

DOWNTOWN MINNEAPOLIS NEIGHBORHOOD ASSOCIATION

Minutes from the Board of Directors Meeting on Monday, September 20, 2021

Via Zoom

<https://us02web.zoom.us/rec/share/TLat4nDf8xEzBuHE0b5Kjd7f1QKSvudRIK4vidRwHCsAlKeWzwWnDyg5Op7D2YJ.Piw47Y0fp78LGbHF>

I. Call to Order

Chair Pamela McCrea called the Board meeting to order at 5:47 p.m.

Other Board members in attendance were:

Max Erickson
Andrew Gittleman
Kevin Frazell, Vice Chair
Tomek Rajtar
Laurie Rice
Carletta Sweet, Secretary
Joe Tamburino
Dianne Walsh, Treasurer

Staff member Christie Rock Hantge was also present.

Zoom guests in attendance included:

Gail Asher	Douglas Pearson, Centre Village
Robert Atkinson	Wendy Rubinyi, Bridgewater Lofts
Rick Crispino, Bridgewater Lofts	Mary Suilmann, Bridgewater Lofts
Angie LaTour, U.S. Department of Justice	Ethan Trinh, U.S. Department of Justice
Malik Mitchell, Imagine Deliver	Elizabeth Vandam, Oakland Apartments
Brent Payne	Johnna White, Imagine Deliver

II. Consideration of Agenda

With there being no additions or changes to the agenda,

McCrea moved and Gittleman seconded a motion to approve the agenda as submitted. McCrea called for discussion. The motion passed.

III. Consent Agenda

Rice moved and Gittleman seconded a motion to approve the consent agenda which included the August 30th Board meeting minutes; F2021 Budget vs. Actual for the period ending August 31, 2021; and the Neighborhood Coordinator / Finance Coordinator staff report for August (Invoice #080). McCrea called for discussion. The motion passed

IV. Public Service Announcement

McCrea took this opportunity while waiting for the first presenter to announce the upcoming annual meeting on Monday, October 25th (<https://www.thedmna.org/event/dmna-annual-meeting-on-october-25-at-6-p-m->

[via-zoom/](#)) and advised there are vacancies to fill. The DMNA represents approximately 50,000+ residents, employees, and businesses, and the DMNA would like to think it's part of something bigger than itself, so some of the projects it has taken on will last beyond its lifetime or service, so if we have a skillset we'd like to offer, there are all kinds of opportunities to engage through the Land Use Committee, Civic Engagement Committee, Home Owners Advisory Group. To give your time and energy to the DMNA, visit <https://www.thedmna.org/get-involved/>.

V. **Department of Justice Investigation into Minneapolis Police Department**

McCrea explained pursuant to Attorney General Garland's announcement of an investigation into the MPD to assess types of force used by officers (<https://www.justice.gov/opa/pr/attorney-general-merrick-b-garland-announces-investigation-city-minneapolis-minnesota-and>), the DOJ reached out to the DMNA as part of its community engagement to hear from various voices and experiences in the community.

Ethan Trinh introduced himself as an Investigator (<https://www.linkedin.com/in/ethan-trinh-e57/>) with the Special Litigation Section of the DOJ (<https://www.justice.gov/crt/special-litigation-section>) based out of DC, and he's working with attorneys both from his office and the Minnesota U.S. Attorney's Office on the civil investigation of this case.

Angie LaTour introduced herself as being from the local U.S. Attorney's Office (<https://www.linkedin.com/in/angie-latour-477b505/>) and she's working jointly with Trinh on a Pattern or Practice Investigation (<https://www.justice.gov/file/how-pp-investigations-work/download>) into both the City and MPD to determine whether they have violated rights of people either under federal law or under the federal constitution and is separate and independent from any pending criminal investigation. The investigation is focused on whether (i) excessive force was routinely used including when used against protestors and/or members of the press, (ii) discriminatory policing was routinely engaged in including on the basis of race, (iii) systems were deployed to appropriately respond to people with disabilities, all towards the goal of obtaining a full picture of the City's and MPD's law enforcement practices and to understand how the MPD is interacting with the public.

