



## Whittier Alliance 2009 Annual Report

Prepared for the Annual Meeting  
**Thursday, April 8, 2010 6-8:30pm**  
**Whittier International Elementary School**

### Letter from the Board Chair Erica Christ

Welcome to the Whittier Alliance Annual Meeting! Thank you for choosing to engage in the events of your neighborhood and your neighborhood organization!

2009 was a quiet year in the neighborhood, which is a good thing! The work of the neighborhood organization, the residents and the business owners kept crime down, kept vacant and foreclosed properties to a minimum and kept our long range plans on track – all this despite serious economic lows in the community (and the world). Congratulate yourselves for keeping Whittier healthy and strong last year!

We are nothing if not an engaged neighborhood. The level and quality of participation in our meetings and events is outstanding. Our meetings have meaningful dialogue. Neighbors are willing to work with other neighbors, businesses and developers to make plans and find solutions that are best for the neighborhood. Next time you are planning to come to a meeting, bring another neighbor with you—there are many things to look forward to in 2010, including the opening of the HCMC Family Medical Clinic on 28<sup>th</sup> and Nicollet. Hopefully this is the first step towards re-opening Nicollet Avenue at Lake Street!

Not only do neighbors build community by showing up to meetings, but by supporting their neighborhood organization. Thank you for your generous support last year. Our spring fundraiser was a success again and the fall fundraiser was the most successful we've had in several years. Please take a moment to read over the list of financial and in0kind supporters, we would like them to get all the appreciation they deserve!

Lastly, please join me in expressing gratitude to our skilled and creative Executive Director, Marian Biehn. This year we welcomed Becky Neamy as our new Community Organizer and our new Office Coordinator, Jessica Rosenberg. We are lucky to have such dedicated people working for the neighborhood and making it possible for the rest of us to participate fully in the work and fun of the Whittier Alliance.

### Whittier Alliance Executive Director Report Marian Biehn

As a neighborhood of 15,000 residents and over 500 businesses, the Whittier neighborhood is larger and more diverse than most communities in the State of Minnesota. It is therefore not surprising that the Whittier neighborhood is an active place with lots of interesting things happening; an eclectic mix of people and businesses to visit; and relevant and evolving topics with opinions on all sides to keep everyone engaged. It is in fact that community engagement – and a few bucks here and there - that supports the vitality of Whittier neighborhood and the Whittier Alliance.

While not immune from or unaware of the external forces and economic challenges of 2009, the Whittier Alliance and neighborhood fared well during the year. The interest and will to sustain our neighborhood and build the community drew hundreds people over the year to community meetings to hear about and vote on proposals that have a bearing on lives and livelihoods; to task force meetings to help shape neighborhood policy and direction; and to events to socialize with neighbors.

The political and funding landscape is changing for neighborhood organizations. In 2009 the process of phasing out the 20 year Neighborhood Revitalization Program (NRP), which funded neighborhood self-identified initiatives, started. The City established the Neighborhood Community Relations (NCR) department which will interact and fund neighborhood organizations. It is still unclear what the relationship, the mutual expectations and the funding will look like. Knowing the value of an active and independent voice in neighborhood issues, the Whittier Alliance has set the ground work to assure that the Whittier Alliance will continue to be an active resource for Whittier businesses and residents.

The Whittier neighborhood can be proud of itself for prevailing in tough economic times with fewer than average housing foreclosures. Family owned businesses along our commercial corridors continue to serve patrons from the neighborhood and the metro area. Whittier continues to grow with the arrival of new residents from other counties and other countries. Diversity of origin, life-style and opinion are valued in Whittier.

