

REPORT TO THE CITY COUNCIL FROM
THE COMMUNITY DEVELOPMENT AND REGULATORY SERVICES COMMITTEE
STANDING COMMITTEE OF THE MINNEAPOLIS CITY COUNCIL
October 25, 2016

A regular meeting of the committee was convened at 1:30 p.m. on this date.

Members Present: Council Members Lisa Goodman (chair), Jacob Frey, Kevin Reich, Abdi Warsame, Alondra Cano and John Quincy

Matters listed below are hereby submitted with the following recommendations; to-wit:

1. Land sale: 1505 California St NE to Grandville Ricks or to alternate purchaser Cecil Edmund Smith and Gwendolyn Dee Smith ([16-01445](#))

Passage of Resolution approving the sale of the property at 1505 California St NE (Disposition Parcel No. TF-884) to Grandville Ricks for \$40,800, subject to conditions. If Grandville Ricks fails to close, approving the sale to Cecil Edmund Smith and Gwendolyn Dee Smith for \$40,800, subject to conditions.

Staff presentation by Elfric Porte, Department of Community Planning & Economic Development (CPED).

The public hearing was opened.

The following persons spoke:

1. Cecil Smith, 1600 3rd St NE, Minneapolis
2. Grandville Ricks, 290 Market St, Minneapolis

The public hearing was closed.

On motion by Quincy, carried on voice vote, the matter was approved.

2. Hewing Hotel: 300 Washington Ave N ([16-01446](#))

Approving application of AHG Hewing Licensee LLC. for an On Sale Liquor with Sunday Sales, Class B License (new business).

Staff presentation by Grant Wilson, CPED/Licenses & Consumer Services Division, who recommended approval of an On Sale Liquor with Sunday Sales, Class B License for the indoor space only, and approval of an On Sale Liquor with Sunday Sales, Class-2 License for the rooftop patio/deck.

The public hearing was opened. There being no persons wishing to speak, the public hearing was closed.

On motion by Frey, carried on voice vote, the matter was approved for an On Sale Liquor with Sunday Sales, Class B License for the indoor space only, and for an On Sale Liquor with Sunday Sales, Class-2 License for the rooftop patio/deck.

3. McKinney Roe: 530 4th St S ([16-01446](#))

Approving application of Downtown East, LLC for an On Sale Liquor with Sunday Sales, Class C-2 License (new business).

Staff presentation by Grant Wilson, CPED/Licenses & Consumer Services Division.

The public hearing was opened.

The following person spoke in support:

1. Dermot Cowley, with McKinney Roe

The public hearing was closed.

On motion by Frey, carried on voice vote, the matter was approved.

4. Red Rabbit: 201 Washington Ave N ([16-01446](#))

Approving application of Double Black Diamond, Inc. for an On Sale Liquor with Sunday Sales, Class E License (new business).

Staff presentation by Grant Wilson, CPED/Licenses & Consumer Services Division.

The public hearing was opened. There being no persons wishing to speak, the public hearing was closed.

On motion by Frey, carried on voice vote, the matter was approved.

5. Trader Joe's: 721 Washington Ave S ([16-01446](#))

Approving application of Trader Joe's East Inc. for an Off Sale Liquor License (new business).

Staff presentation by Grant Wilson, CPED/Licenses & Consumer Services Division.

The public hearing was opened.

The following person spoke in support:

1. Anthony Gleekel, attorney with Siegel Brill PA, representing Trader Joe's

The public hearing was closed.

On motion by Frey, carried on voice vote, the matter was approved.

