

OFFICE

1808 Riverside Avenue, Suite 209
Minneapolis, MN 55454
Phone: 612-333-9164 | Fax: 612-333-8185
www.mutualmgmtcompany.com

Hours:

Monday through Thursday: 8am to 5pm
Friday: 8am to 4pm

RIVERBLUFF OFFICE HOURS
Tuesday - 3:00-5:00 | 612-333-3826

Executive Director

Sam St. Pierre
sam@mutualmgmtcompany.com

Director of Property Management

Kris Janning
kris@mutualmgmtcompany.com

Property Manager

Tara Myers
tara@mutualmgmtcompany.com

Leasing & Marketing Specialists

Fadumo Aden
fadumo@mutualmgmtcompany.com
Avette Mahto
leasing@mutualmgmtcompany.com

Office Manager

Sue Everroad
sue@mutualmgmtcompany.com

Office Assistants

Jo Klein
frontdesk@mutualmgmtcompany.com
Julie Werner
julie@mutualmgmtcompany.com

Accounting

Genna Averbakh
accounting@mutualmgmtcompany.com

Project Manager

Jerry Werner
JerryW@mutualmgmtcompany.com

Maintenance Supervisor

Matt Dickson
MDickson@mutualmgmtcompany.com

Technicians

Ryan Brennan Matt Denardo
Rick Denardo Jamphel Sharsur
Viktor Tatur



**MUTUAL
MANAGEMENT
COMPANY**

Volume 17, Issue 1

Scholarship Fund for Residents of MMC Managed Housing

★ Scholarship Deadline Extended! ★

West Bank CDC will accept applications for its 2018 Scholarship Program until Friday, Dec. 14, 2018. The application deadline was extended to encourage applications.

Scholarships in the amount of \$500 are available to students who meet the following eligibility criteria:

1) You must be a resident of Riverside Homes or Blue Goose Co-op as verified by Mutual Management Company, and

2) You must provide written documentation of current attendance at a vocational/technical school, community college or university.

Residents returning to higher education after a break are eligible for the scholarship as well as those attending for the first time. No one may receive more than one scholarship. Applications are reviewed on a first come first served basis, and up to five scholarships will be awarded in 2018.

Applications are available at www.wbcd.org, or by calling the WBCDC office at 1808 Riverside Avenue, #201, Minneapolis, MN 55454. Contact Debbie at WBCDC at 612-673-0477 with questions.



KITE FESTIVAL

The 18h Annual Lake Harriet Winter Kite Festival will take place on the north end of Lake Harriet near the Lake Harriet Band Shell on Saturday, January 26, 12:00 pm to 4:00 pm. Kites of all shapes, sizes, colors and themes will fly over frozen Lake Harriet.

Minnesota Kite Society experts will demonstrate their skills maneuvering spectacular kites throughout the day, and offer their expertise to kite flying enthusiasts and to those who are new to the pastime. Bring your own kite, or buy an inexpensive one at the lake.

This event is **FREE** and open to the public.

More info at www.minneapolisiparks.org.



If you smell natural gas in your unit, do **NOT** call the MMC maintenance line. Call CenterPoint immediately. See important details below from CenterPoint:

What To Do If You Smell Natural Gas

***Natural gas has a distinctive, strong odor, often compared to rotten eggs or sulfur.**

INSIDE your home or building:

Step 1: Leave immediately on foot! Do not use electric switches, telephones (including cell phones), drive or start a car or anything that could cause a spark.

Step 2: Go directly to a safe location, on foot, and call both CenterPoint Energy at 888-876-5786 and 911. Do not use e-mail or the Internet to contact the company about a leak, and never assume someone else has reported the leak.

Step 3: Alert your neighbors. CenterPoint Energy checks suspected natural gas leaks at no cost to you.

Step 4: Never try to repair a natural gas leak yourself. Leave all repairs to a trained technician.

OUTSIDE your home or building:

Step 1: Leave immediately on foot! Do not use electric switches, telephones (including cell phones), start or drive a car or anything that could cause a spark. Move in a upwind direction away from the leak or vapor cloud where you can no longer smell gas and maintain a safe distance.

Step 2: Go directly to a safe location and call both CenterPoint Energy at 888-876-5786 and 911.

