

Seward Neighborhood Group – Community Development Committee
May 14, 2024 | 7:00 - 8:30pm (Second Tuesdays)
Zoom attendance and in-person at Redesign, Inc.: 2619 East Franklin Avenue

Attendees:

- **CDC members:** Lisa Boehlke (SNG Board member), Rebecca Blumenshine, Winston Cavert, Sheldon Mains, Steve McCauley (SNG Board member), Philipp Muessig (notes), Sara Rothholz Weiner (Chair), Michael Sedki.
- **Redesign staff:** Andy Hestness.
- **Neighbor:** Greg Smalley.
- **Representatives from** Indian Health Board Menaandawiwe Wellness Campus project: Dr. Patrick Rock (CEO, IHB), Ryan Turner & Mike Laverdure (DSGW Architecture), Tom McElveen (American Indian Community Development Corporation), Tom Ollman (Woodstone, Inc.)
- **Representatives from** the Darling Cafe: Juell & Ray Roberts, Jeff Zajac, Mike Smitz.
- **Representatives from** the Community Canvas Street Art project: Lindsay Sorge, Crystal.

Meeting notes:

1. **MOTION:** *that the SNG board support the Indian Health Board's Menaandawiwe Wellness Campus project and its variance request for a 3-story building on the south side of Franklin Ave. between Minnehaha & 21st Avenues, and that (1) to a maximal extent existing trees are saved/replaced on the site, and that (2) vigilance between the IHB and the City prevents any homeless encampment / drug dealing on the site.*
 - a. A 42,000 sq. ft. medical/dental building with the required FAR of 2.0 is proposed west of 21st Ave. on the old Tempo Bar / Montanita's / Blue Nile site, which has been unused since 2015.
 - b. East of Minnehaha would be a circular-themed green healing space.
 - c. The proposed building would complement 2 nearby IHB facilities. IHB has been in Phillips for 50 years and is unusual in being funded by Federal and Tribal resources.
 - d. A City July 2023 ordinance change currently requires a 6-story building. The Small Area Plan and 2 other planning documents (mentioned by Andy) for this area advocate for a 3-story building.
 - e. Financial, logistical and building-use quality challenges of building to 6 stories - stretching out services among floors and renting to non-medical uses - were discussed.
 - f. Concern was raised about possible use of the green space by homeless people and drug dealers. Dr. Rock reported no such usage of other IHB properties and that on-site security plus coordination with the City would prevent such usage.
 - g. Motion passed unanimously with 1 abstention (M/S: Philipp/Lisa).
2. **MOTION:** *that the SNG board support the Darling Cafe's liquor license request at 3301 E. 25th St.*
 - a. 4 new owners of the former Birchwood Cafe site (and house to the west) are in renovation to do a soft-opening mid-June for Seward neighbors and a formal opening in July.
 - b. Menu/prices will be similar to Birchwood's; beer/wine license in force; counter service until dinner, table service until 9:00 p.m. close (eventual Sat/Sun 10:00 p.m. close).
 - c. Many adjacent neighbors have stopped in to talk with the Roberts - who previously lived in south Minneapolis for over a decade and have for 14 years owned/run People's Organic (2

restaurants) - and no one has objected to the liquor license (which will not be operative upon opening).

- d. A home-schooling group will be offered weekly use of the back room.
- e. Motion passed unanimously (M/S: Sheldon/Rebecca).

3. **MOTION: that the SNG board support the Evergreen Dr. street art project in its request for Minneapolis Arts Commission approval and SNG small grants funding.**

- a. In response to gunshots and racing cars over the past year, Evergreen Dr.-adjacent neighbors propose neighbor-produced sidewalk and intersection (latex) painting of a pallet of colorful geometric designs.
- b. Previous actions include 'open streets Evergreen' festivities and working with City Public Works on improving lighting.
- c. Poor communication back from Graybar, Inc. - owner of the wall to the south of Evergreen Dr. - prevents plans at this point to paint that wall.
- d. Motion passed unanimously (M/S: Lissa/Rebecca).

4. **Updates / Announcements:**

- a. **3rd Precinct:** the City has a web-based survey out to ask police precinct residents their priorities for community services that could co-locate in the police station.
- b. **Redesign Small Business Assistance:** a new Redesign committee is open to anyone interested in optimizing assistance from Redesign and other assistance providers.
- c. **Summer Social / Leadership Recruitment:** Sara/Sheldon/Philipp presented the idea of hosting an informal gathering of neighbors who might be interested in joining CDC and other neighborhood institutions/positions in the future.
- d. **May SNG Events:** Neighborhood Day (11th); Annual Meeting (15th); Garage Sales (17/18th).
- e. **I-94 Pedestrian Bridge:** Sheldon is in touch with a City planner who contacted SNG about an anticipated bridge rebuild.
- f. **Dark Bus Stop, NW Corner 27th Ave. & 25th St.:** Sheldon will look into possible intersection lighting reorientation to solve problem adjacent building owner brought to SNG's attention.
- g. **2125 Milwaukee Ave. House Renovations:** Owner Sean Murray alerted SNG that he is enclosing a side storage area and covering a back stairwell. He received approval from the Milwaukee Ave. Homeowner's Association's Architectural Review Committee, pending sign-off from the City's Historic Preservation Committee. No SNG action appears to be needed.

END