



Upper Harbor Terminal

PLANNING FRAMEWORK

SEEKING A DEVELOPMENT PARTNER

In 2013 MPRB concluded the majority of the ATF Regional Park planning process with a public presentation and opening of a 45-day comment period. At that time, the boundary for the regional park within the City owned Upper Harbor Terminal property was undetermined. In 2015, the Army Corps of Engineers closed the St. Anthony Falls lock and ended barge traffic to the upper river and redevelopment planning for the Upper Harbor Terminal entered a new phase.

Because the City and MPRB would split the Upper Harbor Terminal between park and private development, it was critical to understand the nature of the private development. MPRB was seeking adequate width for shoreline restoration, circulation routes, and park features, while the City sought to retain adequate width to support a wide range of development options. With much of the site approximately 500' wide, the land use and required width for development was a critical question for both agencies. After discussions with developers in 2014, there were many questions about the viability of private development, particularly housing and mixed use. In order to gain insight into the real estate and development market, the City and MPRB agreed to seek a master developer to join the planning process. The two agencies signed an agreement to issue a Request for Qualifications (RFQ) and conduct a competitive process, informed by community engagement, to find a developer.

In late 2015, staff initiated the upcoming planning process by raising awareness among community members and asking for input that would help inform the RFQ. In August 2016, the team issued the RFQ and received one submission from United Properties, THOR Companies (Thor), and First Avenue Productions (First Avenue). The submission included an initial vision for the Upper Harbor Terminal and a list of consultants and partners for staff and community members to include in their assessment. With near unanimous approval of the developers by community members, the City, MPRB, and developers signed a three-way exclusive rights agreement and the next stage of planning began.

EARLY UPPER HARBOR TERMINAL COMMUNITY ENGAGEMENT

MPRB concluded general engagement for the ATF Regional Park plan in 2013. In their comments during the 45-day review period, community members articulated concerns about maintaining adequate park space at the Upper Harbor Terminal. During 2014, the City conducted a technical study examining development options and parcel sizes on the terminal property. With the increased understanding of the site and the closing of the lock, the City and MPRB collaborated on a new stage of engagement beginning in the fall of 2015.

Staff had four key goals during the engagement work prior to issuing the RFQ for a master developer. The first was to gain input from community members that would help shape the RFQ, such as the preferred qualifications and experience of potential developers. Staff sought to use this time to raise awareness of the project and gain general understanding of the vision community members had for the Upper Harbor Terminal. In addition, staff solicited input to shape a community engagement plan to guide the process once a developer joined the team. The City and MPRB reached out to neighborhood and other community organizations, attended events and meetings, and held public forums while forming the RFQ. The Minneapolis Parks Foundation (MPF), the non-profit philanthropic partner to MPRB, assisted with engagement by hiring Juxtaposition Arts, an organization in North Minneapolis that teaches youth skills in arts, communication, and engagement. During this time, staff showed Upper Harbor Terminal materials at eight community events, three meetings hosted by other organizations, two focus group sessions, and held three public meetings, some including tours of the site. The City and MPRB staff also had many one-on-one discussions with community leaders and members. At the final public meeting, staff compiled comments received into nine Characteristics of Success summarized below, and outlined several ways in which the engagement information influenced the RFQ. These Characteristics were highlighted in the RFQ and were important to the development team in guiding their planning.

Characteristics of Success

- Achieves equitable development and helps address disparities
- Includes a first-class regional park
- Connects into the fabric of the community
- Offers a significant riverfront-oriented destination
- Provides high quality, community-benefitting private development
- Reflects the history of the site
- Incorporates high quality design
- Showcases “green” sustainable approaches and features
- Feels unique to this specific place

After receiving one submission from the developers, staff held an open house in November 2016 to show the submission and invite community members to meet the developers. Between an online survey and a heavily attended open house approximately 230 community members provided feedback. While participants questioned some of the initial submission ideas, nearly 90% of respondents wanted the City and MPRB to select the developers and move into a planning and design process.

ENGAGEMENT TO CREATE A CONCEPT

The City and MPRB continued to conduct outreach to raise awareness of the upcoming planning project. In the spring of 2017 the team, now including the developers and their consultants, held an average of two public meetings a month to analyze the site and initial ideas. The team also determined that the remote nature of the Upper Harbor Terminal made engagement difficult, as most people were unfamiliar with the site. During the summer and fall of 2017, the team focused on bringing as many people to the site as possible, through community bike rides, kayak tours, bus tours, and walking tours. Several community organizations assisted the team with engagement, by hosting meetings and organizing tours. The team also attended many events and meetings held by existing organizations, hired community groups to co-host cooking events and other gatherings, posted an online survey which had 26 participants, knocked on doors throughout the McKinley Neighborhood, and sent postcards or left flyers for occupants not at home. By the fall of 2017, staff felt that community members were ready to see some design options to focus the conversation on specific possibilities at the Upper Harbor Terminal.

KEY OBJECTIVES FOR PARKS

Community members consistently ranked trails, picnic areas, gathering spaces, views and access to the river, food, and live music as top attractions that the Upper Harbor Terminal could provide. Other top requests included popular neighborhood park amenities such as playgrounds, skateboarding, courts sports, field sports, and urban agriculture.

DEVELOPMENT CONCEPT PLANNING

After significant site analysis and conducting various studies, the team released a draft concept for public review in the summer of 2018. MPRB's goal was to identify a park boundary that would allow implementation of most of the community requests for park space, but also to accommodate adjacent development that would help activate the park areas and enhance security. While the concept purposely showed limited park features, such as parkway and trail circulation, staff listed the types of amenities that the park areas could support based on the space provided.

The City and MPRB led an engagement process to review the draft concept that included five public meetings, three staff open hours sessions, attendance at several community led meetings, limited doorknocking in the McKinley Neighborhood, and an online survey with 259 participants.

PARK BOUNDARY

Community members provided mixed feedback on the draft concept; many people requested more park and public space. Others, however, prioritized employment and housing opportunities. While the draft concept originally included 15.5 acres of park space and some private development between the parkway and the river, many community members were concerned that the riverfront would not feel truly public. MPRB worked with the City and developers to revise the proposed park boundary as shown in Figure A.1. The revised park boundary resulted in 19.5 acres of MPRB-owned parkland and consolidated the significant park area by the Dowling Avenue access corridor.



Figure A.1 Regional Park Boundary at Upper Harbor Terminal

MPRB will initiate a process to create conceptual designs for the park during the next stage of planning. The areas shown above are generally designed to accommodate the following types of uses:

The linear riverfront park area will accommodate:

- A parkway, and bicycle / pedestrian circulation with routes separated by buffers if need be
- Shoreline restoration at preferred slopes (around 4:1 typically) except for where the riverwalls will need to stay to accommodate adjacent private development
- Variation in width which allows for seating, viewing, and other recreational nodes
- Signage, art, and other interpretive and educational elements

The larger park area from the end of Dowling Avenue to the river (#1 on the plan) can provide:

- An immediate and direct link from the neighborhood to the river
- An area with good service access and visibility for pop up attractions such as markets, food trucks, and events
- Park amenities such as fountains/water play and gardens, athletics or an event space, childrens play or youth recreation such as skateboard routes, Urban agriculture and educational gardens
- Group picnicking and gathering areas
- Possible public park building

At the south end of the site, the expanded park area may allow for:

- Riverfront beach area
- Water access with possible parking and support facilities

All areas can incorporate site specific practices such as stormwater management and habitat restoration.

CITY CONCEPT PLAN AND PRIVATE REDEVELOPMENT

The private redevelopment portions of concept plan are currently being generally reviewed and developed. The concept plan generally includes the following types of private redevelopment (See Figure A.2 for the concept plan approved by the City in March 2019; some areas have been updated as of December 2019 including the public park locations.):

- An outdoor music performance venue;
- A mix of development uses such as residential, office, hospitality, and light industrial; and
- Parking to support the development.

Development of the remaining parcels would occur at a later phase of implementation; however, staff and the development team will further explore potential concepts in the next phase of planning.

PARK CONCEPT DEVELOPMENT

Following approval of the park boundary, MRPB will begin the engagement and design process specifically to determine the overall park concept, the first phase of improvements, and a general plan for additional phases of work.

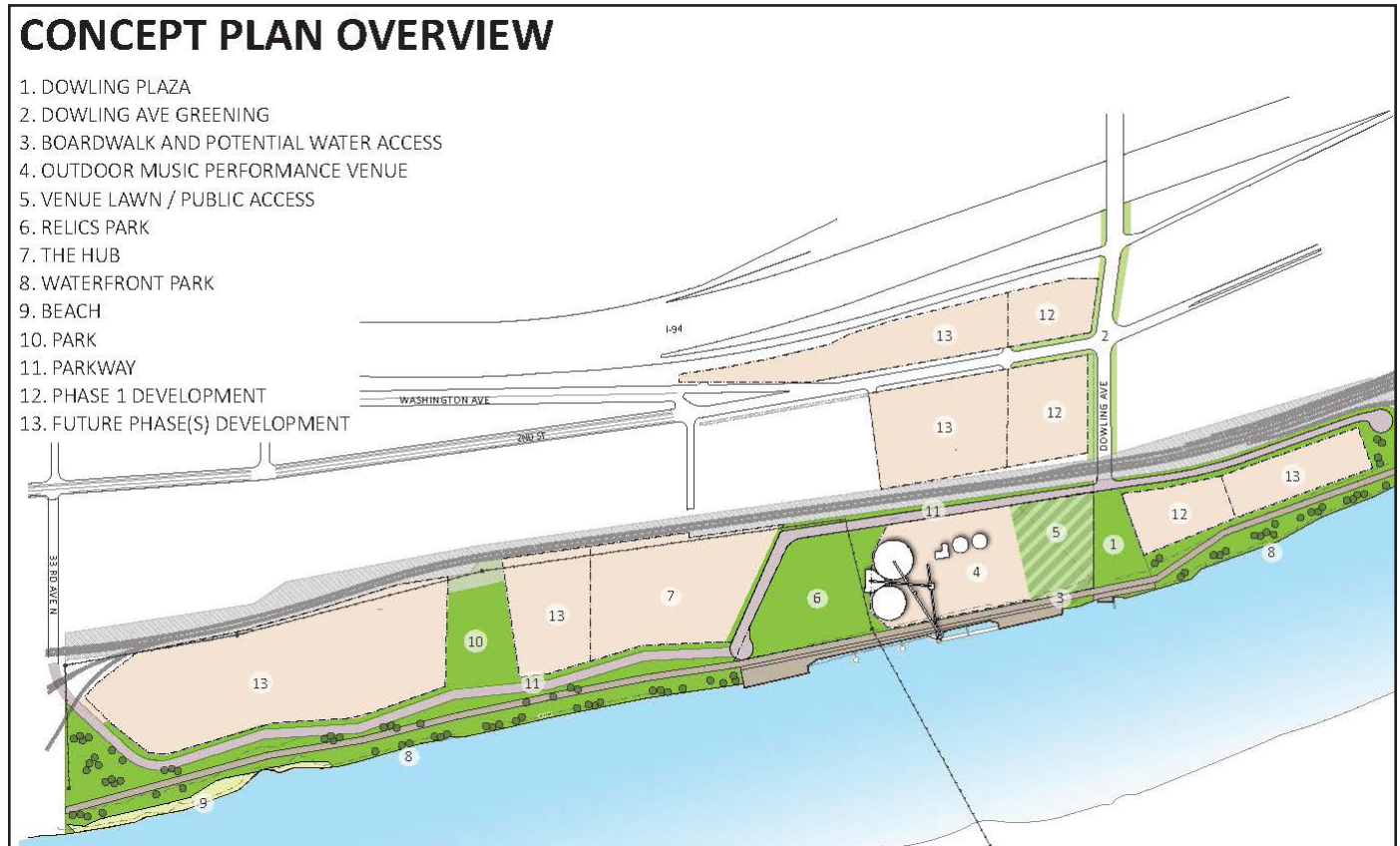


Figure A.2 City of Minneapolis Upper Harbor Terminal Concept

The City approved The Upper Harbor Terminal Development Concept Plan in March 2019; MRPB is in the process of reviewing and making modifications to the park concept. Some areas shown in this figure have been updated as of December 2019, including the public park locations.

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APPENDIX B

Engagement

ENGAGEMENT DOCUMENTS INCLUDED IN APPENDIX B:

- B-3 - B-11** Open Houses RFQ Summary Boards (7/11/2016)
- B-12** “What would bring you to the riverfront?” results from 2015-2016 community events
- B-13 - B-22** Summary of RFQ Submission Community Input (as of 11/13/2016)
- B-23** Upper Harbor Terminal Community Engagement Diagram- Public Comments
- B-24 - B-35** Upper Harbor Terminal 2017 Door-to-Door Engagement Summary- Doorknocking
- B-36 - B-41** Upper Harbor Terminal 2017 Engagement- Food-focused Meetings Summary
- B-42 - B-51** Upper Harbor Terminal 2017 Engagement- Public Events and Festivals Summary
- B-52 - B-60** Upper Harbor Terminal 2017 Engagement- Site Tour Engagement Summary
- B-61 - B-90** Upper Harbor Terminal Destinations and Public Spaces Survey (June 2017)
- B-91 - B-94** Juxtaposition Arts Summaries from Summer/Fall 2017
- B-95 - B-174** Upper Harbor Terminal Draft Concept Plan 2018 Survey Results
- B-175 - B-179** Upper Harbor Terminal Plan Revisions in Response to Community Comment (as of 11/25/2018)
- B-180 - B-182** Community Engagement Chronology and Summary through Concept Plan Phase (1/18/2019)
- B-183 - B-194** Above the Falls Regional Park Master Plan Comments from the 45-day Comment Period (February 14 - May 1, 2019)
- B-195 - B-197** Memorandum to City of Minneapolis Collaborative Planning Committee (10/22/2019)

Comments Collected by 7/11/16

NORTHFIRST: CONNECTING TO THE RIVER 9/29/2015

General comments

- Create a youth run bicycle shop!
- Unity dinner in community - food, topic to discuss

ABOVE THE FALLS COMMUNITY ADVISORY COMMITTEE

2/13

How can development at the Upper Harbor Terminal best benefit the community?

- For North Minneapolis

How can development at the Upper Harbor Terminal best benefit the community?

- River-related historical education/museum opportunities (yes)
- Generating jobs for adults
- River-related/river enhancing jobs
- Riverboat casino 100 million annually
- Jobs for people in the community
- Green industries

VICTORY NEIGHBORHOOD MEETING 3/26

How can development at the Upper Harbor Terminal best benefit the community?

- Youth employment and support programs
- Local things to do - stay in the neighborhood
- Generating jobs for adults (I agree)
- Tax increment revenue for Northside programs (I agree)
- Make sure developer has a diverse team and gets community input

What would bring you to the riverfront?

- Free tutoring programs / enrichment programs

COMMUNITY CONNECTIONS CONFERENCE 4/2

How can the park at the Upper Harbor Terminal best benefit the community?

- Build in equity, prioritize affordable housing and mixed use
- Make sure revenue generation balanced with access for all regardless of \$.
- So it doesn't become so expensive that North Mpls residents can't afford to be there.

How can development at the Upper Harbor Terminal best benefit the community?

- Outdoor oriented public school
- City and Park Board need to provide good paying jobs to offset gentrification effects.

SE ASIAN COMMUNITY ROUNDTABLE 5/6

General comments

- Even if events/programs are free, the cost to park in some regional parks is a barrier to attendance
- What will the impact of development be on residents in the area and will their property taxes go up?

URBAN LEAGUE OPEN HOUSE 5/24

What does a successful Upper Harbor Terminal project look like?

- Jobs - we must create good jobs
- Being honest about I-94 and the river's role in racial segregation and disinvestment in the Northside
- Affordable housing, black and Hmong owned business
- A project and engagement process that ensure the voice and vision of community members so that we build a project together that will encourage biking, walking, create a safe space for community/public activities help improve recreation options for residents, increase home values, and draw new residents and investments.
- Living wage jobs. Job park critical to closing the gaps.

What qualifications should a development team have?

- Connections to neighborhood
- A racial justice frame work and mission
- Staff of color
- Commitment to equity and local (Northside) hiring on all build out, development and engagement
- Experience with doing development projects that impact low wealth communities and communities of colors (i.e. community benefit agreements).

What other questions should be asked the community?

What other information should we share with the community?

- Recruit local talent to help
- Strict zip code hiring to 2 mile radius from projects
- Local/state based procurement to invest in local economy
- How could this project displace communities of color and low wealth communities? How can we make sure that doesn't happen
- Commitment to current Northside residents
- What do youth want? They will most use this park.
- How do we add assets without displacing those that are already there?
- What would the African American Community want to hear? (Hmong, Latinos, Somalis, and etc)
- Priorities

General comment on river map

- "The longest bridge connects Poland to Africa", the river has been a live racial segregation

ADVISORY COMMITTEE ON PEOPLE WITH DISABILITIES

6/15

What does a successful Upper Harbor Terminal project look like?

- Developer and businesses commit to filling X% of construction and permanent jobs with people with disabilities (state and federal agencies require 7% - 12%)

FOLWELL ICE CREAM SOCIAL 6/16

What does a successful Upper Harbor Terminal project look like?

- Bring different cultures together in a positive way
- Boy Scouts could perhaps run some programs, as some of the "destinations" could help scouts achieve merit badges

JUNETEENTH 6/18

What does a successful Upper Harbor Terminal project look like?

- No gentrification
- Fitness options for the elderly

SOUTHEAST ASIAN SOCCER CONNECTIONS 6/18

What does a successful Upper Harbor Terminal project look like?

- Make sure the poor and minority communities have a place

FOLWELL OPEN HOUSE 6/25

What does a successful Upper Harbor Terminal project look like?

- Hire locally
- Construction companies - Internships-young adults interested in getting into construction businesses

What qualifications should a development team have?

- Community development
- Good at complex stakeholder analysis
- Commitment to affordable housing
- Ability to reach out to a very diverse community

Themes from Comments

- Focus authentic engagement process with local community
- Seek to address economic disparities that impact local community
- Create physically and financially accessible amenities
- Keep benefits local and avoid negative impacts and gentrification
- Specifically plan and program attractions for diverse communities

Addressed in Request for Qualifications

Community reviews responses to the following questions

- Submit a description of the developer's proposed approach to the planning process and engagement.
- Provide examples of past engagement approaches with diverse communities
- Provide information about developing experience that benefits surrounding communities
- Provide information about approaches to minimize displacement and/or gentrification

Characteristic of Success

Achieves the Equitable Development Principles

Comments Collected by 7/11/16

NORTHFIRST: CONNECTING TO THE RIVER 9/29/2015
General comments

- The entire UHI should be park. In any other area of Minneapolis this area would be entirely park and no development would be proposed.
- Want to travel in a boat and be able to dock where you can fish
- Prairies
- Off-road trail
- Boardwalk

ABOVE THE FALLS COMMUNITY ADVISORY COMMITTEE 2/3

How can the park at the Upper Harbor Terminal best benefit the community?

- Equitable park development for North Minneapolis
- Touch the water
- Beaches for boating
- Canoe, kayak rental
- Boating, fishing, swimming
- Natural Shoreline and touch the water places
- Access for canoes, boats, etc.

VICTORY NEIGHBORHOOD MEETING 3/26

What would bring you to the riverfront?

- Green space
- Bike/running trails / more trails for youth
- Indoor park/play area- view of river in winter
- Picnic shelters/pavilions

NORTHSIDE HOUSING FAIR 4/12

What would bring you to the riverfront?

- Senior comments: Views, boats (tour boat), reflect the city
- Bike path, picnic area
- Programming that gives training and materials to do outdoor sports/activities for youth and adults
- Amphitheater, boardwalk
- Safe public space – security, lights, blue safety phones
- Walking trails and food trucks!
- Public ownership of Riverfront
- Rent-a-dog
- Roller rink

COMMUNITY CONNECTIONS CONFERENCE 4/2

How can the park at the Upper Harbor Terminal best benefit the community?

- A place for people to explore and space for kids to be able to run

What would bring you to the riverfront?

- Get diversity of ages, uses, public/private gathering spaces

SE ASIAN COMMUNITY ROUNDTABLE 5/6
General comments

- Open space that feels welcoming and safe is key
- Would fishing and camping be safe?
- Most members of SE Asian community are not aware of riverfront parks (what parks and facilities existing, where to go, and why they would want to go) so education/information is needed.
- Large open spaces for events such as an annual soccer gathering

URBAN LEAGUE OPEN HOUSE 5/24

What does a successful Upper Harbor Terminal project look like?

- Park destination
- A place for people to meet
- Safe picnic grounds with all four season activation

What qualifications should a development team have?

- Local experience developing on or near river in North Minneapolis

What would bring you to the riverfront?

- Kayaking
- Water access for swimming, rowing, canoes
- Shady walkways where one can see the rivers
- Green space with plants attracting birds and bees
- Soccer fields
- Dog parks
- Space to be loud away from residence
- Volleyball nets and basketball nets/courts
- Bike trails
- Recreational things like courts
- Activities for children to learn/ education for adults

What other questions should be ask the community? What other information should we share with the community?

- What do youth want. They will most use this park.

General comment on river map

- Public art features
- Better walking green space

FOLWELL ICE CREAM SOCIAL 6/16

What does a successful Upper Harbor Terminal project look like?

- Pleasant place to gather/talk/be active

What would bring you to the riverfront?

- Picnic/camping
- Fishing piers - for folks who don't have boats
- Dog park, walking trails, cafe, brewery
- No dog parks - too many dogs already. I won't go if there are a lot of dogs.
- Space for BBQ, grills, table shelter, etc.
- Something safe and meaningful for little kids
- Zip line
- Sports - baseball, bow and arrow, soccer

JUNETEENTH 6/18

What does a successful Upper Harbor Terminal project look like?

- No gentrification
- First aid stations

SOUTHEAST ASIAN SOCCER CONNECTIONS 6/18

What does a successful Upper Harbor Terminal project look like?

- Multi-purpose for cultural events
- Safe enough for night use
- Fishing
- More soccer

FOLWELL OPEN HOUSE 6/25

What does a successful Upper Harbor Terminal project look like?

- Connect the riverfront property to the east of the city
- Have enough park land by river to do future projects
- Make it excisable and appropriate for autism/ special needs children
- Lifeguard training plus life skills training
- Fishing- is it safer? Don't like catch plus release

What qualifications should a development team have?

- Playground/picnic area/ gardens
- Sand volleyball

JUXTAPOSITION ARTS YOUTH RIVER/KAYAK 6/29

What would bring you to the riverfront?

- Bike (11)
- Walk (8)
- Play (6)
- Relax (10)
- Exercise (6)
- Sight-see (6)

Themes from Comments

- Includes parkway, biking, and walking trail to connect to larger system
- Includes meaningful park features

Impact on Request for Qualifications

Request that developer show experience with park and public space development integrated with adjacent private development

Characteristic of Success

Includes a First Class Regional Park

Comments Collected by 7/11/16

ABOVE THE FALLS COMMUNITY ADVISORY COMMITTEE
2/3

How can the park at the Upper Harbor Terminal best benefit the community?

- Put the trail in all the way to downtown ASAP
- Improved access over 94 to the river
- Ensure safe, inviting connections to neighborhoods – yes

NORTHSIDE HOUSING FAIR 3/12

What would bring you to the riverfront?

- Connect to North Mississippi Regional Park
- Connected bike paths
- Landbridge over 94
- Bike paths, less car access, ped/bike bridges across river
- Bike connection
- Better mapping, map online for neigh.

VICTORY NEIGHBORHOOD MEETING 3/26

How can the park at the Upper Harbor Terminal best benefit the community?

- Connect to neighborhoods west of I-94
- Link up to other regional resources
- Off street trail / to downtown
- Access to the west

What would bring you to the riverfront?

- Land bridge access from north neighborhoods (2 agree)

COMMUNITY CONNECTIONS CONFERENCE 4/2

How can development at the Upper Harbor Terminal best benefit the community?

- Frequent transit to north/NE/downtown Mpls for evening events/businesses

SE ASIAN COMMUNITY ROUNDTABLE 5/6

General comments

- Hmong veterans are very interested in a location for a statue recognizing General Vang Pao and the role Hmong and Lao veterans played in the Vietnam War.
- When a new park opens, having just one event to introduce it isn't enough. It will take multiple years and events.

ADVISORY COMMITTEE ON PEOPLE WITH DISABILITIES
6/15

What does a successful Upper Harbor Terminal project look like?

- Add a pedestrian bridge across the river to shorten the distance those from NE would need to travel to visit the park (reduce emissions)

URBAN LEAGUE OPEN HOUSE 5/24

What does a successful Upper Harbor Terminal project look like?

- Xcel lines removed, land bridge over 94

What would bring you to the riverfront?

- Good connections, bike, ped, transit

General comment and river maps

- Protected bikeways
- Connection across Dowling is horrible for biking
- Lowry Ave and 30th Ave North – under bridge connection
- Need better sidewalks and bike lanes
- Try to set an interim trail even before park is remodeled and redeveloped
- BNSF bridge - rail to trail to better join North and NE Mpls
- Land bridge at 94
- Improve access to Dowling
- 34th Ave N should have a pedestrian bridge

FOLWELL ICE CREAM SOCIAL 6/16

What does a successful Upper Harbor Terminal project look like?

- Additional rest and bus on Washington (North side Lake Street)

JUNETEENTH 6/18

What does a successful Upper Harbor Terminal project look like?

- No gentrification

FOLWELL OPEN HOUSE 6/25

What does a successful Upper Harbor Terminal project look like?

- Would be great to have the train go there

What would bring you to the riverfront?

- Route to get there
- A trail (because I would bike there)

What qualifications should a development team have?

- In planning any infrastructure projects (e.g., changes to Dowling), think through possible impacts on existing businesses/organizations and provide workable alternatives to maintain access

JUXTAPosition ARTS YOUTH RIVER/KAYAK 6/29

How do you normally get around your community?

Draw or write:

- Bike (6)
- Car (4)
- Rides (2)
- Public transportation (4)
- Walk (3)

What transportation would you use to get to the Upper Harbor Terminal?

- Bike (10)
- Car (4)
- Bus (4)
- Walk (4)

Themes from Comments

- Build east/west connections to overcome freeway and industrial barriers
- Create linear connections up and down the river
- Connect to downtown
- Emphasize non-vehicular connections

Impact on Request for Qualifications

Request that developer show experience with projects that provide multi-modal connections to the surrounding community

Characteristic of Success

Connected to the fabric of the community

Comments Collected by 7/11/16

ABOVE THE FALLS COMMUNITY ADVISORY COMMITTEE 2/3

How can the park at the Upper Harbor Terminal best benefit the community?

- Change large storage building to entertainment and events
- Boat races

How can development at the Upper Harbor Terminal best benefit the community?

- Attract people from outside the neighborhood
- Restaurants from \$ to \$\$\$
- Boutique hotel
- Rowing club - youth & adults
- Ferry boat - thematic (ex: murder mystery), historical relevance
- Riverboat casino - keep the money local!
- Premier ice cream
- Bike shop
- Canoe, paddleboard rental
- Snowshoe rental
- Park café (Sea Salt)
- Casino + Hotels + Venues = Revitalization

NORTHSIDE HOUSING FAIR 3/12

What would bring you to the riverfront?

- Brewery

VICTORY NEIGHBORHOOD MEETING 3/26

How can the park at the Upper Harbor Terminal best benefit the community?

- Attract from people from outside the neighborhood (agree)
- If there are amenities that should not be an issue
- Make it safe and a good value

What would bring you to the riverfront?

- Restaurants
- Music on the river / amphitheater (neighborhood engaged with music)
- Music/festivals / bandshell
- Fishing / kayak access / marina
- Music - think big like Summerfest in Milwaukee, Duluth Bluefest, New Orleans Bluefest, Red Rocks in CO
- Community Center, event space
- Childrens theater
- Interpretation center
- Casino

COMMUNITY CONNECTIONS CONFERENCE 4/2

How can development at the Upper Harbor Terminal best benefit the community?

- Create destination space: music oriented? (live/work/collab housing? / Shared recording/instruments)

What would bring you to the riverfront?

- People! If no people, I don't feel safe in spaces
- Skate park

URBAN LEAGUE OPEN HOUSE 5/24

What does a successful Upper Harbor Terminal project look like?

- Restaurants, pavilion space for events, musicians. Family friendly such as at Lake Harriet, Calhoun, etc
- A spot/area that will draw people to this area of the city

What would bring you to the riverfront?

- Restaurant with a view
- 24/7 music venue
- Beach, shops, and beer
- Roller rink
- Tours for people outside/in Minneapolis
- Place for musicians' concerts
- Amphitheatre in dome

General comment and river maps

- Restaurant / bandshell
- Distilleries and tasting rooms
- Warehouse for music and art events "premises"

ADVISORY COMMITTEE ON PEOPLE WITH DISABILITIES 6/15

What would bring you to the riverfront?

- Get people on the water (e.g. canoes for people to paddle, excursion boat tours) - noted by 2 people
- Fields for soccer, hockey, etc. for amateur sports
- Music bandshell or amphitheater
- Conservatory to provide natural beauty year-round
- Accessible playground
- Something that explains history of the river
- Restaurant, concessions and/or food trucks

FOLWELL ICE CREAM SOCIAL 6/16

What does a successful Upper Harbor Terminal project look like?

- Riverfront multi-destination with lots of choices including water access
- Gift shops, coffee, decent eatery, hovercraft up and down the river
- Connect canoe and kayak to other public water ways
- Playground that is accessible and for autistic kids

What would bring you to the riverfront?

- Playground for kid that have disabilities, autism, etc.

JUNETEENTH 6/18

What does a successful Upper Harbor Terminal project look like?

- Senior center with access
- Coffee shop
- Community Centers

What would bring you to the riverfront?

- Interpretive center
- Dance studio
- Free fitness boot camp for community members with childcare
- Swimming
- Food
- Family events
- Art studios
- Clean up

SOUTHEAST ASIAN SOCCER CONNECTIONS 6/18

What does a successful Upper Harbor Terminal project look like?

- Riverfront festivals like Milwaukee new each year

FOLWELL OPEN HOUSE 6/25

What would bring you to the riverfront?

- Educational institution
- Extreme waterpark
- Ability to create an outdoor area that could be used for events that could generate music/noise without disturbing residents would be valuable, e.g., for cultural festivals
- Parkersburg, WV, did improvements along its downtown riverfront that were very successful. Concert series they do (Park Point Concerts) suggested as a possible model.

JUXTAPOSITION ARTS YOUTH RIVER/KAYAK 6/29

What activities would encourage you to go to the Dowling Avenue destination?

- Art Park (13)
- Park (5)
- Restaurant (9)
- Garden (7)
- Café (6)
- Stage (6)
- A cool station that ties into downtown
- Dog parks or dog areas
- Games
- Sculpture

Themes from Comments

- Bring people to the riverfront
- Allow for changing uses with flexible space
- Attract people to North Minneapolis

Impact on Request for Qualifications

- Request that developer show experience with waterfront development and or destination/hospitality development

Characteristic of Success

- Creates a Riverfront - Oriented destination

Comments Collected by 7/11/16

COMMUNITY CONNECTIONS CONFERENCE 4/2
How can development at the Upper Harbor Terminal best benefit the community?

- Building that are intergenerational
- Affordable housing also accessible to families (inc. intergenerational) and seniors/disabled
- Gentle density: 3 - 6 stories, apts
- Incubator space like Midtown Global Market

ABOVE THE FALLS COMMUNITY ADVISORY COMMITTEE 2/3
How can development at the Upper Harbor Terminal best benefit the community?

- Year round activation
- Neighborhood retail/services
- Small business owned by people from neighborhood
- Non-corporate food vendors/restaurants
- Artists
- Culinary artists
- Artist space hub - new Flow; Art a Whirl
- Film & music festivals
- Casino/Hotel/Entertainment will draw visitors from the Cities and MN
- Away from the public areas along the river
- Luxury housing
- Market rate and workforce
- Housing bordering park, business border freeway, 24 hour eyes on park
- Restaurants from \$ to \$\$\$
- Access for canoes, boats, etc.
- Boutique hotel
- Rowing club - youth & adults

General comments

- Create long range investment fund
- What programs? Different uses for TIF \$ - Federal/state?
- But mainly creative endeavors funding mechanism

VICTORY NEIGHBORHOOD MEETING 3/26
What would bring you to the riverfront?

- Farmers market
- Balanced, smart mix of housing, retail, business, green space (3 agree)
- Neighborhood retail services (3 agree)

NORTHSIDE HOUSING FAIR 4/12
How can development at the Upper Harbor Terminal best benefit the community?

- Aquaponics
- Mixed use development that takes a progressive vie
- Affordable housing mix
- Promote more clean industry
- Jobs!
- Ownership housing
- Housing - apts/condos
- Housing - apartments family
- Control 'air' smell of development
- Industrial development
- Shopping - hardware, food
- Housing - affordable, mix housing
- Farmers Market - local, once a week, organic, handmade products
- Avoid gentrification, avoid industrial business - give us back the river!!
- Central City hall holding all services and staff

URBAN LEAGUE OPEN HOUSE 5/24
What does a successful Upper Harbor Terminal project look like?

- Residential development
- Affordable housing and housing areas
- A busy neighborhood coop and small businesses step down to the river
- Coop housing with diverse ownership
- Mix of public entities, recreation and small businesses, maybe tech stations
- U of M extension campus
- Educational institution

General comments and river maps?

- Rezone or re-evaluate zoning so it can be activated all times of the day, not just during business hours
- The area needs blue collar jobs, "clean" jobs
- The area needs a "destination" that makes money to stabilize the park. Needs a partnership.

FOLWELL ICE CREAM SOCIAL 6/16
What does a successful Upper Harbor Terminal project look like?

- Affordable housing with services

JUNETEENTH 6/18
What does a successful Upper Harbor Terminal project look like?

- Youth employment
- Transportation and housing for all ages
- Restaurants employing at risk youth

FOLWELL OPEN HOUSE 6/25
What qualifications should a development team have?

- Proven ability to plan on a long term housing project
- This project may not be fully released for decades

SOUTHEAST ASIAN SOCCER CONNECTIONS 6/18
What does a successful Upper Harbor Terminal project look like?

- Night market great area close to downtown

JUXTAPOSITION ARTS YOUTH RIVER/KAYAK 6/29
How would you like to use the newly developed Upper Harbor Terminal area?

- Work (2)
- Shop (11)
- Live (6)

If you could start a business near the river, what would it be?

- Play place
- Bike shop café that gives jobs to youth
- Café on a bridge
- A dance club or a place for people to hang out and have fun
- A water shed
- Cleaning up the toxic waste in rivers like filters
- Gym
- New fancy food place
- A café that poppin or smooth place or bakery
- A bike shop
- Art

Themes from Comments

- Development activates and complements the park
- Enhance the economic and community vitality
- Create high quality jobs/housing targeted to local community
- Offer youth employment and training
- Provide creative and entrepreneurial space

Impact on Request for Qualifications

Request that the developer show experience with integration of uses and mixed development types

Characteristic of Success

Includes high quality private development

Comments Collected by 7/11/16

ABOVE THE FALLS COMMUNITY ADVISORY COMMITTEE 2/3

How can the park at the Upper Harbor Terminal best benefit the community?

- Experience and access the history of the river

NORTHSIDE HOUSING FAIR 3/12 What would bring you to the riverfront?

- Historical interpretation

URBAN LEAGUE OPEN HOUSE 5/24

What does a successful Upper Harbor Terminal project look like?

- Historical monuments and a history of shipping on river

What would bring you to the riverfront?

- History learning (interpretive approach)

General comments and river maps

- Keep the context, keep the industrial history, don't over-gentrify it
- Our history is important, the Mississippi Riverway is huge in US history.

Themes from Comments

- Reuse existing structures
- Interpret the history of the land and river
- Build on industrial character
- Explore and celebrate history of indigenous people and the river relationship

Impact on Request for Qualifications

Request that developer show experience with adaptive reuse of industrial areas

Request that developer show experience with historic properties

Characteristic of Success

Reflects the history of the site

Comments Collected by 7/11/16

COMMUNITY CONNECTIONS CONFERENCE 4/2
How can the park at the Upper Harbor Terminal best benefit the community?

- Keep it car free so it's safe, clean, esp. for kids, seniors, ppl w/disabilities, and less car barrier spaces like parking lots and wide entrance roads
- Build in best practices for stormwater management, species diversity, education and take home ideas, inc. for renters, not just those in homes

URBAN LEAGUE OPEN HOUSE 5/24
General comments and river maps

- This project needs a world class designer

FOLWELL ICE CREAM SOCIAL 6/16
What does a successful Upper Harbor Terminal project look like?

- Must be safe, especially for women

SOUTHEAST ASIAN SOCCER CONNECTIONS 6/18
What does a successful Upper Harbor Terminal project look like?

- The site needs cleaning up

FOLWELL OPEN HOUSE 6/25
What does a successful Upper Harbor Terminal project look like?

- Intergeneration access, amenities (not just family stuff) and security

What would bring you to the riverfront?

- Should aim to do more than just minimum ADA compliance; seek input on planning and design when we get to planning

Themes from Comments

- Unique design should be an attraction
- Exceeds ADA requirements
- Pedestrian based, human scaled design
- Create safe and comfortable spaces for most vulnerable community members
- Prioritize public spaces in design

Impact on Request for Qualifications

Request that developer show well built projects in highly used public places that have lasted over time

Characteristic of Success

Incorporates high quality design

Comments Collected by 7/11/16

ABOVE THE FALLS COMMUNITY ADVISORY COMMITTEE 2/3

How can the park at the Upper Harbor Terminal best benefit the community?

- Host wildlife
- Think Howard Kuntzler
- Favor river restoration OVER (added) infrastructure (safe \$\$ forever)
- More native landscape and habitat
- Natural shoreline and touch the water places
- And the Mississippi river environment
- Restore and improve the river - Yes, yes, yes
- North American Miss. flyway enhancements
- Habitat
- How many 100yr flood events can we expect on the urban Mississippi within the next 20-40 yrs?

How can development at the Upper Harbor Terminal best benefit the community?

- Provide lots of acres of natural habitat (2 agreed)
- Interpretive signs @space/wildlife
- Add wildlife habitat (prairie)

VICTORY NEIGHBORHOOD MEETING 3/26

How can the park at the Upper Harbor Terminal best benefit the community?

- Consider run off from the area, how to mitigate harm

COMMUNITY CONNECTIONS CONFERENCE 4/2

How can the park at the Upper Harbor Terminal best benefit the community?

- Plant black walnuts - as warmer climates come north it will be an ideal tree there.
- build density and flexibility as needs change w/ climate refugees

URBAN LEAGUE OPEN HOUSE 5/24

What does a successful Upper Harbor Terminal project look like?

- Clean energy! Energy efficiency to SB 2030.
- Net zero! Clean energy

What qualifications should a development team have?

- Knowledge of SB 2030 standard
- Experience in developing projects that provide green buildings and eco sustainable landscaping grounds etc.
- Knowledge of net zero/efficiency standards

What other questions should we ask the community?

- #### What other information should we share with the community?
- Is their pollution to be cleaned up?

General comments and river maps

- Replant cotton woods on the island
- Solar panels at 1-94
- Wetlands or even modest scale would be extremely helpful!

Themes from Comments

- Enhance and protect the river
- Showcase best practices in sustainable design
- Enhance health and wellness of site users
- Mitigate negative impacts of industrial land use

Impact on Request for Qualifications

- Provide past project examples utilizing sustainable design principles
- Provide past project example that meet LEED, SB2030, Living Building Challenge, or other established standards

Characteristic of Success

Showcases "green" sustainable approaches and features

Comments Collected by 7/11/16

NORTHSIDE HOUSING FAIR 3/12

What would bring you to the riverfront?

- Local artist
- A forum for people to show that Northside is not bad!
- Local artists - entertainment
- Families need to know that they can raise children in Minneapolis

VICTORY NEIGHBORHOOD MEETING 3/26

What makes North Minneapolis special? How can we celebrate it on the river?

- Ethnic fairs
- Diversity - events that bring different races and cultures together
- Food
- Access to metro area amenities, housing stock, people, the river, downtown, suburbs, highways

How can development at the Upper Harbor Terminal best benefit the community?

- Entrepreneurs/ business
- Reach out to neighborhood restaurants lease, we have good restaurants who may struggle to get exposure (3 agree)

COMMUNITY CONNECTIONS CONFERENCE 4/2

What makes North Minneapolis special? How can we celebrate it on the river?

