

DRAKE NEIGHBORHOOD PLANNING MEETING
HOUSING SUB-COMMITTEE
Thursday September 3rd, 2009 at 6:30pm
Holiday Inn Express, 1140 24th Street

- I. Additional Housing Analysis of the Northeast Quadrant - 30 mins.**
 - a) Review and discuss additional information requested last month
 - b) Breakdown of the northeast quadrant

- II. Review Past/Identify Upcoming Meeting Topics – 30 mins.**
 - a) Review what topics have been covered
 - b) Look back at SWOT analysis
 - c) What other topics would the committee like to discuss

- III. Preliminary Goal Setting Discussion – 30 mins.**

Next Meeting is Thursday October 1st, 6:30pm

Meeting Notes:

Amber Kobler, Planning Intern, presented additional analysis on the NE section of the neighborhood, east of 27th and north of University. The group reviewed the contract sales that have occurred in that area over the past ten years as well as the 2000 census data on minority population and rental housing units. Several members of the subcommittee noted that the maps and data presented confirm the need for varying housing strategies in different parts of the neighborhood. Jen James suggested partnering with CCI to work in the NE quintile since they already have a presence in that area.

The subcommittee discussed other ways to reach out to neighborhood residents and discover issues, including working with the Neighborhood Resource Office to conduct a ComNET Survey, using Drake student volunteers to do block surveys or clean up days, and getting area businesses like Home Depot to donate tools and materials for a clean-up day. One member suggested listing volunteer opportunities on the DNA website.

Methods of outreach and education were discussed and seem to be a main strategy for the housing subcommittee at this point. Suggestions included “homeowner training”, including hosting a workshop/housing fair or having a booth at the farmers’ market. Another suggestion was to put copies of the newsletter in the HyVee drugstore, churches, and other gathering places, and possibly having it translated into other languages. The group discussed trying to reach every household at least once per year with a one page flyer/calendar of events promoting the DNA. Volunteers could distribute the flyers.

The group talked about the need to revamp the organizational structure of the neighborhood association, changing the role of the Board to be more of an executive board that would provide direction to committees rather than doing all of the work themselves.

Throughout the evening, the group suggested topics for future meetings, including: revisiting the NFC; inviting the Polk County Assessor to attend; discussing university neighborhood issues and inviting the Drake property manager to attend; looking at vacant lot uses and inviting non-profit housing agencies like Habitat for Humanity and HOME Inc. to speak about their programs; and inviting another neighborhood (Sherman Hill?) to come and talk about their successes and how they have reached their goals. In addition, the group discussed taking time at each future meeting to brainstorm about plan goals and decide how each meeting's topic fits into those goals.

The subcommittee discussed the previous planning attempt by Carpenter and Drake Park in the early 90's, particularly the partnership with the NFC at that time. Members were concerned that residents may be skeptical of the current planning effort because of the failures of this previous experience. One of the questions that the subcommittee would like to pursue further is whether or not the NFC will be a viable tool for the Drake Neighborhood's needs. On a related note, several committee members stressed the importance of clarifying the neighborhood boundaries in order to take full advantage of NFC lending.

In addition to future meeting topics, the subcommittee began brainstorming possible goals and strategies for the plan, based on previous meetings and discussions. Some of the initial goals and strategies identified were:

- Increasing homeownership
- Improving the quality of housing
- Supporting downsizing
- Promoting grants and finding other resources for home repair / rehab
- Creating a group to work with landlords and tenants
- Providing outreach, information sharing, and education for individual empowerment