

DOWNTOWN MINNEAPOLIS NEIGHBORHOOD ASSOCIATION

Minutes from the Board Meeting on Monday, March 25, 2019

Mill City Museum Mill Ruins Building

710 South 2nd Street, 6th Floor ADM Conference Room

I. Call to Order and Introductions

Chair Joe Tamburino called the Board meeting to order at 5:45 p.m.

Other Board members in attendance were:

Max Erickson
Kevin Frazell
Stephan Hill
Pam McCrea, Vice Chair
Tomek Rajtar
Joey Senkyr
Carletta Sweet, Secretary

Board Treasurer Dianne Walsh participated via telephone.

Staff member Christie Rock Hantge was also present.

Guests in attendance included:

Bill Dossett, Nice Ride Minnesota
Steve Fletcher, Ward 3 Council Member
Meghan Gustafson, Minneapolis Downtown Council
Vanessa Haight, Elliot Park Neighborhood, Inc.
Michael Huffman, St. Stephen's Human Services
Chris Knutson, St. Stephen's Human Services
Tom Novak, American Trio Lofts
Laura Ross, Downtown resident
Tom Schmid, Washburn Lofts
Beth Shogren, Green Minneapolis
Steve Tallant, Legacy Condominiums
Marybeth Weisburg, Minneapolis Downtown Council
Dale White, RiverWest Condominiums
Shane Zahn, Minneapolis Downtown Improvement District

II. NRP Phase II Plan Modification Community Vote

Staff member Christie Rock Hantge explained at the February 25th Board meeting, the DMNA Board approved a \$60,000 contribution from its NRP Phase II Plan funds for St. Stephen's Human Services Street Outreach program. However, to fully fund this contribution, funds will need to be moved between DMNA's two housing strategies, i.e., from the Housing Opportunities Fund strategy to the Support to End Homelessness strategy, which requires a modification to the NRP Phase II Plan because more than \$25,000 is involved, and requires community notification and vote to approve such

modification. Having complied with the requirements for requesting a Plan Modification, the community vote will be taken in the instant meeting with all who are present, i.e., anyone who lives, works or owns property in the Downtown East or Downtown West neighborhoods.

Thereafter, Tamburino called the community vote by having everyone raise their hands first if they were in favor, second if they were against, and lastly if they abstained.

With 14 yeas, the motion to approve the NRP Phase II Plan Modification in order to contribute \$60,000 to St. Stephen's Street Outreach program passed with McCrea abstaining.

McCrea added she doesn't have any problem giving money to a very worthy organization; we've been giving St. Stephen's money for a couple years. What she does have a problem with is we have a lot of other excellent organizations within the DMNA district that never knew they could come and ask for funds to strengthen, support or work within this community; we're continuing the same old same old and other organizations should be made aware of these funds.

III. Consideration of Agenda

Frazell moved and Sweet seconded a motion to approve the Board meeting agenda as submitted. Tamburino called for discussion. The motion passed.

IV. Consideration of the Consent Agenda

After Hantge requested postponing review and approval of the 2018 IRS Form 990 and 2018 MN Charitable Organization Annual Report and \$25 filing fee until the April Board meeting,

Hill moved and Erickson seconded a motion to amend the consent agenda. Tamburino called for discussion. The motion passed.

Treasurer Dianne Walsh advised she reviewed all of the financial documents she received from Hantge and found no issues.

McCrea moved and Sweet seconded a motion to approve the consent agenda which included the Board meeting minutes dated February 25, 2019; the F2018 Budget vs. Actual for the period ending February 28, 2019; the Neighborhood Coordinator / Finance Coordinator staff report for February 2019 (Invoice #050), and the 2018 CPP Annual Report, all of which was made available online for advance review. Tamburino called for discussion. The motion passed.

V. Land Use Committee Report

LUC Chair Frazell reported on the following projects presented at the March 5th LUC meeting.

