

Hamm’s Brewery Complex Redevelopment – St. Paul Workshop III: The Panel Discussion: Exploring Commercial Options

Evaluation – February 21, 2024

February 21 was the third session with community members to seek input on the redevelopment of the Hamm’s Brewery Complex in St. Paul. Below is the summary of feedback forms submitted.

1. What worked well?
 - Liked the structure of this one.
 - Presentation on what J.B. Vang was proposing.
 - (2) Panel discussion; Panel was interesting and informative.
 - Appreciated hearing perspectives of experts from panel.
 - Microphone, leadership and focus to stay on track.
 - Panel of people was excellent.
 - Appreciated the background info.
 - The microphone when it was working.
 - Good to hear outside perspectives.
 - Having the questions for the panel listed on the agenda so we wouldn’t repeat those questions.
 - (2) Q&A

2. What could have been improved?
 - More time for people to ask questions.
 - Please save questions till end to not delay agenda.
 - Going over community norms of expectations and agenda.
 - Perfect the microphones.
 - Mr. Vang should have given his financial presentation at the beginning of the night, not at the end.
 - If proposing such limited parking – have more maps to show where bus stops are and the route #s.
 - Better understanding of when Q&A was.
 - (2) microphones.
 - (2) Diversity/diversity of panel.

Question	Excellent	Good	Fair	Poor
3. Community members have a better understanding of considerations developers use when selecting a site.	2	10	2	1
4. Participants gained information about the options developers think are most suitable at the site.	3	9	4	1`
5. Participants gained ideas about how to develop a greater sense of connection between the uses on the site and surrounding areas.	5	2	7*	1
6. Community members have a sense of the challenges and opportunities of the site and what they can do assist the city and the developer to make the redevelopment successful.	*2	7	6	2

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7. You had an opportunity to ask questions and discuss the goals and concerns you have for redevelopment with the panel members and others.	3*	4	3	3*
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Notes:

- #5 for the most part it is fantasy.
- #6 missing actual residents living in the neighborhood. ? to see more 2) compound question; should have been split into two questions.
- *#7 1) More time for community to ask questions. 2) here to observe and listen and learn 3) limited

8. How long have you lived or worked in the area?

3	8	3	5	Not Apply
1-3 Years	4-9 Years	10-19 Years	20+ Years	

9. What age bracket do you represent?

Teen	1	14	4
	Young Adult	Adult	Senior/Retired

10. What cultural/ethnic heritage do you represent? (Optional.)

- Hispanic
- European/American
- (2) Hmong
- Caucasian
- US citizen, born in MN.
- European
- (3) white
- (2) Black (Both responses on same form)

11. How did you learn about tonight's session?

- Payne Phalen newsletter
- Word of mouth
- (3) Previous session/previous attendant
- (3) email
- good
- HAP email
- Marie Franchette
- flyer

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12. What had you hoped to get from tonight’s session?

- An understanding of the scope of the project and its progress
- I am here to learn and listen to ideas, concerns, and responses to those things.
- Hearing panel recommendations and ideas
- Learn more about the project.
- Info and sharing info.
- Background info, plans 😊
- See more residents – BIPOC.
- How they? (incomplete comment)
- More new ideas about the future of the site

13. Would you recommend the next session to your neighbors/colleagues?

14*	Zero	1
Yes	No	Somewhat

Note: we are representatives of our Swede Hollow HOA

14. What additional information would you like to have included in the next meeting or final recommendations?

- What are the concerns/impacts community people of color members feel might affect the area?
- timeline
- A commitment to protecting existing businesses.
- Less recap, more discussion time
- Better ideas of what challenges faced by other similar projects.

15. How satisfied are you overall with tonight’s session?

3	8 + 1/2	1/2	Very Dissatisfied
Very Satisfied	Somewhat Satisfied	Somewhat Dissatisfied	

Additional comments. (Optional)

- Would have been nice to have more information on how the financials would work to support the community space and artist space and vender “buy-in” space.
- How is this contributing or working against disenfranchisement?
- Thank you!
- Parking still dominates conversation.
- Opening reminder of the purpose of the meeting/series
- Rob and Kou need to figure out plan that works for both of them and the community.

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