

**HEALTHY CORRIDOR  
FOR ALL: HEALTH IMPACT  
ASSESSMENT OF THE CENTRAL  
CORRIDOR LIGHT RAIL LINE**

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# HEALTHY CORRIDOR FOR ALL

A coalition convened to conduct a Health Impact Assessment (HIA) of the re-zoning and land use around the Central Corridor Light Rail Development.

Partners:

- ISAI AH
- TakeAction Minnesota
- PolicyLink

# **CENTRAL CORRIDOR LIGHT RAIL**

- Light Rail Line connecting Minneapolis and St. Paul
- Significant Public Infrastructure Project
- High Impact on Low Income Communities and Low Income Communities of Color

# GOALS FOR HIA

- Assess the impacts of the CCLRT zoning plan on Health
- Maximize potential for zoning plan to create health and equity
- Build the capacity of community steering committee to advocate for their vision for their communities

# SETTING THE TABLE

- Community Steering Committee
  - 22 Constituency-Based Groups
- Technical Advisory Panel
  - Lawyers, Public Health Professionals, Urban Planners
- Stakeholders Engagement

# COLLABORATIVE RESEARCH PROCESS

Identify *most important issues* for the community.

Develop a plan on what *strategies and methods* to use to assess those issues.

Conduct an assessment of the issues to understand *current conditions* of the Corridor.

Conduct assessment, reviewing the proposed zoning, to *forecast zoning impacts* on prioritized issues.

Develop *recommendations* to maximize health.

# **PRIORITIZED AREAS:**

- Healthy Housing
- Transit
- Healthy Economy

# PRIORITY OBJECTIVES

1. Quality, *Healthy Jobs* that Increase Wealth, Income and Equity for All Residents
2. *Diverse, Local Businesses* – Existing and New – Are Developed and Supported
3. Protect Residents from Negative Impacts of *Gentrification*
4. Construct & Preserve *Affordable and Diverse Housing* in Proportion to Demand
5. Maintain & Improve *Affordable & Accessible Public Transportation*
6. *Safe, Connected Biking & Walking* To and From Transit Stops and Across Major Streets



# EXAMPLE INDICATOR

## PROTECT RESIDENTS FROM NEGATIVE IMPACTS OF GENTRIFICATION

Existing Conditions: Are Central Corridor neighborhoods at risk of gentrification?

*Zoning Impacts: Will the new zoning proposal increase or decrease the risk of gentrification and the displacement of current residents?*

Race/ethnicity, foreign born, non-English speaking (see demographics section)

Household Income (see demographics section)

Tenure: renter and owner occupancy by single family and multi-family building types

Housing burden: share of household income spent on housing

Proportion of households living in overcrowded conditions

Households in proximity (¼ and ½ mile) to transit, percent of workers taking public transit (see transportation section)

Residential mobility: how long residents have lived in the area and how often they move (see demographics section)

Household size, household type (families and non-families), age, families with children (see demographics section)

# HIA

## RECOMMENDATIONS:

- Targeted Inclusionary Zoning in Up Market Areas
- Density Bonuses
- Interim Commercial Parking on Vacant Land
- First Source Hiring

# **BUILDING COMMUNITY POWER**

**Building community power through the whole process**

- Meeting with Decision-Makers
- Tracking the Political Process
- Leveraging the HIA Process

# MOVING INTO ACTION

Public Action

Public Meetings

Negotiations

Engaging in Public Process

Media Work

# Light-rail ralliers: 'Build it better'

• Central Corridor residents' needs must be respected, neighborhood advocates said.

By ABBY SIMONS • [asimons@startribune.com](mailto:asimons@startribune.com)

Chong Vang stood before a crowd as diverse as his beloved St. Paul neighborhood Saturday and spoke of a youth spent hiding from Communists in the jungles of Southeast Asia. It was there, he said, where his dream of opening his own business in America was born.