They've met with City officials including the Mayor and Chief, representatives of the Governor, Hennepin County Attorney's Office who have all pledged to cooperate, and are coordinating with the Minnesota Department of Human Rights which is conducting its own investigation into MPD.

Trinh emphasized the importance of these meetings to get the word out and hear the experiences and concerns from our own community. They would appreciate if we would pass on their toll-free number (866) 432-0268 and Email Community.Minneapolis@usdoj.gov with community members who would like to share their experiences confidentially or would like more information.

Although this was initiated on April 21st and the investigation is ongoing, there are a lot of variables that will impact how quickly the investigation will be concluded; those of similar scope (i.e., <https://www.justice.gov/opa/pr/justice-department-announces-findings-investigation-baltimore-police-department>, <https://www.justice.gov/opa/pr/justice-department-announces-findings-investigation-chicago-police-department>) have been concluded in around a year.

McCrea thanked them for their work and noted George Floyd's murder rippled the world and

consequently the MPD is down 200+ officers, so the longer it takes for DOJ to release its conclusion the longer it'll take for the City to move forward. From economic development to community safety to all the other things that affect Minneapolis, she emphasized the importance of knowing the results of the DOJ's investigation sooner rather later because it will help Minneapolis become grounded and lay the foundation for the future.

LaTour reassured McCrea it's in no one's interest to delay the investigation and they're happy to provide updates as they move closer to issuing finding letters.

Then in response to Frazell's inquiry, Trinh discussed the remedies employed in Baltimore while they were under Consent Degree one after Floyd's murder, and they're still involved in helping to enforce their Consent Degree, making changes in the department, and trying to check in with the community to see if changes are affecting people in the way they'd like to see. The investigations are a long and comprehensive process. For other changes they've made, he encouraged anyone to look at their findings.

VI. Oaklands on 9th Legacy Grant Application Update

Elizabeth Vandam, author and historian of architecture, returned to give an update on the Legacy Grant application to the Minnesota Historical Society for the podium marker. She's working through the application and is still trying to make the October 8th deadline for submission this quarter (<https://www.mnhs.org/preservation/legacy-grants/events/13001>). To get the application going, she needed a quote, and once she received the first one from Signs & Graphics in St. Paul for \$3,300 which included installation, she sent it to Christie. She's still waiting for a quote from Sewah Studios in Ohio (<https://sewahstudios.com/>).

Initially she erroneously thought overhead management fees would be covered by the grant, but because that's not the case she needs an application adjustment and is offering a private donation to the DMNA equal to the 10% of the grant total that will go directly to the DMNA.

Hantge clarified that typically if the DMNA were to serve as the fiscal agent for a grant application such as this, it would ask for a 10% administrative fee to cover staff time and other extraneous costs that may arise in the interim; the Minnesota Historical Society requires a 501(c)(3) be the applicant and the fiscal agent. The DMNA has done so for another much larger Legacy Grant for the North Star Lofts sign rehabilitation project a few years ago (<https://www.fsresidential.com/minnesota/news-events/press-releases/north-star-lofts-iconic-sign-rehabilitation-projec/>).

Gittleman moved and Frazell seconded a motion to continue to support the Oaklands on 9th's (<https://oaklandson9th.com/> and <https://www.facebook.com/oaklandson9th>) Legacy Grant application to the Minnesota Historical Society for a podium marker and serve as its fiscal agent. McCrea called for discussion. The motion passed.

