

REPORT TO THE CITY COUNCIL FROM  
**BUSINESS, INSPECTIONS, HOUSING & ZONING COMMITTEE**

January 19, 2021

A regular meeting of the committee was convened at 1:29 p.m. on this date.

Members Present: Council Members Lisa Goodman (Chair), Jeremy Schroeder (Vice-Chair), Kevin Reich, Cam Gordon, Jeremiah Ellison, and Jamal Osman (Quorum - 4)

Pursuant to Minnesota Statutes Section 13D.021, the meeting was held by electronic means and Council Members and staff participated remotely due to the local public health emergency (novel coronavirus pandemic) declared on March 16, 2020.

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

1. City of Minneapolis Employment and Training Partner of the Year Awards ([2021-00065](#))

Presenting *2020 Awards for Outstanding Service* to EMERGE Community Development and Urban League Twin Cities for the Adult Programs Partner Awards and to Hired for the Youth/Young Adult Programs Partner Award.

Staff presentation by Deb Bahr-Helgen, Department of Community Planning & Economic Development (CPED).

The Chair afforded the courtesy of the floor to award presenters and recipients.

Jashan Eison, Minneapolis Workforce Development Board member and owner of H & B Elevators, presented the Youth/Young Adult Award to Hired.

Dawn Trimarco and Sean Phillips, with Hired, accepted the award and addressed committee, accompanied by Jaron Whitaker, Journey Forward youth participate with Hired.

Deb Bahr-Helgen presented the Adult Program Partner Award to Emerge Community Development.

Mike Wynne, Executive Director of Emerge Community Development, accepted the award and addressed the committee.

Laura Beeth, Chair of the Minneapolis Workforce Development Board, and Vice President of Talent Acquisition at M Health Fairview, presented a second Adult Program Partner Award to Urban League Twin Cities.

Barbara Doyle, with Urban League Twin Cities, accepted the award and addressed the committee.

Goodman moved to receive and file. On voice vote, the motion passed.

2. Topsy Steer, 5000 Hiawatha Ave, (Ward 12), for an On Sale Wine with Strong Beer, No Live Entertainment License ([2021-00063](#))

Considering application for Topsy Steer, 5000 HIAWATHA AVE Minneapolis, MN, submitted by Topsy Steer Hiawatha, LLC, BLWine, LIC391345, for an On Sale Wine with Strong Beer, No Live Entertainment License, subject to final inspection and compliance with all provisions of applicable codes and ordinances.

Staff presentation by Enrique Velazquez, CPED/Licenses & Consumer Services Division.

The public hearing was opened.

The following person spoke in support:

1. Greg Austin, representing Topsy Steer

The public hearing was closed.

Ellison moved to approve. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

3. Land sale: 722 Newton Ave N ([2021-00001](#))

Passage of Resolution authorizing the sale of the property at 722 Newton Ave N (Disposition No. MH-268), to Wilson Molina or an affiliated entity for \$80,000, subject to conditions.

Staff presentation on items 3, 4 and 5 concurrently by Matthew Ramadan, CPED.

The public hearing was opened.

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

Ellison moved to approve. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

4. Land sale: 2122 Ilion Ave N ([2021-00004](#))

Passage of Resolution authorizing the sale of the property at 2122 Ilion Ave N (Disposition No. MH-267), to Wilson Molina or an affiliated entity for \$65,000, subject to conditions.

Staff presentation on items 3, 4 and 5 concurrently by Matthew Ramadan, CPED.

The public hearing was opened.

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

Ellison moved to approve. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

5. Land sale: 2756 Queen Ave N ([2021-00005](#))

Passage of Resolution authorizing the sale of the property at 2756 Queen Ave N (Disposition No. MH-269), to Wilson Molina or an affiliated entity for \$75,000, subject to conditions.

Staff presentation on items 3, 4 and 5 concurrently by Matthew Ramadan, CPED.

The public hearing was opened.