His dream came true five years ago when the doors of Destiny Cafe opened on University Avenue in the heart of the

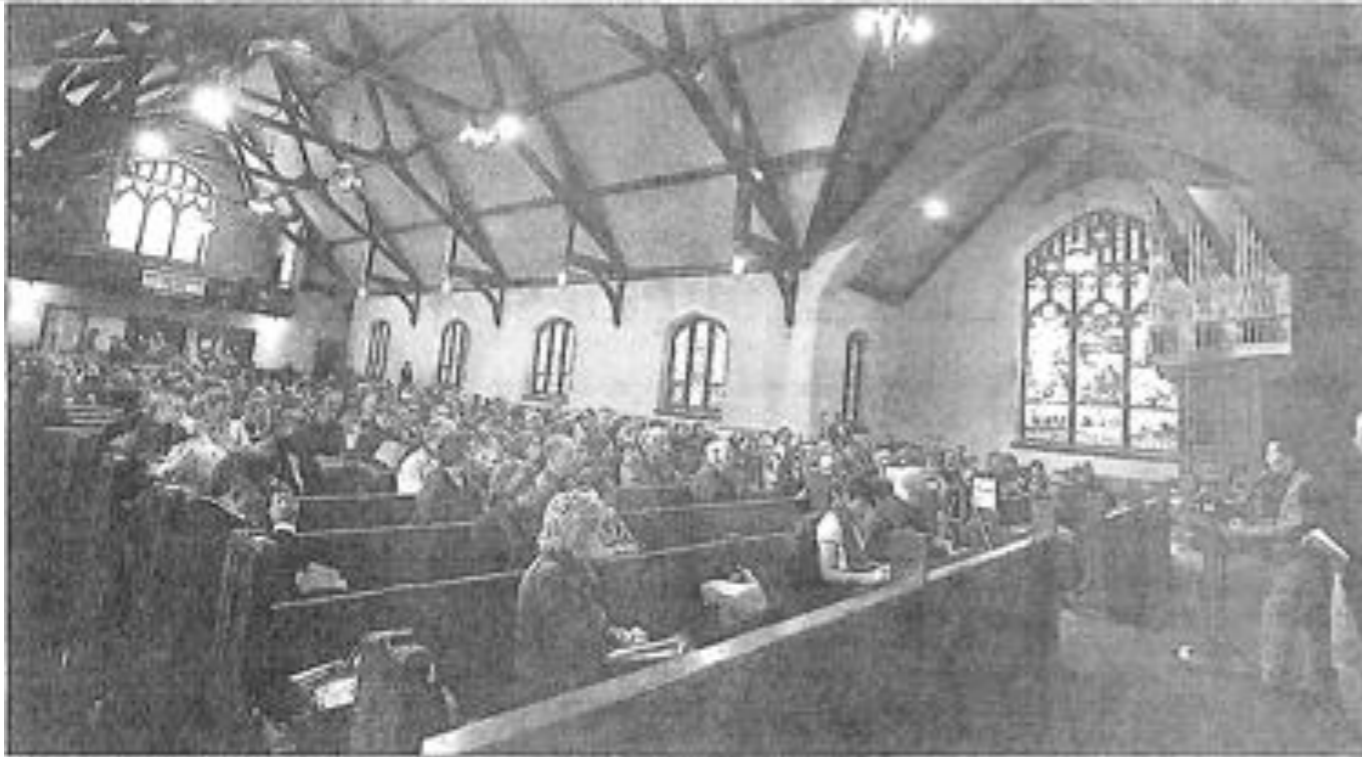
Midway neighborhood.

As construction looms for the multi-billion-dollar Central Corridor light-rail line that will forever change the landscape for Vang's business and its customers, he wants to make sure those changes are for the better.

"We can do this together," he told a crowd of 300 gathered at the Lutheran Church of the Redeemer at 285 N. Dale St. "Everyone in this room, we can build it better for our children."

The gathering attracted St. Paul citizens representing a cross-section of ethnic and religious groups advocating for protection for low-income people, small businesses and history in the heart of St. Paul. The area is bracing for change as construction begins on the 11-mile rail line, which will link the downtowns of St. Paul and Minneapolis. The project is slated for completion in 2014.

Rally continues on B7 ▶



Photos by JIM OHSKI • [johski@startribune.com](mailto:johski@startribune.com)

Chong Vang, owner of the Destiny Cafe on University Avenue in St. Paul, spoke at the rally at the Lutheran Church of the Redeemer.

## Light rail: 'Build it better'

**March 5, 2011: 300 Gather with City Council Members to advocate for recommendations**



# WHERE WE ARE NOW

Anti-Displacement & Affordable Housing City Resolution

Study on the Density Bonuses

Affordable Housing Table to Create a Plan for Housing

# SUSTAINING THE MOVEMENT

Foreclosure Actions

Calling on City for Mediation and Bringing Banks  
to the Table

Capacity to Connect to Research and Data;  
Released Foreclosure Study



# LESSONS LEARNED:

Setting the Table Work is Most Important

Linking Data and Organizing/Advocacy is Very Powerful

Ongoing challenge to create robust research that is accessible and usable by all leaders.