

PPERRIA news



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Cover photo:
Festival of Lights [Art & Architecture]
photo by Lisa Norling

agenda

PPERRIA Neighborhood Meeting

6:30 PM Monday, NOVEMBER 25, 2013
Doors open for refreshments at 6 PM

Presentations

- 1 City of Lakes Community Land Trust "Homebuyer Initiated Program"
– *Katie Fournier/Jeff Washburne*
- 2 Community Oven: Site update – *Steve Cross*

Announcements

- 1 Interested in running for a term on the Board?
PPERRIA seeks candidates.
- 2 Like organizing celebrations?
Help plan the Annual Meeting in April!

PPERRIA Board Meeting

7:30 PM Monday, NOVEMBER 25, 2013

- 1 Approve committee reports & minutes
- 2 Action item: Ratify Sound Wall Agreement
- 3 Looking for volunteers to be on the Nominating committee

Prospect Park United Methodist Church 22 Malcolm Ave SE

about

PPERRIA is the Prospect Park East River Road Improvement Association — the oldest neighborhood association in Minneapolis. Organized in 1901, PPERRIA was born out of the opposition to the city proposal to level Prospect Park hill, and ever since our neighborhood, through PPERRIA, has embraced controversial issues be it the I-94 freeway construction in the 1960's, school closings in the 1970's, the repaving project in the early 1980's, safety and security lighting of the late 1990's, or Central Corridor Light Rail in the current day. All Prospect Park and East River Road neighbors and businesses are eligible to join.

Your current PPERRIA officers:

President	<i>Christina Larson</i> pperriapresident@gmail.com
Vice President	<i>John Orrison</i> johnworrison@gmail.com
Secretary	<i>Eric Amel</i> eric@msrdesign.com
Treasurer	<i>Dick Poppele</i> dick@umn.edu

PPERRIA business is ably assisted by:

Administrative Assistant	<i>Jessica Buchberger</i> pperristaff@gmail.com 612.643.1443
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PPERRIA invites and encourages participation by every resident to each program, service and event organized by PPERRIA. Should you require an accommodation in order for you to fully participate, or if you require this document in a different format, please let us know by contacting us at 612-643-1443 or pperristaff@gmail.com at least five days before our event. You may contact us through Minnesota Relay Services at 1-800-627-3529 or by dialing 7-1-1.

PPERRIA news is the official monthly newsletter of the Prospect Park East River Road Improvement Association with a mission to brief membership in advance of the monthly Board of Directors/Membership meeting.

Editor-In-Chief, *Clarence I. Seymour*; Assistant Editor, *Malcolm Arthur Melborne*; Photo Editor, *Franklin Thornton*; Copy Editors, *Sharon Warwick and Orlin Bedford*.

Email submissions to eric@msrdesign.com. Deadline for the November issue is 15 January 2014.

For a substantial collection of archived PPERRIA minutes, committee reports, past newsletter and event calendars, check out the Official PPERRIA website:
<http://www.pperr.org/pperria/pperria.html>

notes

from the President's Desk

The darkest days of winter approach, accompanied by many major holidays. I know I'll be seeing a lot of family and eating a lot of special foods that only grace the family dinner table during this time.

We are about three-quarters through our PPERRIA year. There will be a November neighborhood program and a Board meeting, and then a quiet stretch until January.

Quiet is a misnomer these days, though. City and county governments keep on keepin' on, which means that business still apply for variances, developers still ask for letters of support, etc. Our dedicated committees often continue to meet and provide service to outside groups regardless of the time of year. To them we owe our thanks and appreciation. It is in their actions that the desires of PPERRIA are carried out.

Many thanks to those of you who donated to PPERRIA on Give to the Max Day. I know the website went down for a chunk of the day; if you wanted to donate, PPERRIA accepts donations at any time of year.

It is the season to wrap up the year and celebrate in many ways. I wish for you safe travels, loving hugs, and a bit of sparkly snow to decorate your yard and trees this winter. May you enjoy cozy conversations over warm drinks, and may you treasure your friends and loved ones.

—your cheerful PPERRIA President, *Christina Larson*

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memcomm

Membership & Communication Committee Report
October 23, 2013, 12 pm, PERRIA Office.
John Cushing, Chair

Attendees: *John Cushing, Anne Campbell, Paul Zerby, and Drew Kerr, PR Specialist, Metro Transit.*
Absent: *Meredith Poppele, Lois Willand, Will Oberly & Jessica Buchberger.*

1. Community Outreach Task Force set up with a charge to: "Consider, recommend and help implementation option(s) for PERRIA to enhance more neighborhood inclusion/support for Glendale residents as a part of Prospect Park". The committee is considering doing needs assessment to begin its charge.

2. LRT Kiosk Poster – The committee is working with Metro Transit to develop a poster about Prospect Park that will be displayed in the kiosk at the Prospect Park LRT station. The poster will include a short description highlighted below, a drawing of the tower and a few photos on the area.