- A. 251 1st Avenue North.** Erlend Larson, Project Manager at Building Restoration Corporation, presented the application for Certificate of Appropriateness for restoration of the McKesson Building (<http://www.ci.minneapolis.mn.us/www/groups/public/@cped/documents/webcontent/wcmsp-217998.pdf>). This 6-story masonry building erected in 1892 has been spot repaired over the years by others and is now in need of full restoration; mortar and stone material have reportedly been falling to the sidewalk below. Last year the owners, Lerner Publishing Group, had BRC install safety netting over the stone, and this season they want them to perform a full restoration by

removing the netting and installing new sheet metal cornices, which BRC fabricates inhouse, over the stabilized stone. Since the original stone is no longer available and the remaining material isn't salvageable, the owners would like new custom sheet metal cornices to help bring the building back to its original appearance.

The LUC approved recommending a Letter of Support for the CoA with the condition to confirm the need for a snow guard.

Sweet moved and McCrea seconded a motion to approve a letter of support for the CoA for restoration of the McKesson Building with the condition to confirm the need for a snow guard. Tamburino called for discussion. The motion passed.

- B. Water Works Phase 1 Update.** Bruce Chamberlain, landscape architect and urban designer, presented on behalf of Katherine Lamers, Design Project Manager at the MPRB.

Chamberlain guided the LUC through the design as it was up until last spring, the intent being to revitalize and re-inhabit the Bassett Sawmill and Columbia Flour Mill buried beneath the former Fuji Ya restaurant east of the Third Avenue Bridge and become the face of a 1-story public pavilion featuring a restaurant and food service venue run by The Sioux Chef, and gain pedestrian access to the riverfront with steps terracing down from 1st Street constructed over the Occidental Mill.

Because they subsequently ran into an insurmountable overage on the project related to the archaeological excavation of the Columbia Flour Mill, which has the gravel surface parking lot above it, last May they began looking at alternatives and changed the design to a 2-story building across the Bassett Sawmill, and the Columbia Flour Mill will remain filled with a green terrace on top and the facing wall restored. Now that they're back on budget and have added a nature-play area.

They are now \$94,000 away from the project budget goal of \$18 million. Plans and specifications are complete and in the hands of the City's Procurement Office. HPC's Certificate of Appropriateness has been issued and they're in the process of negotiating the lease with the year-round The Sioux Chef restaurant. Construction is expected to begin in May of this year and the pavilion is expected to be open by spring of 2020.

Since this presentation was for informational purposes only, no action was taken. For more information, visit <https://mplsparksfoundation.org/projects/water-works/>.

- C. 240 Park Avenue South.** This proposed 17-story mixed-use project across from the Old Spaghetti Factory (<https://bkvgroup.com/project/240-park-avenue/>) was introduced by Dave Stofer, Director of Real Estate Development at MN Development (<https://www.linkedin.com/in/david-stofer-5b23b13b>), and presented by Chris Palkowitsch, Partner at BKV Group.

A number of changes have been made since they last presented before the LUC that made it more visually attractive. The main entrance is still along Park Avenue, but the porte-cochère drop off has been moved to the interior resulting in two sides to the lobby area. There will still be 204 market rate units, three ground level retail bays along Washington Avenue, and 1 below ground

and 5 above ground parking levels for 275 spaces.

Since this presentation was for informational purposes only, no action was taken; however, the LUC expressed a desire for them to use larger rectilinear planting areas that the City is moving toward versus the proposed tree grates, and to be conscientious about the materials used for the dog run to help mitigate odors. The LUC also felt the project received a gift from the City by not requiring more levels of the parking be below ground. For more background information, visit <http://www.ci.minneapolis.mn.us/www/groups/public/@cped/documents/webcontent/wcmstp-214023.pdf>.

Lastly, Frazell advised they will continue to monitor projects via the new Development Tracker that Hantge pulled together in partnership with Randy Manthey and Tom Schmidt.

VI. Nice Ride Minnesota

Bill Dossett, Executive Director, explained Nice Ride Minnesota (<https://www.niceridemn.com/>), a local nonprofit, was created about 10 years ago to own and operate the green bikes; the idea being public funding to buy bikes and stations and a nonprofit to operate them. He is now the only employee of the nonprofit and its Board's job is to oversee contracts and advocate.

