



## PPA Board of Directors

Regular Meeting (Virtual): June 26, 2023 6:30pm

**Board Members Present:** David Frank, Jane Stockman, Will Morris, Ian Gorodisher, Britt Howell, Eric Amel, Jeff Barnhart, Jerry Stein, Gabrielle Metzger, Lynn Von Korff

**Community Members Present:** Evan Roberts, William Thurmes, Robert Maresh, Rick McCormick, Celeste Robinson, Anni Simons

**Staff Present:** Liza Davitch

**Call to Order.** *Eric Amel*, PPA President, called the meeting to order at 6:35 pm and reviewed the agenda with the attendees. *Lynn Von Korff* proposed revising the meeting agenda, adding two motions under Finance & Admin report to approve 1) the letter from Gabrielle Metzger clarifying that she serves as a PPA director solely in her individual capacity and not as a representative of Dorsey & Whitney LLP and 2) extend PPA's rental agreement with PPUMC an additional three years. The agenda was approved with these revisions. All in favor.

### 1. Announcements/Updates-

- **Welcome new board members.** *Eric Amel* welcomes new board members *Will Morris*, *Ian Gorodisher*, and *Gabrielle Metzger*. *Abraham Kao* sends his regrets; he is working out of town.

- A. **Ward 2 Update.** *Celeste Robinson*, Policy Aide to City Council Member Robin Wonsley, presents a few updates from Ward 2.

A project that relates to Prospect Park is the proposed Biochar facility to be installed near the U campus. The City expert on Biochar gave a presentation to PPA's Land Use & Transportation & Safety Committees. They are giving another summit to SECIA this Wednesday. All are welcome to attend.

Ward 2 is organizing a "Back-to-School Know Your Rights" outreach day. It is a collaboration between the Ward 2 office, PPA, SECIA, Marcy-Holmes neighborhood, Student Office of Legal Services and Student Office of Off-Campus Living.

At the end of the next month they will have an on site office-hours visit at the Pillars to be accessible to their residents and focus on how rent control might impact them and traffic issues in that area.

They are continuing to work on reopening the Witches Hat Tower. The City set up an appointment with an engineer to assess what repairs are needed. Some of the steps have detached from the wall. They were guaranteed to get a cost estimate and timeline in the next month.

Ward 2 continues to push for a city-led sidewalk snow and ice removal.

### 2. Organizational Business

- A. **Review roles and responsibilities of board officers.** Lynn reviewed the "[Board Officer Roles and Responsibilities](#)" from PPA's bylaws. She added that PPA can also create temporary board officers and the board delegated the supervision of PPA's part-time Administrative and Communication staff to the Management Council.

- B. **Elect board officers.** *Eric Amel* opens up the floor to nominate board officer positions. *Eric Amel* (President), *Britt Howell* (Vice-President) and *David Frank* (Secretary) are willing to stay in their current officer positions for the 2023-2025 term. *Lynn Von Korff* volunteers as Treasurer. All in favor.

## Committee Reports

**Environment Committee Report.** *Rick McCormick*, is the new co-chair with Lydia McInerney. The Environment Committee reports on the Earth Day Cleanup event. Surly Brewing helped by providing around 50 people to work on East River Road. Many neighborhood people came out to work on Tower Hill.

The committee was involved in planting trees at the post office under the leadership of Mary Britton. Most recently they planted three trees and a rain garden in front of Venture Academy.

The committee gave a recommendation on Biochar but are concerned about the truck traffic increase. They recommend that the trucks used for the facility be electric trucks.

There is a Fall Cleanup event being planned for September 30th, 2023.

**Community Building Committee Report.** *Jerry Stein*, Community Building co-chair gave a brief report on the Jackson Project event on June 2 at Pratt. There will be a full article in the July PPA newsletter on the event. There will be ongoing learning and interactive events in collaboration with the Wilkins Center.

**Renters Rights NRP Update.** Today, Shanal Khawaja, Program Assistant in Council Member Robin Wonsley, Minneapolis City Council, Ward 2 Office, invited PPA to help their office educate student renters on their rights this Fall when they move in for school. Their office is planning a Back-to-School Know Your Rights initiative for off-campus UMN students. The initiative would involve creating fliers, social media advertisements, etc. and mass distributing them on a date sometime during the first two weeks of the fall 2023 semester. One possibility is that if Liza would like additional work hours, she could work with Community Building. CB could allocate existing renters' rights funds, already approved in PPA's annual budget, to help with this effort. [Shanal.Khawaja@minneapolismn.gov](mailto:Shanal.Khawaja@minneapolismn.gov)