### Board of Directors – Serving in 2009

#### Officers

Erica Christ, Chair  
Chris Gottshall, Vice Chair  
Tom Bissen, Treasurer  
Elizabeth Grzechowiak, Secretary

#### Standing Committee Chairs

Destin Nygard, Community Issues (R)  
Erica Christ, Business Association

#### At Large Members

Michael Tupper	Anthony Carchedi
Laura Jean	Erin Sjoquist
Felino de la Peña	David Bagley
Micaela Ahern (R)	Christina Le
Larry Ludeman	Eric Grumdahl (R)
Jesse Oyervides	Daphna Stromburg

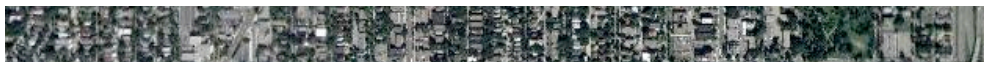
#### Business Assn Representatives

Erica Christ	
Elizabeth Grzechowiak	Lisa Vecoli
David Schuster	Maurice Battle

R = Resigned during 2009 term

#### Staff

Marian Biehn, Executive Director  
Becky Neamy, Community Organizer  
Jessica Rosenberg, Office Coordinator  
Karin Knudsen, Office Coordinator



The work of the Whittier Alliance is fueled by your enthusiasm for your neighborhood. Thank you to community members for that support. Thank you to the Whittier Alliance board of Directors who faithfully rise to the occasion and give their time and talent to the tasks at hand. Thank you to Becky and Jessica for their dedicated work. As Executive Director, I continue to be proud to serve a neighborhood that is interesting, engaged, has depth of character and culture and collectively works toward the prosperity and livability of Whittier.

### **Whittier Alliance Community Organizer Report** Becky Neamy

The Whittier Neighborhood is known as the International Neighborhood. With such a diverse population there have been many opportunities to create partnerships with individuals and organizations that represent this diversity. Through these partnerships we as an organization have been able to connect with members of our community to promote neighborhood involvement and the Whittier Alliance in the 2009 year.

#### **Whittier Alliance collaborations in 2009**

Restorative Justice, to create alternative restitution for minor offenders  
Gardening Matters for the development of community garden  
Block clubs, the 5<sup>th</sup> Police Precinct, probation officers, city attorney, CCP/SAFE for Law Enforcement Group meetings and other crime and safety related issues.  
Campus Group (Whittier Youth Serving Agencies) World of Whittier Planning Group  
Calvary Church, Bolder Options and Mad Dads for the Youth Field Day  
Clinton Ave. Task Force- Livability Improvements  
Lake District Council- for park improvements and safety  
Stevens Square, Lowry, Corcoran & Lyndale Neighborhood Assns

#### **Whittier Alliance 2009 Events**

May Day Soirée Benefit for the Neighborhood  
Multi-neighborhood Wine Tasting  
Block Club Pot Luck at Whittier Park  
Youth Field Day- School Supply Give Away  
Whittier Elementary School Open House  
National Night Out  
Parade of Community Gardens  
Neighborhood and Greenway Clean Up event  
Clinton Field Summer Social  
Whittier Green Fair  
Ward 6 Candidate Forum  
Tasty Excursion - Eat Street Excursion  
World of Whittier Family Fair

### **Business Association** Erica Christ, BA Chair

The Business Association meets regularly on the 2<sup>nd</sup> Wednesday of each month. A different business hosts each meeting and the starting time – morning, lunchtime or late afternoon – is determined by the host business. Each host business has a few minutes in the spotlight at the meeting. It's a great way to get to know our business neighbors, celebrate our successes and join in supporting our common goals for a vibrant neighborhood.

Meeting topics range from city-wide issues to individual business changes and plans. Topics included: commercial marketing research for Nicollet Avenue, the proposed Midtown-Nicollet configuration for the Southwest Transitway Light Rail line, planning and evaluating the Tasty Excursion (Whittier businesses Happy Hour event), MCAD's parking lot and long range plan, public art and virtual art installations, commercial real estate in Whittier, and the Commercial Corridor Design Guidelines. Additionally we heard from Meet Minneapolis about neighborhood marketing, our Councilman about other ongoing city issues and projects, Minneapolis Finance Department about budget issues, Robert Roscoe about historic preservation & restoration of commercial property, and we enjoyed the regular attendance of our 5<sup>th</sup> precinct police representatives.

We welcomed many new businesses to Whittier and sadly said goodbye to some old friends. In the current economic climate, it is more important than ever to support your neighborhood independent businesses.