- Lower car dependence
- More inclusion and creative community-generated solutions / place-making

URBAN LEAGUE OPEN HOUSE 5/24

What does a successful Upper Harbor Terminal project look like?

- Unique to Minneapolis
- Maximize the benefits of being between the river and I-94
- Experience repurposing industrial sites while preserving original structures?

What qualifications should a development team have?

- Experience repurposing industrial sites while preserving structures that already exist

What would bring you to the riverfront?

- A big river
- About the river - perhaps a small river museum
- Museum using existing structures like Mill City Museum

What other questions should we ask the community? What other information should we share with the community?

- What assets currently exist already between the river and I94?
- What traits are unique to the area between the river and I94?
- How do we capitalize on these traits without sacrificing the area's uniqueness?
- What would make this site an area that will encourage biking, walking, create a safe space for public activities, help improve recreation options on the area, would increase home values, and attract new investment.
- Connect with block club organizations and local churches to get info, connect with resident and listen to the folks who live on Northside.
- What assets already exist between the river and I94?
- How has the area between the river and I94 previously and presently been used recreationally by the people of Minneapolis.
- How do we protect assets already there while also creating new assets for the community?

General comments and river maps

- Boat house for racing / rowboats
- Keep at least one dome thing for?
- Music venue
- Amphitheater
- Cold area for frozen treats cooling down
- Kayaking
- Place to be 24/7 for art vibrancy opportunity
- Cold Storage warehouse area?
- Education institute / expansion of the U of M
- Living wage/job park
- Work with artists to activate engagement before and be engaged before and during development
- Have electric boats to ferry people around, like a water taxi, especially now that the locks are closed. USACE has small electric boats that would be perfect, hold 2 people. But there need to be cool destinations for people to boat to!
- Get people on water rather than fill up land with stuff. Have a floating bar on the water or floating food trucks on pontoons.
- I love the idea of "connecting" geographically to the neighborhoods. A freeway is a clear divider, whereas a river can be a connector on many levels

Themes from Comments

- Oriented toward the river
- Involve local businesses and entrepreneurs
- Provide programmable space for community groups
- Reflect variety of cultures in North Minneapolis

Impact on Request for Qualifications

- Request that developer demonstrate projects that draw inspiration from local character and focus on place-making
- Request a description of approach to capitalizing on the strength of the site and community

Characteristic of Success

Feels unique to this specific place

FOLWELL ICE CREAM SOCIAL 6/16

What does a successful Upper Harbor Terminal project look like?

- Battle boats

FOLWELL OPEN HOUSE 6/25

What would bring you to the riverfront?

- The river brings me to the river: space to enjoy it is sometimes blocked

JUXTAPOSITION ARTS YOUTH RIVER/KAYAK 6/29

What do you think would make the river more enjoyable?

- Kid friendly
- Clean it up
- More opportunities for kids to kayak and be on the water
- Riverwalks
- Having activities to participate in
- If it was clean
- More activities and beautiful sights to see, keeping it clean
- Places to eat and relax
- More chances to get on the water for people who don't have their own boats
- Stuff to do/art
- Cleaner water so I can swim
- I don't know

Would you rather

- (A) Have an overlook of the river? (4 votes)
- (B) Access to the shore? (7 votes)

The goal is to better understand what the community envisions as a successful riverfront destination. The question was asked "What would bring you to the riverfront?" Each community member was given 5 dots and each number represents the number of dots placed on each picture and category.

Destinations	NorthFirst, Sept 29	AFCAC, Feb 23	Northside Housing Fair, Mar 12	Victory Neighborhood Meeting, March 23	Community Connections Conference, Apr 2	Folwell Ice Cream Social June 16	Juneteenth June 18	SE Asian Soccer Connections June 18	Folwell OpenHouse June 25	Somali Independence Day July 9	RiverFest July 29	TOTAL
Music	9	4	31	5	7	3	16	6	12	11	22	126
Trails	13	8	26	8	10	1	9	5	13	9	29	131
Restaurant	11	8	29	6	8	5	6	10	6	3	19	111
Water Access	8	7	18	3	7	5	15	2	8	13	18	104
Markets	7	3	30	3	13	3	8	9	2	8	13	99
Water Play	1	1	11	1	1	6	21	13	6	14	10	85
Picnic Areas	3	3	19	8	4	2	7	2	11	13	10	82
River Views	11	5	18	3	3	3	4	3	15	5	9	79
Nature Play	7	3	7	3	7	1	9	4	6	3	4	54
Festivals	4	3	7	6	5	2	8	4	5	4	13	61
Playgrounds	3	0	9	2	3	10	6	6	3	1	6	49
Urban Agriculture	7	2	11	0	6	2	3	3	6	2	5	47
Sports	0	0	1	1	2	4	5	14	3	11	1	42
Planetarium	5	5	10	2	4	1	6	3	1	3	4	44
Fishing	3	1	4	1	3	5	13	3	4	2	6	45
Fitness	2	0	11	2	1	3	4	7	1	5	4	40
Movies	3	0	7	0	3	5	5	4	2	6	5	40
Zipline	2	1	6	2	1	3	6	4	1	8	11	45
Gardens	3	0	15	4	4	0	2	2	2	2	4	38
Wetlands	5	3	11	1	4	3	2	1	3	1	0	34
Docks	9	2	2	3	3	1	0	2	3	7	1	33
Excursion Boat	2	2	7	0	5	1	4	4	2	4	3	34
Floating Attractions	5	0	2	1	6	2	2	1	8	4	6	37
Event Center	6	2	6	4	1	2	2	2	4	2	2	33
Dog Park	3	0	12	0	5	4	2	1	0	3	7	37
Concessions	2	3	5	2	3	3	5	1	5	1	1	31
Sculpture Park	2	0	6	2	2	1	5	3	3	5	4	33
Open Green	3	1	4	4	4	3	3	6	0	1	3	32
Taproom	6	2	4	4	6	1	0	1	2	2	7	35
Birdwatching	4	3	9	1	1	1	3	1	1	1	5	30
Climbing	1	1	3	1	3	1	5	2	2	3	3	25
Tours	0	2	4	0	5	0	1	4	1	2	5	24
Art Studio	1	2	3	0	2	2	4	2	2	1	1	20
Skate Park	0	0	3	0	4	2	3	2	1	2	2	19
Community Kitchen	2	0	4	2	1	3	2	1	1	0	1	17
Skiing	2	1	1	0	2	0	0	3	1	3	4	17
Museum	2	0	4	2	1	0	0	1	2	1	4	17

Upper Harbor Terminal Redevelopment

Summary of RFQ Submission Community Input through November 13, 2016

Draft 11/22/2016

Sources

November 3 community input open house -- 65 people signed in (but many didn't)

Staff estimates about 80 people attended who weren't staff, development team reps, media or elected officials.

Online survey responses through November 13 – **210 people**

Comments from online survey through November 13 and community input meeting are shown (with similar comments grouped). Similar input that was received four or more times is highlighted. However, note that participants may have included similar comments on multiple boards and/or in online survey, thus impacting total counts.

Question 1

Having reviewed the information about the development submission, do you think the City and Park Board should select this team and enter into a planning process with them for the Upper Harbor Terminal?

Yes -- 89% (13 at meeting and 189 from survey)

No -- 5% (0 at meeting and 11 from survey)

Maybe -- 6% (4 at meeting and 10 from survey)

Comments from online survey (through November 13) and community input meeting related to Question 1:

- Impressed with concept, especially amphitheater – 11
- Impressed with development team (including fact they're listening to community) – 8
- Disappointed/questioning why there was only one submission, whether RFQ should have been better publicized or open longer, what choices that leaves and/or whether additional time/effort should be used to find other interested parties– 4
- Questions about amphitheater parking, traffic, noise impacts (and importance of involving community that will be impacted) – 3
- Development is too close to river – add riparian, green spaces – 3
- Other questions/concerns (impact on Mississippi Mushrooms, no wetland) – 2
- Include technology spaces – 2
- Not impressed with plan; or wants to keep more of existing infrastructure – 2
- Keep views by keeping structures closer to river lower -- 2

- Glad to see zip code priority hiring, affordable housing, local businesses and startups – 1
- North Minneapolis should be involved in planning and implementation – 1
- Revenues from project should be used to benefit North Minneapolis, particularly low wealth communities – 1
- Music and event revenue should be used to provide free or subsidized programs and activities on site (e.g., music, swimming/boating lessons, educational activities) – 1
- Add a tall climbing structure (e.g., one at High Line) – 1
- More river-related activities – 1
- Include creative industries -- 1
- Yes, but include strong language about not allowing gentrification in neighborhood -- 1
- I live here and am glad to see marina, housing, amphitheater, arts – 1
- Mix use with industry and public such as distillery, brewery; use the silos for grain – 1
- Would like to see more detail about natural/green spaces being preserved – 1
- Concerned that review is being rushed – 1
- Need a community benefit agreement or similar – 1
- Don't combine music venue with NIMBY residential – 1

Question 2

The development team submitted an initial development program, but the final coordinated plan still needs to be determined. What do you like about the proposed initial development program submitted by the team? What would you like to see changed, and what other questions or ideas do you have?

No input provided -- 52% of survey respondents

Comments provided -- 48% of survey respondents

Comments from online survey (through November 13) and community input meeting related to Question 2:

General

Liked:

- **General support – 22**
- Good to approach site planning holistically; thinking big and proposing both a large amenity and many smaller ones – 2

Disliked/consider changing:

- Scrap entire project or at least do EIS and plan for affordable housing – 1

Other ideas/comments:

- Make sure that all factors (economics, environmental, transit, community desires) are studied in depth -- 1

-
- Make sure that project is what's best for city, its current and future residents to enjoy river – 1
 - Provide a vibrant community space welcoming to all to live, work, play – 1
 - Expand planning to include adjacent properties – 1
 - Hold community meetings at Capri Theater – 1
 - Thinks timeline will be 2020-22 instead of 2017-19 -- 1

Development team

Liked:

- Quality of team members with experience in programming and/or with strong community connections and/or national connections and/or strong track records and/or big vision– 11
- Development team also is considering development of nearby parcels -- 1

Disliked/consider changing:

- Include one of the potential development partners – 1

Other ideas/comments:

- Hope team will be open to making major changes as result of community input – 1
- Include Pan Asian Community Development -- 1

Destination components (music/performances, water-related and other)

Liked:

- Amphitheater/performing arts center – 34
- Inclusion of arts and arts-based partners – 5
- Inclusion of small harbor/marina – 5
- Music concept honors history of area as place that hosted marginalized arts and music communities in industrial space; this is a great place to be loud -- 2
- Rock climbing – 1

Disliked/consider changing:

- Concerns about noise pollution from amphitheater (and whether North or NE will be impacted more), inclusion of housing so close to amphitheater that will hinder venue's ability to thrive and/or seasonality of use –8
- Concerns about traffic/transportation/parking for amphitheater (and other development); need to give attention to access challenges and/or come up with sensible plan – 5
- Expand size of amphitheater – 3
- Location is not safe; build amphitheater somewhere else – 1
- Likes everything except amphitheater – 1

- Move amphitheater further to south so warehouse can be retained – 1
- Wants to better understand site access and what will happen on site when there isn't a musical event – 1
- Docks/marina would need to be changed due to heavy water flow in river -- 1
- Want more family-friendly areas – 1

Other ideas/comments:

- Water access is desired (especially non-motorized); make sure to include canoe/kayak share program -- 5
- Find ways to keep performing arts center and/or park and/or amenities/programming active all year – 4
- Include a small side stage for pop-up performances (and reuse Camden Theater sign there) – 3
- Love the docks; public rentals – 3
- Make it a year-round destination and provide low cost family winter activities (e.g., skating, sledding) – 2
- Include dining options right next to river – 2
- What will be governing board/body and philosophy? Who will own amphitheater and what will happen when it's not in use? – 2
- Allow access to green and nature anytime, not just when amphitheater is open – 2
- Include River Rats Ski Show (stage, seating, boat and equipment storage) – 2
- River boats between UHT and Boom Island – 2
- Include river water feature like Chattanooga, where kids can play in the water – 1
- Consider fishing and swimming in enclosed "crib" – 1
- Music could be so loud – 1
- Make it summer home for Minnesota Orchestra – 1
- Suggested a theme for an event at amphitheater – 1
- Would like to see public access to amphitheater when it's not in use and ample opportunities for community programming – 1
- Would like to include hip hop events, Soundset -- 1
- Include music/performances that draw from more than just North Minneapolis, not just hip hop that attracts gangs – 1
- Include a curling club (with restaurant) to help activate site year-round and allow sharing of parking between summer and winter amenities – 1
- Outdoor children's museum and Maker's Fair – 1
- Planetarium – 1
- Mill City Museum add-on -- 1
- Parking should be free – 1

Park

Liked:

- Public riverfront access and green/park/healthy living elements – 15

Disliked/consider changing:

- Park strip along river should be wider (two suggestions for 400 ft. and another for 500 ft.) and there should be more parkland overall; consider all aspects of Above the Falls Regional Park Plan, including standard parkway, bike trail, walk trail configuration; start over to plan real park (perhaps back to oak savanna) – 11

Other ideas/comments:

- Emphasize activities that connect people to river; water use is good – 2
- First-class regional park is important; think large and give Northside a success that serves Northside and draws people to area – 2
- Explore other recreational possibilities (e.g., skate park, sledding, climbing wall, ice rink) to keep site active year-round and for extended hours – 1
- Provide places for people of all ages to play and room for large group sports/activities – 1
- Note heron rookery on island in river – 1
- Returning any shoreline to natural condition? -- 1

Equity

Liked:

- Attention/commitment to equity – 5
- Community being included in planning and then in development itself – 4

Other ideas/comments:

- Work to avoid/minimize gentrification and make sure that local community is involved in equitable planning process and programming so that it feels ownership of final plan; work to make sure that local community is involved in programming and benefits from free or subsidized performances, activities, educational opportunities, etc. – 6
- Seek to add (or require) jobs for North Minneapolis residents and minorities – 5
- Include local components, local community agencies, local talents and surrounding community – 3
- Make sure that development is accessible and affordable to surrounding community – 2
- Development should benefit, and be in best interests of, North Minneapolis (and improve its perception); project revenue should benefit North Minneapolis – 2
- Find ways to engage and integrate youth in aspects of project – 1

- Project should attract visitors from all over who will spend money in North Minneapolis – 1
- Inclusion of marina where few residents can afford boats (or have a license to rent one) reeks of gentrification – 1
- Include a riverboat with proceeds going towards Northside programming and infrastructure – 1
- Pursue a balanced development for all ages and incomes; shouldn't minimize any type of project – 1
- How would you stop gentrification? – 1
- Development should stand on its own – 1
- Work with neighborhood to develop a community benefits agreement that includes: jobs for North Minneapolis residents and small businesses, venue that caters to all cultures in North Minneapolis, and a component that creates a Northside investment fund -- 1

Connections/access

Liked:

- Provides better access from Northside community to project and riverfront; inclusion of ped/bike bridge; bridge location is good –12

Other ideas/comments:

- Make sure there are varied ways to get to site (bike, transit, boat), from North and NE and great bike infrastructure; tie into Grand Rounds and West River Road/Parkway trails; make sure site is not an island– 11
- Make sure there's a good connection from North to river; Dowling and Lowry aren't walkable and need re-configuring; explore land bridge/capping (as Duluth did with I-35)– 9
- Also consider enhancing access from Northeast – 2
- Explore ways to tie into plans for bus rapid transit and/or light rail transit and/or add more public transportation– 2
- Limit car access; no car access to development along river, but OK for parcels along Washington – 2
- Focus on bike and transit access, limit car access – 1
- Don't discount need for parking – 1
- Consider air boats for taxi service – 1
- Length of ped bridge? -- 1

Land uses

Liked:

- Mixture of land uses (that will keep site active all day) – 7

- Housing available to mix of ages, demographics, etc.; that will provide 24-hour “eyes on the park” – 2
- Inclusion of commercial and industrial uses – 1
- Mixture of park and urban built-up space – 1
- Housing/restaurant/office uses – 1

Disliked/consider changing:

- Don't displace Mississippi Mushrooms (or do include them in light industrial space); group them with other green businesses, aquaponics – 5
- Add more commercial space for restaurants and shops – 2
- Housing appears small and unattractive and will be disconnected from neighborhoods to west – 1

Other ideas/comments:

- Include a mix of housing for all income brackets; include elegant/upper income – 9
- Include group housing for ex-offenders, runaways, etc. with services and education, training/employment opportunities in a Maker's District – 7
- Consider adding technology spaces – 3
- All development along riverfront should be public and river-related, not industrial or office; consider a hotel tied to amphitheater – 2
- Include co-op housing, grocery, businesses – 2
- In addition to small businesses, need an anchor business that will pay living wages – 2
- Include space for small businesses/services: maybe co-working spaces, Maker's District – 2
- Rental is overbuilt in city; this development should be condos; North Minneapolis needs market-rate housing – 2
- Develop a new urban living model – 1
- Continue “loft-style” housing in downtown up to site – 1
- Include higher density ownership row houses/condos to provide an urban riverfront option for those living in apartments – 1
- Consider incubator markets at site along Dowling or Lowry – 1
- Include senior housing – 1
- At least 30% of housing should be affordable to those who live in North Minneapolis – 1
- Need some infusion of higher-income housing for tax base; take advantage of river – 1
- Disagree: higher income housing would be gentrification – 1
- New residential might be risky due to proximity to amphitheater; maybe move it further north – 1
- Designate area for co-op housing and small businesses – 1
- Include residential above light industrial in L.I.P. – 1
- Business and park development would be more beneficial than housing – 1
- Include art space and artist lofts/studio space – 1
- Education facilities – 1

- Asian restaurants – 1
- Business incubator space, e.g., Food Building and Midtown Global Market – 1
- Where is Donald Trump Tower? – 1
- Questions whether site is best location for incubator space or if that should be to west with connections to site – 1
- Site along Washington is OK for industrial with housing/office above, but two locations along river are not good locations – 1
- Where is Mixed Use-Open Space listed as #14 on plan? – 1
- Restaurants along Washington – 1
- Would “incubator space” be for start-ups? Locals? VC? – 1
- Instead of light industrial, consider vertical greenhouses to grow food on site -- 1

Environment

Liked:

- Stormwater management included – 1
- Creative reuse of brownfield site – 1
- Attention to green issues – 1

Disliked/consider changing:

- Add wetland and habitat areas and enhance stormwater quality – 1

Other ideas/comments:

- Prevent any long-term negative environmental impact; make new development as green as possible, consider impact of climate change – 4
- Be sure to take river and its natural ecosystem into account; can regional stormwater treatment/reuse be included; are outfalls shown new or existing? – 3
- Need to address air quality concerns in area or this development will be impacted – 2
- Get rid of wasteful lawns and instead emphasize areas for growing food and/or supporting pollinators – 1
- Remove river wall and add more natural shoreline with habitat – 1
- What is estimated energy need for site? -- 1

Historic structures

Liked:

- Preservation of historical structures/story – 9

Disliked/consider changing/questions:

- Remove at least two domes; skeptical about retention of “relics” unless new uses can be found for them (if not, remove them and add more residential or restaurants/shops); question why relics should be preserved—4

-
- Keep the warehouse instead of the domes – 1
 - Would it be cheaper to build a hill/wall than to tear down warehouse? -- 1

Other ideas/comments:

- Like the “relics,” try to incorporate them with music venue -- 1

Other ideas/comments/suggested uses for domes:

- Children’s museum and amusement park – 2
- Planetarium – 1
- Music – 1
- Tour – 1
- Farmers’ market and incubator “flea” market – 1
- Technology spaces – I; Maker’s District -- 1

Ideas for other structures:

- Reuse industrial structures for similar purposes, e.g., grain silos could be used by brewery/distillery – 1
- Could you build a climbing wall with elevator? -- 1

Design

Liked:

- Attention to aesthetics/beauty/world-class design – 2

Other ideas/comments:

- Limit vertical development height to preserve views; reduce heights as get closer to river; building heights on Parcel 1 are too high (and question about how high they’d be) – 7
- Relocate or remove Xcel powerlines – 2
- Consider a tall, interactive sculptural piece that can be seen from downtown (e.g., High Line) – 2
- Would like amphitheater design to be modern and iconic – 1
- Make sure it’s beautiful – 1
- Design for entertainment site should be playful and blur line between function, sculpture and playground – 1
- Need sound wall on east side of I-94 – 1
- Design building massing to maximize river views and “eyes on the river” – 1
- Break up rectangular massing of industrial buildings, as is done in the Netherlands and Scandinavia – 1
- Industrial should be carefully executed so it doesn’t detract from park’s and river’s natural beauty – 1

-
- Activate “bridge” between freeway and riverwalk with boulevard features and functionality so that it creates significant “place” – 1
 - Consider greater density/height – 1
 - Put rail line below ground in a tunnel and cover with café-lined boulevard – 1
 - Housing development should have an industrial “vibe” – how about using shipping containers? – 1
 - (Xcel Riverside Plant across river) is nice to look at – 1
 - Close Washington at 35th Ave. N. to create more developable space – 1
 - Do seawalls remain? – 1
 - How busy are rail lines? Safety issue? – 1
 - Include Asian, water designs and other cultural motifs in all buildings -- 1

Community Engagement Plan



Please write any comments, questions, and suggestions below:

Goals:

- Better project
- Community support
- Build ongoing relationships

The Need:

Spread the word as widely as possible and make online interaction possible

- Government emails only moderately effective
- People not part of existing organizations may be hard to reach
- Competing meetings and information, lack of time

Encourage ongoing dialogue among a focused group

- Meetings can be burdensome
- Difficult to make an advisory committee broadly representative

Specific outreach to traditionally under-represented communities

- Meetings may not be attractive even with translation and interpretation
- Upper Harbor Terminal may not be a priority

Continuing engagement once planning or construction is complete

- How a project develops is as important as the initial plan
- How an area is managed is as important as how it is constructed

Recommended Approach:

- Work through existing organizations and information channels to get information out and input back in
- Additional outreach to people most affected by the project (closest residents and businesses)
- Spread word where people are already gathering

- No appointed Community Advisory Committee
- Regular engagement opportunities at regular times and places to encourage ongoing participation

- Create events with food and a purpose specifically to make connections
- Hire liaisons, local organizations, or provide incentives for focused participation

- "Test" ideas during the planning phase
- Work toward project goals even with temporary activities
- Encourage future use through early involvement

What to Expect:

- Facebook events and advertisements, ads on local radio stations and in local newspapers
- Door knock and send paper flyers to closest neighbors
- Attend existing events and provide outreach at community locations
- Work with artists/activists on creative approaches

- Regular discussion at Above the Falls Community Advisory Committee Meetings
- **Alternating with**
- Regular informal gatherings at a different community location and time

- Visits to local churches, mosques, schools, and other places where community members gather
- Create events with food/activities/purpose specifically to make connections
- Focus group meetings and workgroups

- Support local businesses and organizations when creating meetings and events for planning purposes
- Provide music, activities, exercise, or ways to build social connections through the planning process

MCKINLEY NEIGHBORHOOD DOORKNOCKING



Figure 1: Map shows McKinley Neighborhood boundary and Upper Harbor Terminal (UHT) boundary. The UHT project site is almost entirely contained within the McKinley Neighborhood.

Juxtaposition Arts youth and adult staff, with MPRB staff, doorknocked in the McKinley neighborhood during summer/early fall 2017. At some residences we spoke with one person, and at others 2 or more people in a conversation. We left an invitation to upcoming events (events and site tours from Folwell and Farview Parks, Open Streets West Broadway, Slow Roll community bike rides, etc.) at residences where we couldn't reach anyone.

Conversations focused on sharing info about the UHT site and planning process (if they were not already aware), inviting people to upcoming events, and asking about:

- if and how you would want to access the river and the site
- what you would want to see in a park and public space along the river, and thoughts about the industrial relics



-
- your thoughts about a space for live outdoor music, food and markets on the site
 - what would make a development at UHT best for North Minneapolis, and what would draw you
 - and priorities and concerns that you have about the development of the site.

As people didn't all have the same amount of time, some conversations were shorter than others. When possible, we used images that people could reference during the conversation, including images of different river's edge and park/public space activities, and different outdoor music venues (including Elmwood Park in Roanoke, VA; Railroad Park in Birmingham, AL; Piazza at Schmidts in Philadelphia, PA; and Columbus Commons in Columbus, OH).

Overall, we talked with approximately 55 people through doorknocking. Some people shared demographic info, including their zip code, age, race/ethnicity, whether they rent or own their home. That info is included below.

Residential zip code (55 people shared this info)

- North Minneapolis Zip (55412, 55411, 55405): 95%
- Other Zip: 5%

Age (51 people shared this info)

- Under 18: 10%
- 18-24%: 8%
- 25-34: 25%
- 35-54: 25%
- 55-64: 16%
- 65+: 16%

Race/Ethnicity (51 people shared this info)

- Black or African American: 61%
- Asian American: 4%
- Native American or American Indian: 4%
- Latinx: 4%
- White or Caucasian: 22%
- Mixed/Interracial: 6%

RESIDENT 1: Age 65+, Caucasian and Native American, Male, Owner, 55412

- No more apartments, area doesn't need more apartments
- Large live music venue – need to give this some thought, not sure what to think yet
- Private development (especially industrial) can be scary – see Northern Metals as a bad example. Afraid that people will skimp on quality and oversight

RESIDENT 2: Age 35-54, Caucasian, Female, Landlord living in South Minneapolis

Park amenities – would like to see an adult part next to a children's park. Something for older youth and teens to climb on too.

- This area is not safe at night so she would not come to a concert or anything at night if we don't address security. Daytime is different.
- Northside Celebration at North High with the Mn Orchestra showcased a lot of Northside culture and was really well done.
- If security could be addressed, live music venue could be an opportunity.
- Security would need to be really well done and appropriate to the Northside. Would it be the same police force that just shot 8 people? Should be people from the local community and trusted by the local community.

RESIDENT 3: Age 25-34, Caucasian, Female, owner, just moving in but works in North, 55412

- Hard to give ideas since new to community.
- Any community space and amenities would be great if they are well done.
- 8 – 10,000 live music venue sounds good, smaller is fine too.
- Public park of any kind could be good as long as it works for existing community members.

RESIDENT 4: Renting, 55412

- (Declined to share further info but is very interested in project and may come to workshops, was really pleased to hear that kids are welcome, food provided, etc. Also signed up for Gov Deliveries.)
- Need better security at parks in general. It's not safe to leave your kids. But need to be community based, not just more police given that the community members feel the police don't protect them. Any good park features would be nice – a really big playground or things that are different than what is already in North Mpls.
- Live music would be cool if done right. Needs to be age appropriate and family friendly – not just for adults.

RESIDENT 5: Age 25-34, Female, 55412

- Ways to access the river: safe walking trails, bike racks/parking
- Use park/other things to do there: I would like to walk, play field, burn energy.
- Idea of music venue: a music venue is a cool idea
- Best for N.Mpls/what would draw you: family-oriented
- Priorities: safe and family orientation
- Concerns: none

RESIDENT 6 and 7: Age 55-64, Black, Male and Female, 55412

- Ways to access the river: theme park
- Use park/ other things to do there : nice water slide, swimming pool
- Idea of music venue: Cool - no bad music, jazz/oldies
- Best for N.Mpls/what would draw you: I love music - Michael Jackson, reggae, and jazz
- Concerns: No cussing music: it's bad music for kids. There's no place for kids/youth. This needs to be for kids, not adults.

RESIDENT 8: Age 35-54, White, Female, 55412

- Ways to access the river: bike
- Use park/ other things to do there : dog park
- Idea of music venue: really cool
- Best for N.Mpls/what would draw you: greenery, art festivals, accessible to shorter people (*for performances?*), intimate space
- Priorities: ample bathrooms
- Concerns: bathrooms

RESIDENT 9: Age 65+, White, Female, Resident, 55412

- Ways to access the river: walking path, biking, no cars, intimate space
- Use park/other things to do there: pull boats up, dock side cafes, fishing piers, link up all the businesses
- Idea of music venue: fabulous
- Best for N.Mpls/what would draw you: the feel of river, bluegrass, jazz, yoga
- Amphitheater examples: layered - less formal/more versatile space, movies in the park, people can come and chill
- Priorities: timeless

RESIDENT 10: Age 55-64, White, Female, 55412

- Use park/other things to do there: beautiful garden

RESIDENT 11: Age 18-24, Hmong, Female, 55412

- Ways to access the river: trails, viewing water, dogwalking
- Use park/other things to do there: recreation center
- Idea of music venue: love it!
- Best for N.Mpls/what would draw you: smaller, more intimate spaces
- Amphitheater examples: I like these
- Priorities: having walking trails
- Concerns: apartment buildings, keeping it clean

RESIDENT 12: Age 35-54, Latino, Male, Owner, 55412

- Ways to access the river: if there is a event, walk or drive - it depends
- Use park/other things to do there: spend time with my kids at a pool or park
- Idea of music venue: I like the Bandshell at Lake Harriet but 10,000 is Big! Keep space for green space and park.
- Best for N.Mpls/what would draw you: A good rec building with utilities that you could rent out, useful spaces for four seasons, something beautiful, shade, bike path, barbeque, family oriented, evening concerts
- Amphitheater examples: Something that is low maintenance and reusable, bigger spaces are overwhelming... thinking about how kids might climb -- important to keep it safe. Something that doesn't get closed seasonally. Grassy space is more appealing.
- Priorities: food trucks, park, hangout and sit, it would be nice to have a dock to go fishing
- Concerns: worry about displacement, not so much

RESIDENT 13, 14, 15: Ages 25-34, 25-34, 35-54, African-American, Male, Female, Female, 55412

- Ways to access the river: riverwalk, fishing, plays, ice skating, free youth programming, movie nights, ice cream social
- Use park/other things to do there:
- Idea of music venue: Beyonce, all kinds
- Best for N.Mpls/what would draw you: Food
- Priorities: grocery store, farmers market, new meat market

RESIDENT 16 and 17: Age 25-34, Black, Male, Male, 55411

- Ways to access the river: walking/biking paths, sitting, direct access to water all sound good
- Use park/other things to do there: picnic, family events, eat, swim, local artists, community/organization (?) programming
- Idea of music venue: want to see it as a non-profit, make money to give back to the community
- Best for N.Mpls/what would draw you: white people leaving us alone, keeping money circulated in our community
- Priorities: Family
- Concerns: Must be for us (Northside)
- (speed bumps - 34th and dupont)

RESIDENT 18: 55412

- Ways to access the river: boating and fishing activities, I'm not swimming in no river
- Use park/other things to do there: a skateboard park (you have to go out in order to find one, a lot of young guys can't skateboard because it's nowhere), rec center throughout the winter, a swimming pool, a place for kids/kid-friendly, community camping site
- Idea of music venue: community driven with talented artists
- Best for N.Mpls/what would draw you: I want everything to be positive, a pool would draw me
- Amphitheater examples: outdoor movies/movie theater
- Priorities: more public housing, safety, Minneapolis security, stop the violence, we need free/low-cost things

RESIDENT 19: Age 65+, African American, Female, Homeowner, 55411

- Ways to access the river: I would bike, or drive if parking was easy. Free parking
- Use park/other things to do there: whatever attraction is there, make it kid-centered - pool, park, soccer
- Idea of music venue: it would be awesome! I love live music
- Best for N.Mpls/what would draw you: it would depend on what people are interested in, not cost a lot and easy to get to
- Amphitheater examples: I think the Elmwood Park example would be good for gathering, plus low income housing - we need apartment buildings

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- Priorities: Live music, restaurants, grocery stores, farmers markets

RESIDENT 20: Age 18-24, Mexican, Female, 55412

- Ways to access the river: I would like boat rides, I want to fish, canoe, kayak
- Use park/other things to do there: walk, eat
- Idea of music venue: I do not like the idea of a large music venue - being loud with loud people all night long. I need to sleep, I already hear the freeway all night long.
- Best for N.Mpls: Safety
- Amphitheater examples: There are enough theaters
- Priorities: safety, eco-friendly with the river, finding ways for people to help keep the environment clean.
- Concerns: trash from people, the industries there that are illegally dumping in the river. I like quiet - loud music and a lot of commotion, drinking people trashing the streets

RESIDENT 21: Age 35-54, Black, Male, 55412

- Ways to access the river: by car
- Use park/other things to do there: family-oriented, spend time with kids, swim - they need a pool throughout the summer, sledding hills in winter
- Idea of music venue: I like the idea - I go out of town to go out to events
- Best for N.Mpls/what would draw you: Help the kids get off the street, job opportunities for the youth
- Amphitheater examples: Railroad Park and Piazza at Schmidts examples
- Priorities: Safety, accessible for low-income folks
- Concerns: as long as we (black people) can stay with the new development, we gone be good.

RESIDENT 22 and 23: Ages 25-34, 34-54, Black, Female, Female, 55412

- Use park/ other things to do there: Making sure youth is at the table with planning committee
- Idea of music venue: If they put an amphitheater there, make sure the audience is diverse and represent the different groups of people, even elders
- Priorities: Hire college students and youth - the people who are not being hired, diverse, arts
- Concerns: test the soils to make sure it's safe

RESIDENT 24: Age under 18, Ethiopian, Female, 55412

- Use park/other things to do there: I would use the park for play and enjoying nature
- Idea of music venue: I like the idea of live music and performance
- Best for N.Mpls: I would like for this to bring my community together to have fun.
- Amphitheater examples: Elmwood Park example (larger stage with terraced grass seating)

RESIDENT 25: Age 35-54, Black, Female, 55412

- Use park/other things to do there: volleyball, games for kids

-
- Idea of music venue: it's okay with me
 - Best for N.Mpls/events to draw you: free movie nights
 - Amphitheater examples: outdoor movie, terraced seating
 - Concerns: no questions or concerns

RESIDENT 26: Age 65+, White, Male, Owner, 55412

- Ways to access the river: walk, beach
- Idea of music venue: the process is moving slow
- Amphitheater examples: Elmwood park (larger stage with terraced grass seating), Piazza at Schmidts (flat hardscape plaza with pavilion at end)
- Priorities: million dollars for properties (near site), family has owned property for 120 years, get off my back about the stuff around here, move the scrap metal place
- Concerns: want to be kept informed. I came here in a stroller and I'm probably standing in a (future) parking lot.

RESIDENT 27: 55412

- Use park/other things to do there: family picnics
- Idea of music venue: that's fine - no later than 10pm
- Best for N.Mpls/what would draw you: make sure events are advertised more in the neighborhood

RESIDENT 28: Age 18-24, Black, Male, 55412

- Ways to access the river: Bike trails, sidewalk
- Use park/ other things to do there: monkey bars, pool
- Idea of music venue: not good for renters, don't have a say so, too loud, not good for environment
- Best for N.Mpls/what would draw you: Food-watermelon

RESIDENT 29: Age 35-54, African American, Female, Family lives in North Mpls, 55404

- Use park/other things to do there: Playground to give the kids something to do
- Idea of music venue: No - wouldn't go unless it would be safe
- Best for N.Mpls: wouldn't go unless it would be safe
- Amphitheater examples: Railroad Park movie (grass lawn with large pavilion at end) and Elmwood Park (larger stage with terraced grass seating) concert examples

RESIDENT 30: Age 35-54, American Indian, Female, 55412

- Ways to access the river: Lights for bike riders
- Use park/other things to do there: Jobs for teens to work
- Idea of music venue: good for the Northside
- Best for N.Mpls: big large open space, local people
- Amphitheater examples: Group exercise classes and outdoor movies examples
- Priorities: a lot of light
- Concerns: trash

RESIDENT 31: Age 55-64, Mixed, Female, 55412

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- Ways to access the river: walking paths with trees
 - Use park/other things to do there: movie night
 - Idea of music venue: Ok, as long as they can control people
 - Best for N.Mpls/what would draw you: local, different kinds of music
 - Amphitheater examples: Elmwood Park image (terraced seating with larger stage)
 - Concerns: how well controlled the venue is

RESIDENT 32: *Under 18, Black, Male, 55412*

- Ways to access the river: playground
- Use park/other things to do there: take kids
- Idea of music venue: no, because I live too close
- Best for N.Mpls/what would draw you: music
- Amphitheater examples: Railroad Park concert (grass lawn with large pavilion at end) and Elmwood Park (larger stage with terraced grass seating) concert examples
- Concerns: no questions or concerns

RESIDENT 33: *Under 18, Somali/Black, Male, 55412*

- Ways to access the river: basketball
- Use park/ other things to do there: play basketball
- Idea of music venue: yes - it would be nice
- Amphitheater examples: Railroad Park outdoor movie (grass lawn with large pavilion at end)

RESIDENT 34: *Age 55-64, Black, Female, 55412*

- Ways to access the river: playground, bike trail
- Use park/other things to do there: Bring children and grandchildren
- Idea of music venue: yes, that would be a good idea
- Best for N.Mpls/what would draw you: free (events), movie night
- Amphitheater examples: outdoor movie example
- Concerns: large groups of people don't know how to act

RESIDENT 35: *Age 25-34, Mixed, Male, 55412*

- Ways to access the river: canoeing
- Use park/other things to do there: picnics, BBQs, reserving it, all day carnivals, ferris wheel, mini golfing
- Best for N.Mpls/what would draw you: Drive-in movie, food trucks, live shows

RESIDENT 36: *Age 55-64, Caucasian, Male, owner, 55412*

- Ways to access the river: pedestrian, bike, walk
- Use park/other things to do there: biking, canoeing
- Idea of music venue: I won't be around to enjoy it
- Best for N.Mpls/what would draw you: events that North Mpls residents can go to, I like jazz
- Priorities: walking and biking to the river, paths that stop traffic

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- Concerns: developing a bunch of rich/expensive condos, access - the fact you can't get across Dowling/dangerous road, not block off river from view by condos, neighborhood access for community here in North Mpls

RESIDENT 37: Age 25-34, Black, Male, 55412

- Ways to access the river: bike and walk
- Use park/other things to do there: picnic, barbeque, outdoor family events, outdoor sports, I want to see something done neighborhood wide
- Idea of music venue: I like the idea
- Best for N.Mpls/what would draw you: outdoor venue
- Amphitheater examples: Columbus Commons example (grassy lawn surrounded by buildings/market with stage at one end)
- Priorities: housing, grocery stores
- Concerns: family-friendly, the black people are slowly being pushed out - it's happening. If you have a certain amount of people, there's a lot of things you need in the area to keep people there

RESIDENT 38: Age 35-54, Native American, Female, partner lives in neighborhood, 55443

- Ways to access the river: fishing, recreational stuff
- Use park/other things to do there: cooking, music, something to take the grandkids to, kiddie pool
- Idea of music venue: yes, awesome - anything would be an improvement to what is there now. family, music and entertainment. Pow wow space, gatherings for all walks of life.
- Best for N.Mpls/what would draw you: something for kids and young people, arts and crafts

RESIDENT 39: Age 65+, White, Female, owner, 55412

- Use park/other things to do there: an off-leash dog park would be nice
- Idea of venue: Don't like it. Sound is my main concern. We have precious little quiet with the freeway right here. Wouldn't want cars lining up and strangers walking around the neighborhood. That would be too much of an impact.
- Best for N.Mpls/what would draw you: It would need to have its own parking.
- Priorities: I'd imagine little stop-off areas for kids to stop and play
- Concerns: Too many crowds, impact on quiet and trails in North Minneapolis. Traffic and emissions during events.

RESIDENT 40: Age 25-34, Hmong, Male, renting, 55412

- Ways to access the river: definitely a fishing dock or something to do with fishing
- Use park/other things to do there: another swimming area for the kids, dog park - we don't have a lot of those around here, flower gardens with native plants and a natural look.
- Idea of music venue: a smaller venue would be better, something the size of the Lake Harriet Bandshell

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- Best for N.Mpls: parking is a concern

RESIDENT 41: Age 25-34, Black, Male, born and raised in the area, renting 55412

- Use park/other things to do there: It should be something for kids. I'd like to see a place for dogs, an off-leash park for small dogs.
- Idea of music venue: Ok with this idea - open space where you can lay out and relax
- Best for N.Mpls/what would draw you: control it as much as you can, security is important. make it family-friendly.
- Amphitheater examples: picture of Railroad Park open space with movie screen (grass lawn with large pavilion at end)
- Concerns: Hopefully it doesn't make property values go up too much

RESIDENT 42: Age 18-24, Black, Female, 55412

- Use park/other things to do there: Make the domes a tourist site, with a big garden with a fountain. A pool that kids can play in (1' pool). Skating in the winter. Fruits and vegetable garden. Gift shop and mini Subway so people can stop off the highway and visit.
- Idea of music venue: I like it.
- Best for N.Mpls: Church, events, movies
- Amphitheater examples: Like the picture of tiered seating

RESIDENT 43: Age 25-34, White, Female, renting, 55412

- Idea of venue: We don't need another place where people can come and get drunk and then get on the road and go hurt people.
- Priorities: Family-friendly restaurants and things. Family-oriented.
- Concerns: There is enough stuff for adults already, and enough bars in North and Northeast. I don't like the idea of taking land that is already being used and moving those businesses.

