### Agenda Item 2: January 2017 Southwest Community Works Steering Committee Minutes

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<tr>
<th>Reviewed By:</th>
<th>Steering Committee Action Requested:</th>
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<td>☑ Chair</td>
<td>Action</td>
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#### Background/Justification:

Minutes from the January 2017 meeting, submitted for approval.

#### Previous Action on Request

<table>
<thead>
<tr>
<th>Recommendation:</th>
<th>Financial Implications?</th>
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<tbody>
<tr>
<td></td>
<td>No</td>
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<thead>
<tr>
<th>Are These Funds Budgeted:</th>
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<table>
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<tr>
<th>Attachments:</th>
<th>Comments:</th>
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<tbody>
<tr>
<td>Minutes will be distributed at the meeting.</td>
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**Agenda Item 3: Committee Updates**

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**Background/Justification:**

Staff will provide updates from the Technical Implementation Committee (TIC) meetings and the Construction Communications Committee of SPO.

**Previous Action on Request:**

**Recommendation:**

**Financial Implications?** No

**Are These Funds Budgeted:**

**Attachments:** None

**Comments:**

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EDEN PRAIRIE  MINNETONKA  EDINA  HOPKINS  ST. LOUIS PARK  MINNEAPOLIS

METROPOLITAN COUNCIL
## Agenda Item 4: SWLRT Project Update

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### Background/Justification:

Mark Fuhrmann from the Southwest Project Office (SPO) will provide an update on the LRT project, including upcoming major milestones.

### Previous Action on Request:

#### Recommendation: Information

#### Financial Implications? No

#### Are These Funds Budgeted?

### Attachments: None

### Comments:
SWLRT Project Update

July 20, 2017
Construction Communications Committee
Construction Outreach & Communications

Design/Engineering
- CAC
- BAC
- TPAC
- CSC

Construction
- Communications Steering Committee
- Construction Information Workgroups

Opening Day of LRT Service
- Opening Day Committee

EDEN PRAIRIE | MINNETONKA | EDINA | HOPKINS | ST. LOUIS PARK | MINNEAPOLIS
Moving into Construction

• Communications Steering Committee
  ▪ Membership: city, county, MnDOT, Met Council, watershed/park district staff
  ▪ Role/function:
    o Cross-promote construction information through multi-platforms to the public
    o Coordinate with SPO to provide project updates to local officials on a regular basis
Moving Into Construction

• Construction Information Workgroups (CIWs)
  ▪ Membership: advisory committee members, community/neighborhood groups, city staff
  ▪ Role/function:
    o Ensure construction outreach/communications are being coordinated/shared in a timely and user-friendly manner
    o Assist SPO in evaluating construction outreach and communication efforts
  ▪ CAC/BAC members have been invited to participate if interested
Project Update
Funding Sources with CTIB
September 2016

$1.858 Billion

FTA
$928.8 M

CTIB
$516.5 M

HCRRA
$185.8 M

In-Kind Land
$69.0 M

Henn. Co and Cities
$23.7 M

State
$30.3 M

Met Council Share of COPs
$91.75 M

CTIB Share of COPs
$11.75 M

$928.8 Million Local Funds Committed
Funding Sources
June 2017

$1.858 Billion

- FTA $928.8 M
- CTIB $226.4M
- Henn. Co. $393.6 M
- HCRRA $185.8 M
- In-Kind Land $69.0 M
- State $30.3 M
- Henn. Co and Cities $23.7 M

$928.8 Million Local Funds Committed
Project Development (PD)                 Engineering                                    FFGA

Source: May 2017 FTA CIG report
Peer “New Starts” Projects (June 2017)
Projects with Funding In Administration’s Proposed FY18 Budget

Source: May 2017 FTA CIG report
Peer “New Starts” Projects (June 2017)
Projects without Funding In Administration’s Proposed FY18 Budget

Source: May 2017 FTA CIG report
Construction Contracts

• Civil Construction
  ▪ Advertise: Feb 14, 2107
  ▪ Award contract: Nov 2017

• Upcoming Contracts:
  ▪ Operations & Maintenance Facility
    o Advertise: Q3 2017
  ▪ Systems
    o Advertise: Q3 2017
More Information

Online:
www.SWLRT.org

Email:
SWLRT@metrotransit.org

Twitter:
www.twitter.com/southwestlrt
<table>
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<th>Agenda Item 5: Corridor-wide Housing Strategy Update</th>
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<td>☑ Other: SW Housing Workgroup</td>
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<td><strong>Steering Committee Action Requested:</strong></td>
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<tr>
<td>Discussion</td>
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**Background/Justification:** Cathy Bennett, ULI-MN, will provide the Committee with an update implementation work for the SW Corridor-wide Housing Strategy. Staff from individual cities will provide information about work to include affordable housing in new housing development.