6. 2016 levy for special assessments and adoption of assessment rolls ([16-01448](#))

1. Passage of Resolution for levy numbers 1080, 1081, 1084, and 1085, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost of abating nuisance conditions in accordance with Chapter 227 of the Minneapolis Code of Ordinances.
2. Passage of Resolution for levy number 1089, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost for unpaid administrative citations and civil fines issued in accordance with Chapter 2 of the Minneapolis Code of Ordinances.
3. Passage of Resolution for levy number 1092, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost for Building Demolition properties in accordance with Chapter 249 of the Minneapolis Code of Ordinances.
4. Passage of Resolution for levy number 1095, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost for Building Demolition properties in accordance with Chapter 249 of the Minneapolis Code of Ordinances.

5. Passage of Resolution for levy number 1096, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost for registering vacant properties in accordance with Chapter 249 of the Minneapolis Code of Ordinances.
6. Passage of Resolution for levy number 1097, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost relating to reinspection fees in accordance with Chapter 244 Section 190 of the Minneapolis Code of Ordinances.
7. Passage of Resolution for levy number 1098, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost of securing any building or structure rendered uninhabitable or unoccupied and open to trespass as a result of lawful police action in accordance with Chapter 171 of the Minneapolis Code of Ordinances.
8. Passage of Resolution for levy number 1099, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost of securing abandoned buildings in accordance with Chapter 227 of the Minneapolis Code of Ordinances.
9. Passage of Resolution for levy number 1120, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost for unpaid administrative citations and civil fines issued in accordance with Chapter 2 of the Minneapolis Code of Ordinances.
10. Passage of Resolution for levy number 1121, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost for unpaid administrative citations and civil fines issued in accordance with Chapter 2 of the Minneapolis Code of Ordinances.
11. Passage of Resolution for levy number 1125, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost for unpaid administrative citations and civil fines issued in accordance with Chapter 2 of the Minneapolis Code of Ordinances.
12. Passage of Resolution for levy number 1126, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost for unpaid administrative citations and civil fines issued in accordance with Chapter 2 of the Minneapolis Code of Ordinances.
13. Passage of Resolution for levy number 1159, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost of demolition to remove special hazards on properties in accordance with Chapter 249 of the Minneapolis Code of Ordinances.
14. Passage of Resolution for levy number 1163, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost for unpaid administrative citations and civil fines issued in accordance with Chapter 2 of the Minneapolis Code of Ordinances.
15. Passage of Resolution for levy number 1165, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost for unpaid administrative citations and civil fines issued in accordance with Chapter 2 of the Minneapolis Code of Ordinances.

16. Passage of Resolution for levy number 1176, directing the Director of the Hennepin County Property Taxation Department to place assessments against certain properties to defray the cost relating to reinspection fees in accordance with Chapter 525 Section 570 of the Minneapolis Code of Ordinances.

Staff presentation by Nick Magrino, Regulatory Services.

The public hearing was opened.

The following persons spoke:

1. Bobby Sea, attorney representing The Vine Word Of Truth Church, 3055 Central Ave NE, Minneapolis
2. Joseph Oladipo, owner of property at 1411 Emerson Ave N, Minneapolis

The public hearing was closed.

On motion by Goodman, carried on voice vote, the matter was approved, as amended to remove property at 1411 Emerson Ave N from the assessment rolls, with the direction to staff to retain 1411 Emerson Ave N on the assessment rolls if said property was brought through the official quasi-judicial assessment appeal process and recommendation made to the City by the administrative hearing officer, with report back prior to the City Council meeting of Nov. 4, 2016.

Vice Chair Frey assumed the Chair and read a statement of procedure and rules for the quasi-judicial hearing, item 7.

7. Rental Dwelling License revocation: 3219 Girard Ave N, Rori Investments, LLC & Robert Zeman ([16-01447](#))

Considering revocation of Rental Dwelling License.

Staff presentation by Nick Magrino, Regulatory Services.

The hearing was opened for comment by the licensee or their representative.

1. James Heiberg, attorney representing Robert Zeman and Rori Investments, LLC

On motion by Frey, carried on voice vote, the staff recommendation on item 7 was approved.

Goodman resumed the Chair.