RESIDENT 44: Age 25-34, Italian, Female, grew up here, renting, 55412

- Ways to access the river: canoeing (that is affordable), walking, places to sit, free activities for kids to do
- Use park/other things to do there: a circus, a zoo, fireworks. It'd be awesome to have a place for teens, like a dance club or paintball - something we can afford to go to, for this neighborhood.
- Idea of music venue: I like it, if it is for the community.
- Best for N.Mpls/what would draw you: give away some tickets if you're going to have someone big come (with expensive tickets). a place where kids can play music.
- Concerns: I support First Ave downtown, but if they want to come here to make money, I don't support that. Do something for the community here - jobs for youth is good.

RESIDENT 45: Age 65+, Black, Female, renting, 55412

- Best for N.Mpls/what would draw you: I'm concerned about senior citizens - create something for seniors. Seating, and easy ways for them to get to events.
- Priorities: Cooking classes and demos, and a market. Things happening during the day

RESIDENT 46: Age 25-34, White, Male, 55412

- Ways to access the river: would stay away from the river
- Use park/other things to do there: community
- Idea of music venue: great - bring people together
- Best for N.Mpls/what would draw you: hood music
- Amphitheater examples: Elmwood Park terraced seating example

RESIDENT 47: Under 18, Black, Female, 55412

- Ways to access the river: boating
- Use park/other things to do there: playground
- Idea of music venue: live music is a good idea
- Best for N. Mpls/what would draw you: people coming together, any music - not loud music, less violence

RESIDENT 48: Age 35-54, Black, Female, property owners

- Ways to access the river: drive, walk or bike
- Park: love a merry go round, always imagined having one in a park. Like outdoor exercises, must be kid friendly, family oriented as well as a space for picnic volleyball something for everyone.
- Idea of music venue: Nice in summer, breeze on water. Would be lovely. Sounds really good.
- 40 full price events sounds reasonable
- Priorities: housing - senior is needed, senior-friendly and affordable. Seniors need to stay close to families.

RESIDENT 49, 50, 51, 52: Ages 35-64, Black, 3 Male and 1 Female, homeowners, 55412

- River and access: walk, paddle boat riding, dock, recreation, like Navy Pier
- Park: shopping, educational space, community park, summer activities for the youth, youth activities, public art, community park, neighborhood investments
- Idea of music venue: that would be hot. that would be bomb, oh my god!
- Best for North Mpls/what would draw you: at least 3-4 free music concerts, beautification
- Other amphitheaters: like picture of Harriet Bandshell
- Priorities: resident area to live, local vendors and artists, financially invest into the community by hiring people
- Concerns: house values going up, parking and traffic - how it's going to look getting 10,000 people in and out, how the traffic going to look over North?

RESIDENT 50: Age 55-64, Black, Male, resident, property owner 55412

- River and access: boating, jet ski, dock access
- Park: vendoring, rock crawling, skateboarding
- Idea of music venue: I like the idea, but who will come there
- Best for N. Mpls/what would draw you: music, hometown talent, there are many people who are talented, would they turn down people's performances?

-
- Concerns: Money can be used for better purposes. Who is it actually going to help?

RESIDENT 51: Age 65+, Black, Female, resident, homeowner for many years 55412

- River and access: drive
- Park: sit down, restaurants with jazz music, children activities - less outreach for adults
- Idea of music venue: I do not like the idea
- Best for N. Mpls/what would draw you: soft music so that it's not too crowded with rowdy people, jazz and reggae
- Priorities: No grown people - it's all about the babies

RESIDENT 52: Age Under 18, Black, Male, resident, 55412

- River and access: would like to waterski, likes picture of the River Rats doing a jump
- Park: a place to play basketball indoors and outdoors (there's no place to play in the winter), basketball courts in good condition
- Idea of music venue: Yes! Famous people would come and play in a bigger place. Wants to see Lil Uzi, also likes the idea of outdoor movies and a place for movies indoors in the winter. Likes big and small options.

RESIDENT 53: Age 65+, African American, Male, resident, 55412

- Idea of music venue: I'm all for this - much better use of city resources than a stadium for a team that doesn't win.
- Priorities: Want to see a place to bring the community together
- Concerns: that people would come from outside and disrupt with violence and hate, like we are seeing in North Carolina right now

RESIDENT 54: 55412

- Priorities: I do not like North Minneapolis. There is too much violence, but if there was a space there it needs to be a space for young children.

RESIDENT 55: 55412

- Park: I would love to see a space where local artist can come and express their art work legally on a free wall for the community.
- Priorities: there needs to be art

COMMUNITY COOKS MEALS AT BREAKING BREAD

Note: The notes below do not include the public meetings and open houses held during Summer/Fall 2017, co-hosted by the City of Minneapolis, MPRB and the development team members. Notes from those meetings are available at <http://upperharbormpls.com/community-engagement/summaries-meetings-engagement-opportunities>.

During Summer and Fall 2017, adult and youth staff from Juxtaposition Arts and MPRB staff attended and co-hosted two Community Cooks events. Community Cooks events are evening meals led and hosted by Appetite for Change that engage community members in cooking and eating together, while discussing topics of interest to the community. The two meals engaged people who are part of the Northside Fresh Coalition and Northside local food system efforts, Appetite for Change, Green Garden Bakery, Asian Media Access and other community members.

These events included conversations and surveys about public space and park elements people would like to see at UHT, response to ideas about music, food and markets at the site, and overall priorities and concerns about development at UHT. Notes from these activities are included below.

Tying in with Appetite for Change's focus on the Northside food system and food justice, more specific questions about food on the site were also discussed (growing food, entrepreneurship, access to healthy food, programs for young people, etc.).

These two events engaged approximately 20 people. When people provided a residential zip code, it is included with the comments below.

Overall we engaged with about 22 people during these community meetings at Breaking Bread. Some people shared demographic info, including their zip code, age, and race/ethnicity. A summary of that info is included below. Zip codes, when people shared them, are included with comments below.

Residential zip code (20 people shared this info)
North Minneapolis Zip (55412, 55411, 55405): 50%
Other Minneapolis Zip: 20%
Other Zip: 30%

Age (14 people shared this info)
Under 18: 50%
18-24: 14%
25-34: 0%
35-54: 21%
55-64: 2%
65+: 0%

Race/Ethnicity (15 people shared this info)
Black or African American: 33%

Asian American: 40%
Native American or American Indian: 0%
White or Caucasian: 20%
Latinx: 0%
Mixed/Interracial: 7%

MOBILITY & LEISURE

- Food & hanging out with friends (55405)
- Places to hangout with friends and chill and eat, like a courtyard or something (55405)
- Walking paths and biking paths, somewhere to fish, somewhere to just hang out with their friends. (55411)
- Skatepark and/or different kinds of sports (volleyball, badminton for example) at UHT. (55411)
- Play area, sports area, places to sit, visit with friends- wifi availability (55412)
- Have trails and connect to other trails (55411)
- Arcade, movie theatres (55411)
- A place where teens can hangout and have fun. Having a park would be nice for people to have a time and moment to study and other things (55411)
- Something that don't exist are places to hang out, cause there really aren't any places (55405)
- be able to have more docks, grills for family to come and hang out, picnics (55411)
- come with friends and kick it, food places close to the park (55411)
- Relaxing with friends, market, food vendors, music (55411)
- Maybe small playground, picnic, grills (55411)
- Food and places I can sit and chill (55411)
- Community events

EXPERIENCING THE RIVER/WATER

- One way I would like to experience the river is we should have a walkway across the river (55411)
- Boat rides, jet ski
- Fishing is a big deal to them and they feel like that if they have somewhere to fish they would hang out all day (55411)
- Be able to go fishing with my family
- Loved kayaking and would do it again (55405)
- Possibly swim (if that's possible), be able to have more docks (55411)

FACILITIES

- Also, having a Green Garden Bakery building/kiosk would be super dope (55405)
- There's not much for teens to do but some type of community center would be perfect (55412)
- Pools (55411)
- We got the northside YMCA but I would like to see a teen center where you can go with a clinic, sports, cooking class, groups and clubs (55411)
- I feel like usually there is a pool "area" but for little kids, so maybe like a water park (55405)
- Airsoft/ paintball playing field (55411)
- Park trails, parks, art museums, theaters (55412)
- Skating rink (55432)
- Food hub, bike shop, basketball court

ART & CULTURE

- Also a movie theatre as many of them are far away (55405)
- Liked the graffiti on the domes (55405)
- They want to have art everywhere and a farmers market. (55411)
- We should have art we can play on and all we really have is basketball. (55412)

- Outdoor live music/performance is a great idea. R&B, soul, hip hop (no alternative or rock - that doesn't cater to the people of North Minneapolis). Don't book artists whose genres are alternative or rock! If First Ave is involved, this space will no longer be for North Minneapolis (55411)
- Farmers market, fruits/vegetables and food, art, and ethnically diverse events. Regarding a venue, what would parking be like? What would happen in the winter?
- First Ave is a great idea if the music is for everyone of every age. What if there is not music there (at an outdoor venue/amphitheater)? What are you going to have? At night, movies. On Sunday, different churches, sports games, and etc. (55411)
- I think First Ave is a good idea. (An outdoor music venue) would give people a chance to come out and have fun, and a chance to let their voices be heard. When music isn't going on, I think it should be something like an outlet mall where there's a lot of food places and a movie theater. (55411)
- It would be interesting to see something different over North. Types of events: bands, classical music composition, musicals/plays. When concerts aren't going on: movies, market, space to hang with friends. Would be best for North if it is free to the public. First Ave - great idea! However issue (?) with how it would be built. (55412)
- (An outdoor venue) would be good but it don't need to be so big; would like to see Appetite for Change (AFC) playing and hip hop and R&B. 10,000-person amphitheater takes up a lot of space - don't want to see it be that big. When music isn't going on, would like to see exercise and outdoor movies - a big screen would be good. (55421)
- I like the idea of an outdoor venue, but have a security by the doors to get in so there is no violence/guns/weapons. Want to see famous rappers. First Ave is a good idea, but just be aware of violence. When concerts aren't going on, have community events, grad parties, yoga classes, drive-in theaters. Concerned about size of events/concerts. (55412)
- Prefer smaller stages/smaller scale performances (55411)
- (An outdoor venue) would be great for concerts! Want to see pop, hip-hop, rap, R&B, jazz, anything! Except heavy metal, rock and country music concerts. Having First Ave involved - I think that's great! So the younger people could maybe come into First Avenue for a change (if it's not still 18 or 20+). When concerts aren't going on, would want to see carnivals or state fairs or something like that where it comes around seasonally. Great performers, food (good food!), good weather, and a good host and we good! Use Appetite for Change's youth for performances! (55411)
- What if there is not music there? What are you going to have? Want to see movies at night. On Sunday, different churches, sports games, and etc. Want to see music for everyone of every age, and good seats. First Ave is a great idea.
- I don't really go to performances, but want to see concerts with famous rappers/famous people. First Ave being involved would be fun and cool. Farmers market when music isn't going on. (55432)

SHOPS & MARKETS

- It would be nice to see seafood and healthy food (55405)
- Food was the key topic, especially the idea of a market or other place for selling food at the site (55405)
- The farmers needs to be the sponsor, but a market should include local vendors who sell diverse and unique items representing all cultures, including jewelry, arts, clothing, and seasonal foods. (55405)
- UHT farmers market should combine with other local farmers markets to prevent competition, and she thought it would be successful as a night time market as well. (55405)
- Would like to see the UHT be a place for local food business to profit by having a space that works well for them. She'd also prioritizes natural foods and likes the idea of a "process-free zone" (55405)
- (A market) would be great for the citizens that live close by. Great idea. A market that has fresh produce all the time! And other necessary things like baby formula, diapers, etc. A store that has everything Walmart would have. (55411)
- They want to have art everywhere and a farmers market. (55411)

- More entrepreneurs on Northside
- Food, spas, antique + junk shops- flea markets- craft fairs (55412)
- Malls, shopping center
- Local garden (55411)
- A store, food trucks, food stand (55411)
- A store (55411)
- Food about the local culture (55411)
- It's a good idea to have a market by the river, I like the idea of fruits/vegetables and food market, flea market, night market, market where food vendors of different cultures come (African, Mexican, Asian) and sell cooked food, fresh produce (55411)
- Relaxing with friends, market, food vendors, music (55411)
- Farmers market, fruits/vegetables and food, art
- Food hub, bike shop, a mini market to buy fruits and chips and etc. (55411)
- Make sure all the things are organic; Farmers market so AFC can sell there. (55421)
- Eating options: Healthy, no fast food restaurants that be everywhere else (55412)
- Good idea but depends on what type - farmers market in a more spacious area and so AFC can sell more produce (55412)
- Think they should have some African foods along the parkways and some soda machines, also an art store where you can look around and buy things you want. (55411)
- A mini market to buy fruits and chips and etc.
- A market with food and after-school snacks (55432)

EATERIES

- It would be nice to see seafood and healthy food (55405)
- Would like to see the UHT be a place for local food business to profit by having a space that works well for them. She'd also prioritizes natural foods and likes the idea of a "process-free zone" (55405)
- In terms of food, they all love to eat - they don't want fast food, they want something more like home cooked food. (55411)
- A store, food trucks, food stand
- Food about the local culture (55411)
- I feel like we should have nice restaurants (55405)
- Come with friends and kick it, food places close to the park (55411)
- Food trucks of different cultures (55411)
- Relaxing with friends, market, food vendors, music (55411)
- Food and places I can sit and chill (55411)
- Local, casual, healthy, fine dining, outdoor, indoor
- Breaking Bread, taco food truck (55411)
- Food trucks and casual eating places (55412)
- Healthy restaurants with everything made from scratch, food trucks, soul food restaurant (55412)
- Not a lot of fast food, please! But good things like coffee shops or a bakery, a place that has breakfast food like IHOP or something. It can be a few food trucks to support their small business (the citizens). Benihanas!, Culver's, Chipotle. (55411)
- Food trucks of different cultures (55411)
- Breaking Bread, taco food truck
- Local, fine dining, fast food, food trucks (55432)
- I feel like there should be restaurants by the river because we have to go out far to get to food places like Buffalo Wild Wings or Perkins, stuff like that. I think we should have fine dining and food trucks. (55411)

GREEN SPACES

- A park like chutes and ladders (55412)
- More trees, more native plants (55411)

- Parks etc. Something missing is a tree house and a water slide. We need a cave too. (55411)
- Parks have trails and often connect to other trails (55411)
- Public parks, walking trails (55411)
- A place where teens can hangout and have fun. Having a park would be nice for people to have a time and moment to study and other things (55411)
- Local garden (55411)
- Be able to play different sports (volleyball, badminton) and four square! (55412)
- Space to hang out with family, park with fun activities (55412)
- I would like to have barbeques there, swim, play basketball, volleyball and tennis. On holidays I would like to be able to pop huge fireworks so everyone can come and enjoy. A huge play area for kids along with big tire swings. (55411)
- Grills for family to come and hang out, picnics; want to be able to come with friends and kick it, food places close to the park (55411)

YOUTH & KIDS

- Likes the idea of an arcade (55411)
- There's not much for teens to do but some type of community center would be perfect (55412)
- A place where teens can hangout and have fun. Having a park would be nice for people to have a time and moment to study and other things (55411)
- We got the Northside YMCA but I would like to see a teen center where you can go with a clinic, sports, cooking class, groups and clubs (55411)
- There is actually stuff for youth to do in North Mpls, it's just that some young people aren't active. (55411)
- I feel like usually there is a pool "area" but for little kids, so maybe like a water park (55411)
- I want more spaces to go to other than a park (55411)
- I'd like to see an ice cream parlor or a malt shop, like in the old days; classes that are fun, like "how to" classes and programs that will benefit us (young people) in the future. (55412)
- Want spaces for youth in North that make people see it's not that bad and it's a good place to be (55421)
- Want to see a place for youth to see movies in North (55412)
- Food, sports and music would make UHT best for kids and youth (55411)
- Small playground, picnic, grills. Want places I can sit and chill, with food; places with no violence (55411)
- Spaces for basketball, football, other hobbies, socialization
- Want to see a place for youth to hang out, shop, go to movies, have fun. Want hangouts that are safe (55432)

FOOD SYSTEM

What is needed for local residents to have access to healthy food? What are existing barriers to healthy eating?

- Money, communication, availability (55412)
- Need a connection between growers and "eaters" (55412)
- Internet (55411)
- Community garden. Fast food (barrier) (55411)
- More local farms (55405)
- More regular restaurants (55405)

What is needed to support local growers?

- Ask. Invite. Connect. Network. Money to support someone to organize it & maintain it. (55412)
- Land (55412)
- Change ordinances and open lots local growers buy open properties for gardens / farmers (55412)
- Help plant more native plants & get rid of invasive plants (55411)
- Help plant more trees, flowers (55411)

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- TV commercial (55411)
 - Decomposers (55411)
 - More funding, more space (55411)
 - More youth and communities (55405)

What would help entrepreneurs get started?

- Same. Pay someone to organize & mobilize & connect. (55412)
- Money (55412)
- Flexibility & zoning (55412)
- A website on how to get started (55411)
- Advertisements (55411)
- Honestly, positive vibes (55405)

What employment opportunities for youth do you see that could be involved with local food?

- Growing, selling, market, cooking, networking. ALL OF IT! (55412)
- Growing, preparing & selling (55412)
- Volunteer to help with local gardens and help grow food (55411)
- Farming (55411)
- Volunteering (55411)
- Maybe food they like (55405)

OVERALL PRIORITIES & CONCERNS

- It should be friendly for kids and families. (55432)
- I think the jobs at UHT should go to the homeless or people (teens & adults) in low-income families
- I have nothing in mind but I feel like we should be unique (55405)
- More entrepreneurs on Northside (55412)
- Concerned about violence - want to see places with no violence (55411, 55412)
- Cleaning the river and getting food / I'm concerned that the river will remain toxic (55411)
- If First Ave is involved, this space will no longer be for North Minneapolis (55411)
- I think this could be a cool thing for Northside (55411)
- Somewhere where friends, family and couples can do things that they don't usually do (55412)
- Priority is to do anything to make the Northside better; no concerns except to make it safe (55421)
- There should be a playground for the little kids right by North Memorial and have some bathrooms, too (55411)
- Priority: Somewhere a family can eat and bond! And feel welcomed. (55411)
- Priorities are that it is clean, healthy, family and friend-friendly. I wish we had a cleaner/healthier community! and that people actually cared. / Concerned about violence (55411)
- It should be friendly for kids and families. I'd like to see friendly people. I think it will be a cool thing for Northside. (55432)



UPPER HARBOR TERMINAL ENGAGEMENT 2017 PUBLIC EVENTS & FESTIVALS SUMMARY

JORDAN WEEK OF KINDNESS / FLOW NORTHSIDE ART CRAWL / AFC BLOCK PARTY / OPEN STREETS WEST BROADWAY / DAY OF DIGNITY

These notes are from input shared at public events and festivals in North Minneapolis during Summer and early Fall 2017, including Jordan Week of Kindness, FLOW Northside Arts Crawl, Appetite for Change Block Party, Open Streets West Broadway, and Masjid An-Nur's Day of Dignity.

This engagement was hosted by Juxtaposition Arts adult staff and youth apprentices, with MPRB and City staff and members of the development team. It included questions for conversation and response on large posters, surveys, activities that invited people to contribute elements they would like to see at UHT to a large map of the site; and example images to respond to of public space/park spaces, active recreation, nature and contemplative spaces, art and performance.

Activities and conversations focused on sharing info about the UHT site and planning process (if they were not already aware), inviting people to upcoming events, and asking about:

- if and how you would want to access the river and the site
- what you would want to see in a park and public space along the river, and thoughts about the industrial relics
- your thoughts about a space for live outdoor music, food and markets on the site
- what would make a development at UHT best for North Minneapolis, and what would draw you
- and priorities and concerns that you have about the development of the site.

Categorized comments from these activities are included below.

Overall we engaged with about 190 people during these public events and festivals. Some people shared demographic info, including their zip code, age, and race/ethnicity. A summary of that info is included below. Zip codes, when people shared them, are included with comments below.

Residential zip code (168 people shared this info)

North Minneapolis Zip (55412, 55411, 55405): 55%

Other Zip: 45%

Age (75 people shared this info)

Under 18: 8%

18-24: 20%

25-34: 27%

35-54: 25%

55-64: 13%

65+: 7%

Race/Ethnicity (77 people shared this info)

Black or African American: 71%

Asian American: 4%

Native American or American Indian: 0%

White or Caucasian: 18%

Latinx: 1%

Mixed/Interracial: 5%

MOBILITY & LEISURE

- Riding bikes (55411)
- People need to move, sports, anything where you can move your body (55411)
- Public space for everyone, space for outdoor dance classes, year round sports field. Indoor & outdoor for football. (55458)
- Bike, run, meet up with friends and eat. (55458)
- I like the idea of creating a new place for walking. (55411)
- Ice skating (55412)
- Sports like basketball, soccer, and rinks (55405)
- Drive, pedestrian bridge would be cool
- Run, places to gather, bike
- I would love to be in walking distance to the new river park (55412)
- Community events (55412)
- My family is into sports - things to climb on, water play. For water, it needs to be clean. (55404)
- Transportation (55116)
- Picnics, family gathering (55116)
- Family gathering (55116)
- Walking (55107)
- Picnic, biking (55107)
- Yoga, graduation, sports (55107)
- Active place / walking and biking (55107)
- I like the idea of a trail
- Walking, bring our children and use for family outings (55418)
- Movies in the park! Where you are allowed to bring wine / beer / food etc. (55408)
- Biking, croquet, volleyball (55345)
- Walking, biking, dog walking (55412)
- Any of the above (outdoor exercise classes, movies, graduations, church, relaxing with friends, sports, market), weddings (55412)
- Walking and biking pass (55412)
- Walk, drive, bike (55447)
- Drive & park (55411)
- Movies, graduations, relaxing with friends, sports (55411)
- Relax (55412)
- Outdoor movies and piazza pictures (55412)
- Movie night (55412)
- Playground for young adult youth, active space as well as a relaxed area ... w/ speakers
- I love to take walks in the park for exercise
- Outdoor concerts/workout classes open to public, dancing! Fountains, easily accessible by trails bike. (55401)
- Nature connected to the park and the river
- Enjoy trees and natural spaces, opportunities for biking and playing.
- Skate park
- Have 5K Walks/Runs and bike rides so people can see the area
- Gardening, hammocking, walking paths, water fountains, water activities, basketball (55404)
- Appealing walking/biking paths, opportunities for exercise (55418)

INTERACTION WITH WATER

- A boat ride (55412)
- Walking near river (55411)
- Fishing would be good. (55411)
- Something to use the river like a corridor (like the water taxis in Chicago) (55411)
- I'd like to see a waterpark. (55411)
- I like to fish and want to see more fishing spots, but I wouldn't fish in the river. (55411)
- Park with access to the river would be good (55418)
- Canoeing, kayaking, float pier, fishing (55345)
- Riverfront picnic areas, bike paths, kayak (55447)
- Big boat
- Gardening, hammocking, walking paths, water fountains, water activities, basketball (55404)

FACILITIES & PROGRAMS

- Year round space / accommodate cold months. (55458)
- Indoor play (55412)
- More rec centers (55412)
- Outdoor exercise class, movies, relaxing with friends, sports (55405)
- Keynote speakers - education, disparity, domestic violence, police brutality (55412)
- Socially relevant to issues our community faces. Artists who reflect the struggle (55412)
- Outdoor exercise classes (55447)
- Programs, cooking, nutrition (55447)
- Yoga, classes (55447)
- Adult exercise equipment, library, crafts (55412)
- Domes! Recording studio (see The Tank in Colorado)
- I'd like to see an olympic size swimming pool - indoor & outdoor (55411)
- Arcade, wifi, rec. center, burrowed (?) vending, better lighting machine (?), better bathrooms (55412)
- Keeping/reusing the relics sounds good. (55411)

ART & CULTURE

- Graffiti (55412)
- Like the idea of music space, (will there be) free concerts?? (55405)
- Variety of music (55405)
- I want to see color. (55411)
- I like the idea of a music venue. Have a youth night, with a DJ. (55412)
- First Ave's involvement: It could put a strain on local residents but could help local economy too? (55405)
- Spray painting, music keyboard (55411)
- A live music venue sounds good, but if it has youth music and old school - something for different generations. (55411)
- I'm ok with the relics and live music, but it needs to be something the community can use. (55411)
- Music space would be good (55411)
- A variety of music would be good. There are so many different cultures here and history both old and young, young kids need to hear what older people went through to know what life is about, something to teach the old and young (55411)

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- I like the idea of creating a beautiful new space. Live music brings people together, I like that idea. We need more places for kids to play. (55411)
 - I'd like to see a stage for performances. It should be very colorful and artsy. (55411)
 - Love the idea of a music space (55458)
 - Amphitheatre style like the one at Millennium Park (55458)
 - Like that First Ave. is involved (55458)
 - Music is good, but amphitheatre would be too big
 - Go to music concerts (55412)
 - Leaving the relics is important, at least part of them. I like Mill City - that is a good example. I like the street art that is on the site now. What if street artists each did a tile or piece of a building or relic? (55404)
 - Idea of music space is an excellent idea (55412)
 - First Ave's involvement: I am a millennial so I am with it (55412)
 - Types of music: R&B, rap, gospel etc. (55412)
 - Entertainment (55116)
 - Talent stage (55116)
 - Great, it would showcase talent from people on the Northside, bring money into the community (55116)
 - First Ave's involvement: That's cool (55116)
 - Modern art, vocal concert, orchestras and dance (55116)
 - Yes! To the idea of music space (55107)
 - First Ave's involvement: Great. (55107)
 - Wide range of kind of music (55107)
 - I'm ok with the idea of live music of that size. Whatever people think is fine. (55411)
 - No, I don't like the idea of music space at all. That's not a community thing. (55412)
 - Types of music: Youth leading it, mid-high school. (55412)
 - First Ave's involvement: Looks great. Minnesota is great when you have money but it sucks if you broke (55412)
 - I like the idea of a live music venue. I want to see things for kids, not just adults. I only like the idea of the performance venue if it includes things for kids. (55411)
 - Idea of a music space sounds great! Good community <3
 - I love the idea of an outdoor live music venue. Could you use it as a versatile space - an event center, something that non-profits could use? (55404)
 - First Ave's involvement: Maybe once in a while YES. As long as it's run efficiently and has enough parking
 - Kinds of music: A mix of local and more popular bands and something that culturally diverse
 - Well curated music (55408)
 - Variety of music to draw different groups (55345)
 - Love the idea of a music space (55412)
 - First Ave's involvement: Great idea (55412)
 - First Ave's involvement: Hell yea! Because 10,000 people coming together for a positive matter it's important. (55412)
 - Hip-hop (55412)
 - I don't want a live music venue. This would put more gentrification pressures on the neighborhood and I don't want to see my neighborhood gentrify and have property values and rents go up. Do the music venue on the other side of the river. (St Paul)
 - Idea of a music space sounds like a great idea (55447)
 - First Ave's involvement: Sounds good (55447)
 - Kinds of music: Local bands (55447)

- Yes to the idea of a music space (55447)
- Reggae, african music (55447)
- Idea of music space is good (55411)
- Like that First Ave is involved (55411)
- Music type: All, children and adult (55411)
- Idea of music space is awesome (55411)
- I like that First Ave is involved, as long as as I can bring my lawn chairs and there is food for sale (55411)
- Variety of music (55411)
- Seating would be a bonus - being short, the tall people always stand in front of me (55411)
- Thumbs up to the idea of music space (55411)
- I would like to see r&b, rap, jazz, rock, etc (55411)
- Jazz and reggae, not much cussing (55412)
- No, this should be a community field
- First Ave's involvement would be cool, but need to have controlled environment
- Including northside along the way...Art that is reflective of the community (55411)
- Includes local artist and holds culture aspects of music/acting (55411)
- More free wall space for murals and artist to paint without needing grants
- No huge acts but keep it small features and local artist. Inspiring to draw the community not the city
- Bring some real hip hop shows please (55411)
- Ties to the community
- Free concerts by local musicians and bands (55417)
- Christmas celebrations (55116)
- First Ave's involvement: Yes. It would be better even if it were for free
- First Ave's involvement: It's a dope idea there needs to be more space that belongs to our community
- First Ave's involvement: Great. If it includes the communities input and people of color in the process. 55411
- First Ave's involvement: Love it! Great opportunity to bring money into our neighborhood
- First Ave's involvement: Would be awesome
- First Ave's involvement: As long as it's free and accessible to the community members
- Artist/industrial areas (55419)
- El Palomar Chihuahua (similar model) Spring & Fall festivals, Spin off dev.
- Colors, comfort places to be, functional art (55427)

SHOPS & MARKETS

- Like the markets near the river (55405)
- Local goods and produce (55405)
- Places to get food (55412)
- I think a market near the river is an excellent idea (55412)
- Farmers market, flea market and clothing market (55412)
- More food choices (55116)
- Love the idea of markets near the river (55107)
- Access to fresh fruits and veggies (55107)
- Market near the river is not a good idea (55418)
- I think it would look aesthetically pleasing to have markets near the river (55408)
- Farmers market and flea market, unique items and second hand items of good quality that are affordable (55408)

- Fruits, vegetables and food (55345)
- I like the idea of a market, with fruits and veggies (55411)
- Market near the river is a great idea (55412)
- Farmers market near the river (55412)
- Local vendors, clothing, jewelry (55412)
- Market by the river is a great idea (55447)
- Farmers market / arts & crafts (55447)
- Farmers market, flowers (55447)
- Market near the river is good (55411)
- Food, flea market, night market (55411)
- All of the above sounds fab. Thrift store too! (55411)
- Markets near the river is a good idea (55411)
- Love the markets near the river (55458)
- Farmers market, flea market (55458)
- Local food shops w/ 2nd shop space (55458)
- I like the idea of a market. We need some kind of market -- a cheaper market, with food, fruits and veggies, and demonstrations on how to cook fruits and veggies. We need alternatives to Hooks. A market with vendors and farmers who are people of color. You should talk with Project Sweetie Pie. (St Paul)
- I would like to buy vegetables, fruit, and crafts (55411)
- Plaza/market (55411)
- Different type of vendors, jewelry, local vendors, clothing, people from outside is fine (55412)
- Clothing, local vendors
- Small/Big markets (55116)
- Big market year round - fresh food (like in Toronto), swap meet space (55411)

EATERIES

- Food trucks (55412)
- Outdoor dining (55412)
- Local, casual, revolving food trucks from the area (55405)
- Places to convene, local and healthy
- Independently owned restaurants / local owners, options of eating inside and outside (55412)
- Healthy food choices (55116)
- Food trucks (55107)
- Something that promotes local food and local people that make really good food but maybe don't have the money to open a storefront (55408)
- No fast foods, healthy, food trucks, low to moderate pricing (55345)
- Farmers market (55412)
- Casual, food trucks, outdoor (55412)
- Local food trucks (55412)
- Casual / health / local / outdoor (55447)
- Food trucks (55447)
- Local, casual restaurants (55411)
- Cafes (55411)
- Another breaking bread location (55411)
- Local, casual, indoor, dog friendly (55411)
- Healthy food, Jamaican food (55412)
- Bbq & vegan

GREEN SPACES & PARKS

- Flowers in structured garden (55412)
- Education areas about wildlife and history (55405)
- Active space pictures of slide in forest and ice skating (55411)
- The park has to be activated all the time. There needs to be a constant draw year round. (55411)
- I don't really use the parks. My kids are older. (55411)
- Places to convene and gather (55116)
- Grassy area. (55408)
- Nature, sunset, green space (55345)
- Keep the space available to all groups (55345)
- Area to play games (55447)
- Trees & gardens (55447)
- Dog / pet friendly, playgrounds (55411)
- Playground, gardens, pools / splash pads (55411)
- Good if people could rent it out for events (55411)
- Enjoy trees and natural spaces, opportunities for biking and playing.
- Skate park
- Green space (55406)
- Parque Fundidora Monterrey, Mex.
- Linear path to other parks
- Gardening, hammocking, walking paths, water fountains, water activities, basketball (55404)
- Grass pedestrian bridges
- No blue rooster, place for kids w/ disabilities, better water, fountain seating
- Big playgrounds for adults and teens, more space, more flowers (55104)

YOUTH & KIDS

- Teen nights (55412)
- Events and game days for kids, youth sports league (55405)
- Yes I work with young adults, they need outlets and space. Events and space that caters to their needs and resources (55412)
- More playgrounds (55116)
- Family activities (55107)
- Family friendly (55107)
- Yes, there should be stuff kids and families (55345)
- Programming, arts / athletics (55412)
- Youth programming like basketball camp, beat production, dance battle, art, poetry, community events (55412)
- Events (55447)
- Outdoor + indoor playground, place for families to use in winter (55411)
- I think it should be a place for children and families (55411)
- Family oriented (55412)
- Accessible space for youth (55406)
- Summer events to preschoolers (55411)
- Northside youth sports league

OTHER PRIORITIES & CONCERNS

- I'm interested in bettering the pathway to UHT from the neighborhood so residents can get there. (55411)

-
- I'm a homeowner, but I'm concerned that Northside residents might be displaced if this causes property values to go up. There should be an affordable housing component. (55411)
 - There should be better ways to access it, maybe a new freeway entrance to Lowry, and for bikes a link to Theodore Wirth and the new center they're building. (55411)
 - First Ave's involvement: It could put a strain on local residents but could help local economy too? (55405)
 - Accessible to local residents and offering free / low cost events and things (55405)
 - Eco friendly design, the park causing gentrification around it (55405)
 - Affordable (55411)
 - Music is good, but amphitheatre would be too big
 - First Ave involvement: too big
 - Who will be able to afford stuff here? Will it be affordable for kids on the Northside? (55412)
 - We need to utilize the abandoned space in North Mpls for good, give people options (55412)
 - To have input and to be engaged with the process of the North Minneapolis riverfront development (55412)
 - The ideas of a live music venue, park, trails, etc. look good -- who wouldn't want this? But what are the sacrifices? Does this mean that people get priced out and pushed out? (55418)
 - Access - that the people who live here have access (55116)
 - There will not be equal access that people who live here won't be able to utilize the space (55116)
 - Making a space for youth. First Ave is a part of downtown business council, there is no space downtown for youth. If they not letting people use First Ave now then what will they do then? (55412)
 - Gentrification 101. I know damn well most of Northside can't use this. (55412)
 - Enough parking. (55408)
 - Tax revenue, bring vitality and activity (55345)
 - For a start, redevelop into natural surroundings, clean up all the technical debris. Nature friendly. (55345)
 - Positive, healthy environment (55412)
 - Area that is safe for community to gather (55447)
 - Keep making North better for everyone (55411)
 - Family friendly, clean, welcoming, bright (55411)
 - Lack of parking, too expensive (55411)
 - I would like to take tons of walks in the park (55411)
 - Controlled environment. (55412)
 - Being able to bring your children (55412)
 - Real restrooms built in (55412)
 - Responding to the community wants & desires (55412)
 - All police make me feel unsafe
 - Unwelcome/unsafe: cops
 - Police presence is unsafe
 - Access is biggest challenge. - MnDot - Transit - Light trail (work on northside)
 - Naturally landscaped pedestrian bridge
 - If there is housing, there has to be affordable housing & we have to ask, who is it affordable for (55411)
 - Live music, common space, safe, clean, green, public art programs! (55408)
 - Affordable housing, very low income
 - Affordable housing (55411)
 - Restaurant and Affordable housing

-
- Bike path (55411)
 - Make it easy for bikers to get there
 - Mixed housing w/ small big space for entrepreneurs! (55116)
 - Place to sit by the river, open spaces, parking
 - Public sculptures and murals on building (by art from the Northside) (55411)
 - Focus on local arts (55411)
 - Art programs job (55411)
 - Northside art on display (55411)
 - Park by the river (with water rocks) (55411)
 - Community garden (55411)
 - Parking would be an issue for 8-9k people (55411)
 - Connect N Mpls to the river mitigate effect of 94
 - Connection to the community through design that pulls people into the site and through the neighborhood
 - Ease of access to draw people in (55412)
 - Green overpass (Similar to Duluth) above expressway
 - Youth initiative and power
 - Whatever the youth wants
 - Water fountain flower education center (55113)
 - Youth presence- employment opportunities
 - Black/ Brown leadership
 - To be aware of what is going on
 - Public, along the river, public performance venue
 - Tennis court, basket ball courts, connect to other bike trails, teen night
 - Skate park
 - Must include cultural representation (55411)
 - That the northside community benefits the most
 - Mixed housing/ open space - remove industrial / polluting (55408)
 - Music, shopping, restaurants, nature
 - Music food natural shopping (55427)
 - Keep some light industry
 - Big open areas with lots of trees
 - Jobs, better grocery stores
 - Jobs, more important things (?)
 - Police walking around the community
 - My concerns: the safety of the relics and making sure the site gets patrolled once in a while. (55411)
 - Spokesman (55411)
 - Beautification of space (55411)
 - Historical art instillation
 - Gentrification & Not listening to Northsiders!
 - Pushing black residents out of the North Side
 - Gentrification clean the NorthSide
 - Gentrification and privatization
 - No housing -55411
 - 2-3 story mixed use building 55411
 - Don't compete with other Northside assets or take away numbers-55412
 - Will traffic be affected like the current 94 construction
 - Water park for kids
-

-
- Outside play space for children
 - Garden (community food)
 - Yes, amphitheater mixture of arts diverse flex youth involvement – 55418, family in 55411
 - 2, yes, amphitheater w/ good/safe/cheap parking
 - Amphitheater- would there be free/cheap access
 - Like music next river
 - Like amphitheater (all types of music, community based)
 - Amphitheater if brings \$ to the community & Mpls a destination. 55410
 - What is happening at the music venue when music is not happening? (work on Northside)
 - Community led design 55411
 - Not sure about music the size of Millennium Park. Millennium Park is right in heart of downtown (work on Northside)
 - Access to space, via bikes, walk
 - Trails to connect
 - Bus inc for entry (55411)
 - Make 1 phase 2, include land to Lowry ave. (GAF must go)

FARVIEW PARK+SITE TOUR / FOLWELL PARK+SITE TOUR / KAYAKING TRIPS / ENVIRONMENTAL JUSTICE TOUR / SLOW ROLL MPLS BIKE TOURS

These notes are from input shared during Upper Harbor Terminal site tours and related events during summer 2017, including events at Farview and Folwell Parks that included a bus and walking tour of the site; kayaking trips on the river past the site with young people from North and Northeast Minneapolis youth-focused organizations; community bike rides to and through the site with Slow Roll MPLS; and bus tours to the site.



This engagement was hosted by Juxtaposition Arts adult staff and youth apprentices, with MPRB and City staff and members of the development team. It included questions for conversation and response on large posters, surveys, and small group conversation. The Farview and Folwell Park events included additional activities that invited people to contribute elements they would like to see at UHT to a map of the site, and example pictures of different kinds of public space/park spaces, active recreation, nature and contemplative spaces, and art and performance for discussion. Notes from these activities are included below.

Activities and conversations focused on sharing info about the UHT site and planning process (if attendees were not already aware), inviting people to upcoming events, and asking about:

- if and how you would want to access the river and the site
- what you would want to see in a park and public space along the river, and thoughts about the industrial relics
- your thoughts about a space for live outdoor music, food and markets on the site
- what would make a development at UHT best for North Minneapolis, and what would draw you
- and priorities and concerns that you have about the development of the site.

Categorized comments from these activities are included below.

Overall we engaged with about 100 people during these site visits. Some people shared demographic info, including their zip code, age, and race/ethnicity. A summary of that info is included below. Zip codes, when people shared them, are included with comments below.

