

Bloomington Housing Action Team

June 09, 2020

Virtual Meeting

1:30-3:00 P.M.

AGENDA

VEAP Status

Nadia Hecker-O'Brien from VEAP presented on the Rental Assistance Program they have been administering.

So far VEAP has administered:

- April provided \$38,669 (\$15,398 in Bloomington) to 32 households.
- May provided \$355,000 (\$162,239 in Bloomington) to 276 households.
- June provided \$108,000 (\$36,063 in Bloomington) to 83 households.

She explained that those receiving assistance received it multiple times. These are generally households with zero income where the stimulus or unemployment assistance had missed. Many of the households then volunteered at VEAP out of gratitude.

There has been a high demand the last 3 weeks but suspect that it might start slowing. So far they have had enough funding to meet demand and have not turned many people away.

Marty McDonough from the Minnesota Multi Housing Association said that a survey of their members has shown that rent is being paid. Even comparing last year to this it appears that assistance is helping ensure rents are being paid.

Eviction Moratorium

Cherie Shoquist from the HRA explained that the governor's order on Eviction Moratorium expires on June 12. There has been no word on if the moratorium would be extended. The City is looking if there is a legal framework to do a local moratorium.

Tim Thompson from the Housing Justice Center has heard speculation that the eviction moratorium might be extended to Labor Day. The Federal moratorium runs until July 4th. It is estimated that about 50% of renters fall under the Federal moratorium as this covers federally backed loans. The Housing Justice Center is looking at if local governments can instituted a moratorium and will put out guidance soon.

Development Update

Michael Palermo with the Planning Division presented about the prioritizing the housing trust fund. Staff is working on criteria to help prioritize funding as well as staff time on projects. As more projects come in most are asking to partner with the City. To help prioritize and guide development that is desirable a first pass at guiding criteria was developed including, total Affordable Units, high Impact areas, high

quality design, catalyst for future investment, demonstrating needs for funding, other qualities (reputable developer, tax generation, neighborhood support), shovel readiness.

Palermo also reviewed three major projects in the pipeline and presented their renderings.

The three major projects included:

- Rosa Development – 183 Units – 37 affordable at 50% AMI
<https://permits.bloomingtonmn.gov/ProdPortal/Planning/StatusReference?referenceNumber=PL202000028>
- American Square – Two phase development. First phase is 100% market rate and would pay a fee-in-lieu that would then be used for phase 2 which will be 100% affordable. 328 total units with 86 units at 60% AMI.
<https://permits.bloomingtonmn.gov/ProdPortal/Planning/StatusReference?referenceNumber=PL202000083>
- Village Club – Two new buildings for a total of 172 units all affordable. There will be a mix of affordability with an average of 60% AMI. Some will be a deeper affordability while others might be over 60% AMI.
<https://permits.bloomingtonmn.gov/ProdPortal/Planning/StatusReference?referenceNumber=PL202000069>

Palermo explained that once a formal application has been submitted the materials are all public. The City has made those submittals public through their application portal which can be found here:

<https://permits.bloomingtonmn.gov/ProdPortal/Property>

Using the map feature users can navigate to any address and see what permits have been applied for/issues or any past or current planning cases dating back to 2017. This is where users can find architectural plan sets to see renderings of proposed development.

Strategic Priorities Discussion

At our next meeting we will discuss the priorities in more detail to help guide staff's work. We will examine the initial categories and see if there are any categories that should be added.

Other Items

Nick Kelley from the City's public health division discussed the City's COVID-19 response highlighting the City's resource page and operation dashboard.

Resource Page: <https://www.bloomingtonmn.gov/ph/covid-19-information>

Operation Dashboard:

<https://blmgtn-mn.maps.arcgis.com/apps/opsdashboard/index.html#/bf5c05e53a654a26ba2c56fdf660b40c>

Council Member Lowman asked about how the City could start informing residents about potential exposure to third hand smoke. Smoke gets absorbed into materials such as carpet and walls which can be transmitted into those interacting with the environment. Transmission can be exacerbated in a living space especially with young children that are crawling on carpet and touching surface. Public health and environmental health have been monitoring the emerging research and will help determine what measures the City may take.

Council Member Lowman also asked about the City adopting or encouraging green building standards for new residential development. The Planning Division and public works department have on their work plans to examine potential standards. One of the criteria in the prioritization matrix is high quality design which includes sustainable design. This will be an ongoing process that will be reported on at future BHAT meetings.

Next Meeting – August 11