8. Licenses & Consumer Services agenda for Oct. 25, 2016 ([16-01446](#))

Granting business licenses recommended for approval in the Licenses & Consumer Services Agenda for Oct. 25, 2016.

New liquor, wine and beer establishment owners or licenses, and permanent expansions or upgrades to existing licenses detailed as follows:

1. Dumpling: 4004 Minnehaha Ave S (new business).
2. Esker Grove: 725 Vineland Place (amending business plan).
3. Hum's Liquor: 2126 Lyndale Ave S (new proprietor).
4. Nomad World Pub: 501 Cedar Ave (new proprietor).
5. Red's Savoy Pizza at Keegan's Pub: 16 University Ave NE (expansion of premises).

On motion by Goodman, carried on voice vote, the matter was approved.

9. On Sale Liquor with Sunday Sales, Class B License Approval with Operating Conditions: DGB Investments, Inc., doing business as Prive, 315 1st Ave N ([16-01449](#))
 1. Approving application of DGB Investments Inc., doing business as Prive, 315 1st Ave N, for an On Sale Liquor with Sunday Sales, Class B license (new proprietor).
 2. Approving the Business License Operating Conditions Agreement negotiated between the City of Minneapolis and DGB Investments Inc., allowing the licensee to obtain the On Sale Liquor, Class B with Sunday Sales License for Prive, 315 1st Ave N, subject to adherence with the conditions contained therein.

On motion by Goodman, carried on voice vote, the matter was approved.

10. Minnesota Department of Employment and Economic Development Job Creation Fund Program application for Ovative Group LLC: 729 Washington Ave N ([16-01450](#))

Passage of Resolution of support for Ovative Group LLC's application for financial incentives from the Minnesota Department of Employment and Economic Development's Job Creation Fund.

On motion by Goodman, carried on voice vote, the matter was approved.

11. Grant acceptance awarded by the Minnesota Department of Employment and Economic Development (DEED) for the Aug. 1, 2016 round of DEED's Redevelopment Grant Program ([16-01452](#))
 1. Accepting grants from the Minnesota Department of Employment and Economic Development (DEED) for the Harris Building project, 501 30th Ave SE, in the amount of \$175,000, and the North Market project, 4414 Humboldt Ave N, in the amount of \$130,250, for the Aug. 1, 2016 round of the Redevelopment Grant Program.
 2. Authorizing grant, subrecipient and/or disbursement and related documents and agreements for the redevelopment grants.
 3. Passage of Resolution approving appropriation of funds to the Department of Community Planning & Economic Development (**Refer to WM**).

On motion by Goodman, carried on voice vote, the matter was approved and referred to the Ways & Means Committee.

12. Bid for demotion and site clearance: 1215 2nd Ave N ([16-01454](#))

Accepting low responsive bid of H & T Trucking, LLC, submitted on OP No. 8349 for an estimated expenditure of \$66,375, to furnish and deliver all labor, materials and incidentals necessary for the demolition and site clearance at 1215 2nd Ave N for the Department of Community Planning & Economic Development, and authorizing a contract for the services, all in accordance with City specifications (**Refer to WM**).

On motion by Goodman, carried on voice vote, the matter was approved and referred to the Ways & Means Committee.

13. Minneapolis Community Development Agency (MCDA) housekeeping ordinance ([16-01377](#))

Setting a joint public hearing of the CDRS Committee and MCDA Operating Committee for Nov. 15, 2016, at 1:30 p.m. on an ordinance amending Title 16 of the Minneapolis Code of Ordinances relating to Planning and Development, repealing chapters dealing with obsolete fees, entities, and programs and updating the chapter dealing with the Minneapolis Community Development Agency to reflect changes due to the creation of the Department of Community Planning & Economic Development:

1. Chapter 414 In General.
2. Chapter 416 Industrial Development Commission.
3. Chapter 418 Commercial Buildings Rehabilitation Loan Program.
4. Chapter 422 Minneapolis Community Development Agency.
5. Chapter 425 Working Capital Loans.

