

REPORT TO THE CITY COUNCIL FROM  
THE COMMUNITY DEVELOPMENT & REGULATORY SERVICES COMMITTEE  
STANDING COMMITTEE OF THE MINNEAPOLIS CITY COUNCIL  
July 14, 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, Abdi Warsame, Alondra Cano and John Quincy

Members Absent: Council Member Reich

1. Edythe Oliveto-Oates honorary resolution ([15-00803](#))

Presentation of resolution honoring Edythe Oliveto-Oates for 31 years of service to the City of Minneapolis.

An honorary resolution and Father of Waters statue was presented to Edie Oliveto-Oates in recognition of her service to the City of Minneapolis.

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

2. Land sale: 1704 33 Ave N, to Fighting Chance, Inc ([15-00804](#))

a. Considering resolution approving the sale of the property at 1704 33 Ave N, Minneapolis, to Fighting Chance, Inc or an affiliate entity for \$40,000, subject to conditions.

b. Approving term sheet with Fighting Chance.

c. Authorizing execution of a redevelopment contract with Fighting Chance or an affiliate entity consistent with the term sheet (**Refer to W&M**).

Staff presentation was given by Casey Dzieweczynski, Department of Community Planning & Economic Development.

The public hearing was opened.

The following persons spoke:

a. Ryan Burnet, 901 Hennepin Ave S, President and founder of Fighting Chance.

b. Victor Mills, 3839 York Ave N, retired Minneapolis police officer and partner with Fighting Chance.

c. Chaun Webster, 2400 Lowry Ave N, resident of North Minneapolis.

d. Shelley Martin, 1831 Clinton Ave S, member of the Firehouse Collective.

The public hearing was closed.

The Chair afforded the courtesy of the floor to Council President Johnson.

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

3. Land sale: 5217 6th St N to Reuben Moore ([15-00805](#))

Considering resolution approving the sale of the property at 5217 6 St N, Minneapolis, to Reuben Moore for \$5,300, subject to conditions.

Staff presentation was given by Earl Pettiford, Senior Project Coordinator, Department of Community Planning & Economic Development.

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

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

4. Walker Methodist Health Center, Inc. bond issuance ([15-00806](#))

Considering resolutions granting preliminary and final approval to the issuance of up to \$6,500,000 in 501 (c)(3) Tax-exempt Revenue Bonds for Walker Methodist Health Center, Inc. and Walker Residence for a project to consist of improvements to a skilled nursing facility with a licensed bed capacity of 330 beds at 3737 Bryant Ave S and a 125-unit senior multifamily housing development at 3701 Bryant Ave S.

Staff presentation was given by Charles Curtis, Business Development, Department of Community Planning & Economic Development.

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

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

5. Glendale Housing Development Project Plan (27th Ave SE and University Ave SE) ([15-00807](#))

Considering resolution approving the Glendale Housing Development Project Plan, which will create a new Housing Project and Housing Development Project to facilitate the redevelopment of the Glendale Townhomes (**Refer to W&M**).

The public hearing was opened.

The following persons spoke:

- a. Ladan Yusef, 2706 Delaware St, Chair, Prospect Park Association Glendale Committee.
- b. Dean Carlson, Housing Development Project Manager, Minneapolis Public Housing Authority.

The public hearing was closed.

On motion by Goodman, carried on voice vote, the matter was deleted from the agenda.

6. Brasserie Zentral (505 Marquette Ave S) ([15-00808](#))

Considering application to add a Sidewalk Café license (Permanent Expansion of Premises).

Staff presentation was given by Grant Wilson, Manager of Business Licenses, Department of Community Planning & Economic Development.

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

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

7. Late Hours of Food and Entertainment Ordinance ([15-00809](#))

Considering ordinance amending Title 14, Chapter 360 of the Minneapolis Code of Ordinances relating to Liquor and Beer: In General, amending provisions related to late hours of food and entertainment (by Frey).

Staff presentation was given by Linda Roberts, Business Licenses, Department of Community Planning & Economic Development.

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 postponed and the public hearing continued to the July 28, 2015, meeting.