VII. Reimagine Hennepin Healthcare

Malik Mitchell, Insights & Innovative Strategist (<https://www.linkedin.com/in/malikmitchell/>), and Johnna White, Senior Strategist (<https://www.linkedin.com/in/johnna-white-she-her-5a1b3910/>), both from Imagine Deliver (<https://imagedeliver.com/>), explained this is a refresher to the presentation given by Tom Hayes,

Vice President of Public Relations and Marketing at Hennepin Healthcare (<https://www.linkedin.com/in/tomdhayes/>), to the Land Use Committee on September 7th, and it's their 9-month partnership with Hennepin Healthcare to reimagine what service delivery and physical campus can look like through a health equity and justice lens to ensure they're bringing in the community voices that are impacted by their decisions. They are still in the first of three phases, i.e., Community Learning, which requires completing some community conversations this week in which we may participate by either aiming our camera to the QR code displayed or via Mentimeter (<https://www.menti.com/>) using code 61 27 53 3 to join the conversation and respond to prompts. After discussing the Board's responses to three questions – What, for you, are the most important features of a healthy neighborhood? What resources do you think the Hennepin Healthcare campus and surrounding area could most benefit from? For downtown to become a healthcare hub, what kinds of partners or types of companies would you add? – Mitchell explained the questions posed are to help us start thinking about the types of information they're seeking from us.

To join a group of community leaders for a visioning session to help create a bold strategy for improving care at Hennepin Healthcare, visit <https://www.signupgenius.com/go/10c0f4caca629abf5c16-community>.

VIII. Chair's Report

McCrea reiterated her earlier public service announcement about vacancies on the Board and noted if we have skillsets to offer, we're welcome to apply. If we don't have the time to commit, to consider volunteering for one of the committees. There are three Board members whose terms are expiring, Erickson, Frazell, Rajtar. Hantge reminded everyone she's posted information about the annual meeting and elections on the website, weekly eblasts, and on Facebook.

IX. Civic Engagement Committee Report

Committee Chair Max Erickson reported on the following:

A. Neighborhood Identification Signage. At the September Board meeting, he brought forward an invoice for this project (<https://www.thedmna.org/wp-content/uploads/2021/09/DMNA-Signage-Costs-2021-9-20-21-UPDATED.pdf>) which was not approved. The Board subsequently received legal advice that the invoice could **not** be paid so the DMNA is following that guidance. Thanks to McCrea and Hantge for their swift follow up to resolve the issue.

Now he's seeking approval of the draft press release for the launch of new ID signs for Downtown East, Downtown West, Mill District, and the Gateway District (<https://www.thedmna.org/wp-content/uploads/2021/09/PRESS-RELEASE-DMNA-Downtown-Minneapolis-Branding-and-ID-Signage-Initiative-9.18.2021.pdf>). The plan is to distribute the press release to a number of media outlets once the signs are up. McCrea noted that she would also like to be listed as a contact person since she lives downtown and could answer questions onsite, and that we should have some type of ribbon-cutting ceremony (she spoke with the Mayor who is excited about the project).

Gittleman moved and Walsh seconded a motion to approve the press release for the launch of new ID signs for Downtown East, Downtown West, Mill District, and the Gateway District. McCrea called for discussion. The motion passed.

- B. Municipal Election Joint Community Forums.** They concluded their third and final one on Monday, September 13th, a Ward 3 Candidates Forum, a recording of which can be viewed at <https://northloop.org/city-council-candidate-forum/>.

The first, a Governance Charter Amendment presentation on Tuesday, August 24th, and the second, a Public Safety Charter Amendment presentation on Wednesday, August 25th, can be viewed at https://us02web.zoom.us/rec/share/FbCwthWzF_uMYG_34lmkhMTA6FEXOmXzrabc3FRiPimVhCLFofpK2gzVgWUSV7e_c4usaK4Ja_aymQTL. He thanked the NLNA for its collaboration on all three forums.

- C. Green Minneapolis Cleanup Event.** As a follow up to last month's Board meeting, he met with David Wilson, Chair of Green Minneapolis (<https://www.greenminneapolis.org/about/board-of-directors/>), who has partnered with Keep American Beautiful (<https://kab.org/>), the Los Angeles Rams, and Castrol for a volunteer litter clean up event on Saturday, October 9th, 9 a.m.-1:00 p.m. (<https://volunteer.kab.org/opportunity/a2a4M000001h0tjQAE>). They are seeking crew leaders for Elliot Park and Downtown East neighborhoods, so if interested let him and Hantge know.