Residential zip code (34 people shared this info)

- North Minneapolis Zip (55412, 55411, 55405): 53%
- Other Minneapolis Zip: 35%
- Other Zip: 12%

Age (46 people shared this info)

- Under 18: 54%
- 18-24: 4%
- 25-34: 17%
- 35-54: 15%
- 55-64: 7%
- 65+: 2%

Race/Ethnicity (77 people shared this info)

- Black or African American: 41%
- Asian American: 18%
- Native American or American Indian: 0%
- White or Caucasian: 13%
- Latinx: 0%
- Mixed/Interracial: 28%

INPUT FROM COMMUNITY MEMBERS

MOBILITY & LEISURE

- Bike paths + walking and canoeing
- I want to sit and enjoy it. I want to kayak. Sit in a tube and watch a movie. (55412)
- Want a place to hang out by the river, music, fishing, picnicking, just hang out
- On a nice summer day, I like to drive down there and sit. (55412)
- So many other cities have riverfront that is gorgeous and we have rusty metal and dirt. Why is North Mpls a dumping ground? (55412)
- We (Northsiders) want the same things that people in other parts of Minneapolis want - beautiful spaces, access to the water, places to eat... an all-naturalized space (like in the Above the Falls master plan) is not ok.
- I would like to be able to have events and bar-b-ques, public bathrooms and safety for the children. I want walkways with lights and places to sit in the park. (55412)
- Want to see biking and walking paths along the river, picnic areas that are covered and uncovered. (55412)
- I'd want to bike and walk along the river (55443)
- Bike trail - one across river, too.

FACILITIES

- Will there be a Rec. Center?
- A movie theater.
- In the winter, indoor multi-purpose center. Ice-skating rink, rollerskating rink. (55404,55408,55401,55411,55306)
- Greenhouse area with good air quality. (55404,55408,55401,55411,55306)
- Water fountains, actual clean and safe bathrooms

ART, CULTURE, HISTORY

- I'd like to see a mix of performance and art, relaxation and market. (55443)
- Space for live music and performance would be cool! (55443)
- What would make it best for North would be live music, local artists, flower garden, and history. (55443)
- Keep one dome and let people do graffiti on it. Have artists do some of it, and then people can take a short class and then be able to write on it, too.
- Create a history museum on the site, about the river, industry, Dakota -- the whole history of the site.
- I'm interested in this history of the site, going back to Indigenous people. Want to see the history told here somehow. (55443)
- Represent diverse cultures.
- Stage should be flexible, feature local performers, too.
- We have the option to do this different. To truly build a community space WITH the community and honor the land and history. (55412)
- I think music is life giving, healing and a community connector. I would say the question is what kind of music? We should pay heavy attention to the cultures of where we are. All the cultures in mpls should be celebrated and given space. (55412)
- Mariachi music, Native American ceremonies, Hmong New Year, gospel, R&B, Chinese New Year, celebration of cultures, folk, blues, spoken word, classical (55412)
- It's too big. Too much space would be left empty for these brief moments. Lots of lawn that needs to be cut instead of having more public art, trails, and shops.. I think it should be kept smaller and more local there are better uses for the space. (55412)
- Hang art, market, events. I think it's wasted potential to have that much lawn, only used to large events. Yes classes work but it could be so much more, artistic, planned, creative. (55412)
- To make this the best? Don't just get POC POV (people of color point of view). Give them ownership. Find and use black owned business. Hmong owners; Hispanic owners. This is their home. Let them lead. Really lead. Honor the native land. I think it needs to start and launch w/ honoring the Dakota land with a ceremony. Soft launch w/ north residents. Represent the different cultures w/ POC artists, cooks, business owners, musicians. (55412)
- I like history plaques that tell the story of where I am. (55412)
- A performing arts school to go with the amphitheater.

- Be able to have family reunions here.
- Music and Performance: I like Rock the Garden... could do Rock the River. I like classical music, so the orchestra could come out. I'm fine with First Ave hosting shows here. (55412)
- I want to be able to see the skyline while watching music and performance. (55412)
- Like the idea of an amphitheater. (55412)
- It should be something that doesn't lose the heart of North Minneapolis. (55412)
- It should have a piece of justice/connection to Northside alongside music the entire time. (55412)
- Whatever happens here first will set the tone for the whole thing. It's really important to be really intentional about the first thing that happens: a performance or event where there are different cultures represented. We need to remember this is Dakota land. (55412)
- Having big stars like Justin Bieber and Beyonce; have jazz bands and rock bands; talent shows, rap battles, comedy shows (55404,55408,55401,55411,55306)
- Lessons: music lessons, singing lesson, dance lessons. Should be a place where you can learn, too. (55404,55408,55401,55411,55306)
- Keep the industrial feel to the park. There is sculptural beauty to the relics. (55411)
- I think the First Ave community is the people who come to their shows. First Ave is looking at this development to increase size as well as revenue for First Ave. (55411)
- Before Interstate 94 there were jazz clubs. Jazz and classical musical would make it more sensitive to North Minneapolis. (55411)
- Industrial relics should leave, replace with carnival, parks, food places. (55404,55408,55401,55411,55306)
- A pavilion, a place where the community can come together and perform. First Ave operating it, yes - it needs to also be run by the community, too. (55404,55408,55401,55411,55306)
- Big concerts, and stage area with access for local bands, public gathering space, stage that is accessible, local bands.
- Huge sculptures from local artists.

SHOPS & MARKETS

- I'd like to see a mix of performance and art, relaxation and market. (55443)
- I think it is necessary and important. Especially utilizing northside growers and vendors.
- All of it, especially if you highlight and focus on the gift of diverse cultures. Find people on the north side who are artists and growers and sewers and designers and trying to start a business.
- Be a celebration of culture, Indian Native African Hmong Chinese Kosher
- Market that sells local art, also farmers market. (55412)
- Farmers market. (55412)
- Want to see things like West Broadway. (55404,55408,55401,55411,55306)

EATERIES

-
- For food, all cultures' foods, soul food and all. Local restaurants, casual and fine dining, healthy, fast food, outdoor and indoor - variety of restaurants. (55412)
 - Food trucks right on the river - invite local farmers to bring food. Food trucks who cook out of Kindred Kitchen, could have a food truck night. (55412)
 - Want to see a nice restaurant. (55412)
 - (I'm) involved in the Northside food system work, like the idea of a great big farm in the city. (55412)
 - Culturally relevant, food markets on Lake Street as a precedent. (55412)
 - A variety of food/restaurant options around the site: Mexican food, cafes, food trucks, sit-down restaurants, Ethiopian food, Cake Factory (55404,55408,55401,55411,55306)

GREEN SPACES & PARKS

- What would make it best for North would be live music, local artists, flower garden, and history. (55443)
- Native grass and nature. Fruit trees and berries to pick and enjoy. Amazing picnic options. (55412)
- I like green space instead of hardscape. (55412)
- Parks for anyone to play. I see parks where there is exercise equipment where people can exercise without paying (look at Korean public parks). (55404,55408,55401,55411,55306)
- Access to more open programmable public space.
- Green houses and community garden for access to healthy food in schools.

WATER & THE RIVER

- I wouldn't swim in it (the river).
- The river looks dirty, it should be clean.
- I want to be able to boat, jet ski, swim, kayak, canoe in the river. A beach area where there isn't anything separating the land from the water. (55404,55408,55401,55411,55306)
- Boat taxi but with activities on it, you could pay with your Metro Transit card. (55404,55408,55401,55411,55306)
- Better water access: Fishing and boating dock.
- Ferry back and forth, water taxi.
- Dock and boardwalk.

YOUTH & KIDS

- Jobs for kids. Apps that connect people to the history and story. Story slams. Poetry, dance competitions. (55412)
- Feel safe , free wifi (55412)
- That all this time will be spent getting input. Youth and community members will feel included and then nothing will be included in the plan. That is would just be another

white guys idea. I am concerned w/ what that rejection would do to young people and their desire to be included in the future. (55412)

- I think jobs and job training should happen specifically in north. It gets the community invested, but it also keeps people's jobs close to their home which also strengthens family and keeps kids connected to their community. (55412)
- More youth jobs
- Things to occupy the youth teen nights.
- Youth shelter to keep kids off the street.
- Have youth volunteer and run programs
- For kids, kickball and unorganized sports. Places for kids to play. (55412)

OTHER PRIORITIES & CONCERNS

- Priorities: beautification and transformation (55443)
- Concerns: keep crime to a low without over policing (55443)
- What type of public park would this new park be?
- Will this just be like another northside park?
- How long would this process take?
- Will they use my feedback to help design the site?
- Mixed income homes, townhouses, all types of housing. I would love to live there. (55404,55408,55401,55411,55306)
- Affordable housing for seniors - not just more luxury North Loop housing. (55412)
- Redo Gold Medal Park in North, but without the expensive condos. Make them affordable. (55412)
- I'm not against development i'm concerned about development that tears down and move down everything before it was there. (55411)
- Overall, my priorities are safety, responsible use of the money. Make it nice, accessible for people, and fun. (55412)
- Concerns: this is our land - don't put up big, expensive gated communities. (55412)
- Concerned about safety of unaccompanied kids at river edge
- Find a way to make sure all N. MPLS residents chime in on what they want.
- Local musicians should be involved in planning. I am a musician and would like to be involved. Benefits should be shared by community.
- The whole city should share just like River Place.
- No shooting. No fighting. No drugs.
- Safe transportation, like a shuttle bus. (55404,55408,55401,55411,55306)
- More community activities, to involve everyone on the Northside.
- Performance and arts+relaxation+market (balance)
- Gentrification, rent raising. Property values going up.
- I think it should be a place for everyone: arts, music, sports... (55404,55408,55401,55411,55306)
- I'd like a space where you can just relax: anyone of any culture or religion, they can hang out and feel at home. (55404,55408,55401,55411,55306)

- Accessible, diversity, open to everyone.
- Safety: lighting and police patrol or staff patrol.
- NO trash and drugs

Sticky Notes and Map Notes

What does North Minneapolis need that could be provided at Upper Harbor Terminal?

1. Mixed opportunities (performance+relaxation+markets)
2. Didn't know river was there.
3. Go to wading pools in Webber for water play
4. New park- would like water and (can't read writing)
5. Want something named after Prince.
6. Want to see art like sculpture garden
7. Want to see a spaceship + alien playground
8. Big field for gymnastics
9. Football field
10. Inside basketball
11. Clean pool
12. Domed field
13. Camping
14. Live music- People wouldn't go. Too busy. Food- I would go.
15. Movies in a park would be popular
16. Would love either, single family or multi family housing if it is affordable. Like the idea of mixed incomes together.
17. Like live music + affordable housing - all in the details.

Performance Space pictures

18. Street dance space/breakdancing. Yes-4
19. Music in the park, No-1 Yes-1
20. Large outdoor event, No-9 Yes-6 How often would a space that big be used? Parking?
21. Drumming street performance, Yes-1 No-1
22. Movies in the park, Yes-5 No-1
23. Small scale performance space, Yes-2 No-1
24. Terrace seating, Yes-3
25. Public pianos, No-1
26. Musical playground, Yes-2

Leisure and Relaxation Spaces

27. Nature paths/ Lots of greenery, Yes-7
28. Hammock park, Yes-5
29. Fishing, Yes-1
30. Waterfront views/ extension over the water, Yes-13
31. Mini library in the park, Yes-1

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32. Interactive architecture, Yes-9
 33. Rivers edge sculpture/ meditation, Yes-3

Active Spaces

34. Aerosol art, Yes-3
35. Arcade, Yes-1 No-1
36. Fair/carnival Grounds, No-3 Yes-1
37. climbing, Yes-5
38. Seesaw, Yes-5
39. Playground, Yes-2
40. Ice skating, Yes-4
41. Snowboarding, Yes-2 No-1
42. Skatepark, Yes-4
43. Forest slide, Yes-8
44. Splash pad, Yes-6
45. Street dancing, Yes-1
46. Canoeing, Yes-1
47. Sidewalk/ interactive piano, Yes-5
48. Ping Pong, Yes-1

Map Notes

Park-

- Playground
- Sledding
- Skateboarding
- Trampolines
- A swim area
- Ropes course
- Sculpture park
- Compost bins
- Community gardens
- Food at the park
- Pool for all ages
- Skateboarding areas
- Skate park
- Picnic area

Sports-

- Track
- Basketball (court)
- Baseball
- Football
- Spaces for tennis, basketball, soccer...

-
- More things for sports

Other Athletics-

- Skateboarding
- Running
- Iceskating
- swimming

Activities-

- Sauna
- Stage
- Fishing
- Ice rink and skiing in winter
- Fitness classes

Places-

- Grocery stores, co-op
- Restaurants
- Groceries
- Community center
- Go karts, Arcade area, Theme park

Nature-

- Forest- more trees
- Garden
- Clean water/sitting area

Food-

- Food truck
- Outdoor dining
- High end restaurants
- Ice cream shop

Shops-

- Video game stores
- Toy shop
- Hair store
- Nike outlet, Resale stores

Opportunity-

- Community space
- Jobs for young people
- School/ education
- More programs, more engagement

Other amenities

- Bike lanes
- Dog park

Q1 Do you have memories of the Upper Harbor Terminal site or surrounding neighborhood that would help us understand how to build a stronger connection between the site and surrounding neighborhoods?

Answered: 26 Skipped: 14

#	Responses	Date
1	I grew up in Camden area and I am super excited about this project. It should be a real asset to this area which a lot of people don't know much about.	7/21/2017 12:07 PM
2	I grew up in north Minneapolis, so I have many memories of the river. Unfortunately when I was growing up this part of the river was not accessible to people - in a safe way - because of all of the industry. Of course that is still the case between 41st Ave N and W. Broadway. We would however, sneak down to the river and play around by the Lowry bridge. It was probably not a good idea; it was probably not safe. There were other stories of atrocities that happened regarding people and the police, and that might still create a sense of the area not being safe for some people. In recent years, it seems the west side of the river has been the place of environmental degradation, and as a citizen it has been a full-time job to address the environment concerns of our community. Some successes have been made - getting rid of Organic Technologies for instance - , but there is so much more to do.	7/14/2017 1:16 PM
3	barging? Milling? Native American history? Geology?	7/13/2017 9:19 AM
4	Reduce any and all pollution from the site: years ago dust and smoke from the site were all but life threatening and now some are a little better but still a problem.	7/11/2017 4:35 PM
5	Yes, I grew up not far from it. It was so out of place for our community that we thought of it as a different world. There was no recognition by us that there was a river there or any of the amenities that should be available to a community that has a great water resource in it. It was considered a very negative element to our community. We were starting to learn about the effects of pollution and that was seen as an extremely negative thing for the good of our community.	7/4/2017 11:28 AM
6	Beautiful industrial wasteland	7/1/2017 5:04 PM
7	Fished there as a kid. Easy access to the river after riding bikes from North Minneapolis. It was beautiful and there was lots of wild life...deer, beaver, water fowl. First walleye ever caught!!!	7/1/2017 9:02 AM
8	I'd drive by and wonder what went on there.	6/30/2017 12:42 PM
9	I remember walking along the river and enjoying seeing the industrial domes and grain elevator and just enjoying the architecture.	6/30/2017 12:33 PM
10	No, as it has been mostly industrial during my 36 years of existence, I haven't had too many reasons to visit.	6/30/2017 9:51 AM
11	No	6/29/2017 11:49 PM
12	No	6/29/2017 11:34 PM
13	Only recently moved to the area	6/29/2017 11:19 PM
14	My father tells stories of fishing and rafting on the river, grew up on Aldrich	6/29/2017 10:56 PM
15	No	6/29/2017 10:52 AM
16	Only as an industrial block to the river and geographic impediment to connections between North and NE Minneapolis.	6/28/2017 10:22 AM
17	Just industrial nature of area	6/26/2017 3:42 PM
18	No	6/19/2017 8:30 PM
19	no	6/19/2017 12:24 PM
20	My memories: Smells terrible, bad roads, no commerce or recreation.	6/19/2017 11:09 AM

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21	no, but would love to see it more connected to the rest of the river through parks/paths/water activities, etc.	6/19/2017 9:44 AM
22	No	6/19/2017 9:20 AM
23	I used to work at West Broadway and Dupont. One of my favorite things to do in the summer was to meet people for picnic lunches at the park in front of MPRB. Even with the park there and being only a mile away, driving often would take 10-15 minutes and biking did not feel safe. With usually only a 30 minute lunch, it wasn't often feasible to take advantage of the Mississippi River park.	6/16/2017 11:14 AM
24	no	6/15/2017 5:57 PM
25	Just as something near a greenway drive (via Camden Bridge and that area). A nice, peaceful green area in the city.	6/15/2017 4:21 PM
26	I've lived in Camden since 1969 and Upper Harbor was always an off-limits place. It always felt "we the people" weren't allowed to go near the river ~ and I've always hated that. Adding I-94 separated it more, it became the industrial zone. Having more buses on Dowling & Lowry that go to Second St and a bike & pedestrian path with a NON-MOTORIZED bridge over the freeway somewhere in the middle (34th - 36th) would help make feel like part of the neighborhood.	6/15/2017 9:32 AM

Q2 Are there important / defining moments in the history of the site that you would like to be recognized?

Answered: 24 Skipped: 16

#	Responses	Date
1	Site of the northside Goodwill store.	7/21/2017 12:07 PM
2	prior to industry arriving - farms, neighborhoods, native American gathering place	7/15/2017 8:48 AM
3	I think it would be nice to have some historical displays/markers that give information about this part of the river. I would hope they would go back to a pre-white era and represent the changes that have happened over time, including the logging industry, the changes to river travel, and industrial changes. The closing of the upper Mississippi locks was an important act in protecting the river. I don't know much about the indigenous history, but I think it would be important to have this represented.	7/14/2017 1:16 PM
4	The evolution of the river from a backdoor and sewer for the cities along its meander into a National Park and a jewel	7/13/2017 9:19 AM
5	when the coal storage went away it did away with one source of dust and smoke pollution.	7/11/2017 4:35 PM
6	Originally it was the site of many lumber mills. In fact it was the largest lumber milling district in the world for about 30 years. That came naturally because of its location on the Mississippi River and the ease of floating logs down the river from the northern forests. Many of the original residents of Camden worked in jobs connected to the lumber industry. But then the city started putting a much of the extremely negative industry there. Southsiders still say that all of the industry that no one wants to live by should be put in Camden, and that was the attitude of the city in placing all the industries with negative consequences on the Northside. The placing of Highway 94 to cut off the river area from the community was much like the split of the Rhondo community in St. Paul. It created even more separation of our one great body of water from the community. The development of Upper Mississippi Regional Park nearby was a great positive influence on trying to reconnect the river to the community. And the decision to spend the extra money on building a beautiful new Lowry bridge was an indication that there is interest in upgrading the area and improving the community.	7/4/2017 11:28 AM
7	The end of polluting our water for industrial uses.	7/1/2017 5:04 PM
8	Private use of space to produce an organic product.	7/1/2017 9:02 AM
9	Just would like to see the architecture along the river preserved as much as possible while integrating the development.	6/30/2017 12:33 PM
10	A nod to the barge industry and how transportation along the Mississippi River has played a large role in the development of Minneapolis. Maybe have part of an old barge fixed up as a playground?	6/30/2017 9:51 AM

11	No	6/29/2017 11:49 PM
12	No	6/29/2017 11:34 PM
13	There must be away to tie both indigenous and later site characteristics and history to the site	6/29/2017 11:19 PM
14	Not that I'm aware of	6/29/2017 10:52 AM
15	no comment	6/28/2017 10:22 AM
16	Would like pre-industrial	6/26/2017 3:42 PM
17	No	6/19/2017 8:30 PM
18	no	6/19/2017 12:24 PM
19	No, tear it down	6/19/2017 11:09 AM
20	No, but it would be cool if history of the location is celebrated in new efforts.	6/19/2017 9:20 AM
21	I love the industrial features on the site. It would be interesting to bring back some of the agricultural history as well.	6/16/2017 11:14 AM
22	NA	6/15/2017 5:57 PM
23	Talk to Don Risk and other elders who may not be online. Do your homework the old-fashioned way, not just online and via evening meetings. Too many community elders cannot get out to meetings/drive at night, and may not be online much.	6/15/2017 4:21 PM
24	Remember it's old port - build a playground set built like a barge. Maybe another with a "Dakota village" and have that be Dakota designed.	6/15/2017 9:32 AM

Q3 The site and riverfront has a history of supporting production and ingenuity for the last 100 years. How would you envision production and ingenuity being celebrated in the future development of the site?

Answered: 27 Skipped: 13

#	Responses	Date
1	Intigrate the current site's mushroom farm and views of the heron rookery.	7/21/2017 12:07 PM
2	Look to the future to celebrate the river, neighborhoods, market rate housing to bring in tax dollars, river activities like a marina with boat and kayak type rentals, clean businesses, restaurants both high end and healthy quick options like a Panera type, small local businesse along with an anchor living wage providing employer	7/15/2017 8:48 AM
3	I think the most important thing to do with this area is to protect the river environment and return as much of the river to a wild state as possible. I hope it does not become the location of high priced housing for a few, but rather a beautiful riverfront that is accessible to all people. I envision wild riverfront areas, more biking and walking paths that connect up with the paths south of Broadway, some other recreational uses as appropriate for the environment, and a concerted effort to protect the Mississippi wildlife byway.	7/14/2017 1:16 PM
4	I am too new to the area to comment on this.	7/11/2017 4:35 PM

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5	There should be some recognition in the redevelopment of the historic site of the original lumber industry, just as has been done with the flour milling district. It is nice to keep a memory alive of the greatness of the area in the 1800s. However, it is absolutely time to turn this area into a new type of use of this entire area near the river. We need to end the era of industry for the area, a use which should have ended decades ago. We need planners that have the insight and ability to understand the proper use of this site for the future hundred years. I have visited the amazing changes that have been done by the city of Buffalo to change what was probably the most polluted waterfront in the country. I met with the head of their revitalization efforts. The transformation is incredible. They understand that the future is totally different from the past and they realize the great things that can be done with a waterfront. I've also seen the great changes that were done with the waterfront in Racine and talked to their planner. I also talked to the team that is working on the revitalization of the waterfront in Milwaukee, where they are just starting to make the complete changes in uses. We need planners that understand that a great waterfront of the future will have no industry but will have great parkland and open spaces combined with amenities that serve people who are using the hopefully attractive area. It is probable that housing would fit the new area as it will provide foot traffic and eyes on the area which will help lessen any crime. There may also be a place for certain kinds of commercial areas which serve people in ways that bring in foot traffic such as lawyers, accountants, medical providers, etc.	7/4/2017 11:28 AM
6	Not through trite representations and banal monuments -- have it be a *working* waterfront, with actual jobs (green jobs, most likely) -- not more gentrified luxury strips for the wealthy. Connect it into the adjacent neighborhoods, open it to them, and bring the jobs and access to environmental amenities to all.	7/2/2017 1:23 AM
7	Reclaim the health of the river, plaque of former industrial uses and prior technological use of water	7/1/2017 5:04 PM
8	Mississippi Mushrooms...the most ingenious use of space!	7/1/2017 9:02 AM
9	Something like the small sculptures around the Mpls. Fed. I think they were done by Aldo Moroni.	6/30/2017 12:42 PM
10	Having some spaces dedicated to start up small business manufacturing and development. Design studios.	6/30/2017 12:33 PM
11	Create space for entrepreneurs of all types-tech, medical, industrial, chemical, etc. Convert an old building and allow space to be rented by individuals looking to innovate/start new enterprises.	6/30/2017 9:51 AM
12	Music	6/29/2017 11:49 PM
13	Lots of "make spaces" for people to do art, music, sculpture, electronics, etc.	6/29/2017 11:34 PM
14	Historical representations/plaques/displays	6/29/2017 11:19 PM
15	Show the history of the recycling processes, and promote city/county residential and business recycling. Use recycled products in construction, i.e. park benches.	6/29/2017 10:56 PM
16	Industrial-themed public art, pedestrian-oriented travel channels.	6/29/2017 4:12 PM
17	A history center incorporated into a picnic pavillion/bathroom building would be cool. Like an industrial nature center.	6/29/2017 10:52 AM
18	no comment	6/28/2017 10:22 AM
19	use, integrate concrete domes into project. Use lighting(led) to illuminate at night, maybe project visual art onto structures.	6/26/2017 3:42 PM
20	I wouldn't. I'd celebrate the importance of the river and water and the harmonious coexistence of an urban center and the river.	6/19/2017 8:30 PM
21	not	6/19/2017 12:24 PM
22	Similar to Mill Ruins, much of the older development of the site is likely large, concrete and steel and difficult to remove. Celebrate the architecture of the site in the new design.	6/19/2017 11:09 AM
23	interactive museum for children	6/19/2017 9:44 AM
24	Art installations, informational boards/signs with significant events/people/culture of the area.	6/19/2017 9:20 AM
25	business incubator business park with spaces for small & start-up business, industrial assembly retail warehouse (amazon etc.)	6/15/2017 5:57 PM

26	Would have left it doing what it did.	6/15/2017 4:21 PM
27	If you could get an artisanal bakery, with windows into the kitchen information on milling history, that would be cool (and smell amazing). Actually, the same goes for a craft brewer (honoring grain belt). Maybe a skate park to honor the	6/15/2017 9:32 AM

Q4 What are existing destinations in the area that you feel are already successful? What makes them successful? Could they be improved?

Answered: 24 Skipped: 16

#	Responses	Date
1	Camden Park/Library Development, Greek Restaurant in "downtown" Camden, North Mississippi Park	7/21/2017 12:07 PM
2	The Broadway Ave and the surrounding North Minneapolis neighborhoods. Better links to public transport to and thru the park.	7/17/2017 8:04 AM
3	Victory 44, Webber Pool, Northeast Breweries	7/15/2017 5:49 PM
4	parks along trails are successful where people can picnic. Entertainment like the river rats is successful, Norhteast has a number of scratch restaurants that are successful, good food brings peoople in as well as entertainment,	7/15/2017 8:48 AM
5	Upper Mississippi Regional Park! The biggest factors making this area of the river successful is nature and the access that people have to the river via bike and walking paths. I personally use the paths multiple times a week; mostly for biking. When my children were little we would go to the playground, interpretive center, wading pool and picnic grounds near 49th Ave. This park is very popular for all of these amenities, and people like to come to this park for the amenities, especially because they feel like they are in a wild area outside of a city environment. Children can see and learn about wildlife, plants and more. It is not unusual to see Eagles and other wildlife.	7/14/2017 1:16 PM
6	The Upper Mississippi Regional Park and the attached Webber Park are important destinations which draw people to the area. However, they need more parking and signs along the highway. They also need more publicity.. NMRP needs more planning on things that couldd be changed tto make walking in the hidden areas more safe. NMRP is a great area for "getting away from the hustle and bustle" of the city. However, the new "natural" pool at Webber probably does not need more users, at least on some days.	7/4/2017 11:28 AM
7	Heron rookery up river, travel by boat/kayak/canoe	7/1/2017 5:04 PM
8	Mississippi Mushrooms is the most amazing place. The building itself was really built to be a solid part of the community. It is big enough to house other organic production. Possob;e year round farmers market...covered and heated? Hydroponic Farm? Food Trucks? Restaurants? Entertainment?	7/1/2017 9:02 AM
9	The park further North was a destination for me before it was developed and afterward.	6/30/2017 12:42 PM
10	Most seem to be on the other side of the river now. More access by boat would be a benefit.	6/30/2017 12:33 PM
11	Breweries are an easy answer, but that's kind of lame. Webber pool to the north is becoming a destination because it provides recreation unavailable in the area. Mill City to the south is a hub because of the mixed-use development. Safe and efficient transit is an absolute must and should always be considered during planning stages.	6/30/2017 9:51 AM
12	Something that involves the individual on different levels. Perhaps a boardwalk with historical plaques, a music venue, a sports area	6/29/2017 11:19 PM
13	Psycho Suzies! We need more dining establishments with a view of the river, with boat access.	6/29/2017 10:56 PM
14	I like the N. Miss Regional park: bike paths, wading pool, picnic area & Boom Island: biking/walking trails, riverfront space. Both have paddle share/bike share locations. I love the idea of a climbing wall, playground, zipline. A stage on the water would be terrific. Very exciting space for a park - yay Mpls!!	6/29/2017 10:52 AM

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15	Lake Calhoun boat launch restaurant - connection to trails, lakes, pedestrian/bicycle recreation. Better public transit connections would improve access.	6/28/2017 10:22 AM
16	Theo Wirth Park, Victory Memorial Parkway. Nature, bike trails, live music (on the parkway).	6/19/2017 8:30 PM
17	there are none, you need to drive a long ways to get to a decent restraurant.	6/19/2017 12:24 PM
18	There is nothing in this area. We need something so we don't have to go to NE for everything.	6/19/2017 11:09 AM
19	not familiar with surrounding area but restaurants, parks, and water are always a good combo	6/19/2017 9:44 AM
20	Grand rounds bike path - this should be connected for bikes to existing pathways!! People like to explore the city!	6/19/2017 9:20 AM
21	Banana Blossom, Avenue Eatery, Breaking Bread, Cookie Cart, Lowry Cafe, Milda's, Venture North, West Broadway Farmers Market, Capri Theater, Camden Farmers Market. These are quality businesses with excellent products and great entertainment. I don't have specific ideas of how they could be improved.	6/16/2017 11:14 AM
22	Mississippi park	6/15/2017 5:57 PM
23	Better access to the river. Better access to passive green space. Safer than that one boat landing area -- so overgrown it seem dangerous and I would not go there again.	6/15/2017 4:21 PM
24	Lake Harriet Bandshell ~ I'd love to see one of those domes turned into a stage. The entertainment is free and you can sit by a pretty lake. The parking stinks.	6/15/2017 9:32 AM

Q5 How do you get to these destinations? Or how do you feel they are accessed by most people?

Answered: 28 Skipped: 12

#	Responses	Date
1	Easy access off 94 (once the road work is done).	7/21/2017 12:07 PM
2	There should be a ped mall/bike area that links the neighborhood to the river and slows traffic. Cars should be included but the mall should be European style so it drastically slows car traffic. It should allow for housing, food, grocery stores and other neighborhood defined resources for the community.	7/17/2017 8:04 AM
3	Walk or Bike	7/15/2017 5:49 PM
4	walk, bike, drive - Trails to these destinations from the neighborhoods are essentail. However, need piblic transportation and the ability to drive in. This new development should draw people from all over to come and spend their money and enjoy the Northside	7/15/2017 8:48 AM
5	I usually bike or walk, but I notice that many people drive to North Mississippi Regional Park. It is a destination area, because it is so nice and so wild.	7/14/2017 1:16 PM
6	auto, bike, walk	7/13/2017 9:19 AM
7	The riverfront needs easier access from the Northside area between Lowry and Dowling.	7/11/2017 4:35 PM
8	Sometimes I bike and sometimes I drive. Most people drive to get there except for those who live very close.	7/4/2017 11:28 AM
9	Once, when I went on a boat ride with someone that lived on the river and had a boat. Most people will drive their car.	7/1/2017 5:04 PM
10	Car	7/1/2017 9:02 AM
11	I now have to drive and do it seldom having moved from NE to White Bear Lake. I used to drive or bike.	6/30/2017 12:42 PM
12	Most now are by car, walking, or bicycle. I think opening up lock and improving boat access would be great.	6/30/2017 12:33 PM
13	I drive once I'm that "far" north, but coming from S. Mpls, I'd have to transfer at least twice to get to that area. N. Mpls has long been underserved with connections to other parts of the city.	6/30/2017 9:51 AM
14	Mostly by car and transit. Should be accessible by bike and on foot, to some degree.	6/29/2017 11:19 PM

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15	Car, bike, boat.	6/29/2017 10:56 PM
16	Bike	6/29/2017 7:05 PM
17	Walking/biking.	6/29/2017 4:12 PM
18	Bike car, we live off Dowling & Penn and Dowling is not great for biking, so most likely car. I'm not aware of a bus running down Dowling, that would be a nice option too. Also bike share (although stations are lacking in NOMI)	6/29/2017 10:52 AM
19	Lake Calhoun is a biking destination on a long ride, but I also frequently drive to the park to walk and dine there and in the neighborhood.	6/28/2017 10:22 AM
20	bike or vehicle	6/26/2017 3:42 PM
21	Bicycle, scooter	6/19/2017 8:30 PM
22	drive	6/19/2017 12:24 PM
23	Bike and car. Minneapolis public transit sucks.	6/19/2017 11:09 AM
24	By bike, by public transit. Most people drive.	6/19/2017 9:20 AM
25	Car, bike, or bus. I think people use all modes of transportation to get to these destinations.	6/16/2017 11:14 AM
26	drive. but needs bus routes to serve North Mnneapolis	6/15/2017 5:57 PM
27	I use a car. Most people use a car to access this area. Needs to be accessible to all ages and abilities, including elders who need to use cars.	6/15/2017 4:21 PM
28	I drive (yes, I'm one of them) and if I can't park I leave ~ a parking ramp that's cheap, between the freeway & Washington (leaving the riverfront open for parks, retail & entertainment) will help bring suburbanites. When Metro Transit is simple, I'll also use that ~ like, if it goes within a block or two of my destination.	6/15/2017 9:32 AM

Q6 What scale or size of music/performance venue do you envision?

Answered: 34 Skipped: 6

#	Responses	Date
1	I'd stay on the small side. We already have so many outdoor music options, though admittedly not on the North side.	7/21/2017 12:15 PM
2	I think a permanent stage is best. When people notice it even when no show is going on they are more likely to look into what events happen there. It would be best if it could be accessible for free/cheap concerts as well as paid concerts.	7/15/2017 5:53 PM
3	All of the above - We do need permanent stages with open fields to draw people not only to the river but to the hopefully restaurants that will be there - to support the businesses. We need all types of music to draw all types of people and different age groups	7/15/2017 8:53 AM
4	I hope that any musical venue development would be scaled to aesthetically contribute to the natural riverfront, and not overwhelm it. That goes for any of the developments that would occur in this place. I think the first two pictures represent a smaller venue idea, but because they are in the midst of cement and urban backgrounds they do not fit. Small, but natural would be ideal - somewhat like the setting on Nicollet Island. The third image is best, but a bit too developed outside of the music venue area. The final picture, with the huge metallic sculptures is atrocious!	7/14/2017 1:30 PM
5	Large scale amphitheater Love the idea of the Minnesota Orchestra performing there.	7/13/2017 9:22 AM

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6	We need a performance space that would serve 1 or 2 thousand people regularly. It would be good to have a site like Lake Harriet where there are performances every night during good weather. The idea to have concerts of 10,000 would be nice but I don't think the permanent seating should be that large because that would probably limit the use of the site for other activities, and there would probably not be enough large concerts to justify the loss of so much space that could be used for other activities. However, if it is built as a structure rather than just built up earth, there could be amenity businesses housed under the seating. There may be a way where the seating area (if the seats were removable) wouldn't use up too much space that could be used for other activities and could be used some way in winter for sledding. etc If we could get regular crowds of 10,000 and it could be places in an area that would not interfere with maximum use of the area it would be okay. However, if there are charges it might greatly cut into the number of Northsiders who could use it regularly.	7/4/2017 12:38 PM
7	All of hte above	7/2/2017 1:23 AM
8	Large amphitheater with hillside of terraced seating	7/1/2017 5:06 PM
9	We have Target Center, Target Field, US Bank Stadium, TCF Stadium, Saints Stadium for the big music venues. We do not need another. We need something that would be affordable for the folks living in North Minneapolis not expensive things that only those living in the suburbs can afford. Think ALIVE ON THE DRIVE mentality not blockbuster. Think HARRIETT BAND SHELL. Think ROCK THE GARDEN. More small events with variety. Green space, small restaurants. Locally grown produce, healthy choices. Mississippi Regional park could have a southern annex...and this could be the space.	7/1/2017 9:14 AM
10	I would hate to exclude impromptu performances by solo musicians, but I think permanent stages get a lot of use and can be beautiful.	6/30/2017 12:45 PM
11	I think to make this a destination space people need to be able to see the acts and have a large space with permanent hillside seating and accommodations for electrical and sound requirements for larger acts.	6/30/2017 12:37 PM
12	A permanent stage with open fields might provide the best bang for the buck as more than just music can utilize the space (state of the city speech, private events) while still maximizing the available green space.	6/30/2017 10:03 AM
13	Permanent stages with fields for gathering. It would be nice to have music, theater, etc. going on simultaneously. I think an amphitheater would be too loud for the surrounding neighborhoods (this isn't the Gorge).	6/29/2017 11:39 PM
14	While all could be envisioned, I think the amphitheatre idea would require some major industry input to be successful.	6/29/2017 11:23 PM
15	Mid to large. Permanent stage with open fields and/or amphitheater with terraced seating	6/29/2017 10:59 PM
16	Huge!	6/29/2017 5:05 PM
17	As big as practicable.	6/29/2017 4:14 PM
18	The space could allow for a pretty large scale, but I would like to see a variety of uses available (picnic/playground) I would envision a scale similar to the Harriett bandshell. Permanent stage with moderate open field space - amphitheater would be great, or an permanent over water stage. Build it, we will come.	6/29/2017 10:57 AM
19	I would love to see something as large as Millennium Park in Chicago as pictured.	6/28/2017 10:31 AM
20	A large for profit venue for large events and also a small stage/venue for the community use. Area, space is large enough for multiple venue spaces.	6/26/2017 3:46 PM
21	Large scale music on the river could be great. I'd be on board with an amphitheater similar to the one at Millenium Park in Chicago. Popular bands, orchestra, whatever. I was was pleased when Hall's Island opened up to music, but that is basically a hay field. Having nice facilities, would definitely motivate me to see more music.	6/19/2017 8:37 PM
22	All kinds, versatile	6/19/2017 3:10 PM
23	Similar to Lake Harriet band shell, but with more structured seating like the venue in millennium park (Chicago). Can be big, but doesn't have to be	6/19/2017 3:03 PM
24	Uses a medium elevated stage that can be used for performances	6/19/2017 2:57 PM
25	Live salsa or zouk	6/19/2017 2:48 PM

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26	Pavilion style	6/19/2017 2:42 PM
27	•Amphitheaters with permanent hillside or terraced seating, and •Impromptu performances by solo musicians. Music as the main attraction, will support other establishments. See, Saint Anthony Main.	6/19/2017 12:32 PM
28	Mid-size, outdoor, room for food trucks and human parking.	6/19/2017 11:14 AM
29	Love the idea of an amphitheater that could serve multiple purposes - music, plays, speakers, and other performances etc.	6/19/2017 9:49 AM
30	The third image! large, but not too large. I'm open to any of the options though.	6/19/2017 9:21 AM
31	Potentially several sizes. Flexible spaces to accommodate various size events. I like the two pictures on the right for larger performances.	6/16/2017 11:18 AM
32	Given that music venues do not provide long term or good paying jobs this is not a place for a music venue seasonal minimum wage jobs is not what North Minneapolis needs	6/15/2017 6:00 PM
33	None. Don't build such a thing. Don't need it. It will just compete with existing locations. This is ridiculous. Dumbest idea I've heard in the more than two decades of living in Minneapolis. We will be competing with not only private venues but public venues -- Target, Xcel, convention center, Orchestra Hall, Northrup, Ordway, your new overbaked Water Works Park, potentially same overkill at other areas along Central Riverfront, Boom Island, Scherer, Sheridan, Ole Olson, etc. etc. etc. At some point we will be oversaturated -- already are, according to some event bookers. Also, what will you do about noise control? This needs to be a primary consideration. People live within the area and across the river. What proof/analysis have you done that the noise won't carry? What is wrong with smaller-scale venue, or better yet -- none at all and a focus on nature? We have no access to river in most of northeast Minneapolis. I would like to drive across Camden Bridge and be able to enjoy some non-industrial site, not overly programming like this debacle appears to be headed to be. Hideous decision you have made. At most, I could accept no major infrastructure but programming for small-scale acoustic music only. Something all ages could enjoy and access. Not the crap First Avenue brought to Scherer. And no alcohol or food trucks. If you want some concessions, to it like the place at Minnehaha, not some diesel-fumed meat-centric, environmentally ignorant offering from a truck.	6/15/2017 4:35 PM
34	Both an amphitheater with park benches ~ on the scale of the Lake Harriet bandshell and buskers for everyday.	6/15/2017 10:49 AM

Q7 How often would you visit UHT to hear/see a live performance?