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

Ellison moved to approve. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

6. Land sale: 2348 James Ave N ([2021-00003](#))

Passage of Resolution authorizing the sale of the property at 2348 James Ave N (Disposition Parcel No. MH-270), to United Hmong Investment LLC or an affiliated entity for \$70,000, subject to conditions; if United Hmong Investment LLC fails to close, authorizing the sale of the property to Pedzo Star Properties LLC or an affiliated entity for \$70,000, subject to conditions.

Staff presentation by Matthew Ramadan, CPED.

The public hearing was opened.

The following persons spoke:

1. Mahad Farah

2. JC Lee, on behalf of United Hmong Investment LLC

The public hearing was closed.

Goodman moved to approve. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

7. Land sale: 822 Elwood Ave N ([2021-00002](#))

Passage of Resolution authorizing the sale of the property at 822 Elwood Ave N (Disposition Parcel No. MH-166), to John Aish Inc. or an affiliated entity for \$125,000, subject to conditions; if John Aish Inc. fails to close, authorizing the sale of the property to Titilayo Bediako or an affiliated entity for \$125,000, subject to conditions.

Staff presentation by Matthew Ramadan, CPED.

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

Ellison moved to approve. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

8. Land sale: 4901 Vincent Ave N ([2021-00006](#))

Passage of Resolution authorizing the sale of the property at 4901 Vincent Queen Ave N (Disposition No. MH-98), to Wiliam Washington or an affiliated entity for \$25,000, subject to conditions.

Staff presentation by Matthew Ramadan, CPED, who recommended that the matter be postponed to February 2, 2021.

The public hearing was opened. There being no persons wishing to speak, the public hearing was continued to February 2, 2021.

Goodman moved to postpone to the Business, Inspections, Housing & Zoning Committee meeting of February 2, 2021. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

9. Interim use permit: Kelly Matter, on behalf of Avivo, 1251 Washington Ave N ([2021-00062](#))

Approving an application submitted by Kelly Matter, on behalf of Avivo, for an interim use permit (PLAN12077) to allow for an emergency shelter for up to 100 persons within an existing building located at 1251 Washington Ave N until January 29, 2025, subject to conditions.

Staff presentation by Shanna Sether, CPED.

The public hearing was opened.

The following person spoke in support:

1. Kelly Matter, on behalf of Avivo

The public hearing was closed.

Goodman moved to approve. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

10. City Planning Commission appointments ([2021-00009](#))

1. Confirming the following Mayoral appointments for two-year terms beginning Feb 1, 2021, and ending Jan 31, 2023: Bill Baxley, Seat 5, Ward 13; and Chloe McGuire Brigl, Seat 6, Ward 4.
2. Confirming the following Mayoral reappointment for a two-year term beginning Feb 1, 2021, and ending Jan 31, 2023: Alyssa Olson, Seat 1, Ward 12.
3. Confirming the following Mayoral appointment for a one-year term beginning Feb 1, 2021, and ending Jan 31, 2022: Keith Ford, Seat 7, Ward 7.

Staff presentation by Kimberly Holien, CPED.

The public hearing was opened.

The following persons spoke:

1. Keith Ford, appointee
2. Bill Baxley, appointee
3. Chloe McGuire Brigl, appointee

The public hearing was closed.

Schroeder moved to approve. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

11. Minneapolis Arts Commission ([2021-00064](#))

1. Approving the following Council appointment for a three-year term, beginning January 1, 2021, and ending December 31, 2023: Mariana Mansfield, Seat 3, Ward 9.
2. Confirming the following Mayoral appointment for a three-year term, beginning January 1, 2020, and ending December 31, 2022: Jeffrey Swinton, Seat 7, Ward 7.

Goodman moved to approve. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

12. Exclusive development rights to City of Lakes Community Land Trust: 19 E 26th St ([2021-00067](#))

1. Authorizing exclusive development rights to City of Lakes Community Land Trust (CLCLT) for the purchase and development of a commercial land trust project at 19 E 26th St, for a period of 18 months.
2. Authorizing land sale redevelopment contract terms subject to future City Council review and approval.