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Welcome to Prospect Park

A long-established neighborhood at the heart of the Twin Cities, Prospect Park residents enjoy the community's urban village feel. In this "small town in the big city" residents can walk to work, recreation, shopping and community meetings and events.

Prospect Parks residents display a strong community spirit and pride themselves on being friendly and welcoming. The neighborhood's sense of place is heightened because there are clear geographic boundaries. The University of Minnesota sits to the west while the Mississippi River and city boundary between Minneapolis and St. Paul define the neighborhood's south and east borders. To the north, a longtime industrial area is attracting new development that will help shape the future of the community.

Prospect Park dates to the late 1800's when it was a commuter suburb to Minneapolis connected by a streetcar line. Many historic homes remain, as does the iconic Witch's Hat Water Tower at the top of Tower Hill Park. Built in 1913, the tower sits on the highest natural land area in Minneapolis. Though it has been out of service since 1953, the tower is opened once a year to residents and provides sweeping views of the Minneapolis skyline.

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in the oven

Site Choice for Community Oven
Steve Cross, Community Oven Task Force

The Catholic Archdiocese of St. Paul & Minneapolis has effectively forbidden Cabrini to have a community oven built on it's property. The claimed reason by the Chancellor of the Archdiocese was "too much risk." The Oven Task Force has been trying to find a "Plan B" for building the oven. There are two matters to consider:

1. The new preferred site is the picnic grounds at the far southern end of Luxton Park. This is made possible by two events:

- The Good Neighbor Fund of the UofM is being augmented by \$90,000 by the Vikings. The Vikings are interested in funding a few big projects and not a bunch of small ones. With a significant increase the dollars requested in our grant application, we could afford to pay for the Park Board building our oven on park land.
- The Park Board may decide "just this once" to allow the building of the oven on park land because all expenses would be paid by the UofM/Vikings. They could view it as a pilot program for a general policy on ovens in the parks. (However, we will not know until January whether the Park Board will actually commit to building the oven now without waiting for a general policy to be adopted.)

2. If we ultimately learn that the Park Board will not construct this oven even on a "just this once" basis, then we are left with choosing from several remaining sites all of which may have neighbors with concerns on an oven built close to them. The proposed solution is to put it up to the membership at a meeting as to which site is best for the oven despite objections by immediate neighbors to the site selected, or, to choose as a neighborhood to select a "No Build" option and stop consideration of the community oven.

These developments will be the subject of discussion at the next PERRIA Neighborhood Meeting on 25 November.

minutes: september

PPERRIA Monthly Community Meeting
September 30, 2013, 6:30 PM
PPUMC

Approved October 28, 2013

Community-at-Large Present:

1. Julie Wallace, member
2. Lynn VonKorff, member
3. David Frank, member
4. Kat Pefferson, resident
5. Elisabeth Hoff, member
6. Jean Ganbarini, member
7. Vera Marshall, member
8. Betts Zerby, member
9. David Gargon, guest
10. Marybeth Luing, member
11. Matti Lisbon, member
12. Helen Sahlin, member
13. Molly, member
14. Neal Simons, member
15. Cam Gordon, Minneapolis City Councilmember, Ward 2
16. Michael Krantz, guest (Humphrey School)
17. Jim White, guest (Fine Associates)
18. Dana Happe, guest (Central Corridor Project Office)
19. Philip Holt, resident
20. Liz Muck, resident
21. Del Hampton, resident
22. Ken Mowll
23. Joyce Riedesel, guest
24. Anne Campbell, member
25. Alden Drew, member
26. George Bloom, resident
27. Liz Wielinski, Park Commissioner
28. Serafina Scheel, member
29. Jeff Barnhart, business member (Overflow Espresso Cafe)

Board of Directors Present:

1. Richard Adams
2. Eric Amel
3. Phil Anderson
4. Dick Brownlee
5. Steve Cross
6. John Cushing & Martha Joy
7. Tony Garmers (Greta absent)
8. Dick Gilyard
9. Susan Gottlieb (Jeff absent)
10. Ken Hampton
11. John Holmquist
12. Tamara Johnson
13. Sally & Charles Jorgensen
14. Dick Kain
15. Roger Kiemele
16. Christina Larson
17. Susan Larson-Fleming
18. Dean Lund (Janet absent)
19. Dorothy Marden
20. Ann Munt
21. Karen Murdock
22. John Orrison
23. Dick & Meredith Poppele
24. Peggy & Peter Rejto
25. Joe Ring (Susan Thrash absent)
26. Evan Roberts
27. Rebecca Shockley
28. John Wicks (Wendy absent)
29. Paul Zerby

Board of Directors Absent:

1. David & Sigrid Coats
2. John DeWitt
3. Kate Donahue
4. Tom Kilton
5. Florence Littman
6. Andy Mickel
7. Will Oberly
8. Dan Peters
9. Jerry & Margie Stein
10. Lois Willand
11. Lindsey Wollschlager

minutes: september

Welcome and Sign-In

1. **Call to Order.** *Christina Larson*, PPERRIA President and meeting chair, welcomed everyone to the meeting.