- D. Annual Meeting Volunteer of the Year Award.** This is up and running and if we'd like to submit nominations, we can do so by September 30th (<https://www.thedmna.org/dmna-seeking-nominations-for-2021-volunteer-of-the-year-award/>).

The next meeting of the Civic Engagement Committee is on Thursday, October 14th.

X. Land Use Committee Report

Committee Chair Kevin Frazell reported on the following items presented at the Tuesday, September 7th meeting:

- A. Kothe Real Estate Partners' Tax Base Revitalization Account Grant Application** by John Kothe, Founder and Partner (<https://www.linkedin.com/inHn/john-kothe-a3891017/>). They are seeking \$850,000 in TBRA funds ([https://metro council.org/Communities/Services/Livable-Communities-Grants/Tax-Base-Revitalization-Account-\(TBRA\).aspx](https://metro council.org/Communities/Services/Livable-Communities-Grants/Tax-Base-Revitalization-Account-(TBRA).aspx)) for asbestos removal in the redevelopment of the 1963 18-story Crown Plaza Northstar at 618 2nd Avenue South into a 218-room Hotel Indigo, an Intercontinental Hotel Group (<https://www.ihg.com/hotelindigo/hotels/us/en/reservation>).

As there were no land issues and the LUC felt the project was breathing new life into an historically significant downtown property, it unanimously recommended providing a Letter of Support (<https://www.thedmna.org/wp-content/uploads/2021/09/DMNA-Letter-of-Support-Hotel-Indigo.pdf>).

- B. Franklin Street Properties' Application for Alteration of a Non-Conforming Use** by Katie Weber, Installer at Top Line Advertising (<http://toplinesign.com/>). In deference to their new tenant Deluxe Corporation (<https://www.businesswire.com/news/home/20200914005685/en/Franklin-Street-Properties-Corp.-Announces-New-Lease-at-801-Marquette-Avenue-and-121-South-Eighth-Street-in-Minneapolis> and <https://tcbmag.com/deluxe-corp-moving-hq-to-downtown-minneapolis/>), FSP plans to rebrand the exterior of the former home of TCF Bank at 801 Marquette Avenue South and 121 South 8th Street, by removing two existing electronic message center signs on the roof and replacing them with large illuminated letters reading "dlx" which will be backlit and only illuminated at night.

Since the new signage will go exactly where the current signage is, the LUC unanimously recommended providing a LOS (<https://www.thedmna.org/wp-content/uploads/2021/09/DMNA-Letter-of-Support-Franklin-Street-Properties-Alteration-of-Nonconforming-Use.pdf>) and thanked Deluxe for moving downtown.

- C. Mother Dough’s On-Sale Wine and Beer Liquor License Application** by Elijah Fhima, Director of Operations (<https://www.linkedin.com/in/elijah-fhima-3982b6202/>), and Mimi Fhima. They currently own and operate Fhima’s Minneapolis located at 40 South 7th Street (<https://fhimasmpls.com>), and this project in two former Peace Coffee locations in the Capella Tower at 225 South 6th Street will be a second restaurant business for the family (<https://www.startribune.com/fhima-family-to-open-mother-dough-in-downtown-minneapolis/600102332/>). Mr. Fhima reviewed the business plan, including information on safety and security procedures, and the Alcohol Server Training Plan over which he’ll train all employees. Mother Dough will serve espresso and baked goods 7 a.m. to 7 p.m.; lunch 11:00 a.m.- 2:00 p.m.; and wine, beer, and food service 2:00 p.m.-7:00 p.m., Mondays through Fridays only. They are not seeking an entertainment license.

