

Little Bohemia Neighborhood Association
Meeting notes, June 2 2016

Meeting hosted by Tim and Sarah, 35 Douglas Street, 7:00 PM

Co-chaired by Lindsay and Mark.

Introductions! Special guest: City Council member Rebecca Noecker. Good turnout tonight.

Housing Update. 314 Harrison Redevelopment with Twin Cities Habitat for Humanity (Mike Nelson from Habitat; Jules Tangana, City Attorney and Project Manager). Jules notes that the City is happy to welcome Habitat to develop this site. Previous developers dropped out for various reasons.

Mike distributed a front image and a floor plan for the proposed house. It's a single-family 2-story plan, 1,677 finished square feet with detached 2-car garage. St. Paul's HRA program made funds available for this site. There will be prep work done fall 2016, with construction to begin spring 2017. It takes about 6 months to build a house once construction begins. Volunteers will assist in construction. Professionals donate time and expertise. Neighbors can volunteer to help build if desired. There's a team of 4 professionals guiding the project. Basic requirements: no children under 16; 8:30 to 4:30 PM, M-F.

The construction will include many Minnesota-made environmentally sustainable materials, including siding and roofing shingles. The house will be Energy Star-certified. There will not be solar panels on the roof due to cost concerns on behalf of first-time homeowners. We do not know the family who will move in as of now, but we should before the end of the year (before construction begins). This will be a 3BR home, so a family of up to 5 is preferred.

Mike may come talk to LBNA about a setback for the front of this house. The lot is quite narrow, and a variance will probably be necessary (to match the DuPay property). There won't be much of a back yard.

Question: can the house and garage on the proposed plan be swapped, for the Brock family's benefit? *Potentially. Unclear why the plan is drawn this way now. Mike will look into it and talk with the Brocks.* Habitat is not a custom contractor, but does try to stay on good terms with neighbors and work with meaningful feedback. There is a 5-year occupancy requirement. Habitat is the finance agent for the mortgage. There will be a no-pay second mortgage that declines and goes away after 20 years, and a 'soft' loan by the city. Habitat gets first right of refusal if the family moves. The family must put in 300 hours of sweat equity, which essentially does away with the down payment.

Mike Nelson (Director of Land Development) can be reached at mike.nelson@tchabitat.org or (651) 207-1700.

Council member Noecker is visiting; this is her first neighborhood association meeting (!). She briefly mentioned organized trash collection; facilitated listening sessions for small business owners in St. Paul; the Grand/Leech/West 7th firehouse, and the summer jobs programs for St. Paul youth. She hopes to build a more transparent culture on the City Council (e.g. by voting "aye" and "nay" instead of remaining silent to indicate assent). You can meet

Rebecca at local coffee shops from 8:00 to 10:00 AM Fridays; check her Facebook page. Mark noted that Rebecca's help has been key to date in saving the firehouse.

Question: what is Rebecca's position on the North Garden Theatre getting a liquor license? *She is still learning the City codes on this issue. The question now is, what kind of liquor license do they need? There are different types of such licenses, one specifically for theatres. There's some haggling going on. There is a limit to how many liquor licenses can be issued per ward, and Ward 2 is at its capacity. This may not be a stopper. If you have feedback on this or any issue, for or against, please contact Rebecca—email ward2@ci.stpaul.mn.us or call (651) 266-8620.*

Neighborhood Garage Sale Update. Sale is June 10, 11 and 12 (Emily). There's a map of sale locations going around (check the Facebook page and invitation). Additionally, there will be art for sale in Pleasant Park.

Little Bohemia Trail Planting Days. (Jen). June 24 (6:00 AM to 8:00 PM) and 25 (10:00 AM to 3:00 PM). We tentatively agreed to take delivery of materials and plants from the City on Friday afternoon. Lindsay will check with Chuck and Terry (who own the corner lot where Harrison meets Goodrich) about storing plants behind their fence Friday night. There will be a signup list circulated by Lindsay. You can also sign up at www.MNature.org. While we're thinking about it, sign up for Pleasant Place trash duty on the LBNA site!

Full Moon Garden Nights. (Jen). There's a need to pull weeds from last year's locations. We meet at Pleasant Place at full moons—actually 6:30 to 7:30 PM, before sunset—and do whatever maintenance is needed along the bike path (with social hour to follow. You can even BYOB and drink while you garden. How about offering specific plots where people can sign up to take responsibility? Lindsay promises to bring it up at the July meeting, after our planting is done. Watering is taken care of for this year.

Nikki noted that Adams Spanish Immersion School is redoing their playground. There's a lot of newish playground equipment being scrapped. Can we move some of it to the old Journeys site? The Journeys principal is amenable to it. Lindsay will add the St. Paul Public Schools contact info. Nikki will keep us in the loop.

National Night Out Planning. NNO is Tuesday, August 2. Pleasant Place, at Harrison/Garfield/Forbes, is the location. Lindsay has put in requests with the City for K9, mounted police, firefighters, etc. How about Foresters? Food trucks? Ice cream vendor? Flyers will be handed out at the July meeting. Check the LBNA Facebook page.

Problem Properties / Safety Concerns. There have been several incidents of pedestrians getting hit in roadways. Be careful, people!

69 Garfield has been foreclosed. It is vacant, and owned by the city. There's been at least one person seen coming out of it. Developer? Maybe, but he sure didn't act legitimate. 45-55 years, close-cropped grizzled hair, clean-shaven, blue T-shirt and dungarees, in pretty good shape. 5'10" approximately.

There's been some shady activity in the Burger King parking lot, with tents, laundry on the fence, needles, etc. BK staff can't see it and probably don't want to. If we don't report this, it won't be reported. Call 911 or the non-emergency number, below.

The St. Clair bridge is going to be re-decked starting June 6, through September 7. Construction will continue at night. The St. Clair exit off I-35 will also be closed. Plan to go around it.

Remember to call 266-8989 and report nuisance properties to the City!

The next LBNA business meeting will be 7:00 PM, Thursday July 7, hosted by Tom and Marit Brock at 74 Garfield. Send agenda ideas to info@littlebohemiaspaul.org

If you find glaring errors in these notes, please send corrections to sisk@macalester.edu