

BUILDING, LAND USE & HOUSING
Minutes – September 20, 2018

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

Members Present: Jerry Dustrud, Jerry Westlan, Marlys Anderson, Glen Johnson, P.H. Capiz, Coriner Boler, Maddy Wilson, Krista Reno, Tricia McCaffrey, Collin Solbets, Millie Schafer, C. Kirchgesler, Sue Jagodzinski, Eric Austin, Diane Hansen, Chris DeLaurentis

Others Present: Jaci Bell, Kraus Anderson; Burt Coffin, ESG Architects; Vanessa Haight EPNI

The agenda was approved as presented.

August 2018 meeting minutes were approved as presented.

EPNI Community Survey

Vanessa asked the group to take a few minutes and complete the EPNI Community Survey.

DEVELOPMENT UPDATE

Vanessa presented updates on a number of development proposals that recently came through BLUH.

Highlights:

- Thrivent Corporate Site – currently under construction
- Sherman Development on Thrivent Lot – no longer moving forward; Thrivent talking to other developers
- Hunt Development (former MN Aids Project site) – postponed until 2020
- Troy Building Conversion – no update since came to BLUH
- East Town Apartments – breaking ground soon
- House of Charity Park7 – breaking ground in March
- Billboard Expansion District – ordinance introduced by CM Warsame, now with City staff, public hearings to come

WELLS FARGO REDEVELOPMENT PROPOSAL

Jaci Bell of Kraus Anderson and Burt Coffin of ESG Architects presented updated plans for the Wells Fargo Site. The main change is the addition of walk-up housing units on the ground floor instead of retail; with the opportunity to convert these housing units to retail in the future. Kraus Anderson does not want to open with vacant storefronts and the walk-up units at HQ have been quite popular. The walk-up ATMs have been moved to a vestibule that will be secured and accessible with an ATM card.

Jaci and Burt were at Planning Commission Committee of the Whole (COW) just prior to the BLUH meeting. The COW recommends removing the curb cut from 8th Street. They also requested the base of the building be taller and discussed the Juliet balconies.

BLUH members expressed both support and opposition for the 8th street curb cut. Concern was also expressed on the potential for vehicles to use the north-south alley off of 9th Street as a shortcut.

Motion to send a letter regarding the Wells Fargo redevelopment proposal to the City of Minneapolis expressing the following:

- 1) **Continue to work with Metro Transit on a solution to landscaping on 8th street – landscaping is a must.**

- 2) There is mixed opinion on the removal of the 8th Street curb cut; no clear consensus formed at the BLUH meeting.
- 3) Consider widening the east-west alley on the east, between the parking ramp entrance and the private property, to match the width of the alley on the west.
- 4) Consider blocking the north-south alley with a bollard to discourage vehicular traffic from moving in and out of the Wells Fargo site, but to still allow residential traffic and pedestrian flow on the southern portion of the alley.

M. Anderson/McCaffrey. Passed with one nay.

ANNOUNCEMENTS

Wednesday, October 3: EPNI Renters Meeting, Impact Hub (817 5th Ave, #400), 6:30 pm

Thursday, October 4: EPNI Livability Committee, Elliot Park Recreation Center, 6-7 pm

Monday, October 8: EPNI Board of Directors Meeting, Impact Hub (817 5th Ave, #400), 6-7:30 pm

Saturday, October 13: Litter Be Gone – Fall Neighborhood Clean-Up & Community Lunch, 10-1 pm
**sign-up on the EPNI website: www.elliottpark.org*

Thursday, October 18: BLUH Committee, Elliot Park Recreation Center, 6-7:30 PM

The meeting adjourned. Respectfully submitted by Vanessa Haight: September 24, 2018.