Answered: 35 Skipped: 5

#	Responses	Date
1	Couple times per month provided there is ample parking. I don't want another destination that requires me to ride my bike or take public transit. The City is going a little too far in that direction in my opinion.	7/21/2017 12:15 PM
2	Once a month	7/15/2017 5:53 PM
3	Whenever there is a performance	7/15/2017 8:53 AM
4	I live very close to this area, so it is likely that I would go often - that is if this gets done in my lifetime. :)	7/14/2017 1:30 PM
5	If possible often.	7/13/2017 9:22 AM
6	Depends on the performance.	7/11/2017 4:37 PM
7	If the performers were attractive I would go 2 or 3 times a week. One summer I was in DC for several weeks and went to free concerts at the former Watergate most nights.	7/4/2017 12:38 PM
8	Often	7/2/2017 1:23 AM
9	Depends on act and access to tickets	7/1/2017 5:06 PM
10	Depends on the price...FREE would be the best. It is close to our house so we could attend often, but we are also retired and on a limited budget.	7/1/2017 9:14 AM

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11	Maybe once a year. It's a bit of a drive, but I do love being near the river. I can see gathering there with friends if there was nearby bus transportation.	6/30/2017 12:45 PM
12	I would visit every time there was an act that I was interested in.	6/30/2017 12:37 PM
13	Twice a year? I'm 36 and have grown tired of loud music, crowds, and expensive food/drink items found at most venues. I'm not really your ideal demographic...	6/30/2017 10:03 AM
14	It would depend on the music, cost, etc. if it is something affordable by the inhabitants of the surrounding neighborhoods it could be a great venue.	6/29/2017 11:39 PM
15	Possibly weekly	6/29/2017 11:23 PM
16	weekly or monthly	6/29/2017 10:59 PM
17	Frequently	6/29/2017 5:05 PM
18	Depends on the performers, but all else equal I would visit it more often than existing music venues.	6/29/2017 4:14 PM
19	It would depend on the musician, we would utilize UHT at least monthly, probably a couple times a year for performance. UHT and Webber would likely be our top 2 park spaces once complete.	6/29/2017 10:57 AM
20	It would depend on the musical offering but if the bicycle connections to my neighborhood to the west and securing my bike were simple and clearly defined, I would attend often. However, if I had to deal with parking (because natural connections to the neighborhood were not established) I would be less likely to attend.	6/28/2017 10:31 AM
21	12 or more times a season.	6/26/2017 3:46 PM
22	For local/regional smaller shows, I'd probably go monthly at least during the warm months. Higher priced national bands, maybe a couple times/year.	6/19/2017 8:37 PM
23	Much as possible	6/19/2017 3:10 PM
24	3-4 times a year if good venue with interesting performances, not too pricey	6/19/2017 3:03 PM
25	At least twice a month	6/19/2017 2:57 PM
26	Weekly if you played salsa - there is a big salsa culture in Minneapolis - would be well attended!	6/19/2017 2:48 PM
27	Weekly	6/19/2017 2:42 PM
28	every week or more	6/19/2017 12:32 PM
29	All! The! Freaking! Time! There are no venues up here!	6/19/2017 11:14 AM
30	1 - 2 times a month	6/19/2017 9:49 AM
31	Probably not very often, I am not a big music person. I do like outdoor events though, so free live music outside on a given schedule might be something I'm interested in.	6/19/2017 9:21 AM
32	A few times a year.	6/16/2017 11:18 AM
33	never	6/15/2017 6:00 PM
34	Never, unless you really scale this down to 99 percent green space with just sporadic, pop-up informal music.	6/15/2017 4:35 PM
35	Depends on who's playing. If I can ride a bike and have plenty of room to lock it (maybe the bottom level of a parking ramp ~ or better, the top level of an underground ramp) or I can park my car for a buck or two and the music is free, I could see going every week.	6/15/2017 10:49 AM

Q8 How could you see using the space devoted to a music venue on days when shows are not scheduled?

Answered: 31 Skipped: 9

#	Responses	Date
1	Yoga, exercise classes, dog park devoted to small dogs	7/21/2017 12:15 PM
2	Space for schools or businesses to rent or open space for relaxation.	7/15/2017 5:53 PM

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3	Local small vendors like an art fair, various youth organization gatherings, historical tours of the area, farmers market during the mornings in the summer	7/15/2017 8:53 AM
4	Personally, I'm not looking forward to a flashy, high use area along the river. I would hope that the area would remain park like, and not built up with homes, large restaurants or other commercial venues. We are in need of some sports amenities in north Minneapolis. I would like to see some multipurpose sports fields. We do not have a decent soccer field for children/youth in north Minneapolis. In the winter it would be nice to have a beautiful outdoor (possibly refrigerated) skating venue, that could be used for hockey tournaments and recreational skating. Something smaller than the Roseville Oval, but large enough for multiple uses. Wouldn't it be nice to go skating with the beautiful and wild Mississippi as your view? I think that the same area could possibly be used for skating in the winter and field sports during the rest of the year.	7/14/2017 1:30 PM
5	Lease it to any and all Political or other events.	7/11/2017 4:37 PM
6	If it is built up as the U of M Memorial Stadium was done there could be many activities under the seating.or amenity businesses could be housed there. It could also be used for commercial activities or possibly housing.	7/4/2017 12:38 PM
7	Movie theatre - "drive in" without the cars	7/1/2017 5:06 PM
8	Classes, workshops, meetups. Craft Fairs. We do not need big venues. Mississippi Mushrooms should be the center piece of the project.	7/1/2017 9:14 AM
9	kite flying!	6/30/2017 12:45 PM
10	Summer theater is one way.	6/30/2017 12:37 PM
11	As mentioned above, the city could use it to kick off events, corporations could rent it out for staff parties/events, and programming for city youth during the summer could be centered out of there with a focus on arts and entertainment.	6/30/2017 10:03 AM
12	Food festivals, pop up events, gathering, job fairs, cultural fairs....so many options.	6/29/2017 11:39 PM
13	Local theatre groups, etc. A scheduled rotation such as at Lake Harriet	6/29/2017 11:23 PM
14	Theater groups! Shakespeare in the park, high school groups, choirs, etc	6/29/2017 10:59 PM
15	Classes, picnicking	6/29/2017 5:05 PM
16	Park land, a la Millennium Park in Chicago.	6/29/2017 4:14 PM
17	Movies in the park, picnics, city day camp options, possibly as a rentable venue for parties/weddings	6/29/2017 10:57 AM
18	If there were sufficient daily visitors to the area with office and residential offerings, the "lawn" of the amphitheater could be useful as flexible picnic area, or maybe a Frisbee golf course, soccer field(?)	6/28/2017 10:31 AM
19	Movies, live theater,	6/26/2017 3:46 PM
20	Assuming open green space, picnics, frisbee, private rentals.	6/19/2017 8:37 PM
21	I can see it giving people something to do. Interaction with the community, they should put a play area for children	6/19/2017 3:10 PM
22	If there was a big lawn - picnics, Frisbee etc. It has to be a park when there's no music	6/19/2017 3:03 PM
23	Let schools and parks use for practices (rehearsals)	6/19/2017 2:57 PM
24	Impromptu dance party, dance practices	6/19/2017 2:48 PM
25	Community performances	6/19/2017 2:42 PM
26	- A great outdoor classroom space for local schools. - A beautiful park, open along the river. If the concert space is designed correctly, when not in use it is simply sculpture. We need this. We need LARGE open space and greenery in the north side. Our northside parks are too small which leads to danger and garbage.	6/19/2017 11:14 AM
27	Area could be a great place to picnic with tables, grills, etc. and a take-out restaurant. If flat space is provided could be a wonderful space for yoga and other professional led classes. Square tables that could serve as game tables would also be great - cards, checkers, mahjong, etc.	6/19/2017 9:49 AM

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28	Outdoor classroom, movies in the park, community theater, etc.	6/16/2017 11:18 AM
29	no idea	6/15/2017 6:00 PM
30	See above. You have to first deal with the acoustics. How will ensure us it will not carry all over northeast? What about something completely different like access to kayaks? Kayaking for novices. Or small excursion boats that for pay would take people out on the river who do not feel comfortable going out on their own on the river due to currents? How about a river/water experience for city people who don't get down to south Mpls? Make us feel a connection to the river. A music venue does not, and no doubt will be unaffordable to most of the people who live closest to this thing. What will the impact on wildlife be when you build this? Wildlife needs to be protected. This is shaping up to be a huge mistake that we'll all regret in about five years. It should be about greenery, wildlife, the river -- not money, money, money for a concert promoter!!!!	6/15/2017 4:35 PM
31	Allow schools to put on shows. Photographers shooting graduation pictures. Yoga classes. Have lots of benches in front for people to just chill. If there is a row of restaurants selling take-out food ~ people will sit by the stage to eat. Have a movie screen and expand the Movies in the Park to include the waterfront.	6/15/2017 10:49 AM

Q9 What types of water access do you envision and for what uses?

Answered: 37 Skipped: 3

#	Responses	Date
1	kayak and canoe access, scopes and info for bird watching from shore	7/21/2017 12:19 PM
2	Space for relaxation along with the ability to go onto the water.	7/15/2017 5:55 PM
3	A combination - need walking, biking trails but also areas that accommodate larger groups to bring people to the river. There should be a boundary of a natural edge to preserve the river banks. Any development should be set back - not a concrete edge. Housing should be along the river and any major businesses set further back - People will pay money and higher taxes to be living on the river. It is important to bring money into North. Restaurants and water businesses (like a marina) are the only smaller businesses that should be on the river - from the river - green space, trails, homes and restaurant type businesses and then any larger employer behind those	7/15/2017 9:02 AM
4	I think shared use pathways for recreation (walking, bicycling, roller blading, etc.) and a naturalized river edge are the best options. I do think this is a large enough area to accommodate some other uses as well, and I have mentioned those in previous questions. I think protecting the river environment and returning the riverfront to a more accessible and wild environment is important.	7/14/2017 1:37 PM
5	I;d like access in a natural environment to protect the health of the river. Keep back erosion naturally.	7/13/2017 9:26 AM
6	Waterfront access in a mainly natural environment	7/11/2017 4:44 PM
7	I think this is not the area where the waterfront should be all or mostly "back to nature" with marshes, sloughs, reeds, etc. That is more fitting for UMRP which is nearby and is overall quite "back to nature". There should be access for "linear" (biking, walking etc) near the waterfront. There needs to be large areas where large groups can gather near the river. There should also be areas where people can come up along the river with small boats, canoes etc and access the park area. It is important to have most of the area available to hold large events and festivals. The riverfront park in Portland is an example of how a city can have festivals going on almost every week that attracts various types of crowds. There are other cities that have similar areas. As I recall that is in the future for Buffalo's waterfront. The trails through woody areas is more appropriate for NMRP. Millennial Park in Chicago is an example of many good uses.	7/4/2017 1:04 PM
8	All of the above. Variety and multifunctionality is more important than any particular use.	7/2/2017 1:26 AM
9	Paths for bike riding, walking and running. Continue the riverfront paths. I would like to see good fish habitat and fishing piers. This is a healthy way for men to engage in nature and the river.	7/1/2017 5:11 PM
10	Waterfront access in a mainly natural environment.	7/1/2017 9:20 AM

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11	I think we might be able to support a second rowing club location. I'd like to see waterfront access in a casual environment. I always prefer a natural environment, but I don't think this is the place for it. I'd go along the neglected trails near St. Anthony Main for a little of that.	6/30/2017 12:56 PM
12	I think there should be water access for kayaking, canoeing, paddleboarding, as well as a marina docking space to accommodate power boats.	6/30/2017 12:41 PM
13	All of the above. Perhaps the scope of this project will not be able to achieve each of these scenarios, but a wider plan for the city should incorporate each of these options. Whats the water quality in the area? Could it be used for recreation or are built environments that use the river as a design feature better suited? From the little I know of the area, I would like to see a more casual environment that invites people to the rivers edge to gather and even some recreation.	6/30/2017 10:10 AM
14	A small harbor, with space for boats would be amazing. North and NE have less access to lakes and water access than south Minneapolis does. Access to water is something that I feel defines Minnesota, and providing that access would be very valuable for the neighborhoods surrounding this new park.	6/30/2017 12:00 AM
15	I like the urban edge gathering idea. I think it's important to have places for people to gather. There was a nice park in Denver I visited once on a river. It had a lot of nooks and crannies of gathering spots, picnic areas, etc.	6/29/2017 11:42 PM
16	A mix that would fit in the boundaries of the overall design	6/29/2017 11:28 PM
17	I would love to see boat, canoe, kayak rentals. Paddleboats. Shoreline dock walkway for walking and fishing (like the large one on Lake Crystal near N. Memorial) A rowing school? Promote healthy exercise	6/29/2017 11:05 PM
18	Public access. Canoe and kayak rental	6/29/2017 5:06 PM
19	Riverwalk for pedestrians, similar to the new feature in both Milwaukee and Chicago. Launch points for kayaks/canoes.	6/29/2017 4:17 PM
20	Paddle share site with water access for kayaks and paddleboards.	6/29/2017 11:01 AM
21	An up river kayak launch seems like a good offering but I don't think it's practical to try to restore some sort of natural setting to an area that has been industrialized for more than a century. Pavement promenades, piers, fishing decks, steps to the water, with clear pedestrian and cycling areas and connections up and down river that would connect to more natural segments, makes more sense to me for a high utilization destination.	6/28/2017 10:43 AM
22	How does this area fit into the whole upper river plan? If a large music venue is included in this development, I think you know your answer is a waterfront that can accommodate large numbers of people.	6/26/2017 3:51 PM
23	Practice gymnastics, do a cartwheel jump in the water	6/26/2017 9:07 AM
24	Growing up in Winona, I loved the fact that there are places you can pull up with your boat and have a pizza or a 12-pack brought down to you if you called ahead. I imagine the ability to launch boats as small as a kayak as well as having a proper dock where larger boats can tie up and come ashore (assuming there was something to come ashore for). If there is a way to balance this with natural experiences of the river, great. With the very industrial nature of that area now, designing a more urban experience seems more feasible than trying to restore a natural setting. Certainly, having the ability to bike along the river is a must have.	6/19/2017 8:48 PM
25	Water for swimming	6/19/2017 3:10 PM
26	Kayaks	6/19/2017 3:04 PM
27	Kayaking/canoeing. As a place for people to sit, while writing, reflecting	6/19/2017 2:58 PM
28	Suntanning, romantic walks, bike/rollerblading	6/19/2017 2:49 PM
29	Clean access	6/19/2017 2:43 PM
30	all of the above, except the promenade, unless it was part of a music destination.	6/19/2017 12:41 PM
31	To be realistic, think half green boulevards along walls and half paved to the water. In North, a natural river edge will be polluted and unsafe. We have this in N. Mississippi Regional park and between the mosquitoes and pan handlers, it doesn't work.	6/19/2017 11:19 AM

32	As rule I like natural, but this area may be better suited to a designed area because of its industrial past. Would be interesting to tie in the old with the new.	6/19/2017 9:55 AM
33	A mix of casual environment and urban edge. The riverfront is already full of "natural" environmental edging, and very few places where there is an urban edge to the water.	6/19/2017 9:22 AM
34	I'd like to see a variety of non-motorized options available for check-out (leave a deposit that is refunded or state id card).	6/16/2017 11:23 AM
35	This a river not a lake. I see limited use for people to get into or out of the water perhaps canoe Kayake launch I envision a strip of land next to the river to walk bike etc. with a casual environment I don't see a space for large groups of people to gather A boat dock for people to park their boats for the season with small scale retail to support the families park their boats	6/15/2017 6:46 PM
36	See previous answer.	6/15/2017 4:37 PM
37	From Dowling to about 36th, I think a promenade would be nice ~ it would encourage people to move in all directions in the area around the amphitheater. From 36th to Lowry, narrow the walk a bit and have a natural edge. From Dowling to North Mississippi Regional Park, paths similar to what's already in the park would integrate the two. I'd to see the city acquire the entire riverfront (just 50' - 100' width) and have paths enabling people to walk or bike the riverfront from one end of the city to another. The picnic areas along West River Road are another nice way to bring people to the water.	6/15/2017 10:49 AM

Q10 What balance of "natural" or "designed" water front areas would you prefer? A natural area tends to support more individual experiences, while a designed waterfront may accommodate use by more people and larger groups.

Answered: 29 Skipped: 11

#	Responses	Date
1	60% natural 40% designed	7/21/2017 12:19 PM
2	Whatever will work - designed will bring more people to the river - but not over built - You do need pockets or a decent size area for that natural feel that we ar close to nature	7/15/2017 9:02 AM
3	70/30 in favor of natural waterfront areas.	7/14/2017 1:37 PM
4	Waterfront access in a mainly natural environment	7/11/2017 4:44 PM
5	This area should be more "designed". NMRP is the one that should have the "natural areas". The city should also either purchase or acquire a strip along the river that would connect this new area to the existing NMRP so people can flow between the two.	7/4/2017 1:04 PM
6	How about designed to perform in an ecologically-beneficial manner? Why even bother with the word 'natural' when we can design something better? To take your question in the spirit in which it was asked, though -- maintain an even balance over time as more and more people A) move to the area, and B) are able to access the waterfront. Initially more 'natural' (lots of remediation to do, I'd imagine), transitioning toward 'designed' as it becomes integrated into the life of the city.	7/2/2017 1:26 AM
7	Smaller natural areas close to amenities to the designed areas. More designed than natural though.	7/1/2017 5:11 PM
8	We do not need luxury, we need functional, safe and usable space which does not involve hordes of people.	7/1/2017 9:20 AM
9	I personally prefer natural, but would be supportive of something well-designed that would create pride and attract tourists. I don't think people recognize how wonderful it is to live near the Mississippi. Something that shows the local support for the arts would be welcomed. Including students from Perpich Center for the Arts and MCAD in the creation would be great. Showcasing the beauty of appropriate and sustainable landscaping along the river would also be great. Involving the Arboretum for that would make me proud.	6/30/2017 12:56 PM

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10	It would be nice to see a mixture if possible of natural and designed with the ability to expand it if use increases.	6/30/2017 12:41 PM
11	Mix and match, it doesn't have to be all the same along the entire development. Perhaps the northern section is more natural, while near the proposed music venue is a designed portion allowing more people to gather.	6/30/2017 10:10 AM
12	a good balance, as long as there is access to put boats into water would be good.	6/30/2017 12:00 AM
13	Designed would be great but there should be waterfront activities - fishing areas, boating areas, etc. similar to hidden falls area	6/29/2017 11:42 PM
14	I think it will depend a lot on other development issues.	6/29/2017 11:28 PM
15	Multiple picnic areas, for large or more private groups	6/29/2017 11:05 PM
16	Designed	6/29/2017 5:06 PM
17	Look at the area east of Lake Shore Dr. in Chicago's Gold Coast. Roughly a 60/40 mix of designed features/"natural" beaches.	6/29/2017 4:17 PM
18	Balance is good - as long as there is an access point, natural water front is wonderful. It would be cool to have a stage space with designed water front buffered on either end by natural areas.	6/29/2017 11:01 AM
19	Natural elements should be included but contained. I just don't feel naturalization of the area is practical. If the area is going to support a large scale music venue, you don't want a huge crowd trampling through a restored natural setting.	6/28/2017 10:43 AM
20	I think a more designed area is probably more realistic. And I think bring more of the northside community together in the same space could be positive as well.	6/19/2017 8:48 PM
21	Both - half and half	6/19/2017 2:58 PM
22	Natural	6/19/2017 2:49 PM
23	Larger inclusive use!	6/19/2017 2:43 PM
24	primarily natural, with small areas for fishing, paddel board and kiyak launching. keep the boat launch by the Camden bridge.	6/19/2017 12:41 PM
25	Designed. We want people to want to go there and in an urban environment we need to encourage as many people as possible to use green space.	6/19/2017 11:19 AM
26	See above.	6/19/2017 9:55 AM
27	The site is huge. Do a mixture.	6/16/2017 11:23 AM
28	Natural, with just enough "design" to make it accessible. Yes, think "individual experiences." Something one or a few people would do on their own, a nice activity, not "group venue" for making money for private enterprise.	6/15/2017 4:37 PM
29	I'd like to see about half the space designed ~ kind of boardwalk like, and the other half fading from boardwalk to natural.	6/15/2017 10:49 AM

Q11 How do you want to experience the water and the river?

Answered: 35 Skipped: 5

#	Responses	Date
1	kayak and canoe access, scopes and info for bird watching from shore	7/21/2017 12:19 PM
2	It would be great to be able to get out onto the water. (Ex.boat, canoe, paddleboards)	7/15/2017 5:55 PM
3	biking along it. On a boat or kayak - Dining overlooking it. Living on it(well not a house boat - you know what I mean)	7/15/2017 9:02 AM
4	I love to walk the river and observe the wildlife. I love seeing the river in its natural state. I have canoed the river and would possibly do more of that in the future, but I would mainly like to see the wild byway aspect of the river enhanced.	7/14/2017 1:37 PM
5	Personally, in awe of its splendor.	7/13/2017 9:26 AM
6	Waterfront access in a casual environment	7/11/2017 4:44 PM

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7	From plentiful, affordable housing nearby to it.	7/2/2017 1:26 AM
8	See wildlife in the river. Have a healthy river.	7/1/2017 5:11 PM
9	Canoe or kayak. Place to pull up and rent. Not a dock for the motor boats on the river.	7/1/2017 9:20 AM
10	I want to be able to get out on it (even though I have some fear of the water), I want to be able to hear the water at times. Knowing some of the history of this mighty river helps me enjoy it (thank you Mill City Museum) as does understanding what's in the river. I've always found it calming and meditative to walk along it or near it. I used to love seeing the herons that would roost in the trees on an small island near the park north of this location. The trees were damaged and I don't know if the birds returned to breed or not. Would creating a small location for them be feasible or necessary?	6/30/2017 12:56 PM
11	I would be most interested in kayaking and the ability to use a power boat with access to destinations along the river. Dining, entertainment.	6/30/2017 12:41 PM
12	I want the water to be clean, the river healthy, and the access easy so I can choose my own journey.	6/30/2017 10:10 AM
13	I want to have access to put boats into the water here.	6/30/2017 12:00 AM
14	Safely and cleanly	6/29/2017 11:42 PM
15	Easily accessible in a casual manner	6/29/2017 11:28 PM
16	Multi-use: walking and biking path, boat, canoe, kayak access, docks for fishing Fishing, fishing, more fishing! Teach kids to fish....	6/29/2017 11:05 PM
17	In a canoe	6/29/2017 5:06 PM
18	Walk by it, and have it as part of the landscape during musical performances.	6/29/2017 4:17 PM
19	Kayaking primarily, retaining a view of the city.	6/29/2017 11:01 AM
20	Similar water access as designed a the new Mill Ruins design.	6/28/2017 10:43 AM
21	As many opportunities to be close or on the water.	6/26/2017 3:51 PM
22	(Star next to the sandy beach) (Star next to the trail) So we ride our bikes (Star below the pier) Starts to get in a boat	6/26/2017 9:07 AM
23	I want to bike down, eat food, drink a beer/cocktail/wine/tea/coffee, listen to music, maybe catch a dinner cruise, visit the farmers market, go fishing, see art. That's what Mpls is to me. If we can get more of that closer to the river, that is better.	6/19/2017 8:48 PM
24	Walk or bike ride	6/19/2017 3:10 PM
25	Bridge across the river	6/19/2017 3:04 PM
26	Relaxing near it and active in it	6/19/2017 2:58 PM
27	Sitting solitary and reading a good book	6/19/2017 2:49 PM
28	Activities	6/19/2017 2:43 PM
29	with out hassels,	6/19/2017 12:41 PM
30	I want to bike, walk, sit along the river. I want to canoe passed the park. I want to throw a fishing line in around sunset. I want to see a show or watch fireworks with downtown as an awesome backdrop.	6/19/2017 11:19 AM
31	Would be great for the neighborhood to have more swimming and swimming lessons for children. Paddle boarding, kayaks, canoes, ice skating, hockey, etc.	6/19/2017 9:55 AM
32	Energetic spaces for fun and quieter, natural spaces for relaxation.	6/16/2017 11:23 AM
33	In its natural state. no concrete, no large group spaces	6/15/2017 6:46 PM
34	See previous answers. I want to experience it visually and naturally, but we have such limited access in northeast Mpls to this now. Don't ruin this site completely.	6/15/2017 4:37 PM
35	Walking, eating, people watching, having a beer. If bars & microbreweries in the "zone" could sell compostable to-go cups which must be emblazoned with the park logo, purchased through city - it could increase popularity while still limiting alcohol.	6/15/2017 10:49 AM

Q12 What types of food services (from food carts to destination restaurants) do you envision here?

Answered: 34 Skipped: 6

#	Responses	Date
1	No destination restaurants. More family oriented, small, local mobile food stands or smaller ethnic food choices.	7/21/2017 12:25 PM
2	Permanent restaurant that draws a crowd similar to Sea Salt or Tin Fish in South Minneapolis along with food trucks or casual cafe with food for before and after shows.	7/15/2017 5:58 PM
3	We really need a combination to attract all types of people - definitely casual healthy cafes and definitely destination restaurants - scratch restaurants not chain (a Panera or noodles offering healthy options might be an exception). No food courts - this is not a suburban mall Food trucks are great As little cement courtyards as possible	7/15/2017 9:11 AM
4	Have you ever been to Gorky Park? Google Gorky Park and notice that there are a couple of small restaurants nestled into the park. One is adjacent to a pond, with an open patio, offering warm blankets, and hot tea on cold days, as well as good food on all days. I wouldn't prefer having a lot of trucks, but a couple might work. I think the emphasis should be on keeping the atmosphere natural. Nature should be the emphasis; the food venue should be a comfortable shawl to the experience. Quote regarding Gorky Park restaurant: "Set in a great location this relaxed cafe offering various meals and drinks has good service and an ambience where you just want to stay the whole day and gaze out at people walking past. In winter when the park is transformed into an ice skating rink, come here for a proper hot chocolate... that's right melted chocolate not cocoa with hot water. In the hot summer go for an ice tea." That being said, Gorky is a very large park and much of it is over developed. This one little venue however, does it just right. https://www.google.com/search?q=gorky+park+restaurants+moscow&source=lnms&tbm=isch&sa=X&ved=0ahUKEwiA04uVtonVAhWETSyKHWsyDiEQ_AUIBygC&biw=1198&bih=858#imgrc=aJ0ZAKhAd8VPGM:https://www.google.com/imgres?imgurl=https%3A%2F%2Fthumb7.shutterstock.com%2Fdisplay_pic_with_logo%2F1090238%2F492020479%2Fstock-photo-idillic-lake-inside-gorky-park-in-central-moscow-russia-492020479.jpg&imgrefurl=https%3A%2F%2Fwww.shutterstock.com%2Fsearch%2Fidillic&docid=KDTEUfXdT89XdM&tbnid=o0TThQvxK8FR8M%3A&vet=10ahUKEwi6-MryulnVAhVCzoMKHWGxAsAQMwgmKAAwAA..i&w=450&h=320&itg=1&bih=858&biw=1198&q=idyllic%20lake%20in%20central%20gorky%20park%2C%20moscow&ved=0ahUKEwi6-MryulnVAhVCzoMKHWGxAsAQMwgmKAAwAA&iact=src&uact=8	7/14/2017 1:55 PM
5	Love Cafe du Monde. .	7/13/2017 9:29 AM
6	One or two Destination restaurants Food trucks to handle the business on major occasions.	7/11/2017 4:47 PM
7	There should be a wide range of food services ranging all the way from food carts or walking vendors for events to destination restaurants. There could be space for food carts not far from river and restaurants farther back ranging from low price to "destination" types. I am not sure whether I would want food trucks. Places like Sea Salt could be near riverfront with fancy sit down white table cloth restaurants farther back.. It is important to have foods from a wide variety of cultures because the Northside and nearby areas have such diversity. Hopefully we will have some high end housing near the rear of the area behind the public areas and they could support destination restaurants as long as there are people from other areas that also come.	7/4/2017 1:27 PM
8	All of the above. A mix of price points is crucial.	7/2/2017 1:26 AM
9	Mobile food stations for events only. I want a park where i do not feel that I have to buy something to belong in the area.	7/1/2017 5:17 PM
10	Affordable for the folks in the neighborhood. Specialty restaurants using local produce. For sure, do no get rid of the Mississippi Mushroom production, but expand on the product. A mushroom restaurant. A combination of sit-down restaurants, take-out and food trucks.Fresh, healthy foods...no State Fair fried food junk foods. Ethnic foods representing the people who have lived in North Minneapolis...the diversity of the neighborhood should be represented.	7/1/2017 9:44 AM

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11	To match some of the industrial feel this area had, I'd like to consider using shipping containers for small food stalls. They can be built very tastefully and could have murals of historic Mississippi shipping traffic on the backs. Outdoor seating. Restaurants can be built further away from the river.	6/30/2017 1:00 PM
12	I think as a start to make a nice seating area and parking for food trucks/carts. As the venue gains popularity a space for more permanent restaurants to be built.	6/30/2017 12:43 PM
13	Whatever is chosen, there should be affordable options. Can you imagine a single mom bringing her 4 kids to the river and trying to spend \$12-15 each on a meal that won't even fill you up? (This was my experience growing up.) Food trucks are spendy, mobile food stations might make more sense as it allows you to flex the amount of space for events. Food courts and restaurants should be a part of it, but possibly a block away as to not take away from the recreation opportunities near the water.	6/30/2017 10:16 AM
14	Food trucks and mobile. We have great food in this city. Restaurants don't last forever. It would allow for more diversity of food and perhaps entice more restaurants to get in the food truck business	6/29/2017 11:44 PM
15	Definitely good truck access to keep a mix going. The more diversity in food experiences whether by cuisine or dining experience, the better the draw. It will also depend on commercial development	6/29/2017 11:32 PM
16	Would love a restaurant like Sea Salt - a destination point. Allow food truck to come in too. I'd like to see a restaurant or weekend bakery/coffee shop run by local high school kids. Hot dog stand in the summer. Offer a destination sit-down spot, and many more affordable places.	6/29/2017 11:08 PM
17	Food carts and trucks.	6/29/2017 5:07 PM
18	My preference would be a Sea Salt/Tin Fish/Sandcastle type establishment with food truck options.	6/29/2017 11:02 AM
19	I would think many types of vendors could be supported if it's a true mixed use area. One or two bricks and mortar locations should be supportable. A coffee shop and river front dining with event based food trucks and carts.	6/28/2017 10:49 AM
20	You should consult food operator experts on this. Space seems large enough to have many ranges of food options.	6/26/2017 3:54 PM
21	(Star below the food truck) (Star below the last image) Restaurants and cute lights	6/26/2017 9:08 AM
22	D. all of the above. I think there needs to be opportunity for some permanent establishments as well as space for temporary options to come in, especially during peak times.	6/19/2017 8:53 PM
23	More food trucks, they are easy to get to	6/19/2017 3:10 PM
24	Food trucks, semi-permanent, weekly and predictable	6/19/2017 3:04 PM
25	Food carts so there can be a variety of offerings	6/19/2017 2:59 PM
26	International	6/19/2017 2:44 PM
27	all of the above	6/19/2017 12:44 PM
28	CHECK: Food trucks and mobile food stations CHECK: Destination restaurants Maybe casual cafes with takeaway food counters, but I never patronize these. NO FOOD COURTS. This isn't a mall and shouldn't be.	6/19/2017 11:23 AM
29	Casual cafes and takeaway food counters with perhaps one destination restaurant.	6/19/2017 10:00 AM
30	Casual cafes with takeaway food counters!! Mobile carts are fine, but if they exist, there should be PLENTY of cafe seating. There is nothing worse than getting food and not being able to find seating. Destination restaurants could be cool, too, but cafes encourage more strolling and more activity around for an evening, vs. come-sit-leave.	6/19/2017 9:25 AM
31	Ice cream! Also, a nice year-round food destination as well as local Northside food trucks.	6/16/2017 11:26 AM
32	food to serve the people working there No destination restaurant. Its too hard to get to for a "nice" restaurant to be successful	6/15/2017 6:48 PM

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33	Oh God, no food trucks. Please. Be environmentally sensitive and ban diesel food trucks entirely for this area. We have enough air pollution already here. Don't add to it. You already sound like you will be bringing in 10,000 cars on a regular basis for "concerts" and who knows what else. At most, keep food concessions small/unobtrusive. Not a food destination. Offer vegan and vegetarian food first and foremost and explain why meat production is degrading out environment. Make this an educational place. Be cutting edge and ban meat and fish eating here altogether! Make it a veg-eating incubator. Or eat what is grown on site. Keep it serene like the riverfront -- even that Silver Lake Park up north manages to have a coffee shop that is not overly intrusive. No alcohol. No brewery. You need to consider existing air pollution in this area and how this can be done to NOT contribute to the mess we already have in NE.	6/15/2017 4:50 PM
34	Food trucks (maybe weekend days only) casual cafes and two or three destination restaurants. We need destination restaurants to keep people coming in the winter. Food trucks are fun and will draw people in the day time, especially if they aren't all day - everyday. Casual places to get people to come every week instead of just special occasions. No national chains! We don't need another suburb.	6/15/2017 10:49 AM

Q13 Tell us about a waterfront eatery in the Twin Cities that you've experienced and what you did or didn't like.

Answered: 30 Skipped: 10

#	Responses	Date
1	A place like Pracna on Main is often too crowded in the summer and too dead in the winter. Bars get too rowdy and crowded when busy.	7/21/2017 12:25 PM
2	Psycho Suzis and Tin Fish-great water views and unique food	7/15/2017 5:58 PM
3	I do not like Psycho Suzies - too many people, bad food and drinks, more a loud bar than a river front experience. There are not that many water front places that come to mind The park system casual eating areas are good like Sea Salt Sea Change is good but very expensive - so a couple of those are good but need food in all price points Both northeast and the north loop have smaller non chain restaurants that would do very well on the riverfront. Also coffee shops along the trails and great food like Breaking Bread in North. In other words a variety in types of food and price points	7/15/2017 9:11 AM
4	Lake Calhoun: Too busy, to long of a wait, good food, nice comfortable setting and view if you don't mind waiting. Minnehaha Falls: They do a better job of service than Calhoun. Not sure why. Food is good in both places.	7/14/2017 1:55 PM
5	Sea Salt. Wonderful views of the natural splendor of the Falls.	7/13/2017 9:29 AM
6	Edgewater was a good old restaurant but could not keep up with the times?	7/11/2017 4:47 PM
7	Sea Salt---I like the informal atmosphere and just walking up to order. The food is not very good and they need to figure out how to handle crowds better. Pool and Yacht club---way to expensive and not even very oppen to the river Lord Fletchers-- good food, not too expensive, great access to water, very comfortable atmosphere Mai Tai---much similar to Fletchers but more popular because more affordable Jimmy Fullers River Supper Club (name was something like that)--- good atmosphere, not great food, nice site along river and windows open to river, but turned into very dangerous in parking lot and nearby River Supper club on river in Brooklyn Park area---great food for good price, right on river and well open to it, nice place to go for good decent priced dinner Psycho Suzy"s---poor food, decent price, great access to river Edgewater-- -good food but quite expensive (but good as a destination restaurant), not good access to river Tubbs---too far from river, decent food and decent price	7/4/2017 1:27 PM
8	I do not like the new proposed Water Works design. It is more restaurant, and revenue generator, than park... in my opinion. Sea Salt is good but it is expensive. People go to that park for Sea Salt, not really a connection to the original park.	7/1/2017 5:17 PM

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9	Sip Coffee Shoppe..COFFEE.simple, good food. Easy to walk to the park along the Mississippi...Veterans Park? Broadway Pizza...too pizza-y, not exactly the healthiest food, but close to the river and easy walk to watch the River Rats Water Ski Show. Psycho Suzi's...a fun destination, lovely deck...too many drunks Betty Dangers Country Club...great view of the city at night. Fun mini golf. Nicollet Island Inn...excellent food with expensive prices...special occasion, not for every day eating. Vic's...nice outdoor eating, nice to walk the river. Parking a problem...hate to pay for parking!!!	7/1/2017 9:44 AM
10	Various places in Riverplace and St. Anthony Main. I know they had rat problems. That area wasn't managed as well as it could have been. Outdoor seating is wonderful. Being able to walk along the river after dinner is perfection.	6/30/2017 1:00 PM
11	I haven't experienced much of a waterfront eatery except the deck at psycho suzies. It is nice with the river views. I think a waterfront eatery with added elevation to see more of the river would be the best.	6/30/2017 12:43 PM
12	I enjoy a few of the eateries at Harriet, Calhoun, and Nokomis because the structures and food are rarely the primary reason you are there-they only support the recreation and views that the lakes bring. Support the development, don't become it.	6/30/2017 10:16 AM
13	I've never experienced one that I didn't like, only the pricing premium that goes along with location.	6/29/2017 11:32 PM
14	Love Sea Salt, good food and beer. Enjoy the view at Psycho Suzies, but too many obnoxious drunk young folk - would limit any alcohol to only beer/wine.	6/29/2017 11:08 PM
15	Aster Cafe has the best atmosphere in the area because of the charming brick streets, green patio, and views of the skyline. Extremely walkable and human-scaled.	6/29/2017 4:19 PM
16	Sea Salt/Tin Fish/Sandcastle are all terrific.	6/29/2017 11:02 AM
17	Tin Fish is a good model, though a full service experience would be preferable if deemed practical. Psycho Suzi's deck on the river is terrific.	6/28/2017 10:49 AM
18	Sand Castle, literally on the shore of Lake Nokomis. Quality food is always a draw.	6/26/2017 3:54 PM
19	Only Mpls experience I can think of is Psycho Suzi's, sitting on the patio eating and drinking. Summer is supposed to be enjoyed near the water. Obviously, the kitschy-ness is a matter of taste. I have more memorable experiences farther south along Hwy 61 in Wabasha or Pepin. Watching the sun set over the water, or a tugboat with barges pass, or eagles in the air.	6/19/2017 8:53 PM
20	I have not eaten at one yet	6/19/2017 3:10 PM
21	Tin Fish near Calhoun, I like how well it blends with the water	6/19/2017 2:59 PM
22	Outdoor patio!!	6/19/2017 2:49 PM
23	NA	6/19/2017 2:44 PM
24	a restraunt should have a view of the water(Syco Susies)	6/19/2017 12:44 PM
25	Psycho Suzies has an amazing patio and you can even tie your boat up to their dock and patronize the establishment. The St. Anthony Main waterfront has many fun places along the water, but there is more potential here as St. Anthony Main is grown up and well above the waterfront. P.S. St. Anthony Main could use a little (a lot) pruning.	6/19/2017 11:23 AM
26	I enjoy the eateries at Minnehaha Falls, Calhoun and Lake Harriet, but I'd love to see something more upscale on the river. A place to take visitors and show them the Mississippi, without standing in line.	6/19/2017 10:00 AM
27	There aren't enough! Psycho suzi's has a great waterfront patio, but overpriced and not great food. Lord Fletchers on minnetonka is great, but always packed -- need more casual/takeaway options too where seating isn't at such a premium.	6/19/2017 9:25 AM
28	Aster Cafe - love the happy hour deals (food and drink), outdoor dining, beautiful view, historic feel, etc.	6/16/2017 11:26 AM

29	Confined to downtown area -- Nicollet Island Inn has somewhat nice view of river but blew it by exorbitantly high prices and mediocre mainstream boring food. Again, confined to downtown area -- Tugg's, Aster, Pracna, Wilde Roast, etc work -- but NOT in this UH area of green space. You expect that activity and hub-bub at Riverplace/St. Anthony Main area, but not up here. Don't do that here. It would be overkill. Best waterfront eatery is a picnic along the riverfront among greenery and listening to the falls or the river rushing by, seeing some wildlife or maybe some humans going by in boats. Need to see the water. Set up some nice picnic area. Don't make elder walk a mile to them.	6/15/2017 4:50 PM
30	Psycho Suzi's has the best deck ever. We really need another restaurant right on the river, their food is mediocre and the drinks overpriced yet they are always crowded, because they're fun and have that deck. Pracna on Main ~ lovely view but it took up the whole sidewalk and always makes me feel in the way. The trees were a great touch, we should definitely plant trees. I wish there were some existing trees. Not being elevated was neat, the sidewalk cafe feel is great, there just needed to be sidewalk around the dining area. Everywhere I've ever been that had big windows facing the water (Wayzata, Duluth, Delaware, Maine, Florida) is a hit. There could even be a place on the hill, atop the parking ramp, that overlooks the river and the whole complex.	6/15/2017 10:49 AM

Q14 What types of markets do you envision here?

