

**BUILDING, LAND USE & HOUSING**  
**Minutes – August 16, 2018**

The meeting convened at 6:00 p.m. by Jerry Dustrud

**Members Present:** Jerry Dustrud, Elizabeth Beissel, Karen Johnson, Paul Verrette, Dana Orlando, Patti Wettlin, Glen Johnson, Marlys Anderson, M. Marjulis; Christian Bye, Jim Hirst, Michael Lazaretti, Susan Jagodzinski, Cole Claffey, Abraham Mohamud

**Others Present:** Scott England, DJR; Erik Bjorom, DJR; Burt Coffin, ESG; Vanessa Haight EPNI

**The agenda was approved as presented.**

**July 2018 meeting minutes were approved as presented.**

**ELLIOT PARK HOTEL**

Dana Orland, General Manager of Elliot Park Hotel, requested support from the BLUH Committee for the Elliot Park Hotel Liquor License. The Elliot Park Hotel is a new building on the Kraus-Anderson block and is part of the Marriot Autograph Collection. The hotel is planned to open in mid-September and will feature an Italian restaurant and gift shop that includes local goods from businesses that give back to the community.

**Motion to send a letter to the City of Minneapolis in support of Elliot Park Hotel's application for an On-Sale Liquor with Sunday Sales, Class "A" and Hotel License. M. Hirst/Lazaretti. Passed.**

**SMITH LOT REDEVELOPMENT**

Scott England and Erik Bjorom of DJR presented a development concept for the Smith Lot on 7<sup>th</sup> Street and 5<sup>th</sup> Avenue. The concept consists of a 6 story building with 5 stories of housing and a first floor lobby and restaurant space. The development will include one floor of underground parking and some surface parking. The design was inspired by The Sexton with large windows and a grid design. The housing will consist of 175 units of 425-240 square feet units with rents approximately \$1100.

The structure will be concrete to floor two and then wood construction above. The building will be 14 feet from the property line of The Sexton at the north of the site and 25' at the south of the site. All sides of the building will be faced with windows and a concrete wall of the parking structure faced in brick will also face The Sexton. There will be no landscaping on the street.

No variances will be requested. The name of the development is to be determined and the restaurant has not yet been decided on. At this time, the design is conceptual and the development team will return to BLUH with more details as they become available.

**Motion to send a letter of conceptual support to the City of Minneapolis. M. Beissel/Lazaretti. Passed.**

**ELLIOT PARK GROCERY**

Abraham Mohamud, owner of Elliot Park Grocery, requested support from the committee for an application to rezoning the Elliot Park Grocery from C1 to C2 to allow a tobacco shop. The conversion will include installing a wall between the current grocery and the new tobacco shop and adding a separate door for the tobacco shop.

**Motion to send a letter of support to the City of Minneapolis for the rezoning of Elliot Park Grocery from C1 to C2 to allow a tobacco shop. M. Hirst/Beissel. Passed.**

***[NOTE: Following the BLUH meeting, the City of Minneapolis placed a moratorium on new tobacco shops for one year and the request for EPNI support from A. Mohamud was withdrawn.]***

#### **MADISON APARTMENTS & TOWNHOMES UPDATE**

Vanessa and Jerry shared an update on the Madison Apartments & Townhomes redevelopment and renovation proposal. The tenants requested a meeting with the owners and the owners agreed to meet in late August. Next steps are to be determined based on how the meeting goes.

#### **ANNOUNCEMENTS**

**EPNI Property Management Meeting:** August 22, 9-10 am, Hennepin Healthcare Clinic & Specialty Center

**Elliot Park Art Walk:** August 23, 5-8 pm, Start your tour with Happy Hour at Finnegans Brewery and take a narrated walk with Danger Boat Productions through Elliot Park. Stop in and visit the new neighborhood businesses and return back to Finnegans for Live Music & Local Craft Market.

**Samatar Crossing Grand Opening:** August 23, 5-8 pm, Currie Park & on the Samatar Crossing

**EPNI Renters' Meeting:** September 5, 6:30-8:00 pm, EPNI Office, 817 5<sup>th</sup> Ave S, #400

**Livability Committee:** September 6, 6-7:00 pm, Elliot Park Recreation Center

**EPNI Board Meeting:** September 10, 6-7:30 pm, Impact Hub Board Room, 817 5<sup>th</sup> Ave S, #400

**BLUH Committee:** September 20, 6-7:30 pm, Elliot Park Recreation Center

The meeting adjourned. Respectfully submitted by Vanessa Haight: September 6 2018.