The LUC was impressed with the ownership’s experience and unanimously recommended providing a LOS (<https://www.thedmna.org/wp-content/uploads/2021/09/DMNA-Letter-of-Support-liquor-license-application-for-Mother-Dough.pdf>).

- D. Hennepin Healthcare’s Future in the Downtown Community** by Tom Hayes, Vice President of Public Relations and Marketing (<https://www.linkedin.com/in/tomdhayes/>). Unlike Imagine Deliver’s earlier presentation which was about soliciting our input, Hayes gave an overview of the HH campus beginning with the original hospital district that was comprised of late 19th/early 20th century structures, up through the huge and diverse campus they have grown into today which includes the new Clinic & Specialty Center at 715 South 8th Street that opened in 2018 (https://en.wikipedia.org/wiki/Hennepin_County_Medical_Center). He also discussed who comprise their patients, team members, and neighbors, as well as who they serve in the city, county, and state.

Frazell surmised what’s driving the reimaging their future in downtown discussions is they are finding some inefficient uses of their buildings and need to consolidate.

Frazell moved and Rice seconded a motion to approve the three above-mentioned Letters of Support. McCrea called for discussion. The motion passed.

XI. Strategic Planning Task Forces

- A. Branding.** Walsh gave an update on the following projects:

- 1. DMNA Day at Mill City Farmers Market.** She thanked Frazell for spearheading this event on Saturday, September 18th (<https://www.thedmna.org/event/dmna-day-at-the-mill-city-farmers-market-on-saturday-september-18/>) and getting our name out there.

2. **Historic Signage.** They now have all signs at the printer for the first run and should be getting the prototypes for the plastic signs within the next 10 days, and once received they'll meet with the building owners for final approval so they can go into production.

After she sent to the Board and Hantge posted the budget and cost for 2021

(<https://www.thedmna.org/wp-content/uploads/2021/09/DMNA-Signage-Costs-2021-9-20-21-UPDATED.pdf>),

Walsh has since received an additional cost of \$49 for one of the images purchased by a volunteer through the Minnesota Historical Society, hence she is seeking support for up to \$5,000 for 2021 because there may be some additional items.

Currently there is a \$15,000, 3-year plan to put up these historic signs in the Mill District of Downtown East and West with the anticipation of expanding to other areas in the downtown neighborhoods in the future. Contrary to the initial plan of introducing the project to the community at The Depot Minneapolis or Day Block Brewing, because of COVID they're now planning to via the website, eblasts, news media, and a 5-minute video of all 16 buildings by Peter Zenner (<http://zenmation.com/>) similar to the one he produced for the DMNA in the past. Zenner has agreed to a fee of \$1,000.

Walsh moved and Erickson seconded a motion to approve the Historic Signage 2021 budget up to \$5,000, subject to approval by Bob Cooper of the City's Development Finance Division, that no additional bid is required for the video production. McCrea called for discussion. The motion passed.

XII. New / Old / Other Business

- A. **Consideration of Downtown Breakroom Skate Park.** Hantge advised this discussion should take place *before* the annual meeting because the current Board has heard Midwest Skateboard Alliance's presentations over the years (<https://www.midwestskateboard.com/downtown-breakroom>), and pursuant to Neighborhoods 2020 any remaining Neighborhood Participation Program (NPP) and Community Participation Program (CPP) funds will roll into the Equitable Engagement Fund (<https://www2.minneapolismn.gov/government/departments/ncr/neighborhood-programs/equitable-engagement-fund/>) by 2022, so since this a capital improvement not an outreach and engagement project, we should use some of the NPP funds still available to support the Downtown Breakroom; there's \$25,000 sitting in the Downtown Development strategy.

When responding to questions, she noted MSA kicked off a fundraiser at Modist Brewing (<https://www.facebook.com/events/modist-brewing-company/bash-for-the-breakroom/531750777978901/>) and our support will be looked upon favorably by grantors as seed money. She also suggested tying our funds in a contract and give them time to complete the fundraising process, then our funds would follow.