#### **We welcomed the following new businesses**

- Natural Health Fertility Center
- Lost and Found
- Lyndale Tap
- Risotto Restaurant
- Adagio Holistic
- Nokomis Dry Cleaners

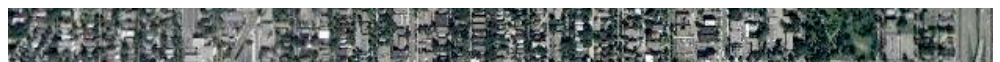
#### **We said goodbye to some Whittier businesses**

- Vera's Café
- Waitai Video
- Noa Noa Salon
- Salon Andrew

**We thank our host businesses in 2009:** Blind Inc., Old Arizona, Nook & Cranny, Azia, Source/Fallout, Lake Wine and Cheese (the future home of), Minneapolis College of Art and Design, Washburn Center for Children, Minneapolis Institute of Arts, Gale Mansion/AAUW, Three Sons Catering/Blaisdell Manor, and the Black Forest Inn.

The Business Association sends up to five representatives to the Board of Directors, two from for-profit businesses, two from non-profit businesses and the BA chair. Thank you to our 2009 Business Association representatives to the Whittier Alliance Board of Directors: For profit: Elizabeth Grzechowiak, Azia Restaurant; David Schuster, Lost and Found. Non profit: Lisa Vecoli, Minneapolis Institute of Arts; Maurice Battle, 7<sup>th</sup> Day Adventist Church.

Please join us this year! We have many exciting projects in the works. Our group encompasses non-profit and for profit, industrial and service oriented, big institutions and small, family-run stores. Residents and property owners are welcome to attend our meetings as well. Check out Whittier businesses and link to their websites at [www.whittierbusiness.org](http://www.whittierbusiness.org) Whittier is a great place to live, work and run a business!



## Community Issues

Former Chair Destin Nygard Report by Marian Biehn

The monthly Community Issues Meeting continues to draw residents and people interested in bringing forward and hearing about neighborhood topics. In 2009 the neighborhood had the luxury of directing its focus to informational presentations on topics that inform, shape and build a more livable neighborhood such as energy conservation, our parks and schools, real estate tax and city budget issues impacting the typical resident, historic preservation, etc.

While fewer new development proposals came forward, some meetings revisited proposals needing additional community input. Final presentations on the Southwest Transit routes were heard, Hennepin County Medical Center broke ground and presentations from organizations requesting Affordable Housing Trust Funds precipitated additional research on Whittier housing and City housing subsidy trends.

As always, presentations stimulated lively and useful discussions that reward residents for the time they take to attend the meeting. We will aim to continue to offer agendas that create a town hall environment that values your comments.

## Development Proposal Reviews

Mpls College of Art and Design, Parking Lot & Sculpture Garden  
Southwest Transit Line – Environmental Impact Study report & route selection update  
Lyn-Lake Small Area Plan – City of Minneapolis  
Mediterranean Market, 2551 Lyndale -- CUP\* for extended hours  
Removal of home from City demo list to rehab, 139 E. 27<sup>th</sup> St.  
Karmel Village, Sabri Properties 2848 Pleasant Ave – CUP- for additional square footage  
Loon Express, 2801 Lyndale – CUP\* for off-sale liquor store  
Calvary Church, 2608 Blaisdell – HPC Certificate of Appropriateness  
Salem Church & Brighton Development, 28<sup>th</sup> St & Lyndale – Zoning change & CUP for 61 housing units  
Lake Wine & Cheese, 404 W. Lake St – CUP for off-sale liquor sales  
Whittier Co op & Common Bond, 2609 Blaisdell – Request for Affordable Housing Trust Funds  
TruStone Financial, 2817 Lyndale Ave S – Site Plan review for new construction  
The Lyndale Tap House, 2937 Lyndale Ave S. On-sale liquor license request  
Urban HomeWorks, 2616 Blaisdell – Request for Affordable Housing Trust Funds  
St. Stephen's Human Services, 2211 Clinton – Request for Emergency Shelter Funds  
Plymouth Foundation, 2220 Clinton Ave - Request for Affordable Housing Trust Funds  
CUP for 3<sup>rd</sup> Fl rental unit, 2021 Pleasant Ave.  
El Campestre Reception Hall & El Mariachi Restaurant, 2728 Nicollet – CUP for reception hall, relocation of business and extended hours