2. **Agenda.** The agenda was submitted for approval. Two items were added to agenda #3 Other: announcements, reminders: The first, Luxton Book Exchange, *Meredith Poppele*; the second, Soundwall.

3. **Central Corridor LRT safety presentation.** *Dana Happel*, Community Outreach Coordinator for the Central Corridor LRT, made a presentation of light rail track and station safety do's and don'ts encouraging people to stay off the tracks and away from the stations until they are opened. Do use cross walks. Security cameras are watching.

4. **Community Oven.** *Steve Cross* presented the community oven proposal. He made a brief intro, introduced players, and pointed to the proposed site at Cabrini Church and other information available in the project brief. A public comment period was opened.

Christina Larson read a submitted letter: expressing concerns: private property, funding, congestion and vandalism, who can use, exclusivity. *Steve* responded with information available in the brief. PPERRIA would run the oven: "someone would be hired to run the thing." *George Bloom* lives across street. Issue with breathable air verse smoke. *Ken Peterson* from the Terrace [across the street] prefers a public park. Parking claimed to jeopardize project. *Liz Wielinski*, Park Commissioner, comments on parks position. Need to create a policy: Urban Agriculture Policy being contemplated. Not written. Want to include community oven. *Lynn VonKorff* is excited as a bread baker but shares concern regarding the smoke trade-off. Is it as bad as fireplaces?: not a lot of technical evidence. Burns efficiently in the chamber at 800 degrees. *Jean Garbarini* likes the idea, and likes the Park Board devising a policy and like public space. How about raise funds in the interim and await a policy? *Steve Cross* comments that above 600F, the fire burns carbon. Interior is white, not black with carbon. Greenwise he claimed wood is carbon neutral. Carbon dioxide is produced, not carbon monoxide. *Marybeth Luing* asked about consideration of timing and review of all sites. A community member asked about liability insurance. *Steve Cross* said PPERRIA liability carrier will list at no extra charge. Construction cost is set at \$10,000 plus volunteer labor. Maintenance costs are [3] cords of firewood to be underwritten by PPERRIA. [\$300 x 3 = \$1,000 estimated annual expense] *Sara P.* asked how is it staffed and how do neighbors use it. A

community member suggested raising grade at Luxton Park and indicated it would be a nice gesture toward the Glendale community and more public use. *Jean Garbarini* thought feasible. *Steve Cross* concerned about expense. *Dick Gilyard* said project needs to be considered in conjunction with facilities include washroom/toilets, tables and area for picnicking. *Steve Cross* said Cabrini facilities would be available. *Dorothy Marden* spoke about church and parking issues on East River Terrace. *David Gargon*, a wood fire oven guy, said that based on extensive experience, no cases of run-away community ovens. Usually ends up 20ish core members. Folk have little choice but to talk to each other. WBL invites community to see their oven in use this coming weekend. *John Cushing* said he and *Martha Joy* checked out the Chicago Street oven and were impressed by the sense of community which is to be a value for PPERR. Safety, security and organization questions were answered.

Christina Larson asked PPERR residents to vote whether board should vote or table. A straw poll asking several levels of question: Should PPERRIA have a community oven? Should it be located at Cabrini? Should it be located at Luxton? *Paul Zerby* pleaded to hear out *Liz Wielinski* and Park Board position. Volunteer labor on Park Board property is not allowed. If on park, could community manage the facility?

5. **Luxton Book Exchange.** *Meredith Poppele* made a plea for strong backs for sorting, and lifting. Only about three volunteers currently in *Rebecca Shockley*, *Meredith*, and *Lois Willand*.

6. **Adjourn.** The meeting was concluded at 7:40 pm.

PPERRIA Board of Directors Meeting September 30, 2013 7:46 pm. PPUMC

1. **Call to Order.** Meeting was called to order at 7:46pm by chair *Christina Larson*.

2. **Quorum.** A quorum of the Board was in attendance.

3. **Consent Agenda.** Correction for July minutes are: *Evan Roberts* pointed out incorrect vote tally. *Karen Murdock* was present. The July minutes were approved with those changes.

4. **Approval of Regular Agenda.**

minutes: september

5. Community Oven. Previous to meeting, a motion was formed and moved by Executive Committee:

The Prospect Park East River Road Improvement Associate (PPERRIA) is resolved to construct and operate a community oven within the neighborhood. Its Executive Committee must appoint a task force to implement this decision. The oven should be in the side yard of St. Francis Cabrini Catholic Church. There must be approval from more than half of those property owners within 300 feet. If that site proves to be impossible, then the Task Force will consider and recommend another site.

The purpose of the community oven is to:

- 1) *Assist many individual people in the neighborhood to produce nutritious bread and other food for their consumption: and*
- 2) *Create a well-used community gathering spot.*

The task force must seek grants from foundations to cover the cost of implementation. However, the sum of \$500 is allocated immediately from any funds available to PPERRIA to pay any cost associated with the design of the community oven.