8. De La Salle High School bond issuance (One De La Salle Dr) ([15-00810](#))

Considering resolution giving preliminary and final approval to the issuance of an up to \$3,920,000 in Tax-exempt 501(c)(3) Bank Qualified Bank Direct MCDA Revenue Bond and host approval for the DeLaSalle High School project and granting host approval to the City of Falcon Heights to issue an additional \$2,380,000 Bank Qualified Bank Direct Revenue Bond for the project consisting of various building improvements, including entrance and façade improvements, improvements to learning, library and technology center spaces, for the Company's educational facilities (Refer to MCDA Board of Commissioners).

The Community Development & Regulatory Services Committee and the Minneapolis Community Development Agency (MCDA) Operating Committee, whose memberships are identical, convened to hold a joint public hearing and consider the matter.

Staff presentation was given by Becky Shaw, Senior Economic Development Specialist, Department of Community Planning & Economic Development.

The public hearing was opened.

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

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

9. Rental dwelling license revocation: (3424 Humboldt Ave N, owner Benjamin Bryan) ([15-00811](#))

Recommending revocation of license.

Vice Chair Frey assumed the Chair for the matter and read a statement of procedure and rules relating to quasi-judicial hearings.

Staff presentation was given by Christina Dowling, Legal Process Coordinator, Department of Regulatory Services.

The quasi-judicial hearing was opened for comment by the licensee, Benjamin Bryan, or his representative.

No persons were present wishing to speak.

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

10. License Applications ([15-00812](#))

Granting licenses recommended for approval in the Licenses & Consumer Services Agenda (see Licenses Agenda link).

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

- a. Bar Luchador, 825 Washington Ave SE (new proprietor)

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

11. Heating, A/C, & Ventilating Class B license operating conditions: Hoodz of Twin Cities North Metro, 17351 Sunset Ave held by David Menter ([15-00813](#))

Approving business license operating conditions to be placed on license.

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

12. Taxi Driver license operating conditions: Wondwossen G Meskel, 314 Hennepin Ave, 55401 ([15-00814](#))

Approving business license operating conditions to be placed on license.

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

13. Taxi Driver license operating conditions: Tamru B Gezahgne, 1517 LaSalle Ave, 55403 ([15-00815](#))

Approving business license operating conditions to be placed on license.

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

14. Pilot Program Environmental Grants Awarded by the Metropolitan Council's Tax Base Revitalization Account [TBRA] For Sites Located in Areas of Concentrated Poverty [ACP] ([15-00816](#))

- a. Accepting and/or approving pilot grants.
- b. Approving by resolution increase to CPED budget by \$113,900.
- c. Authorizing execution of grant, sub recipient and/or disbursement and related agreements for these grants (**Refer to W&M**).

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

15. Modification No. 11 to the West Broadway Redevelopment Plan ([15-00817](#))

Approving resolution approving Modification No. 11 to the West Broadway Redevelopment Plan, adding two properties to acquisition status.

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

16. Cooperative Agreement with Hennepin County for 2225 E Lake St ([15-00818](#))

Approving resolution approving redevelopment activities by the Hennepin County Housing and Redevelopment Authority in the Hiawatha and Lake Redevelopment Project.

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

17. CAPER Report ([15-00819](#))

Setting a public hearing for August 11, 2015, at 1:30 p.m. re the report of the City's performance on 2014 funding for the Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME), Emergency Solutions Grant (ESG), and Housing Opportunities for Persons with AIDS program (HOPWA).

On motion by Goodman, carried on voice vote, the setting of the public hearing was approved.

18. CPED'S State & Regional Redevelopment Grant Applications and Awards – 2013 & 2014 Funding Rounds; Redevelopment Grant Trends ([15-00839](#))

Receiving and filing annual report.

Staff presentation was given by Paula Mazzacano, Department of Community Planning & Economic Development.

On motion by Goodman, carried on voice vote, the matter was received and filed.

With no further business to transact, the meeting adjourned at 3:06 p.m.

Reported by Jackie Hanson, Chief Committee Coordinator