NRM is the sole licensee with the City for the duration of the old grant that expires in 2021, and they have a contract with Motivate (<https://www.motivateco.com/>), a for profit that operates the biggest bike sharing system in the county, which was recently acquired by Lyft (<https://www.bicycling.com/news/a25361114/lyft-buys-countrys-largest-bike-share-company/>).

About a year ago NRM underwent a transition brought about by the success of bike share and changes in technology, e.g., millions of dockless bikes showing up for the first time. NRM's Board thought dockless was a solution, but the way it was being implemented – substandard quality of bikes, unreliability of the system, disorder in the right-of-way – was not okay. Ultimately, they prepared a Request for Proposals that went out to the market explaining NRM's attributes – have an existing system, relationship with the City, great employees and trucks – and asked what the market could bring that meets their requirements for quality, reliability and equity. Motivate responded to the RFP and committed 1,500 dockless bikes in Year 1 (2018), 1,500 in Year 2 (2019), and more in the future if they meet utilization levels. Last year they launched just 1,270 of the 1,500 because their bikes have to be returned to parking zones, but because of rainy weather in October they weren't able to complete the striping. They learned people **do** want to return the bikes to where they are directed; 84% were returned to the stripe zones or right next to existing stations and 16% were returned outside of the stripe zones. More importantly, they didn't get vandalism or thefts. This spring those 1,500 bikes are coming back and they'll be serving a larger area, but the implementation of the parking zones take a little longer.

When NRM underwent a transition, they expected to transition away from docked bikes, but due to a number of trends, most importantly electrocution, consumer demand for e-bikes is going through the roof. E-bikes and e-scooters have been launched in many cities and consumers want them for micromobility. The solution NRM will bring forward is the electric bike so Motivate and Lyft came to them in October and said rather than deliver 1,500 more blue pedal bikes, they want to deliver electric bikes and keep them in the docks. Dossett was surprised because it's a huge cost to them because they have to upgrade touchscreens, modems and swap batteries. Right now they have them in Montreal,

New York, DC, and San Francisco.

Dossett then described types of e-bikes (<https://www.montaguebikes.com/folding-bikes-blog/2018/03/electric-bicycle-types-explained/>) and where they're allowed. Type 1 e-bikes are allowed on trails throughout Minnesota, but not those that can go over 20 miles per hour or one that has a throttle.

Thereafter he entertained questions from the Board during which he advised in the next couple weeks all of the stations are coming back with each capable of holding 1,800 bikes, 1,300 of which will be the old green bikes and 500 of which will be pedal-assist electric. In the middle of July they'll ask the City, Park Board, and U of MN whether it's working for them and if they say yes they'll take all of the green bikes off the street and replace them with 1,800 pedal-assists.

Dossett advised if you return a blue dockless bike in the middle of the sidewalk, it's his and Motivate's responsibility to solve it pursuant to the contract with the City; there are app notifications and penalties and it wasn't as big of a burden last year. If it's a recurrent problem with the same customers, they'll cancel their account. For other issues, they work with Minneapolis Bicycle Advisory Committee (<http://www.minneapolismn.gov/bicycles/BicycleAdvisoryCommittee/index.htm>) to encourage safe riding, promote commuter and recreational bicycling, and advocate for bicycling infrastructure improvements.

Dossett gave an overview of the pricing structure (<https://www.niceridemn.com/pricing>); it will not change for the overall system, but it will be \$1 per trip for an e-bike unless you're in their equity program.

He believes bikes and scooters should be handled in the same way over the long term, but it's going to take a couple years to get there. He doesn't believe scooters are a mature product, there're not safe or sustainable, so he spends most of his time thinking about how cities ought to be working with privately funded mobility services to achieve public goals.

Lastly, he discussed another trend, mobility hubs (<http://www.southwestjournal.com/news/green-digest/2019/03/minneapolis-mobility-hubs/>).

VII. Downtown Forest/Greening Lab Project

Beth Shogren, Executive Director of Green Minneapolis, summarized the presentation she gave to the Board on January 28th. She is back to make a formal request of \$10,000 for the 2019 Tree Watering Project in order to continue advocating, coordinating, planting and establishing new trees, monitoring and assessing, and broadening engagement. She assured the Board its logo could be placed on the tree tags for this year and perhaps to add some component to existing tags.