Motion was seconded. Floor opened for discussion. *Richard Adams* believes should address the concerns of neighbor on parking, excessive use, etc. *Karen Murdock* said she does not mind public private nexus. *Roger Kiemele* takes exception with improving the private property. He cited the \$1,000 annual cost of wood at \$325-\$350 a cord. Grants could be used for Ash trees. *John Cushing* wishes the Board to not turn down the concept. Would like to approve in concept and charge the task force to address the raised questions. Believes this a partnership with Cabrini community, as they will contribute as well.

Amended motion proposed by *John Cushing*:

The Prospect Park East River Road Improvement Associate (PPERRIA) approves the concept of a community oven. Its Executive Committee must appoint a task force to address concerns raised at the September Neighborhood meeting and report back to PPERRIA before any further action can be taken.

Comments were made on the amendment:

Dick Poppele said that this is an amendment to defer. A large report has been written. Need to be specific items. *John Cushing* responded that issues are raised on parking as well as what is the ACTUAL agreement with Cabrini. Material details on responsibilities need to be worked out. For the record, *Paul Zerby* totally agrees with *Dick*

Poppele for once [said *Paul*]. *Paul* sees vast hang-ups with the park approach. *Dorothy Marden* said a sense of urgency is raised in neighborhood. Issue is to say community oven wonderful, let's explore location more carefully. *Phil Anderson* said the park not viable as it will be years to decide and union labor will not be viable for construction. *Ken Hampton* said that anything creating a hardship for a neighbor is not all right with him. Does not like the distress imposed on neighbors. *Dick Kain* doesn't like the word "must". *Dick Gilyard* supports exploring the concept as a next step. Examine why *Luxton* does not work. *Steve Cross* said the next grant cycle begins on 1 January 2014. *Sally Jorgenson* asked about the oven at community garden. Several indicated that it was smaller and less substantial. *Susan Gottlieb* has read report. Traffic will be an on-going concern on many fronts. Does not want to tie traffic issues to oven issue. *Evan Roberts* points out that this is the best site in regards for parking. *Tamara Johnson* is in favor of the proposed amendment, as it will mandate the conversation on parking.

Christina Larson called a vote on the amendment: Yea:13; Nay: 14 [*Christina* voted against to break tie] Abstained: 0; Amendment failed to pass.

Further discussion on the original motion at hand [*Christina* read the motion again and pointed out that the motion did not mandate the site would necessarily be Cabrini, and that she would insist that a clear agreement with Cabrini would be a mandate.

A motion to amend the original motion was proposed that would bring back a Cabrini agreement to the PPERRIA board by adding language to the end of the motion that reads: "the legal agreement between PPERRIA and the property owner will be brought back to the board."

Christina Larson called a vote for the amendment. Yea: 27; Nay: 1-*Roger Kiemele*; Abstained: 1-*Peggy Rejto*. Amendment carried.

Christina Larson called a vote for the motion as amended. Yea: 23; Nay: 2- *Peggy Rejto*, *Dorothy Marden*; Abstained-3 *Dick Kain*, *Dean Lund*, *Christina Larson*. Motion carried.

6. Motley Critical Area Parking. Moved to approve letter of support. Seconded.

The floor was opened for discussion. *Karen Murdock* said the proposal was too restrictive for public rights. Public streets are public.

Christina Larson called a vote on the motion. Motion

minutes: september

passed on a voice vote. Yah: 28; Nay: 1-Karen Murdock; Abstained: none.

7. Approval of Memorandum of Understand with Barnhart Properties. Moved to approve memorandum as written. Seconded. The floor was opened for discussion. No discussion.

Christina Larson called a vote on the motion. Motion passed on a voice vote. Yah: 29; Nay: none; Abstained: none.

8. Letter regarding Ambulatory Care. Moved to approve letter as written. Seconded. The floor was opened for discussion. No discussion. *Christina Larson* called a vote on the motion. Motion passed on a voice vote. Yah: 29; Nay: none; Abstained: none.

9. PPERRIA Alcohol Policy Task Force. To be co-chaired by *Tamara Johnson* and *Phil Anderson*. *Christina Larson* requested volunteers to serve on the task force. *Richard Adams* volunteered. Others are invited to attend. Oct 9th is first meeting date. The charge is to craft a new policy.

10. Treasurer's Report. The Treasurer's report was presented. There was no discussion. Report is filed for audit.

11. Administration Committee Report. No Administration Committee report is available, as the committee chair has stepped down.