Step 3: Warn others to stay away from the leak.

CenterPoint[®] Energy Abandon any equipment



*University of Minnesota
School of Music Presents*

**Wind Ensemble and
University Symphony
Orchestra Strings Concert:
Searching Within and Beyond**

Ted Mann Concert Hall
2128 Fourth Street South
Minneapolis MN
Dec. 11, 2018 | 7pm

Program to include Arnold Schoenberg's *Verklärte Nacht* for String Orchestra, HK Gruber's *Nebelsteinmusik* for Solo Violin and String Orchestra featuring violinist Peter McGuire (Minnesota Orchestra), Joan Tower's *Fanfare for the Uncommon Woman #2*, Donald Grantham's *Phantastische Spirites*, Joseph Schwanthner's *...and the mountains rising nowhere*, and Florent Schmitt's *Dionysiaques*. Mark Russell Smith, Emily Threinen, Lance Sample, and Cory Near, conductors.

This event is free and open to the public. Tickets are not necessary, seating is general admission and available on a first-come, first-seated basis. Convenient parking is available at the University's 19th Avenue and 21st Avenue parking ramps: you must pay a fee to park in these ramps.

Soup weather is here!

Warm up with this
delicious recipe:

I n g r e d i e n t s :

1 onion chopped
1/4 cup olive oil
2 carrots, diced
2 stalks celery, chopped
2 cloves garlic, minced
1 teaspoon dried oregano
1 bay leaf
1 teaspoon dried basil
1 (14.5 ounce) can crushed tomatoes
2 cups, dry lentils
8 cups water
1/2 cup spinach, rinsed and thinly sliced
2 tablespoons vinegar
Salt to taste
Ground black pepper to taste



In a large soup pot, heat oil over medium heat. Add onions, carrots, and celery. Cook and stir until onion is tender. Stir in garlic, bay leaf, oregano, and basil. Cook for 2 minutes.

Stir in lentils and add water and tomatoes. Bring to a boil. Reduce heat, and simmer for at least 1 hour. When ready to serve stir in spinach and cook until it wilts. Stir in vinegar, and season to taste with salt and pepper, and more vinegar if desired.

More at www.allrecipes.com

WINTER CARNIVAL

Save the date for the 133rd Saint Paul Winter Carnival: January 24 through February 2, 2019!

Since 1886, the Saint Paul Winter Carnival has brought family-friendly events and community pride to Saint Paul and the Twin Cities metro area. Some of the many activities include Royal Coronation, Grand Day Parade, Outdoor Beer Dabbler Festival, Winter Carnival Medallion Hunt, Dogsled Race, Kids' Day, Snow Sculpting, Ice Sculpture Carving, Klondike Kate Cabarets, Historic Art Exhibit, Torchlight Parade, Jigsaw Puzzle Contest and more. Through city-wide special events, fun activities and more, the Saint Paul Festival and Heritage Foundation celebrates winter like only Minnesotans can! Most events are **FREE**, open to the public, and will take place in downtown Saint Paul, near Rice Park and Landmark Center, as well as at the Minnesota State Fairgrounds.

More at www.wintercarnival.com

Riverside Homes Construction Update

to be featured at WBCDC Annual Meeting Nov. 19th

The West Bank CDC's (WBCDC) Annual Meeting will be held Monday, Nov. 19, 2018 at Cedar Commons, 2001 Riverside Ave., from 6 to 8 pm. All community members are welcome to attend.

The meeting will feature a light buffet dinner, a review of WBCDC activities during the year including Women's Group events and the Safety Patrol, an update on upcoming construction of the Riverside Homes project, and an election to fill vacant seats on the Board of Directors.

Residents of Riverside Homes will get information about how construction will impact them and will have a chance to get questions answered.