Answered: 33 Skipped: 7

#	Responses	Date
1	How about a flea market destination, which we don't really have anywhere now in the City, maybe with food trucks/small food stands like those at the Minneapolis Farmer's/Mill City/Midtown Markets? A lot of people go to those markets just to eat something and be outside.	7/21/2017 12:33 PM
2	Seasonal indoor/outdoor market or pop-up markets.	7/15/2017 6:00 PM
3	All of the above - Year round markets with changing vendors and products - although there could be a handful of permanent vendors and products	7/15/2017 9:15 AM
4	Very small or none. Temporary pop-up markets, a few days a week.	7/14/2017 1:59 PM
5	Seasonal markets	7/13/2017 9:31 AM
6	Temporary pop-up markets	7/11/2017 4:49 PM
7	It would be good to have permanent and consistent vendors because that would attract regular visits from people all over the Twin Cities. It would also be good to have some changing vendor and product to add variety and they could also be tied into theme festivals etc some of the time.. Maybe pop-ups would be good too go along with the more permanent (which keeps people coming)	7/4/2017 1:45 PM
8	All of the above.	7/2/2017 1:26 AM
9	Permanent structures that are flexible. Consider moving the main Minneapolis farmers market to that sight. The current sight is not beautiful and the land has better use for development.	7/1/2017 5:23 PM
10	A market where parking is easy and FREE. Year round markets with more permanent vendors and consistent products. I love the Minneapolis Farmers Market, but it is too seasonal. Mill City Market is okay, but parking is challenging.	7/1/2017 9:53 AM
11	Seasonal indoor/outdoor markets with permanent infrastructure Again, I think shipping containers could be used. Or something that feels like barge traffic that continues to move. Changing vendors, but with permanent infrastructure, seems most similar to barge traffic.	6/30/2017 1:06 PM
12	Seasonal markets would make the most sense to me. Farmers markets in summer, spring, and fall. Holiday markets in the winter.	6/30/2017 12:48 PM
13	Knowing how tough it is to get fresh food in N. Mpls, I would support anything that consistently brings fresh and affordable food to those residents on a year-round basis.	6/30/2017 10:21 AM
14	-Farmers markets -Artists markets, such as during art whirl	6/30/2017 12:01 AM
15	Temporary pop ups	6/29/2017 11:45 PM
16	The north side is a bit of a market desert. Anything that can bring the community choice asking with the destination.	6/29/2017 11:34 PM

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17	Local artists, farmer's market, Christmas market, pop-up antique or French market	6/29/2017 11:11 PM
18	Seasonal with permanent infrastructure. Like the river market in Kansas City, Missouri.	6/29/2017 5:08 PM
19	Fantastic, a farmers market would be terrific	6/29/2017 11:06 AM
20	Not sure what the market would support. If plans included a permanent open air market space, some sort of planning for it's use off season would be necessary. I'm not sure what that would be.	6/28/2017 11:02 AM
21	Again consult local food and market experts.	6/26/2017 3:59 PM
22	Farmers markets and art markets. Maybe moving the Camden Farmers Market east and expanding it? Local producers.	6/19/2017 9:01 PM
23	More fresh veggies/fruit	6/19/2017 3:10 PM
24	Ideal: Indoor, year around farmers market (aka Quebec City)	6/19/2017 3:08 PM
25	Farmers	6/19/2017 3:00 PM
26	Multicultural	6/19/2017 2:45 PM
27	think, downtown farmers market, with an all round year building. NOT a Cub foods.	6/19/2017 12:50 PM
28	I would love to see year round markets with changing vendors and products, but I think that is too ambitious for this site. Seasonal indoor/outdoor markets with permanent infrastructure would give us excellent platform for farmers markets and events without pigeonholing the site.	6/19/2017 11:29 AM
29	LOVE food markets! We visit them in every new city we go to. Year round market with permanent infrastructure would be great. Perhaps a smaller indoor area for the winter time but a nice covered outdoor area for spring - fall.	6/19/2017 10:04 AM
30	I like the permanent infracstructure. But not sure I care if changing vendors or not. Indoor/outdoo would be more "fun" than all indoor.	6/19/2017 9:26 AM
31	I love pict 2 & 4. 1 is good, but we already have a huge saturation of these types of markets in Mpls and the Twin Cities. Do something unique on this site.	6/16/2017 11:37 AM
32	Nice idea, but I thought plan was for market at Scherer, aka NE Farmers Market. Don't duplicate it here and siphon off customers. This would only make both weaker. But it is the only bright spot idea you have suggested so far?	6/15/2017 4:58 PM
33	Temporary pop-ups ~ rotating themes,i.e. farmer's market Monday, crafts on Wednesday, flea market on Saturday. The closest flea market is Medina, on Sundays. A flea market one Saturday a month could be a big draw. Permanently, I think specialty stores like jewelry, an artist cooperative, craft brewing supply would be a draw. Also, a drive-thru coffee shop. People sometimes get off the freeway at Dowling and take Washington because of traffic, if they could grab coffee, they would notice that nifty riverwalk and hopefully come another time just to enjoy it. Also, those of us who work in the neighborhood need more caffeine.	6/15/2017 10:53 AM

Q15 Is there a market that you already go to often? What do you like about the market?

Answered: 24 Skipped: 16

#	Responses	Date
1	Midtown most Sat mornings and Minneapolis a few times a summer early before it gets too crowded. I don't like the crowds at the big market. I like Midtown b/c it's close to home and small.	7/21/2017 12:33 PM
2	Lyndale farmers market and Mid-town global market-I like the diversity of items offered.	7/15/2017 6:00 PM
3	Farmers market - I like the small farm vendors and the excitement of the place in the summer - I also like the Mill City organic market - I like the non-food vendors and the location on the river	7/15/2017 9:15 AM
4	There are markets that I go to, but I would not want them along the river. I go to them for the purpose of shopping. I wouldn't go to the river for that purpose.	7/14/2017 1:59 PM
5	Farmers Market on Lyndale. Has a lot of variety and good quality. You can pretty much rely on what you buy.	7/4/2017 1:45 PM

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6	Northeast Minneapolis Farmers Market. It is local, fresh food. Easy access.	7/1/2017 5:23 PM
7	Minneapolis Farmers Market. Broadway Farmers Market. Market at the Goddess of Glass...44nd and Penn? Love the fresh, local produce.	7/1/2017 9:53 AM
8	Marketfest in White Bear Lake: it changes every Thursday in terms of booths, but I can rely on a few vendors to always anchor it. I miss going to the Mpls Farmer's Market, but it's too far away now.	6/30/2017 1:06 PM
9	Minneapolis farmers market. Like the size and variety of products. Parking still an issue.	6/30/2017 12:48 PM
10	I'm at the midtown market on a monthly basis and see that as something too replicate. The amount of women and immigrants succeeding there make me much more likely to visit than another Blue Plate restaurant.	6/30/2017 10:21 AM
11	Midtown global. Very diverse, lots of great food and things to buy.	6/29/2017 11:45 PM
12	all of the above - love talking to local vendors	6/29/2017 11:11 PM
13	HyVee. We are exciting to visit North Market Coop by the Webber library and the new HyVee in Robbinsdale once their complete. We frequent the Northeast farmers market for the variety of vendors and food trucks.	6/29/2017 11:06 AM
14	I have gone to the Farmers Market downtown when it has been on Nicollet during the summer, and will again with the Mall is finished. I have concerns about overall traffic management at the UHT for music events and I have the same concerns for this use as well.	6/28/2017 11:02 AM
15	Mill City - quality/variety of products, atmosphere Linden Hills - same as above, plus the fact that its a bit smaller Northeast - It's reasonably close and has decent quality/variety	6/19/2017 9:01 PM
16	Not at the moment	6/19/2017 3:10 PM
17	Midtown, Kingfield, NE farmers markets. Good selection of veggies/fruits, has a good/unique "vibe" or feel, and easy bike access.	6/19/2017 3:08 PM
18	Global midtown	6/19/2017 2:45 PM
19	down town farmers market, direct access to food.	6/19/2017 12:50 PM
20	Camden farmers market. Sadly there are only a couple vendors, but we're in a food desert up here. There are no other places to go.	6/19/2017 11:29 AM
21	Farmers market on Lyndale and Glenwood area. Great choices of food and fun atmosphere.	6/19/2017 10:04 AM
22	Please emulate markets in other cities (instead of what's already here). Lots of cool indoor/outdoor markets in other cities.	6/19/2017 9:26 AM
23	NE Farmers Market's Winter Market. I also like Audubon Farmers Market for summer since I would rather shop on a weekday.	6/15/2017 4:58 PM
24	Can we get a co-op? Please? Pretty please? Both Seward & East Side have great new set-ups. Something like that would be awesome.	6/15/2017 10:53 AM

Q16 What kinds of attractions would bring you to the Upper Harbor Terminal most often and how often do you think you would come? (Consider the topics above, but feel free to add others.)

Answered: 30 Skipped: 10

#	Responses	Date
1	group exercise classes, ethnic food choices, flea market, music, lectures	7/21/2017 12:33 PM
2	Restaurant and Breweries as well as river access would bring me their the most. I can see myself going 2-3 times a month.	7/15/2017 6:00 PM
3	Bike trails, Marina , good restaurants and concerts - I would come a couple of times a week at least in the summer	7/15/2017 9:15 AM

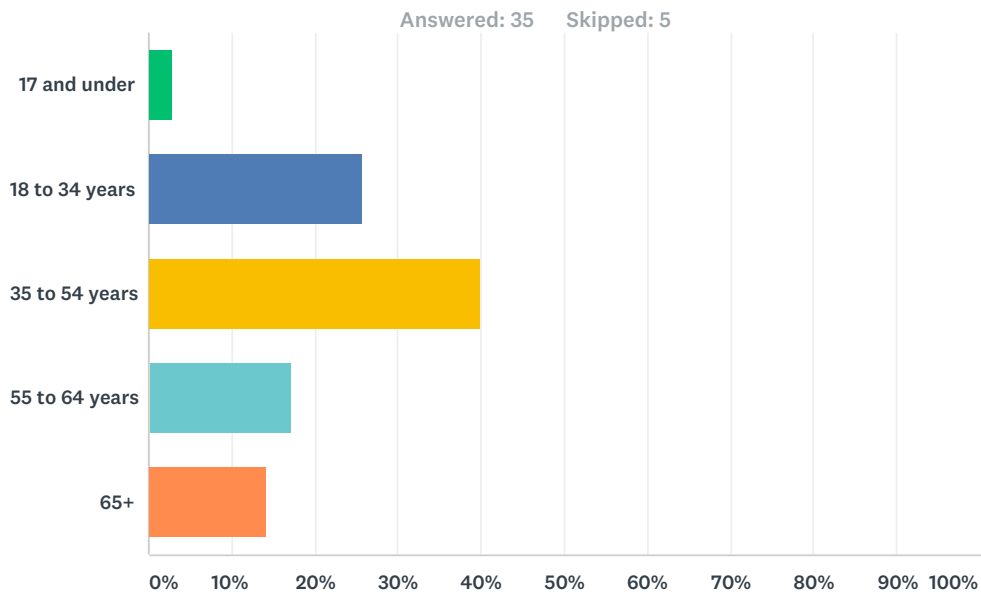
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4	I would not want to see this section of the river become a major entertainment venue location. Small summer concerts, ice skating in the winter, a safe, clean, natural place for children and their families, affordable to all people - that is what I would like.	7/14/2017 1:59 PM
5	Walks in the Park along the river. Nature in the urban area,	7/13/2017 9:31 AM
6	Natural shows and how to get along with Nature tutorials.	7/11/2017 4:49 PM
7	A good market that has a lot of things and variety. I like Lexington Market in Baltimore. Eastern Market in DC is an example of too little. Seattle's Pike Street market is good for variety but too big and too touristy. We should have all the city festivals there, including theme ones such as jazz or country or other music; ethnic and cultural ones. Concerts every night (almost all free).. There are all types of get togethers for wide ranges of people (such examples as Star Trekers, robotics, the possibilities are endless). Some would attract me and other s wouldn't. And it would be other things that would attract others and not me. I would go 1 to 3 times a week depending on the attractiveness of what was going on	7/4/2017 1:45 PM
8	If it was a running/cycling trail, I would use it monthly, year round. I think a summer outdoor venue for music would be nice and would guess I would attend 2 concerts per year.	7/1/2017 5:23 PM
9	Market? At least once a week. Entertainment...depends on the price. If entertainment were Free, I would be there a lot. We go to the Harriet Band Shell often during the summer although it is not in our neighborhood. We are at all of the entertainment on Victory Memorial Drive when ever possible.	7/1/2017 9:53 AM
10	Art, kites, gardens, trails, food.	6/30/2017 1:06 PM
11	Concerts if amphitheater is there. Also events such as beer tasting, wine tasting, flea markets, food truck events. I would come once per week in the spring, summer and fall.	6/30/2017 12:48 PM
12	Public art displays, cool playground equipment, east transit access, canoe/kayak rentals, special events like city-wide composting kick off parties, or a city-sponsored treasure hunt.	6/30/2017 10:21 AM
13	This would make a good space close to NE to have beer events such as beer dabbler.	6/30/2017 12:01 AM
14	Festivals, music events, theater, outdoor movies	6/29/2017 11:45 PM
15	All off these ideas would create a draw.	6/29/2017 11:34 PM
16	Being able to be on the river - restaurant would be #1 choice, boat rental #2	6/29/2017 11:11 PM
17	Proper biking and pedestrian infrastructure.	6/29/2017 4:20 PM
18	Playground, music/theatre/movies in the park. A ballfield would be a nice option. We would probably be in the 1/month ballpark given our proximity to Theo Wirth and Webber. A bike path along Dowling would make it more accessible. Also this is a amazing - super excited - thanks for the survey!	6/29/2017 11:06 AM
19	Art Fairs, maybe a farmers market, musical offerings, and, most particularly, bicycle connections to regional trails and to downtown. I'd love to bike to UHT, grab lunch or coffee on a Saturday, and head out on a bike ride to Minnehaha Falls along a unified river parkway, or grab a cup of coffee on a Monday morning as I begin my bike commute to work downtown.	6/28/2017 11:02 AM
20	A LARGE regional skatepark. Skateboarding would bring multigenerational group of users that would keep the space active and used year-round if skatepark was incorporated into covered dome structures.	6/26/2017 3:59 PM
21	Music - depending on price weekly Farmers market - weekly Art/craft market - couple times/year Food/drink events - multiple times/year	6/19/2017 9:01 PM
22	2 times a month if possible	6/19/2017 3:10 PM
23	If its a great farmers market, then weekly really. New markets hopefully won't pull people away from existing markets	6/19/2017 3:08 PM
24	Weekly	6/19/2017 3:00 PM
25	all kinds(except Rap and Hip-Hop), weekly	6/19/2017 12:50 PM
26	Number one: It has to be a badass park. A big park. Number two: An outdoor venue and food truck access is paramount. Number three (and probably number 1.5 really,) It has to connect to the Grand Rounds or other bike trails. It is critical that you can EASILY bike and drive to/from Northeast and Downtown.	6/19/2017 11:29 AM

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27	Restaurants, bike paths, music, and a farmers market would bring me to the Upper Harbor roughly 4 to 5 times a month in the summer and 1 -2 times a month in the winter.	6/19/2017 10:04 AM
28	Movies in the park, concerts, restaurant, giant games (e.g. capture the flag), cooking classes, pottery like in Powderhorn, etc.	6/16/2017 11:37 AM
29	Depends on what you offer, as outlined in previous offers. If you make it more green/natural/rivercentric and less concert venue, I would use it often since it would be close and easily accessible from my house. If concert venue, probably would never go due to costs - and I don't like First Avenue's typical offerings or audiences. Would prefer jazz, for starters. I would pay for river access like a boat ride, kayak rental for novices, Wilderness Inquiry type of outing. Also would need to keep parking cost cheap or zero. Paying for parking at public parks is offputting. Charge nonresidents for it or more than you charge residents. Seems only fair.	6/15/2017 4:58 PM
30	If there were grocer, with easy parking, great produce, and smallish ~ think co-op or the downtown Whole Foods, not Cub ~ I'd be there every week. And that could pull commuters off the freeway. Fun, boutique shops, where I can buy handmade earrings, fancy stationery, unusual gifts ~ probably three or four times a year. An actual bookstore ~ maybe including used books and a donation box where anyone drop-off donations or help themselves so people without money, especially kids, could get a book ~ probably monthly, A good doughnut shop, at least weekly.	6/15/2017 10:53 AM

Q17 Which category represents your age?

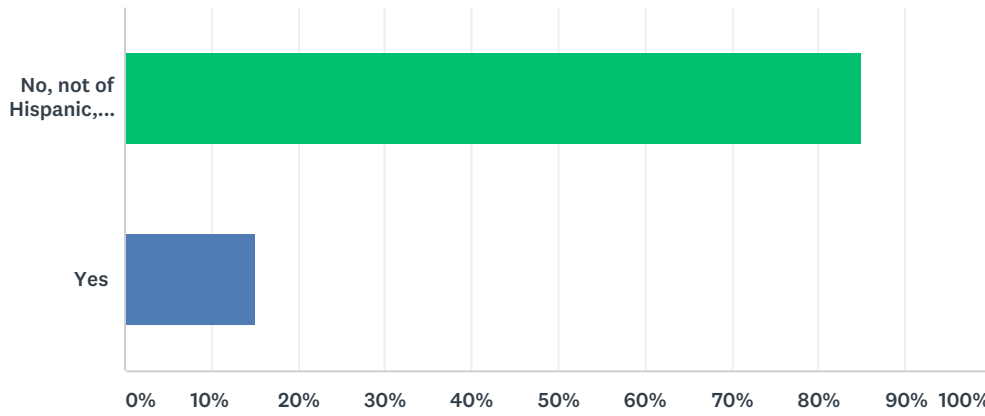


Answer Choices	Responses
17 and under	2.86% 1
18 to 34 years	25.71% 9
35 to 54 years	40.00% 14
55 to 64 years	17.14% 6
65+	14.29% 5
Total	35

Q18 Are you of Hispanic origin? (replicates question from 2010 census. As of the 2010 Census, Hispanic origins are not races).

Answered: 33 Skipped: 7

June 2017 - Upper Harbor Terminal Destinations and Public Spaces Survey

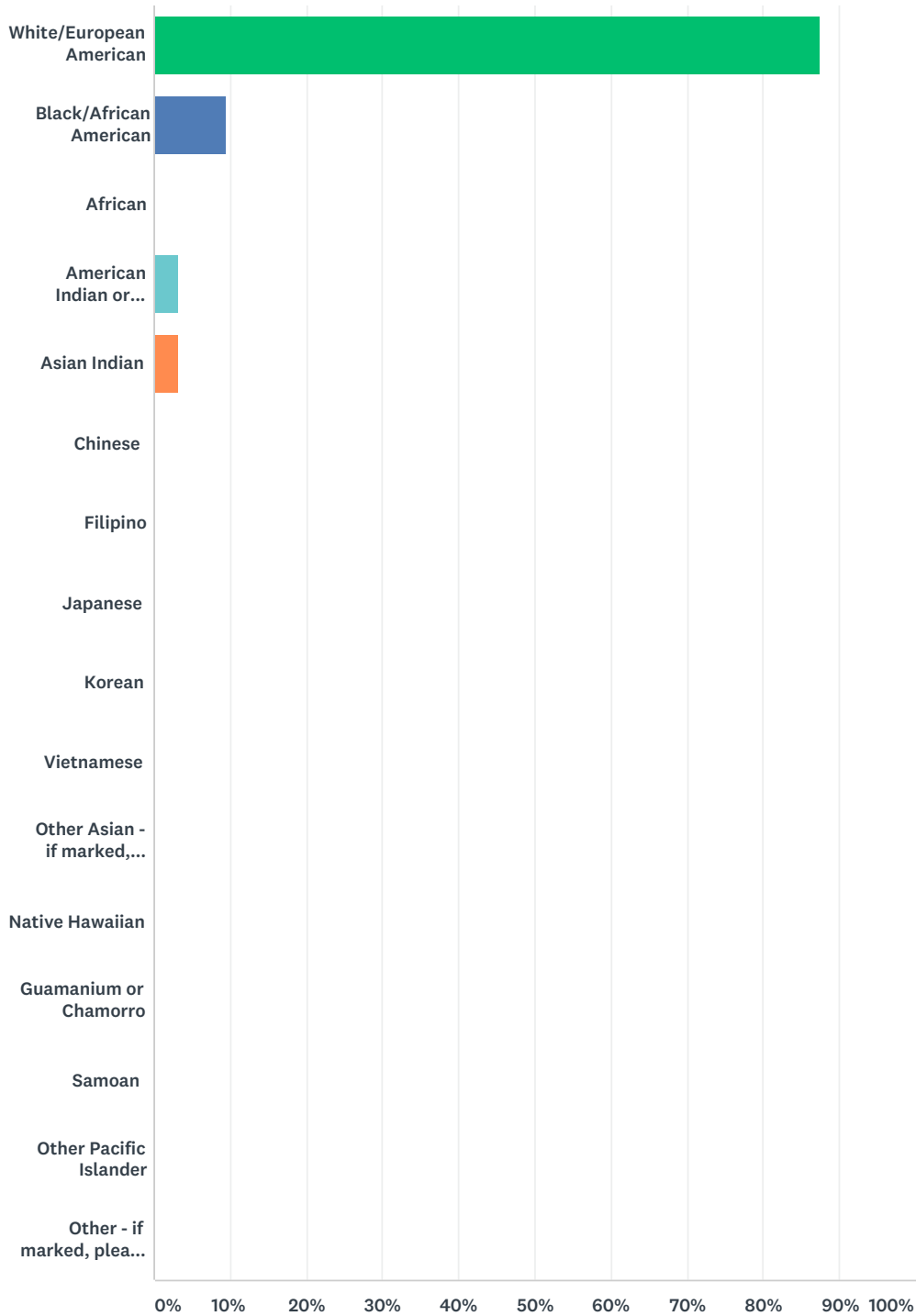


Answer Choices	Responses	
No, not of Hispanic, Latin, or Spanish origin	84.85%	28
Yes	15.15%	5
Total		33

Q19 Which of the following racial/ethnic categories best describes you? Please mark as many as necessary (replicates question from 2010 Census).

Answered: 32 Skipped: 8

June 2017 - Upper Harbor Terminal Destinations and Public Spaces Survey



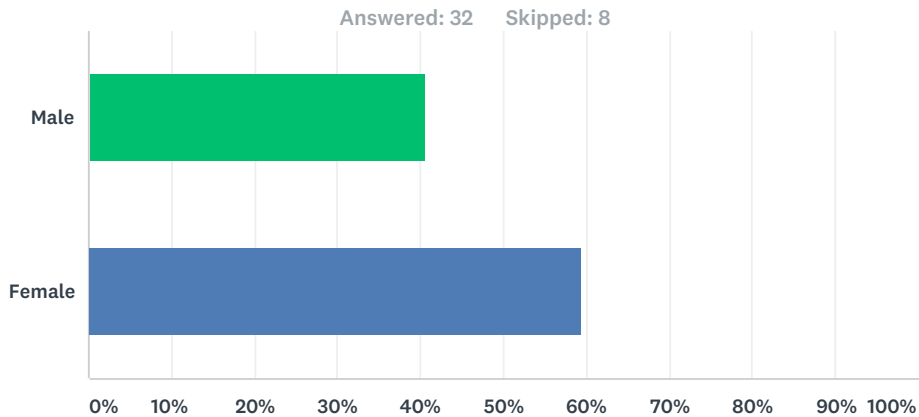
Answer Choices	Responses
White/European American	87.50% 28
Black/African American	9.38% 3
African	0.00% 0
American Indian or Alaska Native - if marked, please indicate in comment box Tribe name	3.13% 1
Asian Indian	3.13% 1

June 2017 - Upper Harbor Terminal Destinations and Public Spaces Survey

Chinese	0.00%	0
Filipino	0.00%	0
Japanese	0.00%	0
Korean	0.00%	0
Vietnamese	0.00%	0
Other Asian - if marked, please indicate in comment box specific race	0.00%	0
Native Hawaiian	0.00%	0
Guamanian or Chamorro	0.00%	0
Samoan	0.00%	0
Other Pacific Islander	0.00%	0
Other - if marked, please indicate in comment box specific race.	0.00%	0
Total Respondents: 32		

#	Comment:	Date
	There are no responses.	

Q20 How do you self-identify in terms of gender?



Answer Choices	Responses
Male	40.63% 13
Female	59.38% 19
Total	32

#	Other / prefer not to designate	Date
	There are no responses.	

Q21 What is the zip code of your residence?

Answered: 35 Skipped: 5

#	Responses	Date
1	55407	7/21/2017 12:34 PM

June 2017 - Upper Harbor Terminal Destinations and Public Spaces Survey

2	55412	7/15/2017 6:01 PM
3	55411	7/15/2017 9:19 AM
4	55412	7/14/2017 2:00 PM
5	55418	7/13/2017 9:34 AM
6	55418	7/11/2017 4:50 PM
7	55412	7/4/2017 1:50 PM
8	55455	7/2/2017 1:27 AM
9	55413	7/1/2017 5:24 PM
10	55411	7/1/2017 9:54 AM
11	55110	6/30/2017 1:06 PM
12	55340	6/30/2017 12:50 PM
13	55406	6/30/2017 10:22 AM
14	55413	6/30/2017 12:02 AM
15	55418	6/29/2017 11:46 PM
16	55411	6/29/2017 11:36 PM
17	55411	6/29/2017 11:12 PM
18	55418	6/29/2017 5:09 PM
19	55412	6/29/2017 11:06 AM
20	55412	6/28/2017 11:06 AM
21	55409	6/26/2017 4:01 PM
22	Near City View	6/26/2017 9:10 AM
23	55430	6/19/2017 9:02 PM
24	55429	6/19/2017 3:10 PM
25	55405	6/19/2017 3:09 PM
26	55411	6/19/2017 3:00 PM
27	55416	6/19/2017 2:50 PM
28	55114	6/19/2017 2:46 PM
29	55412	6/19/2017 11:30 AM
30	55405	6/19/2017 10:05 AM
31	55401	6/19/2017 9:27 AM
32	55421	6/16/2017 11:38 AM
33	55405	6/15/2017 6:49 PM
34	55418	6/15/2017 4:59 PM
35	55412	6/15/2017 10:55 AM

Q22 What makes you interested in the Upper Harbor Terminal?

Answered: 33 Skipped: 7

#	Responses	Date
1	because I grew up near there and I was just there to tour the mushroom farm	7/21/2017 12:34 PM
2	In my neighborhood	7/15/2017 6:01 PM

June 2017 - Upper Harbor Terminal Destinations and Public Spaces Survey

3	I live close to it in North. I want to clean up the riverbanks and remove the heavy industry, increase the housing opportunities along the river, bring a vibrant riverfront to be enjoyed by many not a dead at night business park, a destination riverfront that brings people in from all over could greatly benefit the people of North,	7/15/2017 9:19 AM
4	It is my community. I'm interested in returning it to a natural place, and a place for the people - the commons.	7/14/2017 2:00 PM
5	Have fought the Kondirator, Participated in clean ups. Realize that that river runs through our veins, is a source of drinking water for many and	7/13/2017 9:34 AM
6	Lover of nature	7/11/2017 4:50 PM
7	North Minneapolis has always been treated poorly by the city government and almost never received any attractive development. This is a chance for the city to finally give attractive development to the Northside. It would be great to be able to go to things on the Northside and not have to go everywhere else in the metro. It would also bring others to the Northside, which in turn would help revitalize the Northside	7/4/2017 1:50 PM
8	Architect, designer, researched waterfronts in the past, followed the RiverFirst plan from the competition stage, glad to see it being carried out.	7/2/2017 1:27 AM
9	Above the falls river resident	7/1/2017 5:24 PM
10	Close proximity to location	7/1/2017 9:54 AM
11	Old stomping grounds; love the river	6/30/2017 1:06 PM
12	I love the waterways and the Mississippi is one of the most famous in the United States. The history of trade and business along the river has always interested me. Great to see the city preserving the heritage while making it a new venue.	6/30/2017 12:50 PM
13	Limited opportunities to redevelop portions of the river, let's do this right.	6/30/2017 10:22 AM
14	This is a new park going in relatively close to my newly purchased home.	6/30/2017 12:02 AM
15	It's close to my home and would make a great new area for community engagement	6/29/2017 11:46 PM
16	A unique opportunity to completely change the character of a community	6/29/2017 11:36 PM
17	great location, close to Mpls, the river!	6/29/2017 11:12 PM
18	It sounds like a good idea.	6/29/2017 5:09 PM
19	Promixity and it's a park along the Mississippi - Mpls Parks are the best!	6/29/2017 11:06 AM
20	The historic opportunity to create a destination park close to my home in a historically underserved part of the city. Creation of public connections to the riverfront, creation of natural connections of North Minneapolis to the river and to downtown along the river corridor.	6/28/2017 11:06 AM
21	Hoping tax resources used in community spaces that are truly used 24/7.	6/26/2017 4:01 PM
22	It's just down the road	6/19/2017 9:02 PM
23	I never knew it was there	6/19/2017 3:10 PM
24	Live nearby, want more access/parks/affordable housing on north side	6/19/2017 3:09 PM
25	Bike ride-able	6/19/2017 2:50 PM
26	Water	6/19/2017 2:46 PM
27	I live on the northside and we need help.	6/19/2017 11:30 AM
28	Park supporter	6/19/2017 10:05 AM
29	Need more urban attractions. Need more CONDOS and multi-family residential options close to the city.	6/19/2017 9:27 AM
30	New big park near my house	6/16/2017 11:38 AM
31	jobs for North Minneapolis	6/15/2017 6:49 PM
32	I am a taxpayer and resident in a congested city that needs quiet green/nature space as respite.	6/15/2017 4:59 PM
33	I live and work in 55412. Also, it's an awesome river and I hate how industrialized it is around here.	6/15/2017 10:55 AM

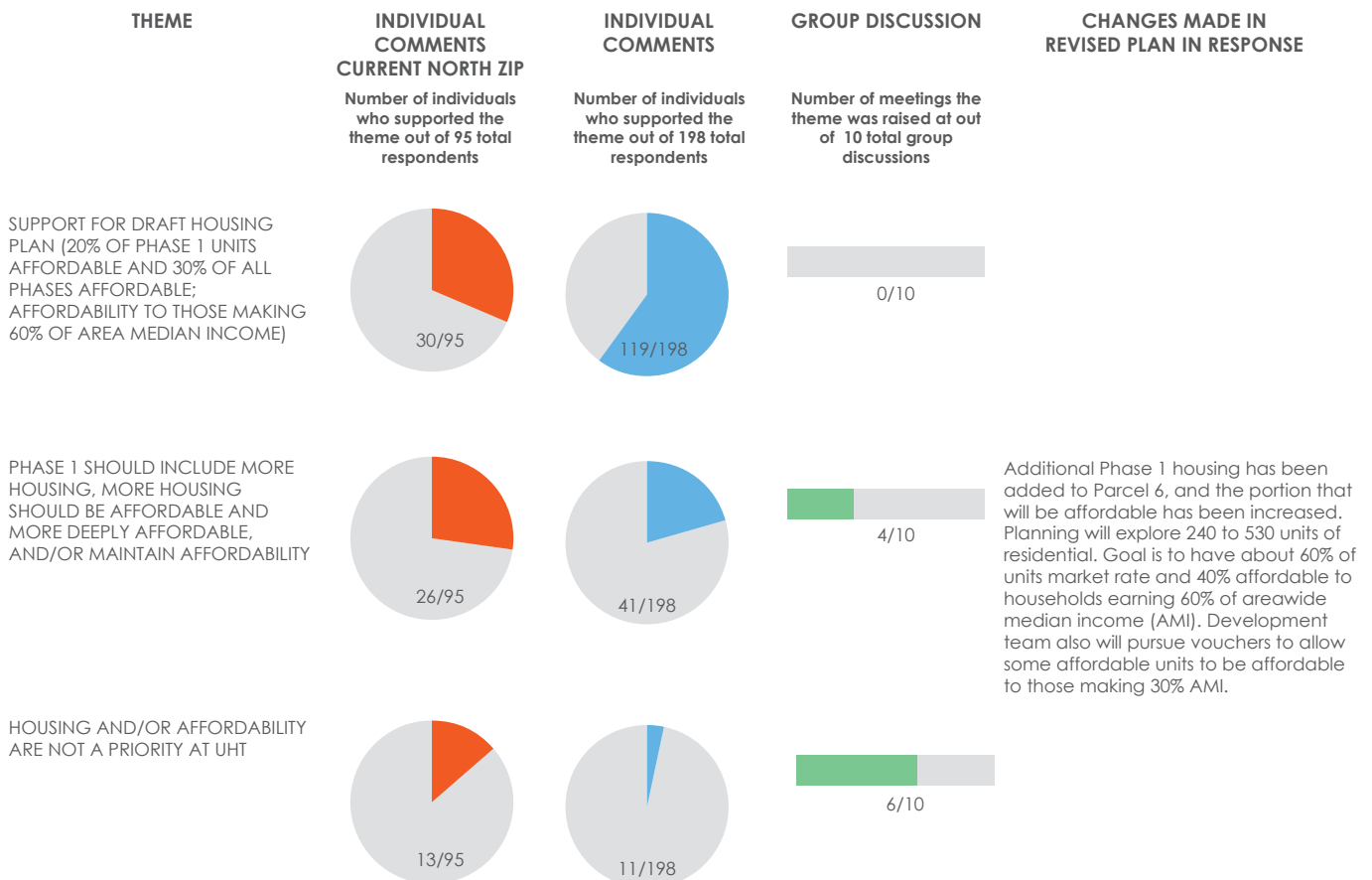
UPPER HARBOR TERMINAL DRAFT CONCEPT PLAN 2018 COMMUNITY COMMENT

This is a summary of the topics most frequently raised in response to the Upper Harbor Terminal Draft Concept Plan. The draft was released August 2018 and it addressed input gathered in earlier stages of community engagement. The third round of community engagement conducted in the second half of 2018, consisted of a series of public meetings, workshops, door knocking in McKinley neighborhood, a survey, among others. Letters and emails submitted in response to the project are also included in this summary. Between August and November 2018, we collected 293 individual responses, 95 of which came from people who identified as North Minneapolis residents. Five meetings engaged many more individuals, both from North Minneapolis and other parts of the City and Metro Region. The online survey responses and meeting notes, and the compilation of raw data (also available online) offer a more complete summary of the comments collected.

Individual comments: Can be linked to a person, sometimes with demographic data attached to the comment. Individual comments from the online survey, door knocking, interviews at events, individual letters, and comment sheets collected at meetings. Information shows how many of the individuals that weighed in on the project supported the theme.

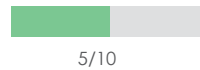
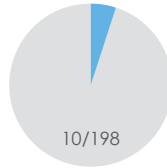
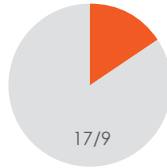
Group discussion comments: Cannot be linked to a person but shows the frequency that a theme was raised. Group comments came from large and small group discussions at public meetings, community-led meetings, focus groups, and letters from organizations. Information below shows how recurrent these themes were in the total number of group discussions. Group discussions from this round of engagement took place on the following dates: August 15th, 16th, 21st, 22nd and 28th; September 8th, 12th and 28th; October 13th and November

PHASE 1 HOUSING AND AFFORDABILITY



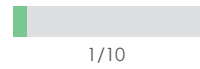
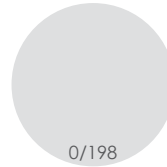
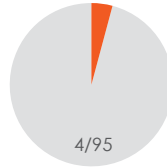
PARK

15.5 ACRES OF PARKLAND IS NOT SUFFICIENT. CPAC OPEN SPACE HELPS, BUT WHAT HAPPENS WHEN AND IF CPAC IS NO LONGER OPERATING?



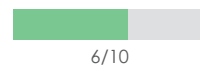
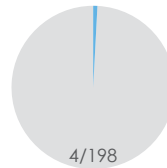
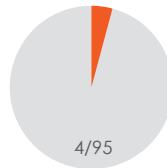
Total changes result in 19.5 acres of MPRB owned parkland (25% increase), plus 1.5 acres of potential future public park. Linear park will be reconfigured to allow more depth for riverbank restoration and for separated pedestrian, bike and vehicular movement options for future flexibility. Additional park area added in the southern area. Outer lawn portion of CPAC will be owned by MPRB or City and leased to CPAC; would revert to public control if CPAC ever ceases operation. This change in ownership prevents unwanted private development and could convert 1.5 acres of privately operated, publicly accessible green space to full public park in future if CPAC is no longer operating.

CPAC AND HOTEL PRIVATIZE RIVERFRONT AND DON'T ALLOW ENOUGH PUBLIC SPACE NEXT TO RIVER. PARKWAY SHOULD CONSISTENTLY BE BETWEEN PRIVATE DEVELOPMENTS AND RIVERFRONT



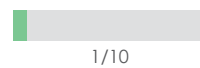
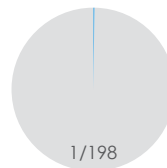
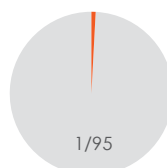
The needs served by private development in these areas are important and have considerable community support. Team will explore design guidelines to make sure that any private development near the river is human-scaled and supportive of public realm.

THERE NEEDS TO BE ACCESS TO THE RIVER, NOT JUST BEING ABLE TO SEE IT FLOW BY



Other options such as docks, fishing piers, Paddle Share and perhaps floating amenities will be explored as park planning proceeds. Likely locations would be at Dowling Plaza, Relics Park and beach area at southern end.

PARK SPACE IS TOO LARGE

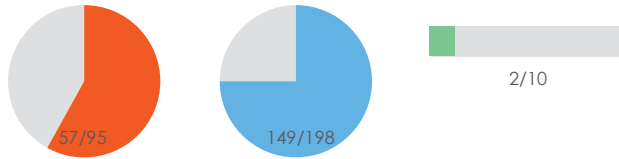


Reasonable space is needed to allow for circulation and key amenities discussed in previous planning efforts. Strong public spaces are also important to support development.

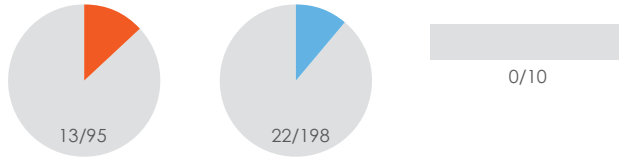
DEVELOPMENT

COMMUNITY INNOVATION HUB

SUPPORT THE IDEA



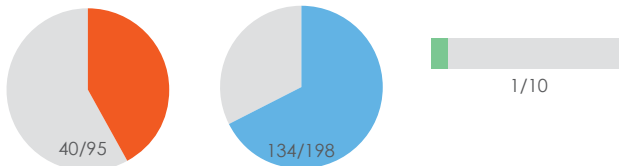
NOT SUPPORTIVE OF THE IDEA. SOME NOT SUPPORTIVE OF LOCATION. CONCERNS THAT THERE IS NOT ENOUGH DETAIL ABOUT PROPOSED USE TO EVALUATE ITS FEASIBILITY.



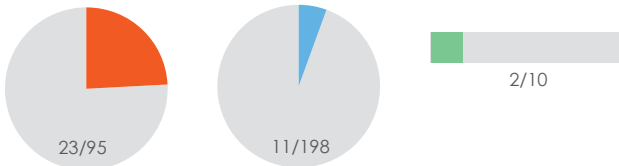
More information about possible Community Impact Hub components will be included in revised concept plan.

HOTEL

IN FAVOR OF HOTEL AS PROPOSED

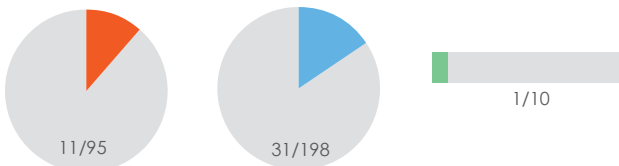


CONCERN THAT HOTEL DOES NOT BENEFIT LOCAL COMMUNITY OR PROVIDE TYPES OF JOBS THAT COMMUNITY NEEDS



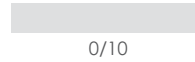
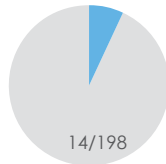
As hotel owner, THOR will work with community to maximize Northside hiring, and all jobs will pay at least \$15 minimum wage. Other options to benefit community will be explored, e.g., food service that is culturally sensitive (ideally provided by local businesses). Hostel units may be explored elsewhere on site.