12. Zoning & Project Review Committee Report.

- a. Franklin Ave Bridge (*F. W. Cappelen* Memorial Bridge) deck will be rebuilt. It is a two-year project.
- b. *Peter LaSha* property future concerns were raised.
- c. A proposal for new signs at Dinnekin House was made. A letter of support is being drafted.
- d. *Evan Roberts* is working on a proposal for residential critical parking overlaid with public pay and display. *Evan* will be meeting with *Cam Gordon* to get city input.
- e. So, feedback welcome at any point, but a more formal proposal and presentation to follow in months ahead.
- f. *Dave Barnhart* properties report. The work is already near complete as per plan.
- g. Letters of support for *Surly* brewing to be presented next month's Board meeting.
- h. *Boeser* site and *Cornerstone Group*.

- i. *Dick Brownlee* encouraged folks to attend workshop on city process.
- j. Question on Good Samaritan site and the Fine Associates. Groups are in discussion to get informed.

13. Other Business. The floor was opened to other business.

14. Sound Wall. Sound Wall task force reported at July meeting. PPERRIA voted for aesthetics over speed to implementation. *Ken Mowll*, speaking for 30 neighbors along the freeway, favors a quicker time line. Wrote a letter and met with *Cam Gordon* as to the status. *Cam* via email reported that MnDOT schedule is beyond for work this year. The letter states MnDOT will proceed with art if approved in spring. If not, will implement in a two-step process with the acoustic occurring as soon as possible. MnDOT has landscape group. *Cam Gordon* committed to help organize a community/MnDOT engagement meeting.

15. Board Attendance. *Roger Kiemele* commented in favor of the current format to list the Board members attending the monthly meeting. *Roger* asked if there are consequences. *Christina Larson* said that State statutes outline a process.

16. Adjourn. *Roger Kiemele* made a motion to adjourn the meeting. Seconded. Approved unanimously. Meeting was adjourned at 9:28 PM.

Respectfully submitted:
Eric Amel
PPERRIA Secretary

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admin

Administration Committee Report

November 7, 2013, 7 pm, PPERRIA Office

John Orrison, Chair

Attendees: *John Orrison, Dick Poppele, Ken Hampton, Tony Garmers, Jessica Buchberger (staff)*

Dick Poppele presented the Treasurer's Report. He reported the funds available and accounts receivable. He told the committee about two NRP accounts (checking & savings) that together have around \$3,600 in them. After some investigation *Dick* has been led to believe that the NRP funds are PPERRIA's to use. *Dick Poppele* will check with *Mary Ballard* on doing audits every month, as she does with other organizations.

The Garden Club may spend the money allocated to them by PPERRIA in the next fiscal year.

President *Christina Larson* sent a list of topics that the committee should talk about. Here are the questions and responses from the committee:

A) From November BOD meeting – Develop a fundraising policy for PPERRIA and have a draft ready for discussion at the Nov. 11 Executive Committee meeting. Exec is charged with developing it and I am turning it to Administration Committee for creation.

A1. The committee feels that any fundraising should follow a goal for the organization as a whole. Such a goal can be arrived at by either resurrecting the Development Committee or by developing a goal from a consultant recommendation (see D1).

B) Any comments on the City's proposed revisions to their NRP grievance policy?

B1. No comments.

C) We can send our entire collection of records to the Minneapolis History Collection at Hennepin County Library. They will keep most things but have told me they are unlikely to keep receipts or transactional records. Please make a recommendation on how much to keep here vs. how much to send. It seems to make sense to keep the last seven years' worth (for those receipts etc. for taxes) and send the rest...?

C1. The bankers boxes in the back are primed and ready to go! Anyone that has PPERRIA records from years past should bring them to the office during Jessica's office hours.

D) Please define the structure of committees, task forces, subject matter experts, "mini-neighborhood" groups (this one needs a better name), liaisons, other. Outline responsibilities (like how often to meet, how to communicate with their members, how to report, etc.).

D1. This is beyond the Administration Committee's scope. *Dick Poppele* recommends hiring a consultant and doing the neighborhood priorities survey again to get a better grasp on what is needed for the neighborhood. The committee agreed and would recommend following the process that took place three to four years ago with a board review and an independent consultant.

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PPERRIA Archive to reside in Minneapolis History Collection

The Hennepin County Library has agreed to archive the collected records of the 112 year history of the Prospect Park East River Road Improvement Association as a component of their Minneapolis History Collection. PPERRIA members possessing association records are encouraged to submit them to Jessica Buchberger at the PPERRIA office for inclusion in the collection. A schedule for the transfer of the collection to the library is remains pending.

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Historic District Committee Report

November, 2013

Joe Ring, Chair

Minneapolis Conservation District Ordinance:

My conversation on Nov. 5th with the city planner *John Smoley* about the lack of progress on the final draft of the proposed Conservation District ordinance was less than encouraging because he said it would be ready for comment this month and I have been given the statement of “this month” every month since July with no results and *Cam Gordon* also said in his September news letter that the draft would be out that month. I have emailed *Cam* about the issue on Nov. 4th with no response to date.

I find it interesting that in the St. Paul city council elections this Fall one of the campaign issues that came up was the creation of some type of Conservation Ordinance to help preserve the older housing stock. Maybe St. Paul will get their ordinance before us even though we have been working on this issue for over four years.