Hill expressed appreciation for the Greening Lab's use of the DMNA's dollars in 2018; she is happy the MPRB sees the value of the project and has stepped up as a willing partner.

Hill moved and Sweet seconded a motion to provide a \$10,000 contribution to the Green Minneapolis for the 2019 Tree Watering Project. Tamburino called for discussion. The motion passed.

For more information on the Greening Lab, please visit <https://www.mplsddid.com/greeninglab>.

VIII. Ward 3 Update

Council Member Steve Fletcher reported on the following items:

- Received a green energy grant for a Minneapolis Public Housing Authority property at 809 Spring Street NE to replace all of the HVAC and repair any deferred maintenance. This is one of two sites in the country to receive this grant.
- A nonprofit has assumed ownership of the Stonehouse Square Apartments at 215 Broadway Street NE (<https://www.apartments.com/stonehouse-square-apartments-minneapolis-mn/4r7n2ck/>) and will maintain affordable rents.
- Subsequent to a lawsuit brought against the City regarding its authority to operate The Commons (<http://www.startribune.com/judge-city-of-minneapolis-has-no-authority-to-operate-the-commons-park/483656801/>), the Hennepin County District Court didn't find a problem with the deal with the Vikings, but did find a problem with the deal with MPRB which would be a problem if allowed to remain as it would prevent the City from collaborating on all sorts of things including on the 20 Year Neighborhood Park Plan, so the City and the MPRB are appealing. In the meantime, the City is in the process of transferring The Commons to the MPRB which will assume the contract with Green Minneapolis to manage park programming. The DID will still manage the maintenance of the park (<http://www.startribune.com/minneapolis-seeks-to-transfer-commons-park-to-park-board/507544552/>).
- Encouraged everyone to stay and enjoy the NCAA Men's Final 4 festivities and championship games in downtown from April 5-8 (<https://www.ncaa.com/final-four>).

Thereafter, he responded to questions during which he advised he receives a spreadsheet of activities on the 311 call (<http://www.minneapolismn.gov/311/index.htm>) and looks for patterns. Based on the problem and how complicated it is, calls are routed to different departments and he has found that responses are amazingly prompt. He will also continue to monitor the vehicular and pedestrian traffic on and around 11th Avenue South.

Lastly, he gave his perspective of Neighborhoods 2020, and shared the story of tenants in Marcy Holmes in a crisis situation to illustrate the role neighborhood associations can play if they take on a more diverse range of tenant issues to support people who are renting and experiencing the neighborhood in a variety of way; we need shift the conversation to how to support neighborhoods in being more inclusive because it makes us all safer.

McCrea mentioned Sidewalk Talks (<https://www.sidewalktalksf.com/>) as another way of being more inclusive and diffusing criminal activity in a neighborhood.

IX. Pianos on Parade

Marybeth Weisberg, Membership Director for the Minneapolis Downtown Council, gave a brief history of the organization, their mission and the 2025 Plan (<https://www.mplsdowntown.com/2025plan/>) which has 10 initiatives, all of which is designed to make sure downtown stays clean, green, safe and active.

After distributing a 2-page, double-sided color document, Meghan Gustafson, Director of Events and Programming, presented the Pianos on Parade program (<https://www.mplsdowntown.com/pianos/>) that strategically places 25 local artists-painted pianos throughout downtown Minneapolis during the month of June in partnership with Keys4Kids. Once a week each piano is programmed with musical performances. They have great social media presence; last year they garnered over 539,000 social

media impressions. They also receive positive community feedback.

Shane Zahn, Director of Safe Initiatives for Minneapolis Downtown Improvements District, stated the Ambassadors (<https://www.mplsdid.com/ambassadors>) are their most recognizable service, both Safe and Clean who help on average 6,500 people find information and give directions, and remove 80,000 pounds of trash each month. If you asked him 5 years ago if he would be talking about PoP as a safety strategy, he would look at you as if you were crazy. But they find this to be an effective tool, similar to crime prevention through environmental design, using crime prevention through activation. PoP works by becoming a welcoming space where people gather to have fun. Last year there rarely were incidents around the pianos themselves, the biggest deal was the weather. When he walked down Hennepin Avenue, he was amazed at how many young talented pianists we have in the city. PoP has also received a lot of positive feedback from police officers who talk with people who are playing. Last year they saw almost a 20% decrease in Part 1 crimes, so some type of crime prevention through activation is working, and our downtown perception survey has increased for safety by 3%. PoP is a piece of the puzzle for doing more activation and making downtown fun and attractive.

