

**Minutes of the CIDNA Board of Directors Meeting
Tuesday, March 1, 2005 @ 5:30 p.m.
Jones-Harrison Residence
3700 Cedar Lake Avenue**

Chad Larsen, President, called the meeting of the CIDNA board to order at 5:36 pm on Tuesday, March 1, 2005.

The following directors were in attendance: Cherrie Zitzlsperger, David Shirley, Bob Corrick, Ed Bell, Chad Larsen, Tom Buck, Steve Gove, Carla Sariin-Egerman, Charlie Elowson, Ken Moritz

Excused absences: Bengt Sohlen, Judy Berge and Kathy Hendricks

Guests: Doug Daggett 2928 West Dean Parkway, Susan Bixby Johnson, 2928 West Dean Parkway; Troy Mathwig, developer; Nicole Hagen 2928 West Dean Parkway; Ernst Dibs 2928 West Dean Parkway; Mary Armstrong, Lake Pointe; Stu Ackerberg, Lake Pointe; Linda Schutz, East Isles Neighborhood; Bob Mueller; Lowell Berggren, 9206 12th Ave. So.; Claire Lohman, 3625 Cedar Lake Ave.; Mark Margolis, 3021 East Calhoun Parkway; Joan Soranno, 2811 West Dean Parkway.

Ed Bell moved that the CIDNA board meeting minutes from February 1, 2005 be approved. Tom Buck seconded. All present voted to approve.

Vivian Mason, Minneapolis Park and Recreation Board Commissioner, reported that she was not running for re-election. She voiced support for one of the candidates who will run, Tracy Nordstrom. Vivian will speak at the Lunch with Lisa (Goodman) scheduled for April 27. She encouraged those present to lobby for a resolution suggesting that the Park Board not sell park land, and that citizens should pay attention to an ongoing push to commercial development within the parks. She listed other park commissioner candidates that she would support.

Chad Larsen reported on a request before the variance committee from Jones-Harrison. They propose a small addition that would not increase the number of residents, but would bring them up to code. The main building would be extended by 20 feet. Also they would like to put a canopy in front and an additional emergency generator in back. The generator would exhaust into a well that is currently being used for exhaust from an existing generator. The existing generator noise level is at 40 decibels. They would need to seek two conditional use permits: one because Jones-Harrison is a non-conforming use in a residential zone, and the other because the 3 story height of the proposed addition exceeds the limits under the shore land overlay. The Variance Committee forwarded a motion not to oppose. Chad seconded the motion. In discussion neighbors asked if the motion could be contingent on a resolution to control parking at Jones-Harrison, possibly by increasing off-street parking. Bob Corrick pointed out that Jones-Harrison came to the neighborhood last year with a proposal for more off-street parking, and that opposition from neighbors was great enough that Jones-Harrison withdrew the proposal. David

Shirley noted again that the expansion would not provide more rooms, and presumably would not increase demand for parking. The CIDNA board passed the motion not to oppose the Jones-Harrison request.

The Land Use and Development Committee met just prior to the board meeting and spoke with people representing the developers Troy Mathwig and Stewart Ackerberg. After many meetings with Mathwig and Ackerberg the committee presented resolutions to the CIDNA board.

Discussion focused first on the Mathwig property. Carla Sariin-Egerman asked about parking for workers during construction. Chad said that this had been addressed, and that workers would be provided parking on the site. A neighbor asked if anyone had calculated the effect that the development would have on traffic. Chad reported that traffic studies indicated a .5% increase for each of the two projects. He added that the study would be available on the CIDNA web-site. Another neighbor asked Troy Mathwig if the developer had considered what the traffic pattern would like like with more entrances at the point where Lake street curves. Troy responded that his project would introduce no additional curb cuts. Jack Foreman, working for Mathwig, said that a peak hour review with the city traffic engineer considered stoplights, curb cuts, and other factors. The city representatives concluded that the peak hour effect was not a concern from the city's perspective. Chad mentioned that plans exist to control timing on traffic lights in order to move traffic more efficiently through the area. Jack added that the Mathwig project will incorporate stacking and deceleration areas to help minimize the increase in traffic congestion. After this discussion, the CIDNA board voted in favor of the resolution proposed by the Land Use and Development Committee. The resolution stated the developer's commitment to meet certain neighborhood desires and stated that CIDNA had no opposition to the project in light of these commitments. The full text of the resolution is available on the CIDNA web-site.

Discussion turned next to the Ackerberg Village Green development. Bob Corrick shared the fact that the Ackerberg development group, like Mathwig's group, had participated in many meetings with the Land Use and Development Committee, and that during the course of those meetings the developer had made many changes to accommodate neighbor concerns. Parking is a concern. Residents need to agree that they must park on site. Residents will be required to pay for parking. Guest parking will be provided. In response to neighbor concerns, Chad said that signs could restrict left turns out of the alley leading from the property on to Dean Parkway during peak traffic times in the morning and afternoon. During construction roadways within the project will permit truck traffic to enter from Lake Street and exit on to Dean Parkway. Several neighbors expressed a desire to see free parking at all times, in line with the practice in neighboring buildings. David Shirley pointed out that some spaces dedicated for commercial use will be used by residents at night. Ed Bell stated that he wanted to go on record opposing paid parking. Neighbors expressed concern about air quality, safety and noise. The developer representatives said that there will be an on-site manager who could monitor sanding, salting and plowing. Carla Sariin-Egerman shared the

observation that after a recent light snow two trucks were unable to get up the alley and had to back out.

A neighbor asked about the impact these new developments might have on chronic power outages in the area. Chad said that we hope to petition the power company to upgrade service in this area. A neighbor expressed safety concerns, i.e., that more people means higher risk, and that there would be more traffic looking in to neighboring condos along the alley. A developer representative said that because of the limited size of the right of way, any screening would have to be erected outside of the Ackerberg property. An architect working on the Ackerberg project said that currently the parking lot is open, and that loitering and cruising will diminish in the future because all parking will be controlled. In addition the driveway will be relit. A neighbor asked whether CIDNA is thinking comprehensively about all the developments proposed in the area, specifically with respect to their effect on traffic. Chad answered that CIDNA board members have expressed their concern about all the ways in which development will affect the area. Lake Street is a county road, and city jurisdiction is limited. In any case, the burden is on the City and County, not the developer to solve traffic concerns. A neighbor expressed concern about the landscaping. Chad said that an approved landscape plan is a condition of the resolution, and that CIDNA can withdraw support for the project if landscaping is not acceptable.

During discussion several revisions were made to the Land Use and Development Committee's resolution, necessitating a motion from the board for the revised resolution. Ed Bell moved that the resolution be amended further to state there would be no charge for visitor parking on the site. The motion failed for lack of a second.

Bob Corrick moved the resolution of no opposition. Tom Buck seconded. In the vote, 2 board members opposed, 4 abstained, and 4 voted in favor. Given that a majority did not vote for the resolution, it was not approved.

Under old business Chad asked those present to propose ideas for speakers at the annual meeting in May.

Ken Moritz moved that the meeting adjourn at 6:45 pm.