Gittleman moved and Erickson seconded a motion to approve matching up to \$25,000 for the Downtown Breakroom Skate Park to be built at 2nd Avenue North and North 4th Street, subject to approval by Bob Cooper of the City's Development Finance Division. McCrea called for discussion. The

motion passed.

B. Annual Meeting. It will take place on Monday, October 25th at 6:00 p.m. via Zoom (<https://www.thedmna.org/event/dmna-annual-meeting-on-october-25-at-6-p-m-via-zoom/>). McCrea will obtain a plaque for the winner of the Volunteer Award, and an electronic voting ballot will be in the chat box.

C. Minneapolis Downtown Improvement District 2021 Safety Plan Social Worker Discussion. Because McCrea has called 311 and 911 several times on individuals in Gold Medal Park who demonstrated harmful behavior and no social worker or police have responded, she led a discussion about this project which was funded by moving \$60,000 from the NPP Reserve Fund to the Neighborhoods Respond to COVID and approved by community vote on April 19, 2021.

Comments made during the discussion included the MPD is understaffed and prioritizing calls; the need to reach out to Shane Zahn, Director of Safe Initiatives, to improve service; the DID does not respond to MPRB incidents; the meeting about park safety in collaboration with Gold Medal Park Conservancy and surrounding residential properties has not yet taken place; we should receive quarterly reports on how our funds are being used (it's only been up and running for several months and perhaps they could come after the annual meeting).

D. Neighborhoods 2020. Frazell advised he and Hantge continue to work on the next reiteration of the Bylaws for which they received Board feedback (<https://www.thedmna.org/wp-content/uploads/2021/09/Downtown-Minneapolis-Neighborhood-Association-Bylaws-REVISED-CH3.pdf>), then he highlighted the following changes:

1. For *Member Meeting Procedure* want to continue to refer to Robert's Rules of Order (<http://www.rulesonline.com/>) as their guiding procedure, but there is language that will permit the Board to waive it (page 4).
2. For flexibility in *Board Number*, chose to have "no less than 7 or more than 9" and quorum rules would still apply (page 6).
3. Going with NCR Department recommendations for *Board Terms*, i.e., no more than 25% of the Board can have served more than six consecutive years (page 6).
4. For *Board Service Eligibility*, too restrictive to include second bullet, so recommend removing "have attended at least three meetings of the Association in the past year of any kind, including board, member, or committee meetings" (page 6).
5. Wrote *Board Member Leave of Absence, Termination* that provides options, and *Removal* in accordance with the recommended language of NCR Attorney Jess Birken (page 7).

Then after discussion about the pros and cons of the *Removal* paragraph, the Board decided to use its **existing** Bylaws language which contains "with or without cause".

6. Changed names of *Board Officers* from Chair and Vice Chair to President and Vice President (page 10), and *Employees and Independent Contractors* from Neighborhood Coordinator to Executive Director (12) which NCR staff and attorney found no legal or employment obligations for the DMNA.

Hantge researched CLCP, EPNI, NLNA and all three, as well as other neighborhood organizations around the city she's familiar with, use President and Vice President. Also, both CLCP and EPNI have Executive Directors, so she recommended that the DMNA move into alignment with these organizations (reference her note regarding the revised Bylaws on the Board Members Only page under September 20th).

The Board will need to adopt these changes to the Bylaws by its October 18th meeting to be able to recommend them for ratification by the community at the annual meeting on October 25th.

Frazell moved and Tamburino seconded a motion to approve the draft Bylaws as amended. McCrea called for discussion. The motion passed.

XIII. Next Board Meeting

Monday, October 18th, at 5:45 p.m., via Zoom.

XIV. Adjournment

There being no further business,

Gittleman moved and Erickson seconded a motion to adjourn the meeting. McCrea called for discussion. The motion passed at 7:58 p.m.

Signed this _____ day of _____, 2021

Chair

Secretary