Goodman moved to approve. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

13. Low Barrier Housing Program ([2021-00096](#))

Approving a grant in an amount up to \$75,025 from the Low Barrier Housing Program to Anishinaabe Endaad for an acquisition and expansion project located at 4217 Park Ave S, by Anishinaabe Endaad LLC or an affiliated entity.

Goodman moved to approve. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

14. Inclusionary Housing requirement exemption: Sherman Associates, 500 7th St S ([2021-00098](#))

Approving an exemption from the Inclusionary Housing Ordinance requirements for a new 10-story mixed-used building with 223 dwelling units and approximately 24,000 square feet of commercial and hospitality space by Sherman Associates, located at 500 7th St S.

Goodman moved to approve. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

15. Grant applications to Minnesota Department of Employment and Economic Development's (DEED's) Redevelopment Grant Program ([2021-00099](#))

Passage of Resolution authorizing submittal of grant applications to the Minnesota Department of Employment and Economic Development's (DEED's) Redevelopment Grant Program for funding for the following projects: Agra, 901 27th Ave S; Currie Commons, 187 Humboldt Ave N; Malcolm Yards Affordable Housing, 495 Malcolm Avenue SE; Satori Apartments, 817 1/2 W Broadway Ave, 819 W Broadway Ave, 821 W Broadway Ave, 825 W Broadway Ave, 1828 Bryant Ave N, 1830 Bryant Ave N, 1832 Bryant Ave N, 1836 Bryant Ave N, and 1838 Bryant Ave N; Simpson Community Shelter and Apartments. 2740 1st Ave S; and Snelling Yards, 3601 44th St E.

Goodman moved to approve. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

16. Elevator and conveyance device ordinance ([2020-01283](#))

Referring to staff the subject matter of ordinances amending Title 5 of the Minneapolis Code of Ordinances relating to Building Code, amending and repealing provisions related to elevators and conveyance devices:

1. Chapter 85 Building Code Established.
2. Chapter 91 Fees.

Goodman moved to refer to staff. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

17. Bird-safe building ordinance ([2020-01282](#))

Referring to staff the subject matter of ordinances amending Title 20 of the Minneapolis Code of Ordinances relating to Zoning Code, adding provisions related to bird-safe buildings:

1. Chapter 520 Introductory Provisions.
2. Chapter 525 Administration and Enforcement.
3. Chapter 530 Site Plan Review.
4. Chapter 535 Regulations of General Applicability.
5. Chapter 551 Overlay Districts.

Goodman moved to refer to staff. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

18. Minneapolis Employment and Training Programs presentation ([2021-00066](#))

Receiving and filing a presentation on Minneapolis Employment and Training programs.

Staff presentation by Mark Brinda, CPED.

The presentation was received and filed.

19. Minneapolis Advisory Committee on Housing Annual Report ([2021-00095](#))

Receiving and filing the Minneapolis Advisory Committee on Housing 2019 - 2020 Annual Report.

Staff presentation by Katie Topinka, CPED.

The Chair afforded the courtesy of the floor to Joey Dobson, with Mid-Minnesota Legal Aid.

The report was received and filed.

20. Variance appeal: Lianna Weissblum and Ryan Ledin, 4724 York Ave S ([2021-00030](#))

Considering an appeal submitted by Lianna Weissblum and Ryan Ledin regarding the following decisions of the Zoning Board of Adjustment (PLAN11765) to lawfully-establish a single-family dwelling constructed at 4724 York Ave S:

1. Denying a variance to increase maximum permitted floor area ratio from 0.5 to 0.58.
2. Denying a variance to increase maximum permitted height from 28 feet to 28.6 feet and to increase the maximum permitted height at the roof peak from 33 feet to 33.9 feet.



Goodman moved to postpone to the Business, Inspections, Housing & Zoning Committee meeting of March 2, 2021. On roll call, the motion passed.

Aye: Goodman, Schroeder, Reich, Gordon, Ellison, and Osman (6)

Nay: (0)

Abstain: (0)

Absent: (0)

With no further business to transact, the meeting adjourned at 4:23 p.m.

Reported by Irene Kasper, Clerk