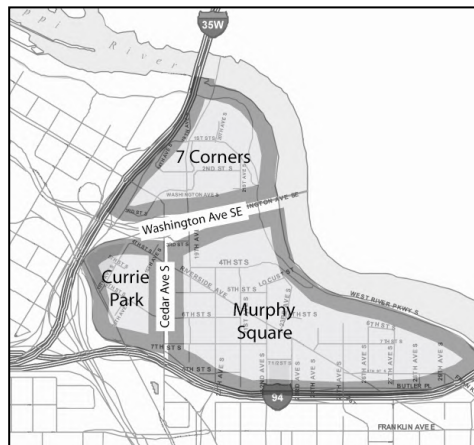
Three candidates are running to fill three vacant seats in the Murphy Square District. Residents of Murphy Square with a valid ID are eligible to vote. The candidates are:

Solomon Cherne – no statement submitted

Ben Krohling (incumbent) – no statement submitted

Edward Sheehy – I have been a resident homeowner of the West Bank district for ten years. I designated the WBCDC as the recipient of my contributions during community campaigns coordinated through my employer. My priorities are affordable housing, safe streets, and equitable economic development.

DISTRICT MAP



IMPORTANT REMINDER:

We will be monitoring all of our parking lots on random days at random times. Please remember that the visitor parking spaces are for guests only, **not for residents**. Violators



Contact Debbie Wolking at WBCDC at 612-673-0477 or

**Mutual Management Company
will be closed:**

Thanksgiving

Thursday, November 22

Friday, November 23

Christmas

Monday, December 24

Tuesday, December 25

New Years Day

Tuesday, January 1



**Take a free tour of
historic City Hall**

Did you know the Father of Waters statue in the City Hall Rotunda weighs more than 14,000 pounds and was sculpted from the largest marble block in Italy's famed Carrara quarries? Or that City Hall's clock tower faces are some of the largest in the world at 23 feet 6 inches in diameter? They're even larger than the clock faces connected to London's Big Ben.

Get to know the historic Minneapolis City Hall and Hennepin County Courthouse building in a guided tour every third



Wednesday. Meet the tour guide at noon in the Rotunda by the Father of Waters statue.

More at www.ci.minneapolis.mn.us

Plan for Safety Patrol this Winter

During the upcoming Winter months the Cedar East Safety Patrol activity will be reduced but still available to residents. People can still call the Safety phone (612-799-5505) to report any incidents, and we will have walking Patrols from time to time as needed. If problems do arise, we have the capacity to ramp up activity or take other actions to respond to the situation.

When calling the Safety phone, please remember to LEAVE A MESSAGE if there is no immediate answer. Patrol members will follow-up as soon as possible and, in any case, we want to document all issues whenever they arise. Having information about safety problems as they occur puts us in the best position to respond.



ALWAYS CALL 911 IN AN EMERGENCY.

Feedback from residents about the Safety Patrol this summer has generally been very positive. If you have any questions, concerns or input about the patrol, we

*He who marvels at the beauty of the world in summer will
find equal cause for wonder and admiration in winter.*

-John Burroughs



Riverside Homes scheduled to close November 29, 2018.

Rehab work on Riverside Homes will begin the week after closing, with work on the Riverbluff townhouse buildings starting in December. Work in Cedar East will begin in late February and last through the fall. Work on Riverside Park buildings will begin in late summer and might last into early 2020.

The total construction budget is \$13,500,000. most of which will be spent on replacing siding, roofs, windows, and doors, but will also include some interior work. Many of Riverside's buildings were built before lead-based paint was banned in 1978, and where work requires us to disturb surfaces painted with lead-based paint we will use lead-safe work practices which require residents to temporarily vacate their units.



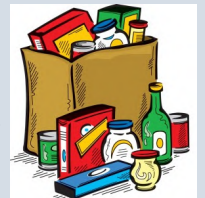
Work on individual buildings and units will require some residents to temporarily move out of their units. Mutual Management will interview all households 30-45 days before any work will begin in their unit to make appropriate arrangement during construction based on family needs and the length they will need to be out of their home. This may include providing temporary housing or cash payments allowing residents to make their own arrangements. Any special needs or specific concerns you have about your family during a temporary relocation should be shared with Mutual Mgmt. Co. during those interviews.

cerns you have about your family during a temporary relocation should be shared with Mutual Mgmt. Co. during those interviews.

Useful Info From the Brian Coyle Rec Center (420 S.15th Ave, Minneapolis) on Food Distribution Programs:

We believe no one should have to miss a meal and work tirelessly to ensure all individuals and families have access to culturally relevant and nutritious food. These programs are free.