CONCERNS INCLUDING DESIGN, MARKET AND GENERAL DESIRABILITY



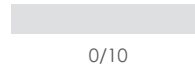
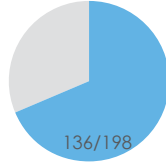
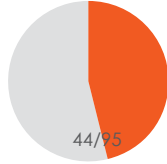
OFFICE/ MIXED-USE

DOES NOT BENEFIT COMMUNITY OR PROVIDE TYPES OF JOBS THAT COMMUNITY NEEDS



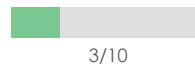
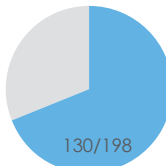
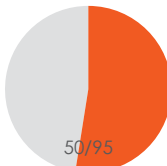
Development team will work with community to identify desired types of jobs to inform tenant solicitation and will explore ways to support those jobs going as much as possible to local residents.

OFFICE ON PARCEL NEXT TO FREEWAY AND AWAY FROM RIVER IS A GOOD CHOICE AND CAN PROVIDE MEANINGFUL JOBS

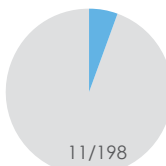
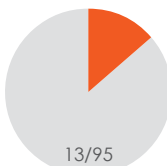


COMMUNITY PERFORMING ARTS CENTER CPAC

IN FAVOR OF CPAC LARGELY AS IS SHOWN



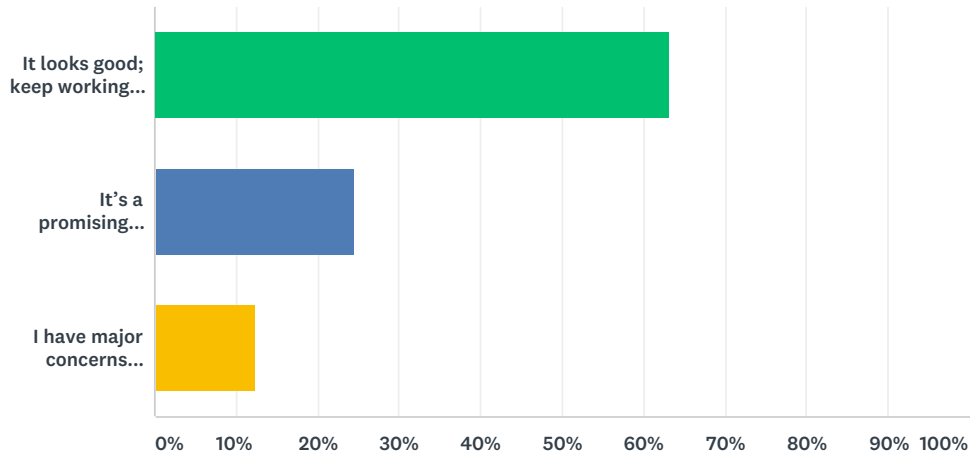
CPAC DOES NOT BENEFIT COMMUNITY, IS NOT FOR PEOPLE IN NORTH OR WILL INCREASE POSSIBILITY OF DISPLACEMENT AND GENTRIFICATION



Development team, led by First Avenue Productions, will work with community representatives to develop a community benefit package, including community control of free programming, youth employment and support of community businesses in CPAC procurement.

Q1 OVERALL OPINION -- On an overall basis, how would you rate the draft redevelopment concept plan?

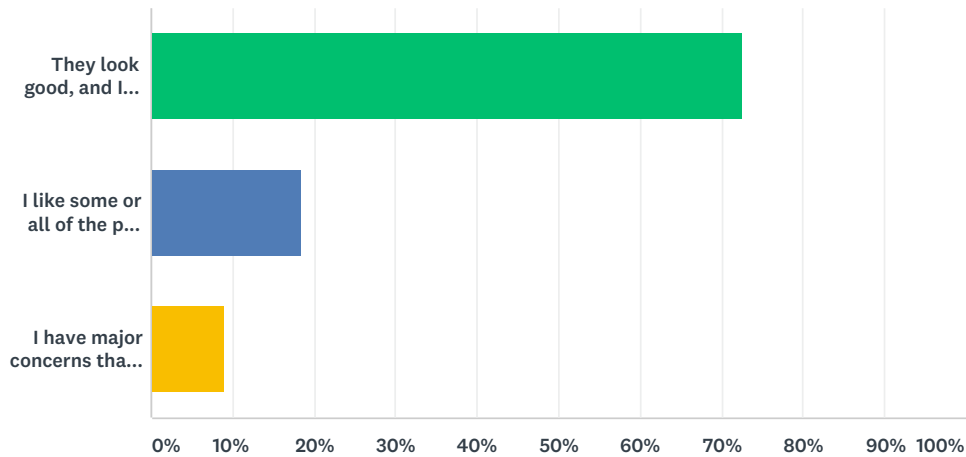
Answered: 258 Skipped: 1



ANSWER CHOICES	RESPONSES	
It looks good; keep working out the details.	63.18%	163
It's a promising start, but needs work (you'll have opportunities for detailed input further into the survey)	24.42%	63
I have major concerns (you'll have opportunities for detailed input further into the survey)	12.40%	32
TOTAL		258

Q2 PARK IMPROVEMENTS -- The draft concept proposes that about 15.5 acres of the total site be allocated for park space. This includes the linear park and trail along the river edge and the north-south parkway, plus the Dowling Plaza, “relics park” and two other green areas at the northern and southern ends of the site. A park graphic may be found here. What input do you have about the location, size and basic types of the proposed park improvements?

Answered: 255 Skipped: 4



ANSWER CHOICES	RESPONSES
They look good, and I look forward to providing input about specific park uses and design as the process proceeds.	72.55% 185
I like some or all of the park plan, but think there are specific aspects that need to be addressed (please note them below).	18.43% 47
I have major concerns that need to be addressed (please note them below).	9.02% 23
TOTAL	255

#	CONCERNS AND SUGGESTIONS:	DATE
1	Water access for paddlers is important. A basketball court would be a nice amenity.	10/19/2018 4:27 PM
2	I would like to see more green space, including park and areas for urban agriculture. I don't think 15 acres is enough space designated for park use. At minimum, I would define park as space that people from many walks of life and stages can take advantage of, that includes walking and a bike path that connects all along the stretch of the development along the river, spaces for families to get together for picnic and gatherings, community garden, preservation of wildlife and native plants, space for people to lounge, playground for children and public restrooms and access to river activities such as canoe and kayak rentals.	10/19/2018 4:13 PM
3	I have a concern of a hotel on this site mixed with apartments.	10/19/2018 4:10 PM
4	I think there needs to be more land allocated to park land. The river is such a great benefit to the city and to people and families who live here. As a person who lives in the northside, I'd love to have use of vast parkland near the river. I currently live on Folwell Park which is 27/28 acres I believe. I do not think 15.5 acres dedicated to park is enough.	10/19/2018 3:46 PM

Upper Harbor Terminal Draft Concept Plan Input

5	The plan should be park/river restoration based, and there should be an aim to find a way to connect it to the rest of the river front to develop a continuous unblocked pathway from north to south.	10/19/2018 1:46 PM
6	A park to me is green open space with room for trails, nature, sport area, grilling and BBQ area, tables, trees for shade, and water incorporated in some aspect so maybe a small pond or waterfall.	10/19/2018 12:56 PM
7	Park spaces are secondary to development and seem like leftover spaces, park space is squeezed in current Phase three configuration. Would like to see reconciliation ecology principles explored, integrating ecosystem/habitat with urban development and river. Balance recreation (sports fields/courts/skatepark) with natural landscapes. Needs stronger park-like/ecological connection to river, connection seems more like an urban edge. There is excessive paving in this concept, would like to see less roads/parkway and less hardscaping.	10/19/2018 11:04 AM
8	I'm just so excited first avenue is creating another cool venue!! And let's REVIT	10/19/2018 10:56 AM
9	Does there need to be a hotel?	10/19/2018 10:29 AM
10	Pedestrian/bike access needs to be improved. Dowling is too dangerous due to heavy. traffic	10/19/2018 10:18 AM
11	I question the need for a hotel at this site??	10/19/2018 10:12 AM
12	Need to make sure the park land protects from erosion and contains native species. Potentially expand amount of park space	10/19/2018 9:50 AM
13	This is a smaller point, but please design the windows for the buildings to protect the birds. You don't want to attract birds to the park, only to have them crash and die by running into windows. Please work with the Audubon Society and green architects to incorporate protecting birds in your design. ALSO make eagle habitat. Plant big tall oak trees along the river. Eagles will totally make that place come alive. Thank you.	10/19/2018 7:59 AM
14	There is too much park land. The strip along the River should be no more than 50 ft. wide. The rest of the unneeded park land should be used for commercial development. The goals of the North Side Promise Zone is more jobs for north Mpls. and a reduction in inequality. Park land provide few jobs so it does not achieve the goals of the Promise Zone	10/19/2018 12:59 AM
15	Make it possible for park visitors to use the river, not just look at it.	10/18/2018 11:48 PM
16	Please don't fill this whole area with low income housing. We need some meet rate so we can get more income diversity in north Minneapolis.	10/18/2018 11:04 PM
17	Site should dedicate more area to park and open & wild space. Start small, safely open it up to people, then see what access and use patterns occur. Let people reconnect to the river on their own and don't force use of space. When it's time to build, let natural systems and resources be the lead factor in determining functionality of built environment - human use should incorporate sustainably and with climate consciousness guiding all decisions.	10/18/2018 10:10 PM
18	I would like to see more space dedicated to park, natural areas, open space. I think for such a large area, more should be natural park space.	10/18/2018 9:48 PM
19	Would like to see a fishing pier.	10/18/2018 6:38 PM
20	I like that the area right along the water is reserved for park space; it is a critical area for creating a connection to the river and the water itself. I think that the 1/3 of the space allocated for park is far too little considering the available space of the development. I think the thin stretch of park is constricting, and the the green space should be more open, extending back farther from the river to give space for aspects of park other than the riverside path. I think important parks of parks are green space, some lawn but NOT all green-watered-mown lawn; there should be trees and pollinator gardens and space for community gardens to grow plants that can nourish people with food and medicine. The native landscape the way it would be without modern human development should be represented in what lives there and the way the park looks. There should be picnic tables for families and friends to use for gatherings and meals, creatively built play spaces for children that incorporate the natural environment, and just lots of space for people to come and be and feel at peace in the presence of mother nature. Opportunity for solitary peaceful reflection is a very important aspect of natural spaces.	10/18/2018 6:36 PM
21	I would like to see more land used for park space. The Northside has less park space than other areas of the city and has been blocked from the river by industry for decades. There needs to be more opportunities for park space that goes beyond trees and grass. There need to be opportunities to get deeper into a natural space that complements and works with the river. The river should be central to all planning for park space.	10/18/2018 5:21 PM

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22	need more acreage for the park!	10/18/2018 5:02 PM
23	15 acres out of 50 designated for park? MPLS Taxpayers are being steam rolled by private developers. This is utter trash. Where is the GREEN SPACE????????? I'm super disappointed at how little actual park is being planned. This development is predatory on the Northside residents who tend to poll super low in civic engagement already. Are you doing enough to reach out? No damn way you would get away with this plan in any other community in Minneapolis.	10/18/2018 4:42 PM
24	I would not tear down the existing warehouse building for park space. Instead, I suggest programming the northern end of the building for park-related activities and functions, such as a gift shop, cafe, interpretive center, etc.	10/18/2018 3:21 PM
25	The amount or location of park space is not about how you enhance the concept or work with it. It seems arbitrary right now it is just a numerical portion of the site.	10/18/2018 3:05 PM
26	I personally think the relics may become a large burden on the site and could cause issues, but otherwise the concept is good.	10/18/2018 2:54 PM
27	Dowling Plaza may be publicly owned but it is of little interest as a park space. There is very limited green space along the river, and next to no access. Compare this to riverfront further south, where there are larger park areas and wider parkways.	10/18/2018 1:06 PM
28	I particularly enjoy that the riverfront is park space. We need a safe bike/walk riverwalk trail	10/18/2018 12:34 PM
29	Linear park will need a place to loop until the north-south connections are made, if not then it will not be used.	10/16/2018 8:38 PM
30	I need the name of a person who could listen to my concerns. At this point I only learned of this development or re-development of this area because I was looking at THOR constructions website for history on how they have become such a great custodian of North Mpls, the people and the future.	10/15/2018 2:30 PM
31	I am concerned about the massive building. Humans tend to like smaller scale and charm more than massive large building.	10/14/2018 10:06 AM
32	Seems like much too little actual/real public park -- i.e., greenspace, useable by the public 24/7/365, not event space or programmed space. Give us more access to greenspace. This seems mostly and overwhelmingly build-out space for offices, housing, commercial or pay-to-play concert space. Need free and accessible nature space with free parking. No corporate naming rights, please! Stop selling your soul.	10/12/2018 5:56 PM
33	I support the music venue and music programming. I think it is a great location for noise. I like the proposed mix of ticketed-events and community events as well as the "community benefit" ticket fee. The size is not too big in my opinion. I like that the domes are being kept; what a cool setting.	10/12/2018 4:44 PM
34	I think that there needs space for a nature area and place for quiet contemplation	10/11/2018 5:23 PM
35	Try to make them connect- a corridor	10/11/2018 11:30 AM
36	The arts center needs to be bigger and provide for a larger audience.	10/11/2018 9:29 AM
37	Millenium Park was referenced as an example of successful outdoor spaces in large cities. I would also mention Maggie Daley Park in Chicago as well. A great use of outdoor space, which my kids absolutely love, and would be a perfect fit in Minneapolis.	10/11/2018 8:47 AM
38	Dog park?	10/10/2018 4:02 PM
39	I'm wondering what the park space will include. Will there be space dedicated to specific sports; open space for picnics, yoga, frisbee, kite flying, bbq spaces, or is this proposed to be green and natural habitat restoration?	10/9/2018 3:53 PM
40	how will this be paid for?	10/9/2018 2:18 PM
41	I am a die-hard live music lover and attend concerts both indoors and outdoors, and an outdoor concert venue in or around downtown Minneapolis is exactly what this town needs. I used to love going downtown for the ribfests they used to have, and that Mill City music fest thing was great while it lasted. I also saw many shows at various places along the river by the old Saint Anthony Main place. I think they still have some kind of festival by the stone arch bridge down there. So I guess I'm saying please continue with your plans, we need a good place to see a show with the river as a backdrop. I hate to say it but I have no opinion about the proposed housing or any of the other stuff, sorry. cheers!	10/3/2018 11:28 AM

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42	This area is bordered with North Minneapolis and this area is a high crime rate area. What is being done to address this issue when it comes to patrons?	10/2/2018 3:11 PM
43	Connections need to be made from these proposed sites to parks across the Interstate and river that would tie this whole thing together; connections for foot and bike traffic to Perkins Hill Park to bike path and to Terrace Park over river to bike paths. This way there is another connection besides Dowling Ave, which a really poorly planned idea. Connecting parks on each side of the river and highway to the ones being proposed helps in having access that you never have to be outside of a green space via walking or biking.	10/1/2018 10:10 AM
44	They all need to better embrace the music venue. Meaning wider pathways that allow vendors, power , etc while still providing green space and walking trails	9/30/2018 10:36 PM
45	Where is canoe, kayak, paddleboard access? Where are provisions for fishing? Where are people going to be able to swim?	9/30/2018 7:22 AM
46	X games style skate and bike park would be a great concept	9/27/2018 12:37 PM
47	Typically this part of Minneapolis is not safe. I would not consider going here without strong police presence. Very concerned that bands that I would want to see would play here instead of the safe First Ave and other clubs.	9/27/2018 11:55 AM
48	Regardless of desire to limit cars. If you want burbites to come to shows. Need more parking within 2 blocks	9/27/2018 8:53 AM
49	Have we received input from the indigenous populace to see if they are included. There needs to be more green space. No hotels, no high end development. Needs to fit into the culture and economics of the people of the northside. They have been long ignored	9/26/2018 6:56 PM
50	Does the park need to take up space where the warehouse stands? Why not incorporate the existing building into the design?	9/26/2018 3:55 PM
51	I think the parking space to the south should be another park area. You could put a parking ramp just south of the community innovation hub (same height as the CIH bldg) which would provide more parking and there could be more green space	9/26/2018 11:08 AM
52	I would prefer additional dedicated park space, perhaps in TBD southern areas, perhaps to include sports/recreation facilities, but most importantly a playground.	9/26/2018 10:37 AM
53	Please make sure areas are accessible to people with disabilities	9/25/2018 9:50 PM
54	The twin cities has a wonderful music scene. We should have all 15 acres of parkland as one park along the river similar to Memphis. There should be multiple stages for outdoor concerts.	9/25/2018 9:21 PM
55	It looks really impressive. I'd say, more trees and make sure to have a few water fountains. But overall, looks solid.	9/25/2018 7:37 PM
56	Would love to see large areas of tree/shrub/perennial plantings vs. turf areas. Native planting areas to create pollinator habitat. The addition of a fitness park (as an example - https://fitness.playcore.com/)	9/25/2018 9:25 AM
57	I think a thoughtful and forward-looking approach to the bike paths, walkways, playgrounds and other green space will be critical . I think the Park Board is fully capable of this and will do a great job, as they have around the metro area!	9/25/2018 6:54 AM
58	Some of the open park space needs to extend over to I-94, both to facilitate a future ped-crossing of the freeway, and so the park is visible to passing traffic. This will also insure that all buildings will be park-front property, things should be connected by parks first, roads second.	9/24/2018 11:22 PM
59	The relics should be removed. They are obsticals for building and also represent another failed Federal Gov subsidy for jobs.	9/20/2018 5:14 PM
60	I am hoping for a little more parkland - move back the community center and the hotel	9/20/2018 2:14 PM
61	Will there be river access for boaters, kayakers, etc.? Will there be any open green space for any type of athletic participation? Fishing docks? All would be good for the users of the park.	9/18/2018 1:40 PM
62	I prefer to give specifics in a community-led group forum so my questions and ideas are not held in singular fashion. I want people to know what I am thinking, I want to hear what others think, and I want to work together to have true, equitable community input on planning and design.	9/18/2018 1:09 PM

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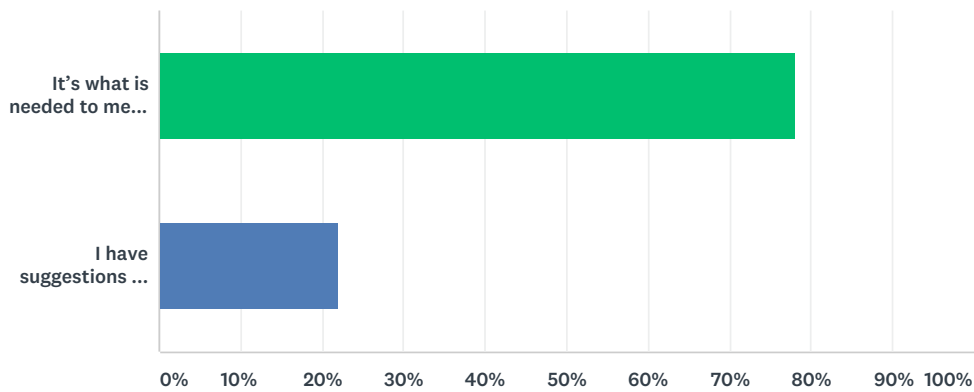
63	It's disappointing that the domes, in particular, are just being treated as "relics", even though they're less than 40 years old - isn't it possible to actually re-use these as indoor space (e.g. for roller skating/derby) rather than preserving them simply as a background to the music venue?	9/18/2018 11:15 AM
64	Where is the concern for wildlife such as birds since the river is a major flyway. Are the buildings going to have glass that avoids bird-window collisions ?	9/17/2018 6:26 PM
65	Park should be highly usable for neighborhood youth not just a big lawn but include play infrastructure and food foraging/communal gardening (follow up comment that we need to build housing and spaces FOR youth and families so it's not yuppie or hipster central)	9/17/2018 1:00 PM
66	I would like to see some verification included in the plans to guarantee that the new improvements will connect bike/walking paths from the North Regional Park with the paths at the riverfront area near Broadway Ave. to the south. Also, I would like to see a bit more space allocated to green space.	9/17/2018 11:13 AM
67	Do we really need yet another hotel? Do we really need that much paved area? Do we really need housing here? The River is the thing. Focus on the river; hydrology, ecology, habitat, nature. Back off from the river as much as possible and restore it's natural functioning as much as possible. People need nature to heal.	9/17/2018 9:07 AM
68	I think park space is probably the most promising of all of the proposed redevelopment. More parks along the river are always good, assuming the city has the finances to maintain and police it.	9/17/2018 8:50 AM
69	opportunity for water ski show site	9/17/2018 7:00 AM
70	Size of amphitheater. Parking. Access.	9/15/2018 5:27 PM
71	I'm a little disappointed that only 15 acres out of the total 48 is going to be park land. I don't think that is enough green space and I worry about the environmental impact of all the development.	9/15/2018 4:25 PM
72	I think more park area would be better.	9/14/2018 8:40 PM
73	I feel that park property should be park property. Too much, expensive, and invasive development will spoil the river.	9/14/2018 6:50 PM
74	I would like to see the dedicated park space greatly expanded in the large area on the southern half of the site that is currently set aside for future development. While the temptation to encourage revenue-earning development is always present, this site gifts us a rare opportunity to gain an incredible community asset. Aside from those near Theodore Wirth Park on the west end, most north Minneapolis residents have little green space in comparison with other parts of the city, yet stands to gain a premium park through this redevelopment effort. With the UHT, we have a chance to turn a large swathe of precious riverfront land into a beloved community space in which to congregate and recreate out of doors, and without cost, in an area that has been neglected and even excluded outright throughout the city's history, and I would hate to see that chance give way to a more imposing built environment along the river.	9/14/2018 5:59 PM
75	What is being done with the actual "relics" in Relics Park which is adjacent to green 2.3 acre green "Park Space"? Build a skatepark/bmx facility that uses the inside of the domes and the outdoor space between the domes. You need activities like skateboarding/bmx that will be used everyday and also attract youth and families. A regional skatepark would also compliment the 1st Ave. music venue. Use City of Skate, partner of MPRB to make this a reality.	9/14/2018 5:38 PM
76	Overall site is isolated and don't believe there is enough draw to the site. Highway acts as a barrier from the neighborhood. Parks that don't have neighbors have a tendency to feel unsafe.	9/14/2018 11:59 AM
77	I like how they are spread apart and not all in one.	9/14/2018 8:49 AM
78	Make sure to include a large number of bike racks, a dedicated space for taxis and ride shares, and possibly offer a discount or priority lot for carpoolers. Cars are not a priority.	9/13/2018 11:35 AM
79	A bouldering/climbing park would be cool	9/13/2018 10:25 AM
80	stabilize human population	9/13/2018 8:38 AM

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81	The same system of logic which results in social inequities, climate change and the sixth mass extinction event on the planet lies at the heart of the extractive approach outline here. There is clear conflict of interest as individuals who will financially benefit from project are in key leadership roles. On page 13 - the report includes the phrase "master developer." The vision behind this proposal is extractive. Parks are common space meant for ALL. Who will be able to afford the box seats? This is more PRIVATIZATION of parks. Vikings Stadium, Twin Stadium, Soccer Stadium, MN Zoo, MN State Fair - there are so many venues - so many "seat available for outdoor concerts? How many empty seat?	9/12/2018 2:10 PM
82	I like the linear park very much, and but in a land-constrained city there's too much park and not enough homes and tax-paying capacity. High quality parks are better than big parks, and small parks are often better than big parks. There is ample big-park-space nearby.	9/12/2018 2:08 PM
83	Counting paved roadway even if parkway as part of park acreage seems rather disingenuous.	9/12/2018 1:02 PM
84	Open green space is fine, but a soccer field or two would be amazing.	9/12/2018 12:03 PM
85	Safety concerns	9/12/2018 11:47 AM
86	It seems like a tiny park and too much parking. I realize there needs to be parking but it seems like something like a parking ramp would be better.	9/12/2018 8:16 AM
87	Parking is a priority in these projects. It seems an afterthought.	9/11/2018 9:22 PM
88	where could one park (vehicle) to enjoy the park? if there isn't close by space for attendees to feel safe to park outside of the proposed perimeters, people wont come just to enjoy the space.	9/11/2018 5:21 PM
89	Crime. How are we going to address the current crime elements in this area?	9/11/2018 4:43 PM
90	The parks should have names that represent our diversity more. Maybe a name in a Native American, Hmong or Somalian language. Something that isn't just named after dead white dudes.	9/8/2018 1:10 PM

Q3 PUBLIC INFRASTRUCTURE -- Phase 1 of the project is proposed to include the following infrastructure: Reconstruction of Dowling Avenue from I-94 to riverfront Northern half of north-south road that will serve as parkway Phase 1 utilities Phase 1 stormwater system that benefits park areas and City streets If there's enough funding, improvements to Dowling Bridge and/or additional of an adjacent bridge to improve bike/pedestrian access and provide additional capacity for new development Later phases of infrastructure will include streetscape improvements to Washington Ave. N. next to the site, plus extension of the north-south parkway through the southern half of the site, connecting to a new road entrance at 33rd Ave. N. What do you think about this proposed infrastructure project?

Answered: 256 Skipped: 3



ANSWER CHOICES	RESPONSES
It's what is needed to meet the basic needs of the new development.	78.13% 200
I have suggestions to consider as the project moves forward (please note them below).	21.88% 56
TOTAL	256

#	MY SUGGESTIONS:	DATE
1	In compliance with the city's complete streets policy, pedestrians, bikers, and transit riders should be given first priority in the infrastructure design. A sustainable, centralized utility system should be implemented to set an example for future redevelopment in the region.	10/19/2018 4:27 PM
2	As someone who would walk/bike to this park I think that making safe pedestrian and bike lanes across Dowling should be a priority not an "if we have enough money" item. The bridge right now is completely unsafe for bikes/pedestrians	10/19/2018 3:46 PM
3	Prioritize green infrastructure and park/trail along the river, increase natural shore of the river integrated with "stormwater systems" that clean the water. More green space along Dowling so that it is a "gateway" to the site, connects with themes of water systems infrastructure (rain gardens and pervious road materials) to the river.	10/19/2018 11:04 AM
4	Can there be some planning for connecting 26th Avenue North to the bicycle and walking trails along the river.	10/19/2018 10:29 AM

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5	Need to improve bike and pedestrian access and access to public transit	10/19/2018 9:50 AM
6	I know it's a struggle to figure out how to connect north Minneapolis to the Upper Harbor with I94 sort of cutting it off. Here's an expensive idea that would be great. Could you make a trolley/bike and ped bridge over I94? I know the bike/ped bridges aren't that much fun, but maybe the trolley could help with that? And make it so cool. And it's an expensive ask, I know:)	10/19/2018 7:59 AM
7	The bike and pedestrian path should not be an option. To make the whole neighborhood feel welcome it needs to have as many ways to get there as possible.	10/19/2018 1:19 AM
8	I don't agree with the term "the new development." Please think of this as "any new development."	10/18/2018 10:10 PM
9	Be careful when developing infrastructure that the space it takes up does not preclude possible desires in the future of development such as bike and pedestrian ways and more green space.	10/18/2018 6:36 PM
10	I would like to see as much access for bikes and walking and walking trails as possible.	10/18/2018 5:21 PM
11	These seem like necessary improvements to make general access to the water front safer and better. Dowling at 94 is definitely a total mess and not at all safe for pedestrians or cyclists, so this aspect seems necessary for any level of development to happen at the site. Just stick to land access improvements for now.	10/18/2018 4:42 PM
12	There needs to be delineated pathways for connected autonomous vehicles (CAVs) that can eventually run the entire length of the riverfront from the Regional Park to Stone Arch Bridge.	10/18/2018 3:21 PM
13	The Dowling connection is critical it should be a priority	10/18/2018 3:05 PM
14	Major improvements need to happen in order to make this a pedestrian friendly environment. People need ways to get here via foot, bike, scooter, bus, whatever with a lack of emphasis on car parking. Some will be needed but strong partnership with Metro Transit to serve this area and great trails and connections to North Minneapolis and other parts of the city are crucial	10/18/2018 12:34 PM
15	If there are insufficient funds to reconceive and expand the Dowling Bridge, then I think the project should stop until funding is available. Even without the development, that bridge is a bottleneck for I-94 and Washington AVE traffic. Washington Ave near Dowling is an unofficial truckstop, which will create an even greater problem as truckers and revelers place pressure on those arteries at about the same hours. Dowling Bridge will choke off use of the Upper Harbor and back up traffic up and down I-94.	10/18/2018 12:22 PM
16	My only concern with the project is about traffic. If the place draws large crowds for events, I don't want to get stuck in traffic that prevents me getting home in a reasonable fashion so my hope is that the entrance/exits on Dowling take into account the increased number of people using it.	10/18/2018 12:11 PM
17	Stronger considerations and ideas should be explored to minimized the street infra and parking. Instead think about transit connections and newer transportation elements coming soon. Site visitors and users should not have to rely on auto travel to gain productive and meaningful access to the site.	10/16/2018 8:38 PM
18	The use of the Light Rail systems should be at the ground level of these plannings. State/Interstate HWY systems that millions of dollars were spent on just a few years back did not plan for Light Rail and major disruptions are already planned on new roadway systems. These need to be thought of as a "given" for any future plans. This new plan is so exciting to me and could connect and involve so many neglected communities (North Mpls black community citizens/native citizens/women/immigrants; etc)	10/15/2018 2:30 PM
19	- Can there be some type of passenger car or trolley that runs on the tracks between the north loop and upper harbor. - Are there opportunities for an oonerf?	10/12/2018 4:44 PM
20	Without funding to improve the Dowling bridge to make it more ped/bike friendly, the value to the Northside community decreases dramatically - frankly it would be yet another example of "well, you can't get there from here" that we're all too familiar with up here. This needs to happen to make the redevelopment serve the community it's in rather than just being a place other Twin Cities folks go to.	10/11/2018 10:34 AM
21	Infrastructure is needed but there's no real community benefit.	10/11/2018 9:29 AM
22	Have you considered area shopping and resources? There is not one place on the Northside to buy a book. While the rest of the city is overflowing with restaurants and breweries, yet we only have a handful restaurants, and very few of them are sit-down and open for diner.	10/9/2018 3:53 PM
23	* Including a soccer field	10/9/2018 3:05 PM

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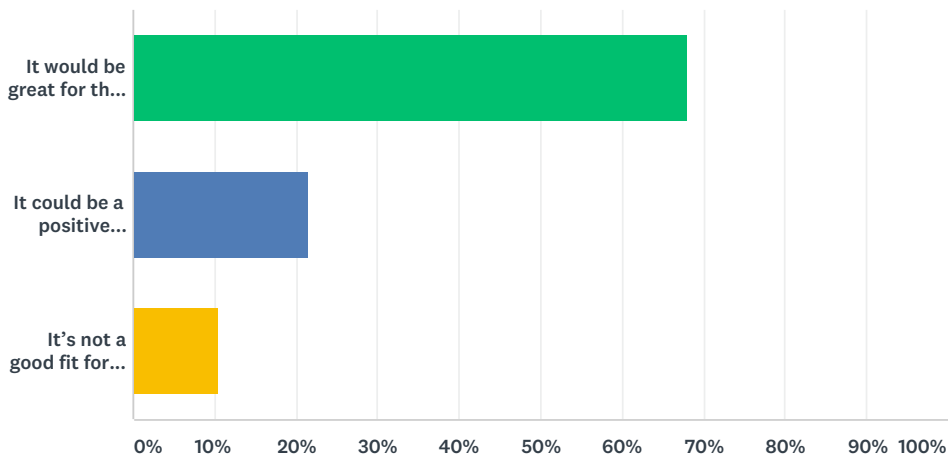
24	It needs to be easy/smooth access from downtown minneapolis. Not everyone can walk/bike to the area. Is it easy to drive/park....if yes. Then you will get a lot of positive response on this.	10/4/2018 9:33 AM
25	Have you outlined recommendations for additional parking? The plan showed parking options for what seemed to be a small number of guests for the CPAC, commercial and residential places. I would like you to consider a dog park as part of the park system.	10/2/2018 4:37 PM
26	link the mrt bike bath so it isn't on city streets in the Camden neighbourhood, very rough biking through that industrial area	10/2/2018 10:34 AM
27	Solar/green energy uses/space for recycling/compost initiatives, garden space around parking	10/1/2018 1:18 PM
28	See above. I would would give up some "affordable units" or add to overall height of building or use money from tickets sales to truly connect the Northside to this development and then to NorthEast so that it is one connected community.	10/1/2018 10:10 AM
29	I believe more thought needs to be given to the north-south road. We need to take into account the changes in cars and local travel modes over the next 30 to 50 years as we plan this.	9/30/2018 7:22 AM
30	The 94 westbound exit ramps will need to be considered too. Reconstruction or improvements to the bridge should be prioritized.	9/27/2018 9:02 AM
31	Electric car charging (super charging) should be included with this phase of the project near the intersection of Dowling and Washington. Infrastructure improvements should be designed to minimize impact on existing businesses in the UHT.	9/26/2018 3:55 PM
32	Bike/ped amenities are essential! Include bike parking for events!	9/26/2018 12:54 PM
33	Keep the auto parkway away from the river so pedestrians can have a park between the river and the auto parkway.	9/25/2018 9:21 PM
34	Rain Gardens to improve water quality.	9/25/2018 9:08 PM
35	LOVE the idea of a pedestrian and bike bridge both as a functional element, but also as an opportunity for an interesting architectural structure.	9/25/2018 9:25 AM
36	I think access to bus routes and light-rail will be critical, long-term, including planning for a more "green" transportation system (people-movers?) and I hope the planners keep a very "long-lensed" approach in the planning for the long-term success and of this area and the neighborhoods adjacent to it.	9/25/2018 6:54 AM
37	The Dowling avenue bridge is critical. Currently the Lower Ave overpass is an unacceptable pedestrian option. The hills are very steep and long at Lowry and restrict pubic foot and bicycle traffic.	9/24/2018 5:38 PM
38	BRT, light rail connections? How can we best get the local residents and incoming guests into and out of the park without clogging the streets with cars?	9/21/2018 2:43 PM
39	It is costly to move electric utility poles. Come up with a plan that won't involve moving the power lines. CPAC may not be the proper facility for this property	9/20/2018 5:14 PM
40	Consider the amount of vehicle parking you are planning for. Outside of the hotel, venue, and regional park, I still wish for this to stay a relatively local area. Build a lot of housing there, and have only one vehicle access point, while encouraging transit and active uses.	9/19/2018 2:24 PM
41	Please create a multi-purpose trail ~ i.e. separate trail for bikes, pedestrians and dog walkers ~ racing bikers are dangerous, annoying and haughty ~ they think the trail belongs to them and all others are simply "in their way".	9/18/2018 1:40 PM
42	I prefer to give specifics in a community-led group forum so my questions and ideas are not held in singular fashion. I want people to know what I am thinking, I want to hear what others think, and I want to work together to have true, equitable community input on planning and design.	9/18/2018 1:09 PM
43	Too much infrastructure . It needs more green park space with a look towards to connecting northern park.	9/17/2018 6:26 PM
44	Prioritize bike/ped bridge as soon as possible, this development should be intended to reconnect North with the river. All street improvements should prioritize pedestrian safety and accessibility, safe crossing over 94 as well as through ongoing industry surrounding it, prioritize neighborhood especially in face of out-of-town traffic. Roads should be designed for healthy water management and climate resiliency to keep this river area clean and safe.	9/17/2018 1:00 PM

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45	Not keen on dumping Dowling to the river bit. We need less not more traffic. I would limit traffic. We have enough of that. Limited access. Parking along west side.	9/17/2018 9:07 AM
46	It is imperative that efficient truck access be maintained at the Dowling/Washington intersection. Please be certain any changes to that intersection take truck traffic into consideration.	9/17/2018 8:50 AM
47	Well Northern metals be closing so that they don't pollute the new hotel and apartments?	9/16/2018 5:19 PM
48	it's important to include bike and pedestrian upgrades to the Dowling bridge	9/16/2018 7:09 AM
49	Entering/exiting 94 at Dowling every day is already difficult due to the limited nature of entry points into North Minneapolis. I'm deeply concerned about what this will do to this already busy interchange. There needs to be discussion of freeway access at Lowry as many residents have lobbied in favor of for YEARS.	9/15/2018 7:17 PM
50	I'm concerned about the additional traffic when a concert is being held. During rush hour now, the Dowling exit already gets extremely backed up. I think that fixing the bridge and adding the ped bridge need to be a higher priority. I hope the city will be monitoring traffic flow esp when 10000 people are arriving for a concert.	9/15/2018 4:25 PM
51	If the means of getting to the new park (bridge, roads) are old, unsightly, and not conducive to the traffic volume the new park hopes to attract, won't that discourage people from coming? I think more of the infrastructure improvements need to be prioritized.	9/14/2018 8:40 PM
52	I think the upper Harbor should be cleaned up and public access points put in and then leave it alone.	9/14/2018 6:50 PM
53	Get federal funds for Interstate 94 Exit and On ramps at Lowry Ave. to relieve traffic at Dowling and to provide better access to all of North Minneapolis along with the \$104Million Lowry bridge to NE Mpls.	9/14/2018 5:38 PM
54	Please be conscious of having enough alternate transportation routes for pedestrians, bikers, etc	9/13/2018 10:47 AM
55	Definitely need pedestrian and bike access. Paved trails to connect with existing trails is a must.	9/13/2018 9:30 AM
56	It might need to be longer term/phase 2- but it'd be great if there could be a light rail stop at the park to ensure easy public transportation access.	9/13/2018 8:34 AM
57	Please move Dowling Bridge improvements up the priority list so they are likely to be done, rather than "if there's enough funding."	9/13/2018 7:39 AM
58	How adaptive are these strategies to climate change? If sustainability and justice were the core intention, would spending the dollars on this infrastructure be necessary?	9/12/2018 2:10 PM
59	The bike/walk infrastructure should be the first thing funded, not an afterthought. To do our part mitigating climate change, we need to rapidly shift how we travel from primarily driving to transit, walking, and biking, and we must prioritize those modes in any infrastructure we create today. I'm a big fan of the stormwater system, also for the same climate reasons. I'm concerned that the streets will be overbuilt, designed for high-speed driving even though this is clearly intended to be a cozy neighborhood. The parkway and other street lanes should be 10' wide (no more!) and everywhere possible designed as low-speed shared use spaces.	9/12/2018 2:08 PM
60	Entire parkway and ped/bike/car connectivity should be a priority. Reduce surface long-term parking.	9/12/2018 1:02 PM
61	I would really like to see forward thinking and implementation of infrastructure that can support major public transit initiatives	9/12/2018 12:43 PM
62	The roadways seem tight.	9/12/2018 8:16 AM
63	seems like not enough planning given yet to vehicle parking space/issues	9/11/2018 5:21 PM
64	The plan overall is exciting. But currently it is very deficient in the connection of the Phase 1 site to the NORTH. Everything in the plan focuses in isolation between Dowling and Lowry, along the riverfront, with hope of future bridge improvements at Dowling. But the strongest EXISTING symbiotic retail core that is CLOSEST to the project is to the NORTH where the Camden Bridge connects to Lyndale. This is literally just a few blocks away to the north, and yet it is all but absent on most all of the maps and diagrams. I highly encourage you to re-think this and build a symbiosis with the Camden neighborhoods into the project concept. Just a few low cost/high impact street improvements (lights/sidewalks/signs/safety along Washington Ave to the NORTH of Dowling) will make a HUGE difference. So that Phase 1 at the Upper Harbor site can be successful right off the starting blocks.	9/8/2018 9:40 PM

Q4 COMMUNITY PERFORMING ARTS CENTER -- The draft concept includes a community performing arts center (CPAC) just south of Dowling at the River. The design will accommodate events up to 10,000 people in a combination of seats and open lawn area, but also will work well for smaller events. If funding can be secured, the stage area will be designed so it can be enclosed in cooler weather and used year-round for smaller events. On-site parking initially will be in about 1,300 surface spaces on undeveloped portions of the site, with the hope that it eventually will be financially feasible to replace that surface parking with structured shared district parking. Illustrations of the CPAC may be found here. What do you think about the CPAC as an amenity and destination?