Community Building is postponing implementation of the Renters' Rights motions adopted at their March meeting until they learn the outcome of the City Council legislative studies. One of those studies will address the future of the old phase II NRP (neighborhood revitalization program) funds that remain unspent. Study recommendations should be available soon because the deadline was yesterday. Briefly, Community Building Committee motions passed at the March Board/Community meeting were to reallocate \$25,000 of funds to PPA's phase 2 NRP Tenants Rights priority and to hire a Renters' Rights Community Organizer. The PPA Board approved the job description at the January Board meeting. An additional issue is NCR requires we pass an additional technical motion before they can reallocate and contract the funds. The technical motion will require 21-day notice to the community – so that will need to take place before this project can move forward. PPA's NRP contract is renewed annually—it's a different contract than our Neighborhood Network/Equitable Engagement Contract.

**Transportation and Safety Report.** *Evan Roberts*, chair of the Transportation and Safety Committee discusses the traffic calming planter boxes. They were successful in recruiting volunteers for the summer to water them.

They sent the letter about the Williams Ave turning circle concerns and there is some activity with the City. They are also working with Ward 2 on this.

**Land Use Committee Report.** The committee didn't meet last month and has no active projects at the moment. *Eric Amel*, Land Use Committee chair, reports that they have been approached by a neighbor to advocate on a more scripted connection between the Glendale community and the Prospect Park LRT station that involves issues of trespassing and landowner rights. This will be addressed at the July Land Use meeting.

**Finance and Admin Committee Report.** *Lynn Von Korff* presented three motions.

**Proposed Motion:** Approved a revised 2023 annual budget. The only changes to the budget we approved in January are to incorporate grants raised by Community Building for the Jackson Family Playground project and also a minor change to reflect the amount of the final U of M Good Neighbor Fund grant for the completed mural at Venture Academy. All in favor. Motion carried.

**Proposed motion:** PPA's Board of Directors approves the letter from Gabrielle Metzger clarifying that she serves as a PPA director solely in her individual capacity and not as a representative of Dorsey & Whitney LLP. All in favor. Motion carried.

**Proposed motion:** PPA's Board of Directors approves extending PPA's rental agreement with PPUMC an additional three years. Rent will be \$625 per year if PPA elects to use PPUMC's hybrid meeting technology once it's available. Otherwise rent will remain \$500 per year (see copy of 2021 rental agreement). There will be minor modifications to the new rental agreement, including the amount of rent, key holders, and meeting dates. *Jerry Stein* seconds to take this up in discussion. *Will Morris* asks about potential further budget cuts. All in favor of motion. *Jane Stockman* abstains. Motion carried.

**Conflict of Interest Form.** *David Frank* asked board members to sign and return the conflict of interest form. He will email it to board members again.

#### 4. Other Business

- A. **2023-2024 Board/Community Meeting Schedule. Resume in-person meetings or switch to hybrid Board/Community meetings?** All in favor of the dates stipulated in the hybrid format. Motion carried.
  
- B. **Communications Task Force.** *Ian Gorodisher* volunteered to figure out how to reduce the size of our newsletter, which is created using Mail Chimp, and our Welcome Packet, which is created using Canva.
  
- C. **Call for Exploring a New Ice Cream Social.** *Susan Larson-Fleming* and *Lynn Von Korff* volunteered to publish a call for volunteers in the August newsletter. The role of the Task Force would be to: 1) learn how changes since the Pratt Ice Cream Social was last held create the need to redesign the community event, 2) reach out to community members to learn about the status of the Tower, ICS partners, event location, financial resources, date, etc. and 3) recommend a redesigned Ice Cream Social event, including who and how it will be implemented.
  
- D. **Update on University neighborhood organization shared partnership/merger grant.** [See document here.](#) The board selected *Lynn Von Korff* to serve on the steering committee. The board selected David Frank and Britt Howell to serve on the Working Group

## 5. Review Consent Agenda: Reports & Minutes

*Eric Amel* moves to approve the following minutes: Annual Presentation/May Board/Community: May 15, 2023, Annual Board Meeting Minutes: May 15, 2023, Board Electronic Vote - Jackson Family Photographer, Environment: May 5, 2023, Finance and Administration: June 8, 2023. All in favor. The minutes are approved as distributed.

**6. Adjourn.** *Eric Amel* motions to adjourn the meeting at 9:00pm. Motion was unanimously approved on a voice vote. The meeting was adjourned.

Minutes written by *Liza Davitch*, PPA Staff

Respectfully submitted by *David Frank*, PPA Board Member and Secretary