Food Shelf: Healthy groceries available for everyone. Hours: Monday: 12-6 pm, Tuesday: 12-3 pm, Wednesday: 12-4 pm, & Friday: 12-4 pm. First-time visitors need a photo ID for their head of household and each family member in preparation for a short registration process. Numbers are given out at the front desk starting at 9 am, but walk-ins are welcome.



Produce Giveaways: Free distribution of vegetables and/or fruit every 2nd and 4th Thursday of each month. Get a number between 9:30-11:30 am. Pick up food between 1-2 pm.

SNAP Enrollment: Our team provides SNAP screenings, assistance with SNAP applications and post-application follow-up with counties and DHS.

Commodity Supplemental Food Program: A nutritional support box for seniors 60+ years of age on the first Friday of every month from 9:30-10:30 am. Registration required for first-time participants. Apply by calling 651-484-8241 or toll-free at 1-800-365-0270.

For more information, please contact Ethan Neal: 612-455-0389.

An interesting article recently produced and published by the Minnesota Daily (U of M newspaper):

Home away from home: handbuilt 'Somali house' connects neighbors through Somali culture

The handmade house, which has been the epicenter of celebrations and weekly meetings for community members, will soon close for the winter.

The Somali House, a structure made of sticks and held together by various forms of weaving, is fixed by Cedar-Riverside resident Ayan Isaq. The house serves as a space for Somali people to gather and experience Somali culture.

After feeling alone and unsafe during her early months in Cedar-Riverside, Ayan Isaq decided to find a way to bring her community together. Her idea spurred local Somali women to create a traditional Somali house held together by sticks, grass and old clothing. Completed in the spring, the house has been at the center of everything from holiday celebrations to weekly tea. Located at the intersection of 19th and 6th Avenue South, the intricately woven colors stand



out from the surrounding single-family homes. "This is about the neighborhood [communicating and seeing] each other, and safety," said Isaq, community liaison for the nonprofit developer West Bank Community Development Corporation.



Fatuma Halki holds different types of traditional Somali weaving, camel bells and a spoon from her bag in front of the Somali House. Halki does much of the weaving herself.

The WBCDC provides resources to the women as part of its outreach to the Somali community, which has been ongoing sporadically for a decade, said program manager Debbie Wolking. This the first time the developer has seen a comprehensive project within the Somali community get off the ground. The house fosters a sense of companionship and security among the women, who can bring their children outside under the watchful eye of the community, Isaq said.

"Unless you know your neighbor, you don't know what's going on with them. It's good to come out and have a cup of tea or have a bottle of water together and share. It makes [a] big difference," said Isaq. Gathering materials is a community effort. Old cloth is donated by residents for weaving. The women gather sticks by the Mississippi River on their weekly walks. But the smaller sticks and grass are harder to find in Minnesota, so WBCDC orders those on Amazon. In Somalia, similar houses are common, said Isaq. But having left her home country at an early age due to the civil war, Isaq said her main experiences with these structures were in refugee camps. She and the other women relied on the expertise of their neighbor Fatuma Halki. "I never forgot because I like it," said Halki, who learned to build traditional Somali houses when she was 14 years old.

The house has been an intersection for both the Somali and native-born residents to meet. Somali residents recognize it from their country, while Americans stop and learn about the culture, Halki said. She hopes the younger Somali-Americans will learn to recreate the house and keep the tradition alive.

The houses were a sign of endurance and adaptability in the refugee camps for Isaq. In the camps, the refugees were only given tarps and told to build their own shelter. Two-year Cedar-Riverside resident Laura Andre's perception of the neighborhood has changed since she was a University of Minnesota student. Andre, who visits the house with her two daughters, said increased security and friendly neighbors makes the area a welcoming place for her family.

"I really believe that who your neighbors are can affect your view of the world and can really help you become familiar with someone who looks different from you," said Andre. "I hope with my daughters growing up with different kinds of people, that will be the inclination."

More at www.mndaily.com

Can you solve this Sudoku puzzle?

7	9					3		
					6	9		
8				3			7	6
					5			2
		5	4	1	8	7		
4			7					
6	1			9				8
		2	3					
		9					5	4

Mutual Management Company
1808 Riverside Avenue
Suite 209
Minneapolis, MN 55454