Gustafson concluded by thanking the DMNA for its support in 2018, and requested \$10,000 contribution to the 2019 PoP program.

McCrea moved and Frazell seconded a motion to provide a \$10,000 contribution to the Minneapolis Downtown Council for the 2019 Pianos on Parade program. Tamburino called for discussion. The motion passed.

X. Joint EPNI/DMNA Personal Safety Class

Vanessa Haight, Executive Director of Elliot Park Neighborhood, Inc., advised their three main priorities for 2019 are influencing development; improving community safety; and addressing community needs (<https://www.elliottpark.org/>).

One of the ways Haight discussed with Hantge to improve community safety is to conduct a Personal Safety Class at The Commons this summer similar to what she did at Beltrami Neighborhood Council; it was open to all and was led by a Personal Safety Instructor. It should be relatively inexpensive; essentially just the cost of the instructor and potentially any fees associated with using The Commons.

The DMNA Board was supportive of the idea. Haight and Hantge will review each organization's summer calendar to find a date that works for both. Hantge will connect with Amanda Wigen at Green Minneapolis to determine whether they would be willing to partner with the DMNA and EPNI. Haight will secure an instructor. The goal would be to find a date earlier in the summer before everyone's schedule gets too busy. Stay tuned for more information.

XI. Old / New / Other Business

A. Neighborhoods 2020. Hantge and Frazell presented the revised draft of the DMNA's response to the Neighborhoods 2020 Framework.

Frazell moved and Sweet seconded a motion to approve the revised letter. Tamburino called for discussion. The motion passed.

Hantge will submit the letter prior to the NCR Department by the March 31st deadline.

- B. DMNA Fund Balances.** Hantge noted that the updated spreadsheet is posted on the Board Members Only page of the Website.
- C. Water Bottle Project.** McCrea provided an update on this joint project with the Mill City Farmers Market. The plan is to purchase 1,000 water bottles for distribution to downtown residents on two Saturdays at this summer's market. McCrea and Erickson are working on a survey in partnership with Brenda Langton that helps identify downtown residents. There will be a limit of one water bottle per family. In addition, McCrea said they will create a marketing piece about the DMNA to insert into the water bottle. The insert will have information about the DMNA meetings, events and activities, as well as a list of organizations the DMNA has partnered with over the years. McCrea requested the Board approve an allocation of up to \$5,000 for the project. Hantge indicated the funding source would be the DMNA's Community Participation Program dollars.

McCrea moved and Sweet seconded a motion to spend up to \$5,000 on the purchase of water bottles. Tamburino called for discussion. The motion passed.

- D. 2019 Goals and Priorities.** There was no discussion under this item.
- E. Next Board Meeting Date.** Monday, April 22, 2019.

XII. DMNA Outreach and Collaboration

- **Neighborhood Cleanup Dates.** Hantge advised the North Loop Neighborhood Association has set the following 2019 dates for their monthly cleanup events:
 - Saturday, May 25
 - Saturday, June 29
 - Saturday, July 27
 - Saturday, August 31
 - Saturday, September 28

Participants are to meet at Whole Foods at 222 Hennepin Avenue at 10 a.m. to pick up garbage bags. The NLNA welcomes the DMNA to partner and promote the same dates. The Board seemed agreeable to the idea. Hantge will post the dates on the Website and Facebook page.

- **Other Updates.** For a complete listing of the organizations and committees in which the DMNA is engaged, please reference the Outreach and Collaboration Chart prepared by Sweet included in the March 2019 Board materials on the DMNA's website.

XIII. Adjournment

There being no further business,

Sweet moved and Erickson seconded a motion to adjourn the meeting. Tamburino called for discussion. The meeting adjourned at 7:50 p.m.

Signed this _____ day of _____, 2019.

Chair

Secretary