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soundwall

Soundwall Task Force Report

Bob Sykora, Chair

October 25, 2013 agreement between MNDOT and PPERRIA:

1. MNDOT will address acoustic concerns by covering most of the wall’s surface with acoustically absorbent panels.
2. PPERRIA withdraws its proposal to address the wall’s aesthetic concerns by making physical changes to the surface of the wall, such as adding accent panels.
3. MNDOT will address aesthetic concerns by requiring the acoustic panel manufacturer to powder-coat finish the panels using the twelve-color design proposed by PPERRIA.
4. MNDOT agrees that, when maintaining the wall and painting-over graffiti, it will preserve and maintain the design and colors set forth in Drawing B.

Design and negotiation is complete. Soundwall remediation will begin in the Spring.

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Master Plan Committee Report

October 17, 2013

Tamara Johnson, Chair

The first order of business was a presentation by neighborhood resident *William Eddins* and Sundial Solar regarding their proposal to build a community solar garden. While many houses in Prospect Park are not ideal for rooftop solar panels due to orientation, steepness, or shady location, a community solar garden is an option to harness solar power and distribute it to neighborhood homes and businesses that purchase shares.

Sundial explained the way such a shareholder operation would work, the area required and the work it would take to sell and administer the shares. *Tom Tierney* noted that his Tierney Brothers building rooftop might be a possible location for such an array. We will continue to explore how this might work for Prospect Park.

The rest of the meeting was taken up with discussions of the Cuningham Group work on the Bedford/University gateway intersection. It was decided that perhaps the boards and visuals that Cuningham Group has produced so far are not yet ready for us to present at a community-wide meeting.

Tamara Johnson is going back to Cuningham Group to pull the plans a bit farther forward, at which time we will arrange a meeting to share them with PPERRIA and the neighborhood at large.

Editors note: For more information about the solar panel vendor that proposed the concept of a community solar garden to the Master Plan Committee, see their website at <http://www.sundialsolarenergy.com>

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PP2020

Report from Prospect Park 2020

Prospect Park 2020 is a project undertaken by the Prospect Park East River Improvement Association (PPERRIA) to facilitate planning in the area surrounding the neighborhood's future light rail station and along University Avenue. The charge is to craft a pre-development framework through the hands-on involvement of business/landowners and the community as well as interested partners and investors. That framework will maximize the potential of the area in alignment with the community vision for a diverse, affordable, walkable and connected mixed-use transit-oriented urban center.

The following is part two in a three-part series.

The Funders Collaborative – the PPERRIA Master Plan Committee reaches out for support.

In the last issue of the newsletter, we outlined the work of the PPERRIA Master Plan Committee that laid the groundwork for two and a half years of intense work leading to the establishment of Prospect Park 2020 and its work to develop and promote the Prospect Park vision for development around the new Prospect Park LRT Station and the area north of University Avenue (now referred to as Prospect North). That work led to the submission of a Letter of Intent to the Funders Collaborative on January 1, 2011.

Based on our letter, PPERRIA was invited to submit a proposal for support in February 2011. By that time the Master Plan task group had worked with a variety of partners including the Textile Center. The Textile Center has outgrown its current facility and was considering moving to a new site because of the parking difficulties at this site and their estimate that it would get worse with the light rail. We offered to help if they would consider expanding in Prospect Park. Other partners, including Tierney Brothers, the City of Minneapolis, Hennepin County, University District Alliance, and the University of Minnesota joined us in submitting a proposal to the Funders Collaborative that was approved in March 2011.

The proposal had two tracks:

One focused on the Textile Center with a short time frame of two to three months. The funds were used to develop a strategic planning process that considered a number of development scenarios for their expansion either on the current site, initially preferred, or on another site, preferably in the immediate area.

The main part of the proposal was “to craft a pre-development framework for the Prospect Park/29th Avenue Station and University Avenue gateway area through the hands-on involvement of business/landowners and the community as well as interested partners and investors. That framework will maximize the potential of the area in alignment with the community vision for a diverse, affordable, walkable and well-connected mixed-use transit-oriented urban center.”

Work began immediately in March by formalizing a Steering Committee with the following membership: the members of the Task Group (*Dick Poppele, Dick Gilyard, John DeWitt, Richard Adams, Tamra Johnson, and Henry Keshi*) plus the following partners: *Miles Mercer*, Economic Policy and Development, Minneapolis CPED (SEED committee); *Patrick Connoy*, Hennepin County; *Monique MacKenzie*, Planning Coordinator, University of Minnesota; *David Barnhart*, VP Prospect Park Properties (PPERRIA member); *Margaret Miller*, CEO Textile Center; *Jim Tierney*, VP Tierney Brothers (PPERRIA member); *Mark Johnson*, University District Alliance/West Bank Business Association representative and *Brian Miller*, Executive Director, Seward Redesign. The Steering Committee met twice a month from March through November 2011; minutes of the meetings can be found at www.propsectpark2020.org.