## Informational Presentations

Hess Roise - Whittier Historical Context Study  
Neighborhood Revitalization Plan Modification  
Commercial Corridor Design Guideline Review  
Powerfully Green – carbon footprint/energy usage reduction  
WiFi Hook Up  
Le Parisian 2 – Trader Joe's, 2309 Lyndale  
Hennepin County Medical Center – demo and construction updates  
City Tax Assessor & Hennepin County Tax Payer Services  
Salem Church & Brighton Development 28<sup>th</sup> St at Lyndale - Status of development & funding  
Master Engineering, 2644 Nicollet Ave – Mixed Use Development  
Ranked Choice Voting  
Street Car/Trolley Study – Access Minneapolis & Midtown  
Community Works Partnership  
Minneapolis Park & Rec. Board – Anita Tabb 4<sup>th</sup> Dist. Representative  
Washburn Fair Oaks Park - MN China Garden Friendship Society  
Minneapolis Historic Home Association  
Lemonade Day Youth Entrepreneurship

## Reports from Neighborhood Task Forces

Southwest Transitway Community Advisory Committee  
Representative  
Clinton Ave. Task Force

## Community Comments & Monthly Updates

5<sup>th</sup> Precinct and Community Crime Prevention Reports  
Councilman Robert Lillgren

\* CUP – Conditional Use Permit

## Resource Development

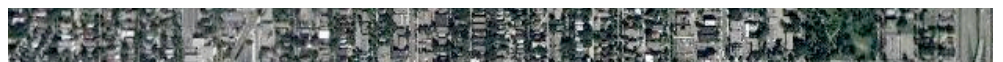
Marian Biehn

The Whittier Alliance depends on fundraising to help supplement the annual budget and allow for expenditures that are not covered by other funding sources. We thank everyone who has contributed financially or has made an in-kind donation to the Whittier Alliance. In a very practical way your generosity is reinvested into the neighborhood.

Gross Income from Fundraising in 2009	
May Day Soiree Live & Silent Auction Neighborhood Benefit	\$14,058
Multi-Neighborhood Wine Tasting	350
Fall Solicitation	<u>8,305</u>
Gross Fundraising Revenue	\$22,713

## Our Generous Contributors and Supporters in 2009—Thank you! *Thank you also to our contributors who wish to remain anonymous.*

Michaela Ahern	Tom Bissen	& David Dorava	Cy & Paula DeCosse
Marily Anderson Caddy	Derf Bistodeau	Giancarlo Casale	May Doffing
David Bagley	Allen Blaich	Erica Christ	Don Druke
Andy Baird	Roger Brake	Lori Chu	Andrew Ellis
Shirley Bernu	Blythe Brenden	Rob Davis	Kaywin Feldman
Dave & Dominique Bereiter	Javier Buenfil Azpiri	John Dean	Carole Fischer



