

CONA MEMBERSHIP MEETING  
May 15, 2019

The meeting began at 7:00 PM.

Amy Keith of the League of Women Voters introduced the Engage St. Pete Project, sponsored by the Foundation for a Healthy St. Peter. Its goal is to improve civic engagement for the health of the City. A Health Survey was conducted January through March of this year, and elicited over 1,200 responses.. The League can come out to the neighborhood associations for the next six weeks.

Preliminary findings of the Health Survey:

- 94% of respondents voted in November, 2018
- 75% of respondents were women
- Under-sampled citizens were Black, Latino, Asian, and young people (the average age was 58 years)
- 60% said people in their neighborhood can be trusted
- 84% believe they can have a positive input in their community (highest in southern part of the City, and lowest in the far west)
- 60% responded that “people like them” have a say on what the government does
- 75% have had a conversation with their neighbors a few times or more per month
- 33% reported their neighborhood is close knit
- 70% said people are working together
- 60% did not participate in neighborhood association improvements
- 26% of respondents didn't volunteer in the past year
- Most respondents belong to a group, organization or associations
- Those registered to vote, but did not, said that vote by mail is helpful/
- 29% attended a public meeting
- 41% of respondents contacted a public official (there was a correlation between household income and contacting a public official)
- Greater than 65% feel that they have a good grasp on issues. They get their information from the internet, print newspapers, social media, and talking to family.
- 59% said they were not satisfied with how things are going with the City. Sewage and water were the most common issues.

The Survey did not use Census data because the Metropolitan Statistical Area is too large. AARP conducts a survey which the Survey might work with. If there is enough interest, age ranges will be studied.

Derek Kilborn, Urban Planning and Historic Preservation Manager for the City, presented the latest planning initiatives on affordable housing, and downtown floor area ratios (FAR).

“Missing Middle Housing” land development regulations will be addressed in Vision 2050, beginning this Fall. This will include standard detached housing, compact detached housing, narrow or skinny detached housing, accessory dwelling units, and duplex, triplex, quarterplex or bungalow court/tiny house dwelling units. The common density is 7.5 to 15 dwelling units per acre, but in many areas, 12 or 15 du/acre.

In the past, the zoning category set the building standards. What is proposed is to make standards due to the type of building.

Affordable housing locations would ideally be situated along major streets. The Council could approve an overlay or rezoning, or specific corridors. There will also be locations within Neighborhood Traditional Multifamily zoned areas, with larger multi-family projects. The design will be more important than the density.

Downtown FAR bonuses will be approved beyond a standard base FAR. A 0.5 FAR bonus will be allowed for historic preservation, proximity to downtown transit, and including affordable housing. A 1.0 FAR bonus will be approved for public art or open space.

Parking standards will be under scrutiny. There could be a reduction in required parking for multi-family projects. Some projects may require more parking. Requirements may be reduced for transit-oriented development.

Jennifer Bryla, Zoning Official in Development Review Services for the City, spoke about “tweaks” available for downtown land development regulations, such as setbacks for higher buildings, distance between buildings, and open space available. Even the inclusion of public showers might be encouraged. The attendees remarked that bike parking downtown should be encouraged, as well as outside of downtown.

The Committee of the Whole of August 22<sup>nd</sup> will include information on houses built under the newest FAR limits.

The slides for this entire presentation will be posted on the City website, along with stakeholder meetings, within a few weeks.

It is being proposed that there will be no minimum size requirements for single family and multi-family homes. .

The meeting adjourned at 8:27 PM.