



# Payne-Phalen COMMUNITY COUNCIL

567 Payne Avenue, St. Paul MN 55130 [www.paynephalen.org](http://www.paynephalen.org) 651-774-5234 [district5@paynephalen.org](mailto:district5@paynephalen.org)

## Minutes of the Community Meeting

Tuesday, November 26, 2024, 6:00 – 8:00 p.m.

Arlington Hills Recreation Center, 1200 Payne Avenue

**Welcome:** Introductions and Review of the Agenda  
Meeting started late due to lack of attendance.

6:30 PM

**Board Members:** Rebecca Nelson, Janey Atchison, Patricia Enstad, Damian Schaab, Emma De Vera, Seanne Thomas, Julia Wilcox

**PPCC Staff:** Jack Byers, Robin Horkey

**Guests and Presenters:** Michael Corbett (MnDOT), Kevin Brauer (ESEJ), Chuck Hanna, Jessica Landuri, Adam Harris, Gita Ghea.

### Discussion Items:

#### 1. Arcade Street Redesign, Project Update (Michael Corbett, MnDOT)

The project will be done in three phases. It will start at the north end and work south. First phase is Roselawn Ave in Maplewood to just short of Maryland Ave starting in April 2025, then Maryland to just north of E. 7<sup>th</sup> St (south of the bridge in summer-fall; E. 7<sup>th</sup> St. will be in 2026. Besides resurfacing the road and repairing sidewalks, they will be adding some boulevard space, green space and planters, some benches and bike racks, and bus stop improvements. Pedestrian lighting and traffic signals will be updated.

First southbound will be closed, with only northbound traffic getting through north of Wheelock. Once that side is finished, they switch and close northbound traffic and open the southbound lane. Segments to be closed will be half-mile to one mile at a time. Every other cross street is to be open. Most traffic will be detoured to Payne Ave. Some Metro Transit bus routes will have to detoured during the directional closings.

Access to all businesses and properties will be maintained in some way. There will be a dedicated business liaison to work with businesses weekly. Parking will be very limited on Arcade St. There will be crews working on the gas line, water line, and electrical lines within the construction areas. There will be an open house kickoff and business meeting around the end of January, beginning of February. A variety of ways to keep informed and updated – website, emails, social media, meetings, door-knocking.

Landscaping will happen in 2027. Patterns and sketches were created with some Farnsworth art students and a local artist working with the students in late 2023. Shapes and patterns that have meaning to the community and different cultures. Patterns both large and small will be used between Greenbrier St and Clear Ave in the boulevard.

2. East Side Environmental Justice (ESEJ): Interior Air Filter Demonstration (Patricia Enstad and Kevin Brauer)

The MPCA identified violations and imposed fines on Northern Iron, and that is in court. But what can the Payne-Phalen Council do to address environmental injustice for the residents? The ESEJ has been door knocking around Northern Iron to make residents aware of what's happening. At some households there was a language barrier; we had materials in four languages. There were concerns about residue and dust inside & outside, gardening, and illnesses in the household. The idea of getting air filters to the residents in the area seemed a good place to start.

Kevin has a background in science and has done a lot of work with indoor air quality. They came up with a simple air filter using a box fan and a 1" filter like what you buy for your furnace. Attach the filter to the back of the fan, where air is drawn in, using a bungee cord or some other method. Put it 2 to 3 feet from a wall and turn it on. It will filter the air in the room, not the whole house. The higher the filter number, the more particles that will be caught. Also the thicker the filter the more particles that are captured. The filter may last 3 or 4 months, but if it gets so dirty you don't want to look at it (dark gray or black) then it's time to replace the filter. It only filters the air when it's turned on. The cost of a large box fan and filter was about \$25. They asked some of the residents they talked to if they wanted a fan air filter and were told 'yes', so some funds were obtained from another organization (prior to this meeting) for purchases. Some people attending offered to donate money for the purchase of more fans and filters for nearby residents.

3. 1229 Payne Redevelopment (Chuck Hanna, Property Owner/Developer)

He is redeveloping a space at 1229 Payne Ave. The level of electrical service in the area is one of the issues he has run into. Electrical service in the area is 200 amp single phase, which means you are extremely limited in what you can do. If you want to have a restaurant you need 400 amp three phase service minimum. Back in 2011 he talked to Xcel Energy regarding another neighborhood address he was looking at and was told they were coming to the neighborhood; two years ago it still wasn't here. He knows other business people that have run into the same issue. This is one of the few neighborhoods in St. Paul that doesn't have that higher level of service. He's had to spend thousands extra to have that higher level of service brought to the building. Basically, the infrastructure here needs to be brought up to a higher level that is found in other neighborhoods. He asked for a letter to be sent to the City Council to urge them to commit \$60,000 towards elevating the electrical service level of the neighborhood. Economic Development said Public Works is aware of the issue, but pressure needs to be put on them to get movement on this. It would still take about six months of planning for the actual work to happen.

Motion by Seanne to send a letter to the City Council members to support the increase to 400 amp three phase service. Second by Janey. Motion passed.

Damian motions to bring forth that we add the demand that we add that to the district plan. Patricia seconds. Passes unanimously.

4. Small Group Conversations (skipped)

### **Regular Business**

5. *Update*: District Plan project (Jack Byers) (skipped)
6. Follow-up/Update: Request for Meeting Accommodations (Jack Byers)
7. Approval item: Minutes from October 2024 meeting (Janey Atchison)  
Motion by Seanne to approve Minutes. Second by Damian. Motion passed.
8. Approval item: Financial Reports for October 2024 (Janey Atchison)  
Our bank was sold to Old National. No other information at this time, but not too worried about it.  
Motion by Seanne to approve Minutes. Second by Damian. Motion passed.

### **ADJOURN**

***Next PPCC Community Meeting:*** Tuesday, January 28, 2025  
Arlington Hills Recreation Center, 1200 Payne Avenue