Dana Fox	Larry Ludeman	Erin Sjoquist	Highpoint Center for
Tom George	Bill & Deborah Mague	Jeffrey Spencer	<i>Printmaking</i>
Chris Gottshall	Linda Martin	Nancy St. John	Hornig Properties
Verne Greenlee	Kevin & Kris Martinson	Glen Stich	It's Greek to Me
Elizabeth Grzechowiak	Harriet McCleary	Daphna Stromberg	Just In Case Staffing
Stanley Hale	Andrew McDermott	Heather Turngren	Kleinman Realty
Aaron Hanauer	Dana & Mary McDill	Mike Tupper	Leaning Tower of Pizza
Tamar Herman	Larry & Mary Miller	Pamela Vardalos	Mint Properties
John & Karen Himle	Andrew Mogendorff	Lisa Vecoli	Old Arizona
Paula Horan	Moses Renault Moses	Mary Webster	Once Upon a Crime
Alan Ingber	Jo Ann Musumeci	Annie White	Park Nicollet – Minneapolis
Paul Jablonsky	Jeffrey Nelson	Rochelle Woldorsky	Pearle Vision/ McGreevy Inc.
Laura Jean	Pamela Newsome- Prochniak	Ralph Yehle	Premier Storage
Robert J. Lenhardt	Scott & Barbara Olson	AAUW	Plymouth Church
Lee Klement	Jeffrey Orluck	Blaisdell Housing Limited	Neighborhood Foundation
Kelly Koehnen	Felino de la Peña	Partnership	Shuang Hur
Fritz Kreiser	Eric Plotner	Crawford Merz Anderson	Saigon Nho MN
Melo Lawson	Paul & Nancy Railsback	Construction	Source MN, Inc
Michael Lawyer	Karla Rehberg	Coldwell Banker Burnet	Sweeny Todd's
& Cara Spaccarelli	Jason Samuels	Electric Fetus	Van Gilder Drapery
Christina Le	Rebecca Schuder	Flower Realty/Rose Manor	Washburn Center for Children
Barb Lickness	David Schuster	FujiYa	Workroom, Inc
David & Diane Lilly	Jocelyn Shardlow	Girard Management	Y Properties
Tracy Lindgren	Mary Simpson	HCMC	
Peggy Lucas	Scott Smith & Lana Barkawi	Hess, Roise, & Company	

## Neighborhood Revitalization Plan Implementation Marian Biehn

NRP Phase 2 funds provided to the Whittier neighborhood and administered through the Whittier Alliance influence the operations, programs and initiatives of the Whittier neighborhood. The funds are dedicated to the neighborhood identified priorities of Housing, Safety, Youth, Business and Local Economy and Community Building. With the input and the oversight of the NRP Steering Committee, the Whittier Alliance Board of Directors and NRP, funds were contracted and put to work in the neighborhood. The full NRP Phase 2 Whittier Action Plan and a financial ledger are available for viewing in the Whittier Alliance office.

**Housing:** The **Rental Rehab and Renewal (3R) Loan** program guidelines were rewritten and the Center for Energy and Environment was chosen as the administrator for the funds. \$350,000 is available at 3.5% interest for 10 year and to both owner and non-owner occupied rental housing in Whittier. The 3R Loan program was very successful in Phase I and is a life line for rental property owners for critical and curb appeal improvements to rental properties. Hess Roise and Assoc. completed the Whittier **Historical Context Study** and are currently working on a historical guide to assist property owners in making historically appropriate decisions when doing renovations or rehab to their home or building. Single family home owners have access to the Whittier **Home Improvement Loan**. The interest rate is very low and there are no income level restrictions. The loan is open to owner occupied Whittier homes through the Center for Energy and Environment.

**Community Building and Safety:** The **Whittier Calendar** delivered in 2010 but produced in 2009 reached 8000 homes and businesses in Whittier. The calendar features Whittier businesses as well as the community meeting dates and neighborhood resources. The outreach and feedback on the calendars has been very positive. The calendars are a practical tool for promoting the Whittier neighborhood. Events such as the Block Club Potluck, the Ice Cream Social at Clinton Field Park and the Fall Clean Up brought people together within the neighborhood. **Block and Apartment Clubs** received grants from the NRP Safety funds to sponsor National Night Out parties. Several **Safety Seminars** were held in apartment

buildings and the **Whittier Walkers** continue to stroll the neighborhood and have fliered cars with information to prevent car break-ins. Tracking crime stats has been effective tool enabling neighborhood impact statements to be submitted to the court system on chronic offenders. Homes and businesses have received partial grants for **graffiti removal and prevention**.

