Land Use Meeting

Thursday April 2nd, 2015 7PM -9PM

Chair: Seth Levin

In attendance: Alex Susko, Ed Elliott, Les Everett, Ray Bryan, Daniel Sarasti, Keith Hovland, Brad Engelmann, Carol Herman, Fred Foster, Bob Straughn

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| Introductions |  |
| Consent Agenda | Brad moved to pass the consent agenda. Some corrections were made to the previous meeting’s minutes. Ed gave the second for the agenda. Unanimous approval. |
| Midway Stadium Presentation Update | The St. Paul Port Authority now owns the Midway Stadium property. They have formed a partnership with United Properties and LBH, Inc. to tear down the building, clean up the “hot spots” (areas where methane gas has built up due to decomposing organics), and build an industrial building on the land. Organic matter has been dumped on this land for decades, so the project has a lot of environmental considerations ($5 million estimated clean up price). Unfortunately, to get the methane gas out from under the area, they will pump the gas into the atmosphere. However, the St. Paul Port Authority believes the environmental choices they make with the land and the property afterwards will offset that environmental degradation. They plan to have at least LEED certification if not a silver or higher level. They will do storm water management, energy and water tracking, brownfield clean up and day lighting for the building. They plan to include bike parking and have fitted the entire roof for solar energy panels. The committee connected them with Transition Town to pursue the solar energy component. The site is 12.7 acres. They plan a 198,000 sq ft building on top of the space with 300 parking spots. They plan at least 1 job per every 1,000 sq ft if not 1.5. They will put in place a 3-way redundancy system under the building to keep the building safe for all workers from any residual environmental toxins like excess methane.  |
| Development Criteria/CBA | The committee discussed CBAs. Ideas that the group discussed included: striving towards mutually agreeable ends with developers; potentially addressing sound and/or light pollution; differences between residential and commercial restrictions; and how many CBA guidelines a developer would need to hit before getting an okay from the Community Council. The group wants to identify sites in the 10 year plan for potential re-development.  |
| Plan for Russ Stark Visit in May | Items to discuss:A. CBAs/Criteria. Ask about other neighborhood models. B. 280/I-94 re-alignment discussion. C. Fully functioning Community Center for SAP.D. Territorial Road + E/W bike route north of 94. |
| 10 Year Planning | Postponed until next month.  |
| Adjourn | Les moved to adjourn.  |