

Minutes of December 8, 2021
FNA Meeting held on Zoom

Board Members Present: Chris Black, Andrea Davila, Katrina Kessler, Ray Klahr, Jane Kohnen, Jill Lock, Dylan McMahon, and Steve Young

Guests: Charlie Rybak, Alex Gese, Evan Jacobson, John Di Girorno and Ruth Olson

Meeting called to order at 7:07 p.m. There were no additions or revisions to the agenda.

Minutes: Minutes from the November 10, 2021 FNA meeting were reviewed. Steve moved to approve the Minutes; Katrina seconded the motion. Motion carried by unanimous vote.

Treasurer's Report: Chris reviewed the November Treasurer's report. It was a quiet month.

Southwest Voices (SWV): Charlie Rybak of Southwest Voices explained the new online newspaper:

- Charlie and his business partner, Andrew, were disappointed in the loss of the Southwest Journal in 2020 and feel that southwest Minneapolis deserves representation and to tell their own stories. They reached out to a few neighborhood associations and surveyed residents.
- They identified what people were missing the most as timely and relevant news, a focus on local schools, parks, businesses, etc., and positive stories.
- They are focusing on Engagement Journalism (let residents determine what news is presented) and Solution Journalism (not just identify an issue, but also provide strategies to address the issue.)
- The Southwest Voices e-mail newsletter reflecting the above values was launched in October. It is free, but they are asking people to join as members and support the effort financially. If FNA wants to help promote SWV, they will share some of the membership fees back with us. Charlie will send a sample contract agreement. Several neighborhood associations have signed on.
- They do not have a comment section, but are constantly asking for feedback.
- They have a new editor, Melody, who will work on story-telling, not just news, and will also bring in high school students to help promote journalism.
- They encourage neighborhood associations to submit content.
- There is a new paper newsletter, Southwest Connector, that just launched and Charlie believes there is space for both of them in southwest, especially as they have different delivery methods.

5100 France Ave Development: Alex Gese and Evan Jacobson presented proposed plans for a .5 acre site at 5121 and 5129 France Ave. S. They have previously met with the FNA Zoning Committee and nearby neighbors.

- The proposal calls for a 4 story building with 32-34 units and underground parking.
- They are navigating the new Built Form Guidelines of the Minneapolis 2040 Plan and interpreting the new zoning code and how it informs their design choices.
- This is a unique site because there is no alley to the rear and there are greatly different setbacks for the properties on either side of them. Any change to the required setback will require a variance. They propose a moderate setback variation while trying to respect the property to the north.

- The site is zoned Corridor 3, but they will propose a 4 story, 54 foot building and will provide extra premiums (amenities) to justify the size. They are trying to design something that breaks up the mass of the building so that it blends in better and can move the density of the building closer to France and away from the neighbors to the east with an almost 20' buffer.
- The proposed building articulates the different setbacks with 15' to the south and an intermediate set back to the north. The 4th floor will step back to allow more light to the properties to the east.
- They have engaged the neighbors to the east on Ewing. The feedback was either neutral or positive and they are trying to be extra sensitive since there is no alley separating them.
- Alex is unsure if they will offer any affordable units at this time. It has to be financially feasible.
- The exterior of the project will reflect the feel of row houses with several walk-up entrances.
- Next steps:
 - Continue neighborhood engagement
 - Go back to the city planner with feedback they have heard
 - Present to the Committee of the Whole in January
- Jane and Chris will follow-up with the Ewing neighbors and can then make a recommendation about FNA sending a letter.

New FNA Policies: The Board reviewed 8 new/updated policies and 1 annual certification form. Dylan moved to approve the package presented; Andrea seconded the motion. Motion carried by unanimous vote.

Tax Filings: The Finance Committee previously reviewed the draft 990 and Attorney General Charities Report and recommend approval. Andrea moved to approve and submit both filings; Jill seconded the motion. Motion carried by unanimous vote.

Coordinator's Update:

- A previously discussed Plan Modification is no longer necessary.
- All requirements have now been met for the new city program funding. Ruth will collate and submit.
- Ruth has set up a Google Workspace for Non Profits account for FNA and documented our 501(c)(3) status, so it is free. Ruth will set up individual e-mails for each Board member.

FNA Committees:

- Racial Equity: The Southwest Equity Coalition (a group of neighbors working together on equity issues) has proposed letters to be sent to elected officials thanking them for their equity work and support of Charter Amendment #2. They have asked neighborhood associations to consider signing on to the letter. FNA will not sign on as an organization due to a variety of concerns, but individual members are encouraged to sign if they so choose.
- Finance: With the upcoming staffing change, the Finance Committee recommends contracting with a bookkeeper to ensure continuity and to also make the staff position more attractive to a wider range of candidates if they don't have to perform bookkeeping functions. Dylan reached out to one bookkeeper, but he is not interested as we use Quicken. Ruth provided an update on the status of FNA housing funds.

Old Business: none

New Business: Ray discussed the process for hiring a new contract Neighborhood Coordinator. She is working on a job description and is also in talks with the Lynnhurst neighborhood to potentially hire the same person to be able to cost-share. The Board needs to think about what duties they could take on and be able to reduce the time commitment for new staff to 8-10 hours per week. Consideration will be given to decreasing the frequency of the newsletter. A small group will be formed to interview potential candidates.

Adjourned at 8:53 p.m.

Minutes prepared by Ruth Olson, Neighborhood Coordinator

Approved by FNA Board President: _____

- Signed:

Nikki Nethercot-Niermann, Secretary