**Business & Local Economy:** The **Commercial Design Guidelines** were refined and completed as a directive to developers and property owners rehabbing their buildings. The business community and NRP Business funds also helped subsidized the 2010 Whittier Calendars. A new commercial corridor promotion, the Eat Street Excursion, was a success and will be repeated in coming months

**Youth:** Youth programming funds provided **swimming lessons** for 80 Whittier youth in the summer of 2009 and a **Field Day** provided a range of athletic events for 60 Whittier youth ages 4 to 12.

**Implementation:** In April of 2009 the Whittier neighborhood voted to support a Plan Modification of the program income from the Whittier NRP Phase I Plan. This action effectively closed out Whittier NRP Phase I. The funds are earmarked for future sustainability and operational needs of the neighborhood organization. These funds help defer the cost of public meetings, resource and information dispersal, community building, rent and utilities. The Plan Modification did not take any funds from the programming and loan funds.

**Whittier Alliance**  
10 East 25<sup>th</sup> Street  
Minneapolis, MN 55404

**Phone:** 612-871-7756  
**Fax:** 612-871-0650  
**Email:** [info@whittieralliance.org](mailto:info@whittieralliance.org)

**Stay Informed:** For timely updates on neighborhood meetings and events, sign up for the Whittier e-groups by going to [www.whittieralliance.org](http://www.whittieralliance.org)



**Finance Committee, Tom Bissen:** On a monthly basis the Finance Committee meets to review the income and expenses of the Whittier Alliance. All incoming funds and invoices are identified with an account number to track against the annual budget. Professional oversight of the Whittier financials is provided by Derf Bistodeau, CPA and owner of Romer & Company and his bookkeeper, Nina Sterbuck. In 2009 an audit of the 2008 Whittier Alliance financial position, activities, functional expenses and statement of cash flow and an audit of the accounting practices and procedures was performed by an independent consultant of the Neighborhood Revitalization Program. The audit showed the Whittier Alliance was in compliance. A copy of the State Auditors Report is available in the Whittier Alliance office.

**WHITTIER ALLIANCE**  
**January – December 2009 Financials**

**BALANCE SHEET**  
**As of December 31, 2009**

**ORDINARY INCOME/EXPENSES**

**INCOME**

Corporate Grants	\$1,000
NRP Phase II Funds	132,720
Other Donations	139
Citizen Participation	2,000
WA Fundraising	22713
Miscellaneous Income	568
Interest Income	147

<b>TOTAL INCOME</b>	<b>\$159,287</b>
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**EXPENSES**

Personnel Expenses	\$92,949
Mileage	22
ADP	1,636

Professional Services	1,840
Bank Fees	169
Copier	2,806
Computer	1,679
Printing	2,599
Food/Beverages	15
Fees, Licenses, Permits, Donations	370
Insurance-Liability/Workers Comp	1,404
Operating Expense	11,418
Office Supplies/Furniture	2,825
Bulk Mail/Postage Meter Expenses	3,311
Recognition–Volunteers/Staff	151
Community Meetings	299
Housing Related Programs	11,298

Fundraising	1,298
Design Guidelines	4,164
Whittier Community Events	138

<b>TOTAL EXPENSE</b>	<b>\$140,391</b>
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<b>NET ORDINARY INCOME</b>	<b>\$18,896</b>
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**ASSETS**

**Current Assets**

Bank Accounts	\$117,316
Accounts Receivable	39,235
<b>Total Current Assets</b>	<b>\$156,551</b>

**Fixed Assets**

Property & Equipment	\$8,496
Accumulated Depreciation	-8,496
<b>Total Fixed Assets</b>	<b>0</b>

<b>TOTAL ASSETS</b>	<b>\$156,551</b>
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**LIABILITIES & NET ASSETS**

**Liabilities**

Employee HSA	\$20
Deferred Revenue NRP	17,900
Deferred Revenue BA	
CPED	5,951
Tasty Excursion	1,932
Calendar	750
Graffiti Removal	1,002
Façade Improvement Grant	-3,062

<b>TOTAL LIABILITIES</b>	<b>\$24,493</b>
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**NET ASSETS/EQUITY**

Net Assets	\$132,058
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<b>TOTAL LIABILITY &amp; NET ASSETS</b>	<b>\$156,551</b>
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