review Group (PRG): Approval N/A Date _____

Financial Impact

- No financial impact
- Action requires an appropriation increase to the Capital Budget _____ or Operating Budget _____
- Action provides increased revenue for appropriation increase
- Action requires use of contingency or reserves
- Action is within the Business Plan
- Action requires a change to the Business Plan
- Other financial impact
- Request provided to the Finance Department when provided to the Committee Coordinator

Community Impact

Neighborhood Notification: N/A

City Goals: A SAFE PLACE TO CALL HOME - Housing, Health and Safety: In five years all Minneapolis residents will have a better quality of life and access to housing and services; residents will live in a healthy environment and benefit from healthy lifestyles; the city's infrastructure will be well-maintained and people will feel safe in the city.

Sustainability Targets: Affordable Housing

Comprehensive Plan: Section 4.1: Minneapolis will encourage reinvestment along major urban corridors as a way of promoting growth in all neighborhoods. Section 4.9: Minneapolis will grow by increasing its supply of housing. Section 4.10: Minneapolis will increase its housing that is affordable to low and moderate income households. Section 4.11: Minneapolis will improve the availability of housing options for its residents. Section 4.15: Minneapolis will carefully identify project sites where housing redevelopment or housing revitalization are the appropriate responses to neighborhood conditions and market demand.

Zoning Code: N/A

Living Wage/Business Subsidy Agreement Yes _____ No X

Job Linkage Yes _____ No X

Other: N/A

Supporting Information

On July 16, 2007, the Hennepin County Housing and Redevelopment Authority (HCHRA) submitted an application to the Metropolitan Council for 2007 Livable Communities Demonstration Account (LCDA) funding. Hennepin County is an eligible applicant for LCDA funding; however the Metropolitan Council has asked that the Minneapolis City Council endorse the subject project in order for it to be considered for an LCDA award. The City Council provided similar endorsements in 2003, 2004, 2005 and 2006.

Name of Project: Lowry Avenue Corridor

Project Location: Various sites along Lowry Avenue, between Penn Avenue North and Lyndale Avenue North

Amount Requested: \$750,000

Primary Project Contact: Patrick Connoy, Hennepin County (612-348-2215)

Description of Project:

The Lowry Avenue project is an initiative of Hennepin County, the City of Minneapolis, ten neighborhoods, the Minneapolis Park and Recreation Board, and the Minneapolis School Board that provides for the reconstruction and redevelopment of Lowry Avenue. The revitalization process is guided by the Lowry Avenue Corridor Plan, which was approved by the Minneapolis City Council in July 2002. The plan identifies strategies to revitalize Lowry Avenue, which includes reconstruction of the roadway, the consolidation of retail and services into transit-centered nodes, and the redevelopment of properties along the corridor.

This request is for support of HCHRA's application for 2007 LCDA funding from the Metropolitan Council in an amount not to exceed \$750,000 to assist redevelopment along Lowry Avenue (between Penn Avenue North and Lyndale Avenue North). If HCHRA is awarded an LCDA grant, funding will be used to acquire two properties (from willing sellers) located at 1300 and 1320 Lowry Avenue, relocate occupants, and demolish blighted structures on the above properties and on other properties (3204 Penn Avenue North and 920 31st Avenue North) already owned by Hennepin County.