

North Loop Planning and Zoning Review Guidelines-Developers

The North Loop is a vibrant, exciting neighborhood with many unique features. Through strong partnership between residents and developers, the following objectives will be met:

The North Loop will be:

1. An attractive place to make community enhancing investments
2. Vibrant, safe, healthy and sustainable
3. A preferred place for a diverse population to live and work, including families.
4. A unique mix of exceptional historic and modern architecture that blends seamlessly
5. A neighborhood that preserves existing green elements and creates new green areas

Project Presentation

Developers proposing projects to renovate or construct in the North Loop should present to the North Loop Neighborhood Planning and Zoning Committee, which the City of Minneapolis has designated to provide neighborhood feedback. This committee represents a cross section of North Loop residents who will provide valuable insight and can make recommendations to NLNA Board for project approval. Project presentations should include the following:

1. Clearly define the project scope, required variances, and required actions of the committee
2. Describe how the proposed project assists the North Loop neighborhood in meeting its objectives through implementation of key project elements
3. Include narratives, maps, site plans, elevations and renderings showing how the project fits into the neighborhood setting

Key project elements that should be considered in meeting objectives:

1. ***Contribution to Mixed-Use and Urban Density*** to ensure the North Loop is a neighborhood that provides amenities desired by those who work and live here.
2. ***Creation and Maintenance of Connectivity*** to ensure a pedestrian/bicycle friendly, transit-oriented community
3. ***Creation of Vibrant Public Spaces*** in and around the project
4. ***Ensures that Public Safety and Security*** are maintained or enhanced by the project using state of the art security features
5. ***Preservation and Enhancement of Existing Architecture*** through imaginative design that complements historical and unique elements of the neighborhood
6. ***Maximization of Greening*** through landscape design that focuses on efficient use of all private and public spaces
7. ***Creation of Eco-Friendly Design*** that utilizes high quality energy efficient materials resulting in conservation and efficient maintenance