

REPORT TO THE CITY COUNCIL FROM
THE COMMUNITY DEVELOPMENT AND REGULATORY SERVICES COMMITTEE
STANDING COMMITTEE OF THE MINNEAPOLIS CITY COUNCIL
February 17, 2015

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, Alondra Cano and John Quincy

Members Absent: Council Member Abdi Warsame

Andrea Brennen, new Director of Housing Policy and Development, was introduced.

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

1. Land Sale (422 30 Ave N) ([15-00188](#)):

Considering resolution authorizing sale property to PPL Homes LLC or an affiliated entity for \$7,000, subject to conditions: a) land sale closing must occur on or before 90 days from the date that title is received by the City, and b) payment of holding costs of \$300.00 per month if the land sale closing does not occur on or before the closing deadline. The sale conditions may be waived or amended with approval of the CPED Director.

Staff presentation by Edie Oliveto-Oates, Department of Community Planning and Economic Development (CPED) staff.

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

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

2. Land Sale (2658 Queen Ave N) ([15-00189](#)):

Considering resolution authorizing sale of property to Kameron Alexander and David Erickson for \$8,000, subject to conditions: a) land sale closing must occur on or before 90 days from City Council approval; b) payment of holding costs of \$300 per month if the land sale closing does not occur on or before the closing deadline. The sale conditions may be waived or amended with approval of the CPED Director.

Staff presentation by Edie Oliveto-Oates, CPED staff.

Elfric Porte, CPED staff, addressed the process for the land sale, market value, and the condition, location and size of the property that was taken into consideration pertaining to the staff recommendation.

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

On motion by Goodman, carried on voice vote, the matter was not approved.

Goodman requested a meeting with CPED staff with regard to the recommendation on the land sale for 2658 Queen Ave N.

3. Land Sale (3604 18th Ave S) ([15-00190](#)):

Considering resolution authorizing sale of property to Romel Ojeda and Marcia Ojeda for \$18,000, subject to conditions: a) land sale closing must occur on or before 90 days from City Council approval; b) payment of holding costs of \$300 per month if the land sale closing does not occur on or before the closing deadline. The sale conditions may be waived or amended with approval of the CPED Director.

Staff presentation by Edie Oliveto-Oates, CPED staff.

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

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

4. Land Sale (4238 Thomas Ave N) ([15-00191](#)):

Considering resolution authorizing sale of property to Amburg Inc for \$15,100, subject to conditions: a) land sale closing must occur on or before 90 days from the date of City Council approval; b) payment of holding costs of \$300 per month if the land sale closing does not occur on or before the closing deadline. The sale conditions may be waived or amended with approval of the CPED Director.

If Amburg Inc fails to close, approve the sale to Jenny Investments LLC for \$12,000, subject to conditions: a) land sale closing must occur on or before 30 days from date of City notification; b) payment of holding costs of \$300 per month from the date of notification to the date of closing if the land sale closing does not occur on or before 30 days from the date of City notification. The sale conditions may be waived or amended with approval of the CPED Director.

Staff presentation by Edie Oliveto-Oates, CPED staff.

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

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

5. Land Sale (2600 Irving Ave N) ([15-00192](#)):

Considering resolution authorizing sale of property to Andre Duke for \$6,000, subject to conditions: a) land sale closing must occur on or before 90 days from the date the City receives title; b) payment of holding costs of \$300 per month if the land sale closing does not occur on or before the closing deadline. The sale conditions may be waived or amended with approval of the CPED Director.

Staff presentation by Edie Oliveto-Oates, CPED staff.

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.

6. Land Sale (2207 16 Ave S and 3500 Clinton Ave S) ([15-00193](#)) ([15-00194](#)):

Considering resolution authorizing sale of property to Wilson Milona for \$42,000 for 2207 16 Ave S and \$8,000 for 3500 Clinton Ave S, subject to conditions: a) land sale closing must occur on or before 90 days from the date the City receives title; b) payment of holding costs of \$300 per month if the land sale closing does not occur on or before the closing deadline. The sale conditions may be waived or amended with approval of the CPED Director.

Staff presentation by Edie Oliveto-Oates, CPED staff.

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

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

7. Peoples Organic Coffee and Wine Café (3001 Hennepin Ave) ([15-00195](#)):

Considering application for an On Sale Wine with Strong Beer, Class E license (New Business).

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

The public hearing was opened.

The following person spoke in support: Juell Roberts, co-owner of Peoples Organic Coffee and Wine Café.

The public hearing was closed.