**Previous Action on Request:** The purpose of this presentation is to provide additional updated information to the Steering Committee on implementation work, led by corridor cities, of the Southwest Corridor-wide Housing Strategy.

**Recommendation:**

**Financial Implications?** No

**Are These Funds Budgeted:**

| **Attachments:** None – materials will be distributed at the meeting. |

| **Comments:** |

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EDEN PRAIRIE  ■  MINNETONKA  ■  EDINA  ■  HOPKINS  ■  ST. LOUIS PARK  ■  MINNEAPOLIS

METROPOLITAN COUNCIL
Southwest Corridor
Housing Strategy Update

July 20, 2017
Cathy Bennett, ULI MN/RCM
Steering Committee Agenda

• Why Now?

• Corridor-wide Housing Strategy Implementation Steps - Update

• Corridor-wide Housing Unit Summary & Progress

• Corridor City Housing Policies to Support Affordable/Mixed Income Housing (City Panel)
What & Why Now?

*Increase Rent, Decrease Households Income*

MSP 7-County 2000 - 2015

Rent: 3%

Income: -13%

MSP Average Rent

- $908 in 2010
- $927 in 2011
- $957 in 2012
- $981 in 2013
- $1,021 in 2014
- $1,055 in 2015
- $1,248 in 2016

Source: Metropolitan Council, US Census

Source: US Census, NAI Everest

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What & Why Now?

Need

Availability


Source: US Census ACS 2015, Building Permit Survey 2015, MHP analysis, CHAS data
What & Why Now?
MSP Workforce Gap = 114,000 jobs by 2020

THE TAKEAWAY
This gap is very large, it’s coming fast, and it’s a high-probability outcome.
What & Why Now?
Housing Affordability Tops Jobs Relocation Factors

Respondents were asked to rate select quality of life factors on their importance in their decision to relocate (1 = not important, 5 = very important).

The most important factors among all respondents include the availability and affordability of housing followed by proximity to family and friends.

Objective 1: Develop New Housing Opportunities

Objective 2: Preserve Existing Housing Opportunities

Objective 3: Expansion and Improvement of Technical, Financial and Regulatory Tools

Objective 4: Market the Corridor

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# Area Median Income Summary

2016 American Community Survey, Census

<table>
<thead>
<tr>
<th>% of Area Median Income (AMI)</th>
<th>Median Income for a family of four (HUD, 2016 for Hennepin Co.)</th>
<th>Estimated Hourly Wage based on 40 hours per week</th>
<th>Affordable Monthly Income for Housing (30% of income)</th>
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<tbody>
<tr>
<td>30% AMI</td>
<td>$26,000</td>
<td>$12.50</td>
<td>$650</td>
</tr>
<tr>
<td>60% AMI</td>
<td>$51,960</td>
<td>$25</td>
<td>$1,299</td>
</tr>
<tr>
<td>80% AM</td>
<td>$68,800</td>
<td>$33</td>
<td>$1,720</td>
</tr>
<tr>
<td>100% AMI</td>
<td>$86,600</td>
<td>$42</td>
<td>$2,165</td>
</tr>
<tr>
<td>120% AMI</td>
<td>$103,920</td>
<td>$50</td>
<td>$2,598</td>
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Corridor-Wide Housing Strategy Targets by 2030

Preservation:

3,800 unsubsidized rental units affordable (<60% AMI)

- There were 6700 unsubsidized units within ½ mile of the Corridor as identified in the Corridor-wide Gaps Analysis completed in 2014
SW Corridor City Housing Preservation Efforts

Working Together on Preservation Policies

- Prohibition of Section 8 (Housing Choice) Voucher Discrimination
- Advance Notice Period Required
- Just Cause Eviction
- Local Rehab Financing in Return for Affordability

- Hennepin County contribution to NOAH Fund for Housing Preservation
Corridor Wide Housing Strategy

New Construction Targets by 2030
as identified in the gaps analysis

11,200 new units within ½ mile of the Corridor
SW Corridor City Housing Development
2015 - Current

New Construction:

PROGRESS:

1,600 new units near future LRT station areas
  • 14% of SW Target

  • 412 (26%) affordable
    • 380 - below 60% AMI (92%)
    • 32 - 60% - 80% AMI (8%)

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Making it Happen

SW Corridor City Housing Policies\Practices

City Panel Discussion

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Agenda Item 6: Technical Implementation Committee (TIC) Workplan Review

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**Background/Justification:** Kerri Pearce Ruch, Hennepin County, will provide an overview of priority workplan items for the Technical Implementation Committee (TIC) in 2017-2018.

**Previous Action on Request:**

**Recommendation:**

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**Attachments:**

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**Comments:**