**Mapleton-Fall Creek Neighborhood Association**

Minutes for 05/12/ 2017

**6:32 p.m.** – Meeting called to order by Al Polin, vice president

Introductions

Moment of Silence

**6:37 p.m.** - **Review the April minutes**

**6:38 p.m. - Minutes are approved -** No changes

**6:39 p.m. - Treasurer Report**

Prudential: $6,562.49

Chase: $6,024.92

Also, if you pay your dues online, please remember to put your address in the note with your payment.

**6:40 p.m. Presentation, Indy City Futbol, Colin Rank**

Modeled after Detroit city football, we like to give back to the community. Not only do we arrange for these soccer (futbol) games to be played from neighborhood teams but we also organize neighborhood based volunteer projects where all team members from each of our community teams get together for a volunteer project. We have partnered with Indy Parks to raise goals at parks across the city. Please let your neighbors know we have a league and that they can play for the league. We raise funds through sponsorship. If your neighborhood association would like to sponsor a team next year, we would love it.

* Sponsorship is $500
* Age range is 18+
* Co-ed teams of 18 people
* MFCN does have a team
* Contact: colinrenk@indycityfutbol.com

**6:44 p.m. - Presentation, Halo Construction & Ivy Hill Ventures, Peter Stewart about the property at 3265 Ruckle**

Halo Construction & Ivy Hill Ventures took feedback from last month’s meeting, met with several residents, the MFCDC, and others knowledgeable about the MFCN architecture and incorporated the MFC Design guide, the State Fair Plan Guide and hired a local architect who works within the neighborhood as well as with Habitat for Humanity to design a revised plan. MFCNA President, Ryan Funk was able to go over all of the updates and changes and has since expressed he is in favor of moving forward with this project and us sharing our support with Renew Indy. Timeline for finishing: 8 weeks would be aggressive so more realistically 10-12 weeks. Price for the finished home would be around $180K.

**6:56 PM Motion made & approved to give our support as a neighborhood to this project**

**6:57 PM Presentation, Rick Herwitz and Brett Mather, R&B Architects—property at corner of Central & 38th.**

* The building is currently zoned D8
* New owners want it to be rezoned to allow for a convenience store that would include fresh produce, lottery tickets, packaged wine and craft beers, redbox, non-perishables, cigarettes
* Hours of operation initially would be 7am-7pm with the hope to expand to 10pm if the business can support it and the owners would be open to a 24 hour operation if that was supported.
* Wanting to use historic tax credit so they would restore the historic structure to look aesthetically pleasing and fitting with its history.
* Immediately west of the structure is a residential property, on another side is a daycare
* In addition to the request for rezoning, we are also asking for a variance to avoid having to put up a natural barrier from this zoned property to the next.
* We will be going before the board in 4-6 weeks. We are wanting to get neighborhoods aware and involved early on in this process.
* The owners do have successful convenience stores attached to gas stations. This would be a new model for them. They currently run the convenience store connected to the Phillips 66 at Lafayette and 38th.
* Happy Day Market, LLC

Neighborhood concerns

* Child care center next door - not comfortable with alcohol being sold right there.
* We don’t want to allow for zoning to enable a brown bag liquor store or gas station to follow this business should it not do well and have to sell.
* The site plan doesn’t seem to allow for fresh produce. There really isn’t much floor space on the inside.
* What is their projected sale of produce or dairy? The coolers don’t look equipped enough for what all they’re proposing.
* Have they looked at the recommended land use proposal for that parcel of land? - No.
* What is their plan for connecting to local produce? How are they going to make those connections?
* Is alcohol their money maker or only a small percentage of their business plan?
* We would like to hear from the business owners themselves.
* In general, we do not like the idea of a carry-out alcohol store based on the neighborhood’s problematic history. We do not want to repeat that history.

**7:33 p.m. - Presentation, Community partners**

Streamlines, Butler University, Molly Trueblood

* Streamlines project is wrapping up. It was funded by the National Science Foundation Grant. We have a survey we would like for you to fill out.

MFCDC, [www.mfcdc.org](http://www.mfcdc.org)

* We have 24 lots available for people who would like to move into the neighborhood. Contact Courtney Goodwin if you are interested
* May 2 - Anthropology students presented their research at TAB. We will share those presentations once we have them.
* May 19 - Brittanie Redd will be presenting to Flanner House on what has been done around development for a Food Co-Op. The goal of this presentation is to bring in funding.

Marion County Public Health Department

* June is Healthy Homes Month
* If you’re still interested in NarCan training, we would be happy to provide it. It would take one hour and a minimum of 10 people.

**7:42 p.m. - Update from the Board on engaging businesses in the neighborhood**

The board has taken the feedback from the members of the association and chosen businesses and organizations within the neighborhood to reach out to and invite to become involved. We hope to begin reaching out to these places this summer. If you have contacts with any of the businesses in the neighborhood, please let us know.

**7:44 p.m. - Updates/Comments from the floor**

* College and 30th Street corridor for business gets so backed up during certain parts of the day. Can we please get with DPW on solutions for that particular intersection.
* Mid-North Food Pantry is doing Free HIV testing in May two days a week, Wednesday and Friday.
* IMPD Community day is June 15 at Broad Ripple Park. Everything the IMPD do for that comes out of their own pockets. We should support them as a neighborhood.
* Farmer’s Market at 38th and Meridian starts in June with 15-20 vendors. It will be on the 1st, 3rd and 5th Thursdays June through September. It will either be in or near Tarkington park.
* We need someone from IndyGo to come and talk to us about the Redline and updates from their end.

**7:47 PM Motion made to support the IMPD North District with a sum of $300 from the association with the specific intent to help with the community day event.**

**7:48 PM Motion approved**

Alice to connect with Gerald on how to donate the funds to the IMPD for Community Day.

**7:52 p.m. Meeting is adjourned**