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

8. Pizza La Vista (504 1st Ave N) ([15-00195](#)):

Considering application for an Extended Hours license with operating conditions (New License).

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

The public hearing was opened.

The following person spoke in support: Hani Bakr Elbaz, owner of Pizza La Vista.

The public hearing was closed.

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

Vice Chair Frey assumed the Chair and read a statement of procedure and rules for the quasi-judicial hearing, item 9.

9. Mediterranean Deli (523 Cedar Ave S) ([15-00196](#)):

Recommending revocation of Food Manufacturer License held by Melina Yusuf, owner, due to unpaid taxes.

Staff presentation by Grant Wilson, CPED/Licenses and Consumer Services Division staff, who spoke to the legal requirements of the Minnesota Department of Revenue for holding the subject license.

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

Meliha Yusuf, license holder, stated she was willing to pay the debt of taxes but needed more time to do so.

Mr. Wilson noted that the City had no choice in this matter but to revoke the license, as mandated by the State due to outstanding tax liability. The City would have to receive a tax clearance from the State before the City Council meets on February 27, 2015, to reverse the recommendation to revoke. When asked about a potential waiver, he responded that he has never seen a waiver granted from the State in these matters.

On motion by Frey, carried on voice vote, the matter was forwarded without recommendation.

Goodman resumed the Chair.

10. License Applications ([15-00195](#)):

Granting licenses recommended for approval. New liquor, wine & beer establishment owners, licenses, permanent expansions, upgrades and added conditions to existing licenses detailed as follows: Muse Event Center, 107 3 Ave N (License Settlement Conference).

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

11. Minnesota Department of Employment and Economic Development (DEED) Contamination Cleanup and Investigation Grant Program, Metropolitan Council Livable Communities Tax Base Revitalization Account (TBRA) Grant Program and the Hennepin County Environmental Response Fund (ERF) Awards ([15-00197](#)):

- a) Accepting and/or approving grants (for City of Mpls recipient grants);
- b) Approving resolution appropriating grant funds;
- c) Authorizing execution of grant, subrecipient and/or disbursement and related agreements (**Refer to W&M**).

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

12. 2014 Metropolitan Council Livable Communities Demonstration Account (LCDA) and Livable Communities Demonstration Account - Transit Oriented Development (LCDA-TOD) Pre-Development Grant Awards ([15-00198](#)):

- a) Accepting and appropriating Metropolitan Council LCDA grants of \$1,250,000 for the MoZaic East project and \$500,000 for the Broadway Flats project, and a Metropolitan Council LCDA-TOD Pre-Development Grant of \$100,000 for the Glendale Redevelopment project
- b) Approving resolution appropriating grant funds;
- c) Authorizing execution of agreements as may be necessary to implement the LCDA grants and LCDA-TOD Predevelopment grant with the Metropolitan Council, Ackerberg Group, Rose Development, and Minneapolis Public Housing Authority (or affiliated entities) (**Refer to W&M**).

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

13. MacPhail Center for Music ([15-00199](#)):

- a) Approving MacPhail Center for Music 2013-2014 Annual Report for the City of Minneapolis;
- b) Approving resolution approving the governmental program and annual budget for the operation of the MacPhail Center for Music facility in Minneapolis for fiscal year 2014-2015;
- c) Approving submission of annual report to the State of Minnesota.

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

14. STEP-UP Youth Employment Program ([15-00200](#)):

Authorizing a contract with the Brooklyn Bridge Alliance for Youth for the implementation of the STEP-UP program model. A total of \$15,000 will be received for City staff to provide technical assistance for the period of January 6, 2015 to January 31, 2017.

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

15. Massage and Bodywork Establishments Ordinance ([15-00121](#)):

Referring to staff the subject matter of an ordinance amending Title 13, Chapter 286 of the Minneapolis Code of Ordinances relating to Licenses and Business Regulations: Massage and Bodywork Establishments, amending provisions related to exceptions and definitions (by Glidden).

On motion by Goodman, carried on voice vote, the matter was referred to staff.

16. Construction Management Agreement Ordinance ([15-00123](#)):

Referring to staff the subject matter of an ordinance amending Title 5, Chapter 87 of the Minneapolis Code of Ordinances relating to Building Code: Administration and Enforcement, amending provisions to reflect residential infill construction management agreement (by Palmisano).

On motion by Goodman, carried on voice vote, the matter was referred to staff.

With no further business to transact, the meeting adjourned at 2:45 p.m.

Reported by Irene Kasper, Committee Coordinator