In March 2011, PPERRIA rented a store front on University Ave to serve as an office for PPERRIA and for the Prospect Park 2020 Steering Committee. The Funders Collaborative request was for \$60,000 with matching fund pledges from PPERRIA, Textile Center, Tierney Brothers, Prospect Park Properties and Hennepin County; the final budget was \$120,000. A Project manager (*Brian Golberg*) was hired to oversee the administrative details of the project.

The first item of business was to form a search committee with Textile Center and Steering Committee members to select and architect from among five candidates to carry out the strategic planning for the Textile Center. James Dayton Design was selected and he completed his study in July 2011 by presenting four possible scenarios (S,M, L, XL). The Textile Center Board elected to pursue the large scenario that would involve moving to a site across University Avenue and joining together with the Goldstein Museum currently located on the University of Minnesota St. Paul Campus and one or two other entities.

Next, the Steering Committee issued a request for qualifications for a consultant for the total project. A search committee of Steering Committee together with other community members worked through several applicants to finally select SRF in partnership with ESG Architects and James McComb market analysts as the main consultants on the project.

Using \$5000 appropriated by PPERRIA, the Committee hired James Dayton Design to build a scale model of the project area. The model was modified several times to illustrate the impact of the development that was begin proposed and it was on display (hands-on) at several meetings and workshops, and is on permanent display in the PPERRIA office.

Work through the spring and summer of 2011 was intense and included working out a proportionate mix of uses and activities, connecting infrastructure and shared parking for the station area. Meetings were held with consultants, potential developers, land owners and residents. The Stadium Village small area planning directed by the city was coordinated with the efforts around the newly renamed Prospect Park Station with PPERRIA input and representation. An open house at the Textile Center in July introduced the Center's plans for future expansion and a series of "coffee table" meetings were conducted over the summer throughout Prospect Park. In mid September, the Steering Committee held a community workshop to review and discuss the results of the summer's work. This was followed by a major presentation at the September PPERRIA meeting.

The main results of all this effort are summarized in two products. One is a specification of the public realm of connectivity and green space that ties the development district together by connecting Tower Hill Park and the newly-planned Minneapolis Grand Round with the Prospect Park Station area.

The other is a proposed land use plan that extrapolates from the previous SEMI plan and 29th Ave plans to provide for high density housing to be built north of University Ave and along the University transitway. The addition of up to 2,500 new units of housing is proposed to meet future demand for housing and to provide the necessary residential density for the amenities (like a grocery store) that are currently missing in Prospect Park.

An important part of the project was to determine whether this vision is economically feasible. James McComb reported that there is a strong market for the commercial aspects of the proposal and particularly that markets for a major grocery and other retail will likely follow from the increased residential density given the location and current demographics of the Prospect Park area.

PPERRIA was informed and supportive throughout the process. In December 2011, the Steering Committee held another community workshop and then published a final report detailing the many aspects of the study in a report: "Prospect Park Station – Central Corridor Light Rail Line 2020 Development Framework" that is available on www.prospectpark2020.org.

The Prospect Park 2020 management team dissolved the Steering Committee with this final report and went on to assemble a Committee of Advisors. The subsequent thinking and rethinking of the scope of the total project led to a new proposal to the McKnight Foundation in 2012. The workings of Prospect Park 2020 and the Advisors during this past year will be reported next month in part three of this series.

calendar

PPERRIA NEIGHBORHOOD EVENTS & ANNOUNCEMENTS

20 nov

Membership/Communications Committee meeting
PPERRIA Office, 2950 University Ave SE

typically fourth Thursday of the month, 7 PM
Contact *John Cushing* jccushingjr@comcast.net

21 nov CANCELLED

PPERRIA Master Plan Committee meeting
PPERRIA office, 2950 University Ave SE

Third Thursday on the month, 5:30 PM
Contact *Tamara Johnson* tamara_minneapolis@yahoo.com

25 nov

PPERRIA Membership & Board of Directors meeting
Prospect Park United Methodist Church

Fourth Monday of the month, 6:30-9:00 PM
Contact *Christina Larson* pperriapresident@gmail.com

2 dec

Community Happy Hour: Inter-Generational Connections
Pratt Community School: 66 Malcolm Ave SE

Monday, November 2nd, 6:30-8:00 PM
Contact *Student Community Relations, U. of M.*

3 dec

Zoning & Project Review Committee meeting
PPERRIA office, 2950 University Ave SE

First Tuesday of the month, 7:00-9:00 PM
Contact *Dick Brownlee* dickbrownl@mac.com

7 dec

Administration Committee meeting
PPERRIA Office, 2950 University Ave SE

First Thursday of the month, 7:00 PM
Contact *John Orrison* johnworrison@gmail.com

9 dec

PPERRIA Executive Committee meeting
PPERRIA office, 2950 University Ave SE

Second Monday on the month, 6:30 PM
Contact *Christina Larson* pperriapresident@gmail.com

