



# CITY COUNCIL MEETING MINUTES

Richfield, Minnesota

## Special Joint City Council and Housing and Redevelopment Authority Work Session

May 21, 2018

**CALL TO ORDER**

The work session was called to order by Chair Supple at 5:45 p.m. in the Bartholomew Room.

*Council Members Present:* Michael Howard; Maria Regan Gonzalez; and Simon Trautmann

*Council Members Absent:* Pat Elliot; Mayor; Edwina Garcia

*HRA Members Present:* Mary Supple, Chair; Michael Howard, Sue Sandahl.

*HRA Members Absent:* Erin Vrieze Daniels and Pat Elliot.

*Staff Present:* John Stark, Community Development Director; Julie Urban, Housing Manager; Steve Devich, City Manager

<b>Item #1</b>	<b>NOAH UPDATE</b>
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Community Development Director Stark and Housing Manager Urban presented on tools and strategies for preserving and strengthening the City’s naturally occurring affordable rental housing.

In response to Director Stark’s request that they prioritize the tools and strategies, Council Member Howard suggested staff work on items that can be moved forward sooner. He recommended prioritizing the identification of buildings at risk and tenant protection measures, including a 90-day tenant protection ordinance and an inclusionary housing policy ordinance.

HRA Chair Supple added that we should move on a fair housing ordinance or policy so we don’t lose out on financial opportunities.

Council Member Trautmann suggested we also study the 4-D tax break and use it as leverage to improve the quality of our apartments. He also encouraged renters to apply for City Commissions.

Council Member Regan Gonzalez added that we should partner with schools as we work to identify at-risk buildings and that we should do further study on just cause mass non-renewal.

Chair Supple invited members of the public to speak:

Lee, renter, stated that there is a need in the community for accessible units with zero-threshold showers.

Donna Paulson, Richfield Towers, expressed concern that there have been multiple police calls to the building and felons living there.

Dave Snyder, 70th and Harriet, encouraged the Council to adopt tools and strategies to prevent displacement of tenants.

Santos, Season's Park, stated that he has lived at this complex for many years and that there have been multiple owners. Aeon now owns it, and he hopes that they will make improvements.

Alan Lundberg, renter, stated that providing 90 days' notice to vacate is better.

Jay Tindell, Richfield Towers, stated that there are drugs, alcohol, crime and gangs in the apartment building.

Ben Whalen, renter, expressed support for valuing renters, and he pointed out that concessions were made to landlords and that tools were taken off the table because of landlords.

**ADJOURNMENT**

The work session was adjourned by unanimous consent at 6:58 p.m.

Date Approved: June 12, 2018

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Pat Elliott  
Mayor

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Jared Voto  
Executive Aide/Analyst

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Steven L. Devich  
City Manager