On motion by Goodman, carried on voice vote, the public hearing was set for Nov. 15, 2016, at 1:30 p.m.

14. Allocation of Year 2017 Low Income Housing Tax Credits (LIHTC) recommendations ([16-01451](#))

Approving preliminary reservation of Year 2017 Federal Low Income Housing Tax Credits totaling \$1,223,745 for the following projects: YouthLink Supportive Housing, 41 12th St N in the amount of \$98,614; Great River Landing, 813 5th St N, in the amount of \$674,359; and Aeon Prospect Park, 3001 4th St S, in the amount of \$450,772.

Staff presentation by Dollie Crowther, CPED.

On motion by Goodman, carried on voice vote, the matter was approved.

15. 2016 Affordable Housing Trust Fund (AHTF) project recommendations ([16-01453](#))

Approving a total of \$7,084,679 from the Affordable Housing Trust (AHTF) and \$800,000 from the Family Housing Initiative subject to the availability of funding at project closing and authorizing the execution of necessary documents for the seven AHTF loans and one Family Housing Initiative award as follows:

1. A loan of up to \$925,000 from the AHTF for the Minnehaha Commons project located at 3001 Lake St E by Alliance Housing Inc., or an affiliated entity.
2. An additional loan of up to \$900,000 from the AHTF for the Great River Landing project located at 813 5th St N by Beacon Interfaith Housing Collaborative, or an affiliated entity.
3. A loan of up to \$1,250,000 from the AHTF for the Bunge Apartments project located at 937 13th Ave SE by Project for Pride in Living, or an affiliated entity.
4. A loan of up to \$209,679 from the AHTF for the Dundry-Hope Block Stabilization Phase II project located at 2011, 2101 Portland Ave; 616-618 22nd St E and 1829 5th Ave by Hope Community, or an affiliated entity.
5. A loan of up to \$1,250,000 from the AHTF for the Sabathani Senior Housing project located at 310 38th St E by Sabathani Community Center, or an affiliated entity.
6. A loan of up to \$2,050,000 from the AHTF for the Artspace Leef North Lofts project located at 212 James Ave N by Artspace Projects, Inc., or an affiliated entity.
7. A loan of up to \$500,000 from the AHTF for the Lake Street Housing project located at 510 Lake St W by Lupe Development Partners, or an affiliated entity.
8. A loan or grant of up to \$800,000 from the Family Housing Initiative for the Minnehaha Townhomes project located at 5348, 5364, and 5368 Riverview Road by the Minneapolis Public Housing Agency, or an affiliated entity (**Refer to WM**).

Staff presentation by Carrie Flack Goldberg, CPED.

The Chair afforded the courtesy of the floor to:

1. Barb Jeanetta, Director of Alliance Housing Inc (15.1)
2. Lee Blons, Executive Director of Beacon Interfaith Housing Collaborative (15.2)
3. Tim Hart-Andersen, Senior Pastor at Westminster Presbyterian Church (15.2)
4. Dr. Thomas Adams, President and CEO of Better Futures Minnesota (15.2)
5. Heidi Zimmer, Senior Vice President of Artspace Projects Inc (15.6)
7. Jackie Cherryhomes, representing Lupe Development Partners (15.7)
8. Cindy Booker, Executive Director at Sabathani Community Center (15.5)
9. Dean Carlson, with Minneapolis Public Housing Authority, representing Minnehaha Townhomes (15.8)
10. Will Delany, Associate Director of HOPE Community (15.4)
11. Abby Dusen, Project Manager with Project for Pride in Living (15.3)
12. Heather Huseby, Executive Director of YouthLink

On motion by Goodman, carried on voice vote, the matter was approved and referred to the Ways & Means Committee.

With no further business to transact, the meeting adjourned at 2:57 p.m.

Reported by Irene Kasper, Committee Coordinator