16 dec

Community Happy Hour: Safety & Crime Prevention
Afro Deli: 1939 5th Street S

Monday, November 2nd, 6:30-8:00 PM
Contact *Student Community Relations, U. of M.*

19 dec

PPERRIA Master Plan Committee meeting
PPERRIA office, 2950 University Ave SE

Third Thursday on the month, 6:30 PM
Contact *Tamara Johnson* tamara_minneapolis@yahoo.com

NO DECEMBER MEETING

PPERRIA Board of Directors & Membership meeting
Prospect Park United Methodist Church

Fourth Monday of the month, 6:00-9:00 PM
Contact *Christina Larson* pperriapresident@gmail.com

To include items in the next PPERRIA calendar

Contact *Jessica Buchberger* pperriastaff@gmail.com
or 612/643-1443

the neighbors

PPERRIA STANDING COMMITTEES AND CHAIRS

Administration	<i>John Orrison</i>	johnworrison@gmail.com
Executive	<i>Christina Larson</i>	pperriapresident@gmail.com
Historic District	<i>Joe Ring</i>	jring@jringglass.com
Master Plan	<i>Tamara Johnson</i>	tamara_minneapolis@yahoo.com
Membership & Communication	<i>John Cushing</i>	jccushingjr@comcast.net
Organizational Development	<i>no chair</i>	
Zoning & Project Review	<i>Dick Brownlee</i>	dickbrownl@mac.com
Nominating Committee	<i>no chair</i>	
Transit Resource	<i>Evan Roberts</i>	evanrobertsnz@gmail.com

PPERRIA TASK GROUPS

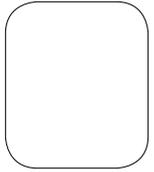
Sound Wall	<i>Bob Sykora</i>	bob@sykora.org
By-laws	<i>Dick Poppele</i>	dick@umn.edu
4th Street	<i>Julie Wallace</i>	jwallace3@comcast.net
Luxton Book Exchange	<i>Becky Shockley</i>	shock001@umn.edu
Motley Crew	<i>Rebekah Lorence</i>	rlorance@mm.com
Community Events	<i>Marybeth Luing</i>	mb.luing@gmail.com
Community and River Gorge Cleanup	<i>Tom Kilton</i>	tom.kilton.b1cw@statefarm.com

OTHER NEIGHBORHOOD GROUPS

Garden Club	<i>Mary Alice Kopf</i>	mollisk@usewireless.com
Tree Health Project	<i>Paula Denman</i>	pjdenman@comcast.net
Prospect Park Community Gardens	<i>Del Hampton</i>	ppcg coordinators@gmail.com
	<i>Sam Johnson</i>	

OUTSIDE ORGANIZATIONS: PPERRIA REPRESENTATIVES

District Councils Collaborative (DCC)		<i>Phil Anderson</i>
Education & Human Services		<i>Contact: Jerry Stein or Chuck Holtman</i>
Southeast Minneapolis Council on Learning (SEMCOL)		<i>Susan Gottlieb, Jakki Kydd-Fidelman, Susan Larson-Fleming</i>
Prospect Park 2020	<i>Dick Gilyard</i>	rgilyard.architect@earthlink.net
	<i>John DeWitt</i>	jdewitt@comcast.net
	<i>Dick Poppele</i>	dick@umn.edu
GAPSA, Graduate and Professional Student Association		<i>Nick Bussa (bussa019@umn.edu)</i>
University District Partnership Alliance		<i>Dick Gilyard, John Kari</i> <i>Alternates: Dick Poppele, Eric Amel</i>



**Prospect Park East River Road
Improvement Association, Inc.**
66 SE Malcolm Avenue
Minneapolis, MN 55414



The Student Community Relations department of the University of Minnesota
presents:

Community Happy Hours

Monday Nights: 6:30-8:00 pm

Informal, bi-weekly social hours for community members to engage and network with each other while discussing topics and ideas that are relevant to the Marcy-Holmes, SE Como, Cedar-Riverside, and Prospect Park communities.

Neighborhood Liaisons and members of University of Minnesota student groups will be present to hear your input and begin putting these ideas into action!

NOTE: These are not meetings! These are casual gatherings that connect ideas with the proper resources and channels to address community needs while enjoying
****FREE FOOD****

The Fall Community Happy Hour Schedule

October 21: Environmental Sustainability
Van Cleve Park Community Center
901 15th Avenue SE, Minneapolis MN 55414

November 4: Entrepreneurial Networking
Cafe 421 in Dinkytown
421 14th Ave SE, Minneapolis MN 55414

November 18: Housing and Renter's Education
St. Lawrence Church
1203 6th Street SE, Minneapolis MN 55414

December 2: Inter-Generational Connections
Pratt Community Education Center
66 SE Malcolm Ave, Minneapolis MN 55414

December 16: Safety and Crime Prevention
Afro Deli
1939 S 5th Street, Minneapolis MN 55454