Answered: 256 Skipped: 3



ANSWER CHOICES	RESPONSES
It would be great for the Northside and the broader community.	67.97% 174
It could be a positive addition, if the certain things can be addressed (please note them below).	21.48% 55
It's not a good fit for the site for the reason(s) noted below (please nite them below).	10.55% 27
TOTAL	256

#	MY SUGGESTIONS AND CONCERNS:	DATE
1	I am fully supportive of the CPAC, however, I think that it is important that it's design draws inspiration from it's riverfront location. The building should utilize bold, iconic architecture that complements our local national park.	10/19/2018 4:27 PM
2	CPAC is not aligned with existing coalitions such as the Green Zone and Promise Zone and etc. goals, needs and visions for North Minneapolis. Existing groups such as these should be the driving factors, along with local non-profit organizations within North Minneapolis to better address what is needed right now for North Minneapolis residents who have been impacted by this site and what their vision is for the upcoming generations. The development idea should more specifically elaborate on how the project will contribute to wealth creation for EXISTING community members. How will the development of CPAC mitigate gentrification?	10/19/2018 4:13 PM

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3	my concern.is again the hotel and parking for an event	10/19/2018 4:10 PM
4	I wonder about the accessibility of events for northside residence or if this will just be another location with people with money and access to visit, leaving the actual citizens of the area watching from the sidelines. I think if enough community and/or affordable events of interest can be hosted then it can be a great asset.	10/19/2018 3:46 PM
5	The last thing the neighborhood needs is more cars on the streets. When this place has concerts, people will look for places to park and the streets in front of the houses in the McKinley neighborhood will be over crowded. Stadiums don't provide any meaningful employment at the lower levels. The jobs that are supplied are normally low paying. Everyone loves stadiums but no one wants to live around one. The stadium will not bring new populations into the area nor will it decrease the crime. Instead of this venue, I would like to see either a head quarters for an employer that will actually employ McKinley residents or I would like to see the UofM or another university install a building on the site as part of their campus. These are the types of development that lead to community upifting. The headquarters would attract people for work and some of those people might choose to stay in the community to be closer to work. The university would by default be a place where educated youth would pour into the community and may choose to stay in the community. Universities promote community change and some decide to stay in the community once they have graduated if they can find ample employment. Our proximity to the downtown area would make a perfect place for them to reside. Instead of the this, there should be a library of some sort.	10/19/2018 1:46 PM
6	4. CPAC is not a good fit for our community. The concept plan is meager and does not validate serving primary or secondary community needs like housing, career or trade jobs and job training, youth programming, and the like.sx The plan does not address criteria set by North/Northeast Green Zone or Promise Zone goals, nor does it address guidelines set by national protections for this level of natural resource.	10/19/2018 12:56 PM
7	I think that smaller more intimate performance venues that connect with a natural/urban environment would be better. Other local "community-driven" ideas that work well are events like Porchfest in Powderhorn neighborhood, Grand Oak Opry in St. Paul, and the outdoor space at Silverwood Park. These would be less financial risky ventures and would rise from the community approach to planning, an outcome of good park and urban planning as opposed to the "catalyst" of development. Create a good environment for a community performance space to be realized by a Northside organization/upstart in phase 2, be owned and operated by and for the community. Most respondents were responding to the idea of CPAC, a narrow vision, instead of given an option of dreaming a new vision for this site that could include music/performance space.	10/19/2018 11:04 AM
8	At this time, I am unsure about the CPAC.	10/19/2018 10:29 AM
9	Promote local cultural performances instead of larger acts, ticket prices should be accessible, the building should be multi-use	10/19/2018 9:50 AM
10	Scrap the surface parking on that spot. People seem to get to Rock the Garden without being able to park very well. I think if there's 10,000 coming, there should be a public transit alternative to get them there. I hate surface lots -- but I get it. First Ave knows what it's doing, so I'm very glad they're involved. So smart, plus with their Prince history -- perfect fit. Thanks for being so forward thinking.	10/19/2018 7:59 AM
11	It's nice for a community to see entertainment but it is more important to have a venue for a community to make it's own art. A 10,000 seat venue will bring a lot of people in from the suburbs to see Bon Jovi and complain about having to drive into North. I don't see how a stadium theater will help our community other than with outsider revenue that may lead to more vandalism, litter, and drunk driving.	10/19/2018 1:19 AM
12	I have said from the beginning I support the idea of CPAC north of I 394 just not on UHT. Linden Yards off I 394 is a better site. Also consider near East River Road north of the Camdan bridge or the BAE site The goals of the Promise Zone are more jobs, especially living wage jobs, and a reduction in inequality. The CPAC will only provide 3 permanent jobs. All other jobs will be temporary minimum/low wage jobs (ticket takers, concessionaires, night watch men etc. suitable for HS & college students. The development team admits the temp jobs will only pay \$ 1,000 to \$ 3,000 per year, which is not what North Mpls. needs and does not satisfy the goals of the Promise Zone.	10/19/2018 12:59 AM

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13	CPAC is considered a destination amenity and thus serves outside and monied interests. CPAC seems like brand development for a single, private entity. Is this really what the City of Minneapolis is interested in presenting to a community that has been cut off from resources and marginalized for decades upon decades? Minneapolis tops the list of racial inequity and disparity. How can a project at UHT best respond to making reparations and giving equal opportunity for project design? Similarly, does Mpls rate high on the nation's list of underserved communities as far as performing arts goes? Probably not. What do peers in local/regional entertainment say about what CPAC does for/to industry business overall? More evidenced based support could be shown to justify this proposed monolith. Jon Bream of the Star Tribune does not adequately represent support for this project. Also, some people believe that the north Minneapolis residents will not be interested in or able to afford the kinds of acts that would come to a 10,000 seat venue.	10/18/2018 10:10 PM
14	I don't think the plans for the performing arts center adequately address the needs of our community. I would like to see the initial phase include less infrastructure as we learn together what kind of performance space is really needed. I would also like to see any performance center space align more closely to the goals of existing neighborhood organizations and advocacy groups. I am doubtful that this large and expensive component will add value to those of us already living in the community.	10/18/2018 9:48 PM
15	I have been to several similar facilities such as Millennium Park and think this would be a fabulous amenity for the Northside.	10/18/2018 8:32 PM
16	This plan does not serve community needs like housing, career or trade jobs and job training, youth programming, and the like. A large concert venue of that scale is not community focused, and rather creates a large hegemonic business that can dominate the space. Music is important and community arts WILL be an important part of this development, but creating a venue for 10,000 non-northsiders to come and see concerts does not cater to the needs of the north side. It does not address criteria set by North/Northeast Green Zone or Promise Zone goals, nor does it address guidelines set by national protections for this level of natural resource. Paving enough parking lot for 1,300 cars would be a poor use of space. That space instead could be used for more green space or interactive park space or land restoration or community gardens, or anything but concrete and asphalt. Instead this space should encourage access by bike and bus and walking. The arts center should not need that much parking.	10/18/2018 6:36 PM
17	The CPAC plan does not serve the community in the way that it should. Infrastructure at the sight should be able to provide affordable housing, job training, urban farming, green business incubation, and more direct benefits for the community. CPAC seems like it would be good for the whole city, but not as much for the Northside. Any public use infrastructure should focus on Green Zone and Promise Zone initiatives and this does not fit that criteria.	10/18/2018 5:21 PM
18	I'm concerned about the amount of traffic and noise pollution this may bring. I live and work in the area because traffic is getting so congested in the Minneapolis area, and it is already difficult to navigate around the train. This seems like too large of a venue for north. It also seems like it would promote gentrification of our community further. It's difficult to imagine what this process looks like without gentrification, but this seems pretty glaring.	10/18/2018 5:13 PM
19	I do not for one second believe these "noise studies" conducted. Absolute trash. The Northside isn't going to know what hit them until it's too late. It seems facetious to call it "community" "center" because it's a V E N U E. Clearly. I understand there needs to be some commercial interest growth but you are intentionally underselling the real plans here. This is so cynical. I live in Victory and have no doubts that I will be hearing boom boom boom from every single performance billed at this venue.	10/18/2018 4:42 PM
20	It doesn't seem wise to start with so much parking. Once it's there, people want it there ALWAYS. It detracts from the green space.	10/18/2018 4:36 PM
21	There needs to be improvements in local streets and access to I-94 if you want to have a 10,000 person venue.	10/18/2018 4:22 PM
22	CPAC needs to have a sustainable revenue model so that it does not require ongoing public funding to support its activities and maintenance. The project also needs to specifically address how it will minimize the need for a large amount of short-term parking during events.	10/18/2018 3:21 PM
23	The focus on this takes away from the real economic and housing needs that this site could provide a venue like this on the river could be anywhere.	10/18/2018 3:05 PM
24	Based on the plans I've seen, it lacks a bit of room for multiple split events. Putting multiple gathering spaces for community events would greatly help the usefulness of cpac	10/18/2018 2:54 PM

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25	Better transit connections are needed.	10/18/2018 1:59 PM
26	Parking is wholly inadequate. Phase 1 should include structured parking.	10/18/2018 1:06 PM
27	This is fantastic, and I cannot wait to see it.	10/18/2018 12:34 PM
28	This is not what North needs! Investment in the community is what is needed. Perhaps with the space that would be allocated for this CPAC could be a building providing job training, job connections, community outreach, recreation that is indoor for kids in the winter, etc....	10/18/2018 12:25 PM
29	It seats 10K but you plan on parking for 1.3K? That seems obviously problematic!	10/18/2018 12:11 PM
30	Too much parking and future structure parking is not necessary and wasted funding resources. Today transit, TNC and active modes should be designed for and built upon for the future.	10/16/2018 8:38 PM
31	1300 parking spaces in ludicrous when the option of light rail is available. Minneapolis is already a musical destination but there is little thought given to ease of access to all of the varied locations. I am very excited about the possibilities that spot can bring to the metro area and in particular north Minneapolis.	10/15/2018 2:30 PM
32	Have you seen the Chicago area "Ravinia Music Festival"? It is well loved by almost everyone. It has a very park like setting, with less structural building...a large lawn that people picnic on. I worry that the large size of the concert structure will be too big when there is not a concert	10/14/2018 10:06 AM
33	First of all, how can you ask for \$20 million-plus for yet another entertainment venue? Especially when you have a huge homeless camp and huge social service issues in a city with already-crumbling infrastructure? Ridiculous pipe dream. Manage what you have first. Second, this entertainment venue overwhelms the rest of the site, particularly the "park" aspect of this fake park. I hate it. Just another expensive venue for 10,000 suburbanites to congregate and drink overpriced beer? Third, if First Ave wants it so bad, let them build it. Let private market handle this sort of development. This is not the city's job. Focus on your real job: providing basic services. You are failing at that in Minneapolis. I do not like this at all. We need more passive greenspace for mental and physical health. Research the importance of that and focus on that. Seems like you don't know squat about handling the stressors of urban living.	10/12/2018 5:56 PM
34	CPAC is a wonderful amenity and honors the musical heritage of the Northside. I can see it being a regional attraction that provides local employment opportunities to 55411 and 55412 residents. I can also see it providing enrichment opportunities for youth and being a community gathering space. I can also see it being a really cool location for a globally-respected Minneapolis music festival while also hosting free local cultural events.	10/12/2018 4:44 PM
35	I think diverse, free community concerts and events of a large scale will be important to incorporate into the programming.	10/12/2018 3:49 PM
36	There is way to much surface parking and I'm concerned it's being drive by the CPAC center's needs. Why not try a autonomous car connector to downtown?	10/11/2018 5:23 PM
37	Bird safe glass or no glass. Will seats be fixed in place? It would be good to have removable seats for certain events	10/11/2018 11:30 AM
38	Again, Dowling Ave bridge improvements are key to connecting the space to the community,	10/11/2018 10:34 AM
39	Allow for a 15,000+ people performing arts center	10/11/2018 9:29 AM
40	I hope Northside community members are welcomed in a way that respects their neighborhood. Don't charge a ton for tickets. Do invite culturally appropriate and diverse performers. Have local and healthy vendors.	10/11/2018 8:55 AM
41	Don't do this halfway. If you're in, make sure you're fully committed to getting this to happen on a big scale, and don't cut corners. In the long run, this will cost us in terms of support and integration of the facility.	10/10/2018 1:56 PM
42	* After few years of development, there should be more Northside Arts Agencies named as partners, beyond First Avenue to better support Youth Education Training and Youth Employment (beyond STEP UP opportunities).	10/9/2018 3:05 PM
43	make sure the operators actually pay for this and not the public!	10/9/2018 2:18 PM
44	I actually LOVE this. I think it would be so amazing for the community and the metropolitan area as a whole. I've visited Oslo Norway before and they have a similar area on the waterfront (with the park not necessarily the performing arts center) and it is SO great. I truly love the look and feel of the performing arts center as well. I love live music, and would be thrilled to go to a show here!	10/4/2018 11:48 AM

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45	Our city needs a real outdoor concert venue. This would be huge win for minneapolis/metro. Again, easy access to the area is key for success.	10/4/2018 9:33 AM
46	Parking - seriously, there is no light rail, 10,000 people and 1,300 spaces means gridlock. There needs to be viable public transportation or adequate parking.	10/4/2018 9:07 AM
47	I feel like 12-15K would be more competitive as a venue but either way this is my primary goal for this project. The CPAC has to happen.. this town has needed a large amphitheater for ages and other projects have been killed inappropriately. This one must succeed.	10/3/2018 10:45 PM
48	I like the idea. I have concerns about sound travel in the area neighborhoods. Have you considered how the sound will be reduced for communities. Parking seems like a concern in the short term.	10/2/2018 4:37 PM
49	Again, safety is a major concern.	10/2/2018 3:11 PM
50	I think it is a great idea! I would love to see more concerts come to MN. Look at the impact of the Palace and Armory - if you build it, they will come!	10/2/2018 3:08 PM
51	This is an outstanding plan if it is followed to the letter. Usually to many things get watered down and in the end it is half of what it could have been.	10/1/2018 10:10 AM
52	10,000 capacity. Is that seated? The sweet spot for festival promoters like us is a mix. 10,000 seated, 13,000 mix, 15,000 standing. Can include vendor space, etc	9/30/2018 10:36 PM
53	Lease, not sell, the land. Parking for 1,300 cars, in a venue in the urban core, is 20th century thinking. Without transit access the CPAC should be a non-starter. Be creative folks.	9/30/2018 7:22 AM
54	Make sure the venue has good sight lines and preferably elevation to allow you to see as you move back.	9/27/2018 2:48 PM
55	Typically this part of Minneapolis is not safe. I would not consider going here without strong police presence. Very concerned that bands that I would want to see would play here instead of the safe First Ave and other clubs.	9/27/2018 11:55 AM
56	As a base for stage pls refer to bayfront in Duluth Then can close in as \$\$ becomes available	9/27/2018 8:53 AM
57	Transit access... current bus route would require 7 minute walk from nearest bus stop on route 22, under I-94.	9/27/2018 8:38 AM
58	Please note the utilization of other community centers. Is there demand to justify the center?	9/26/2018 9:47 PM
59	That many people in one space causes concern for increased litter, water run-off/pollution from littering in the water that can't be cleaned after the show, noise pollution, and crime.	9/26/2018 5:06 PM
60	It should available for and serve a wide variety of music and event types.	9/26/2018 3:55 PM
61	Use this space to host roller derby events, especially in winter! We have several local leagues, including North Star Roller Derby based in Mpls!	9/26/2018 12:54 PM
62	The illustrations make this design look fairly enclosed, but similar amphitheaters in other cities (Austin, Nashville, and Cedar Rapids, IA, for example) usually have a great view of the river and the surrounding area (i.e. the downtown skyline). Is that still a possibility or is it prevented by the site orientation and weatherproofing considerations?	9/26/2018 12:21 PM
63	If possible, plan for shared ride drop-off area (Uber/Lyft) and bike racks, etc to encourage public transpo. Surly Field, for instance, has very limited parking and many park a few blocks away in residential areas and walk, which makes drop-offs very difficult if not dangerous with the # of pedestrians walking to venue.	9/26/2018 11:10 AM
64	I would be concerned about noise for the nearby residents.	9/25/2018 10:04 PM
65	The cpac is a wonderful idea, there should be 2 or 3 additional stages along the river for multi day events.	9/25/2018 9:21 PM
66	It looks like the view of the river and downtown skyline are totally lacking if watching a performance. Reminds me of amphitheater in Boston — beautiful spot, but not well connected to the river and (visually) other parts of the city.	9/25/2018 8:16 PM
67	Disability access and seating would be important (wheelchair, pregnant, etc.)	9/25/2018 8:01 PM

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68	I absolutely love the idea of an outdoor amphitheater in this park!! However we will need to be careful that this doesn't gentrify the neighborhood in the long run. Make sure to include culturally appropriate events and shows at this venue to be inclusive to all people of the city. Especially those who couldn't afford a ticket to the "standard" show there. Also, I really like the outdoor aspect and I worry if it's able to be enclosed you will lose the true feeling of an outdoor venue. So please be careful and keep that in mind.	9/25/2018 7:55 PM
69	Make sure public transportation is available, and the routes run frequently after concerts.	9/25/2018 7:37 PM
70	I'm SUPER excited for this element of the project! As an avid music fan and as a resident of the community I look forward to having this destination in our neighborhood. Parking is going to be a concern. Like the idea of having a multi level parking facility to provide the most parking without taking up valuable green space.	9/25/2018 9:25 AM
71	I think the CPAC has the potential to lift Minneapolis into the very top-tier of American cities with a vibrant live music and performance arts scene. It is already outstanding and exciting, but the CPAC could put us in a class with Chicago, Seattle and Austin, TX. I am extremely excited about the potential for this performance space and I think First Avenue Productions is an awesome choice!	9/25/2018 6:54 AM
72	CPAC will be used in the evening primarily leaving the place empty during daylight hours. You don't get opportunities like this everyday. 1 mile on the river and 48 acres? This place should be buzzing all day long. My suggestion was an amusement park with farmers market and other small business. The power lines could stay. The soccer fields may be a poor choice for this area.	9/20/2018 5:14 PM
73	I think it is great for the Northside and the community at large - consider moving it further south to allow for more parkland at the end of Dowling - I think eventually eliminating surface parking with structured is good - however adding that if feasible, parking should be underground - transit should be encouraged for those unable to walk or bike - shuttle, bus, streetcar from downtown etc.	9/20/2018 2:14 PM
74	That is too much parking. create an RFP for housing (market-rate and affordable) instead, and create transit opportunities	9/19/2018 2:24 PM
75	I prefer to give specifics in a community-led group forum so my questions and ideas are not held in singular fashion. I want people to know what I am thinking, I want to hear what others think, and I want to work together to have true, equitable community input on planning and design.	9/18/2018 1:09 PM
76	Isn't this competing with existing venues on Broadway ?	9/17/2018 6:26 PM
77	Make sure it is FOR and BY the community, welcome First Avenue money but this space is not for weekly touring shows it's to develop and celebrate local POC artists. Anyone who develops this space must agree to community benefits to hire, contract, invest in, and feature local artists with daily programming for youth and artists, and make concert tickets affordable to neighborhood families. Large concern with massive surface parking, not only for safety concerns of traffic and pollution and nonlocal use of space, but we should incentivize public transit, and surface parking creates huge runoff. City unwilling to invest in affordable housing or land trust but able to waste acres on surface parking with no tax base?	9/17/2018 1:00 PM
78	As long as it is a zero waste, net carbon and wildlife positive venue. We don't need another bird killing US Bank stadium-esque monstrosity along the river. Make it beautiful.	9/17/2018 9:07 AM
79	I'm skeptical about the viability of all of the development activity beyond the park space. I think if a private developer has analyzed the economics, and thinks it's something that can stand on its own then that would be great. The city should be as flexible and cooperative as it can to support it. But I do not think the city should be providing financial subsidy to such a development.	9/17/2018 8:50 AM
80	Love it. live right off of Dowling in North. I just want to make sure there are time limits for the concerts.	9/16/2018 5:19 PM
81	structured parking. bike access to the site (esp from the south). who will control the programming? will performances be free and open to the public? (if not, will there be discounted tix for neighborhood residents?)	9/16/2018 7:09 AM
82	Completely in favor of this and am hoping for more space during the "inside" months for classical music concerts, especially choral groups. The Twin Cities has the finest Choral Music scene in the world and this destination should be used to highlight that. In consideration of that, space should be designed that is beneficial to choral music groups.	9/15/2018 7:17 PM
83	Size of amphitheater is too large. Parking. Access concerns.	9/15/2018 5:27 PM

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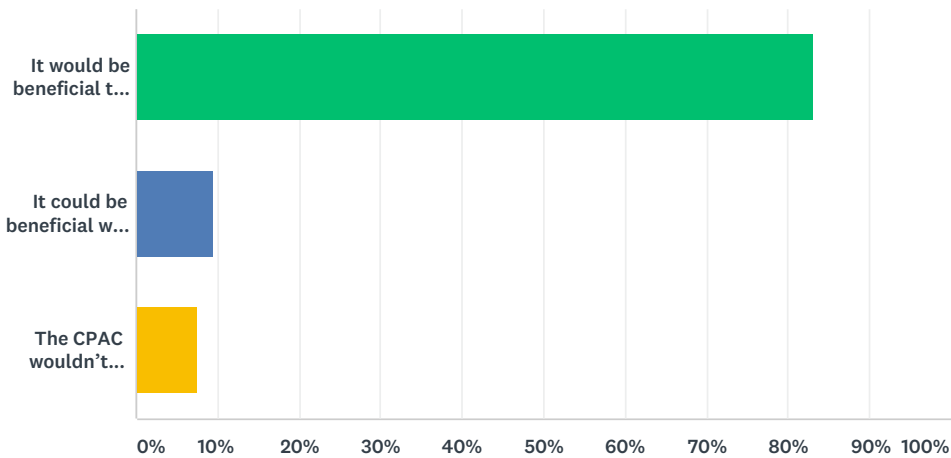
84	I'm worried about the traffic and congestion that large shows will bring in. I live right across the freeway so I'm also worried about people using my street as a parking lot.	9/15/2018 4:25 PM
85	The land would be better used as more green space. Minneapolis already has numerous music venues. Such a large venue seems designed more to attract visitors from outside the immediate neighborhood rather than to serve the people in the neighborhood.	9/14/2018 8:40 PM
86	10000 is huge. Maybe something like Lake Harriet bandshell....	9/14/2018 6:50 PM
87	How is the community performing arts center active on off performance days? An adjacent skatepark could be used as a catalyst for youth art programs based in photography, video production, graphics, and other visual arts.	9/14/2018 5:38 PM
88	Too isolated. What happens to the space when no event is happening.	9/14/2018 11:59 AM
89	Would love to have this be available to local festivals who are currently space challenged such as the Irish Fair of Minnesota currently held on Harriet Island in St Paul each summer.	9/13/2018 8:57 AM
90	Key to success will be strong connections and reflections of the Northside and surrounding community, and not becoming a gentrified space. I think the plan as presented allows for this.	9/12/2018 4:18 PM
91	If all performances were free or free will offering, I would support because parks are OUR commons. Who can afford performances? Minneapolis' two stadiums have over 100,000 seats available for expensive concerts. Most nights, these seats sit empty because ticket cost are high. Using tax dollars to build more stadiums seats means that property taxes go up and housing becomes less affordable. The poor end up subsidizing the cost of entertaining those who can afford tickets. Adding 1300 parking spaces and a yet another "performance" center is PRIVATIZATION of parks. Policy makers need to learn the lessons of the Loppet Privatization. Cost over-runs are predictable. How does this differ from yet another stadium? The move towards regenerative economics holds promise for sustainability. Construction jobs are temporary. Regenerative economics offers living wage, long term jobs. Need to look at more than raw added jobs numbers. Can a person raise a family and live on the wages offered by these jobs?	9/12/2018 2:10 PM
92	What is the transit plan to get attendees to the performing arts center? I like creating destinations on the Northside, but I'm concerned about the inaccessibility of the location. Also, are we sure that this will not cannibalize other performing arts venues, and is instead filling a gap in our community?	9/12/2018 2:08 PM
93	This seems like a very large design...is it warranted? I feel like there are enough performing places downtown.	9/12/2018 12:56 PM
94	This would be amazing for the entire region!	9/12/2018 12:07 PM
95	Safety and costs- this will get graffiti and vandalized	9/12/2018 11:47 AM
96	How many performing arts sites do we need??? And do we need even a single additional one?	9/12/2018 8:16 AM
97	i am concerned about the max capacity of 10,000 in that i feel that will not be enough to entice touring bands that routinely skip over the twin cities (radiohead, phish, touring festivals, etc.) in part due to a lack of an outdoor venue. my hope from the very beginning of this project announcement would be that this venue would bring to town the many bands that we seem to miss every summer. ideally this venue would be 12-15,000 capacity - large enough to hold popular bands that don't do stadium shows but small enough that places like xcel and target center still get shows. and if the plan goes through as is, the way the venue is situated on the land and its orientation does not give me hope that the venue could be expanded to add to capacity should it prove to be a popular and successful location for shows. there is so much park land being installed on this space, surely the venue could be designed and oriented in a way that accomodates more people, and even the lawn area could still be used as park areas when the venue is not in use. anyway, as a live music fan, i'm very excited about this project, but i do fear it is not big enough to address the lack of popular touring acts playing here because we do not have an adequate outdoor venue to do so.	9/11/2018 10:14 PM
98	Again parking. This should have access for all, and safe free parking is needed.	9/11/2018 9:22 PM
99	Love the idea! We need an amphitheater in MPLS! But the levels of viewing area on the side should be moved to the right side of the stage, allowing an open view to the river! Get rid of the towers to the right of the Amphitheater, leave the reconditioned domes as enough industrial remnants. Leave that river view open!!	9/11/2018 7:39 PM

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100	only 1300 planed spaces for a 10000 seat venue--if you avg 4 people per vehicle for sold out event, you have only initially provided parking for 52% of attendees. who would feel safe parking in nearby north Minneapolis? probably not 4800 people in 1200 vehicles--so what would be the plan for those vehicles? (not outlined)	9/11/2018 5:21 PM
101	I think the addition of a performing arts center to the North Community is a TERRIFIC idea. But, not only should the CPAC provide an economic stimulus to the area in the form of a new income from new revenue opportunities, it should also provide the ability for the North Community to volunteer/shadow/contribute to the events/shows/programs that go on. In my experience, plenty of community members are very interested in learning how to, or getting experience with the industries that CPAC can provide. I know First Ave has been very good with providing local job opportunities, but really focusing on providing opportunities to the local NORTH community FIRST would truly benefit the area. I'm afraid of seeing this large growth opportunity employ members from outside the community. Provide Volunteering options, provide job shadowing options, even if members of the community dont have the proper skill set to get paid for the job, create some sort of program that at least allows community members to learn.	9/11/2018 5:03 PM
102	Make sure there is enough parking.	9/11/2018 4:57 PM
103	crime	9/11/2018 4:43 PM

Q5 The CPAC will be used for ticketed events for a variety of types of performances promoted by First Avenue and its programming partners (about 50 per year). The ticketed events will provide revenue to support about 65 free events/programs per year that will be selected specifically by Northsiders to be of interest to the Northside community. On days when there are no events, the lawn areas will be open to public use. First Avenue also will provide employment to Northside youth, create a Youth Advisory Council to advise on programming and give preference to Northside businesses for CPAC operations (e.g., food service, textiles, printing). What do you think about this CPAC community benefit package?

Answered: 254 Skipped: 5



ANSWER CHOICES	RESPONSES	
It would be beneficial to the Northside and broader community.	83.07%	211
It could be beneficial with certain revisions (please note them below).	9.45%	24
The CPAC wouldn't benefit the community (please note them below).	7.48%	19
TOTAL		254

#	MY SUGGESTIONS AND CONCERNS:	DATE
1	65 events is only 18% of the days of the year dedicated to community-lead and sponsored events, which is more than ticketed events (14%), however, with the potential of hosting 10,000 people, more resources should go back into sponsoring community-based events. At least to 30%. Also, CPAC should adapt a co-op ownership model that will allow community members and existing residents to financial contribute and benefit from the industry. More time is needed for Minneapolis to work with community members and existing groups on how this project can be an initiative from the community.	10/19/2018 4:13 PM
2	With events maybe more restaurants would come to this area .and feel safe.	10/19/2018 4:10 PM
3	I have no problem with providing employment to youth. What I have a problem with is that I believe the reason the employment is being provided for the youth is because it is so low paying that it will not support adults. We also need employment opportunities for adults in McKinley.	10/19/2018 1:46 PM

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4	This community benefit package plan sounds like a great idea, but I dont know if First Ave will actually listen to the youth advisory council because in the end, all conversations end with is about money. How will First Ave pick the youth advisory council? Will they partner with the local schools to make the students feel more attached to this huge performing arts center? How much will the space cost if northsiders want to throw on an event that may not fall into the "free events/programs per year picked by Northsiders"? How will the process of northsiders picking events go? Who gets the final say in what events will go on there?	10/19/2018 12:56 PM
5	I support a Community Benefits Agreement for the whole project site and community benefits that focus on environmental justice, circular economies, inclusive design process/co-creation, and bringing all nearby (approx. 9-11) neighborhood organizations into the process, green buildings, clean energy projects, park developments that local community desire and envision, local hiring and entrepreneurship, small and local businesses. A community performing arts center could be owned/operated by the community or Northside business. It could be financed by a Northside and reflect the local economy better. Profits should flow back into the community.	10/19/2018 11:04 AM
6	this is perfect for the Northside! As a long time resident of the area, bringing this type of inclusion and income potential is awesome! People in the hood need to know they're not ignored!	10/19/2018 10:56 AM
7	is the sound factor really addressed for the neighborhoods?	10/19/2018 10:12 AM
8	How does the community get there? Will there be free bus lines? Are those biking trails being built? How is the building being designed to be sure that a predominantly black neighborhood feels welcome in this space?	10/19/2018 1:19 AM
9	The 50 ticketed events/yr will not produce much revenue for north side businesses. Free events will not produce much revenue either. When the concession owner at Lake Calhoun closed. The park board had trouble finding a replacement barbecue of the low projected revenue. The concession operations is open 2-4 times more days than the CPAC. Because there is no public transportation to UHT, north siders without cars will have a very hard time getting to events at UHT. Even after the UHT is development and public transit has improved, there will probably little or no public transportation after concerts are over.. so concert goes will have way to get home if they came by public transportaiton.	10/19/2018 12:59 AM
10	Work with northside organizations that already have knowledge of what is needed for community benefit. There is a coalition forming that is ready to co-create this aspect and more of the concept plan; make time to work with them.	10/18/2018 10:10 PM
11	I am unconvinced that the current CPAC plans will benefit the community. I want to see more open access to the space and more input for local community groups.	10/18/2018 9:48 PM
12	CPAC benefits package would not benefit the community. The City of Minneapolis should take a step back and work with the Community Co-Creation team that are forming viable ideas to brings accessible parkland, affordable housing, and equitable historic, and cultural economic opportunities to the site.	10/18/2018 6:36 PM
13	The city and park board should take more steps to include programming that is more grounded in the heritage and history of the North Side and work with the Co-Creation teams to get a deeper idea of what would really benefit the Northside.	10/18/2018 5:21 PM
14	This alleviates some of my earlier concerns, however I believe there is room for improvement on ensuring that the north side community has primary involvement in the events and operation, rather than secondary choices for free events. I would also hope that north side businesses were completely supported rather than given "preference." This seems like an attempt to appease concerns but I distrust the follow through and impact this would have with a local entertainment giant like first avenue at the head.	10/18/2018 5:13 PM
15	Yeah, some benefit for the Northside. But how long until these Northsider focused benefits fade away under new management and it's just a venue using up the community like a trash can? Why did the city buy back land only to commercially develop it? Why aren't you building your cash cow venue on Halls Island? Seems suspect to me.	10/18/2018 4:42 PM
16	Ensure that Northsiders are provided with employment opportunities first.	10/18/2018 4:22 PM
17	The benefits are limited they are not substantial.	10/18/2018 3:05 PM
18	No suggestions or concerns. I like this plan a lot. More detail is needed on exactly how Northsiders would pick the events but I know that will be ironed out in the future.	10/18/2018 12:34 PM

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19	I do not feel, as a resident of North for 9 years, that this will come through as a wholly beneficial operation for North's youth. This is way too broad of an assumption. Not to mention, North isn't in need of a concert venue at all. My word, I think the intentions behind this are good, but the overall function and performance of the CPAC would be for people who don't live in North.	10/18/2018 12:25 PM
20	There need to be assurances that the programming will not simply be of rap performers. The programming must be governed by a multi-cultural, multi-generational, multi-economic status body. It has to serve all of Minneapolis.	10/18/2018 12:22 PM
21	no comments	10/16/2018 8:38 PM
22	First Avenue, although a true historic Minneapolis destination and historical structure, is going through huge growth right now. They may be taking on more than they can handle, there are so many other organization in North Minneapolis and the greater Minneapolis area that I am sure could have some input. I am not certain of how much outreach for planning has been done or is being done, but I only heard of the is development recently. Economic opportunities at this stage of development and this point of planninf something like huge needs more input than from only those who have been in the know.	10/15/2018 2:30 PM
23	please incorporate as many trees as possible with LESS HARDSCAPING.	10/14/2018 10:06 AM
24	see previous answer	10/12/2018 5:56 PM
25	Create a larger capacity PAC	10/11/2018 9:29 AM
26	Fabulous and trusted partner.	10/10/2018 1:56 PM
27	I think a dedicated stage for FREE outside daily summer performances is needed! It's everywhere else in the city, but on the Northside.	10/9/2018 3:53 PM
28	* It should have the Designed Community Performance and Festival Days beyond ticketed events that operates by the First Avenue. * It should have a Northside Arts Committee to oversee the Community Performance and Festival Days	10/9/2018 3:05 PM
29	This is a great idea!	10/4/2018 11:48 AM
30	Love it! First Avenue has a reputation of community involvement and proven track record of well run venues and shows. There is no doubt they need to be the key partner in this venture.	10/4/2018 9:33 AM
31	I think it is great. Even a small fee per ticket would make going to a concert a 'feel good about helping the greater good' experience. I go to about 15 concerts a year.	10/2/2018 3:08 PM
32	First Ave is an outstanding partner, but how do other Minnesota based promoters participate?	9/30/2018 10:36 PM
33	The promises need to be made in a contractual way that is ironclad.	9/30/2018 7:22 AM
34	My concern is that the City of Minneapolis placed the mgmt of the performance space with First Avenue instead of hiring someone as part of the city to manage rentals to all promoters so that the space can be truly utilized by the community. I understand the desire to attach to First Ave and their storied history but am genuinely concerned that they are at capacity. Has MPLS checked with the State Arts Board or Joe Spencer (former arts and cultural liaison Saint Paul) in regards to First Ave not responding to requests to rent The Palace as stipulated in the contract? Also, what provisions does the city have in place as far as merchandise and F&B revenue in regards to shows that are booked at this community space through First Ave/Jam? Will they have a dedicated staff person to respond to rental requests? Will the space be available to the community at a discounted rate? If so, who manages that? If you truly want this to be a community space available to all, I would hope that the city would reconsider who is the sole concert booker for the space. Yes, they are local (and I am a card carrying member) but they will also look out for their brand before the center.	9/27/2018 10:55 AM
35	Free programming should benefit the entire city, not just residents of the north side	9/27/2018 8:38 AM
36	Demand vs supply given other new venues in the TC.	9/26/2018 9:47 PM
37	Love this	9/25/2018 9:50 PM
38	We've been to several First Avenue events this year and all of them have gone off without a hitch and we have an appreciation for the talent they bring in. The part I have reservations about is 65 events for one part of town. There needs to be a backup plan to fill the time slots if the northside can't.	9/25/2018 9:21 PM
39	How could this be blended with programs at the closest high schools in Minneapolis schools?	9/25/2018 8:16 PM

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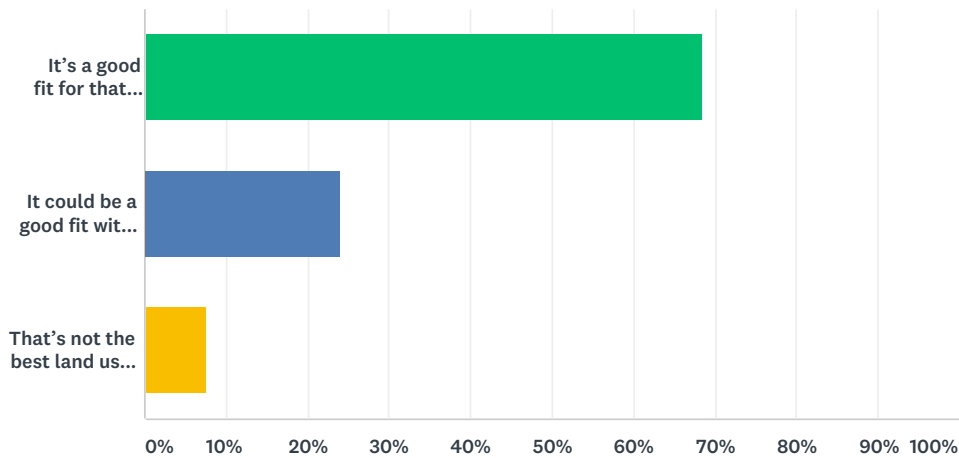
40	Love it!!! This addresses almost all of my comments from the previous question!	9/25/2018 7:55 PM
41	Make sure the calendar and schedule are easily found and searchable so people can see when the park is not in use.	9/25/2018 7:37 PM
42	I think all of this is very exciting and is going to really benefit the areas near the Upper Harbor, as well as the broader metro area. I think defining what this looks like and how it is delivered will be very critical. I hope there is an opportunity to leverage community volunteers to defray costs and really make this a community effort!	9/25/2018 6:54 AM
43	This will be ok but no doubt there will be many who don't follow the rules properly and it will be abused.	9/20/2018 5:14 PM
44	This is a great concept and should go forward as planned. However, there should be legal restrictions on any sale of the land in the future - must be community based, lease for 99 years etc. We would not want First Avenue to leave and have the door open for a an enterprise that would not allow community events	9/20/2018 2:14 PM
45	I think the performing arts center is an excellent addition to this city and to this area. The plan has been well thought out and I like the mix of community events and First Ave productions. This will bring a lot of excellent additional music opportunities to the Minneapolis area. The lack of this performing arts center is currently one of the largest amenity gaps for the city today.	9/19/2018 11:15 AM
46	I prefer to give specifics in a community-led group forum so my questions and ideas are not held in singular fashion. I want people to know what I am thinking, I want to hear what others think, and I want to work together to have true, equitable community input on planning and design.	9/18/2018 1:09 PM
47	I am glad to see support for Northside youth, businesses, and local leadership, would like to see increased influence for advisory council, partnerships for regular/daily programming and investing in youth like JXTA or SPPN, this should be a dream space that is useful to community every day. This is a good first step to encourage significant community benefits commitments from every single developer on this project.	9/17/2018 1:00 PM
48	As long as a couple millionaires don't get even richer.	9/17/2018 9:07 AM
49	I think it would be fantastic if the CPAC would/could incorporate inclusion of the Northside into its development. But similar to my suggestion that the city not provide direct subsidy, similarly I don't think the city should impose any of this as a requirement for the developer. If CPAC makes sense, free from both public subsidy AND mandated "private subsidy", then great.	9/17/2018 8:50 AM
50	What is the guarantee on this? Is there a length of time and quotas by which this will be measured to allow North Minneapolis residents to these opportunities before hiring outside.	9/15/2018 7:17 PM
51	Again, it seems like this is using Northside space for a primary purpose other than serving the neighborhood and then trying to make up for it with financial means.	9/14/2018 8:40 PM
52	The CPAC is too large in it's present configuration. It wouldn't bring the economic prosperity that is being talked about.	9/14/2018 6:50 PM
53	A variety of activities need to be offered. Skateboarding offers mental and physical well being. Available "lawn" areas do not always translate into activity.	9/14/2018 5:38 PM
54	Who is the owner/operator? 250 days of green space? Believe that this is a placeholder that doesn't make economic sense and will be a cost to the public with little positive benefit.	9/14/2018 11:59 AM
55	I would suggest a stipulation making the employment to Northside youth meaningful, more like an actual employee and not a coffee grunt intern role. Put them alongside management, coordinators, and site supervisors and not just checking ID's. If you need input on how to implement this, the Minneapolis Dept of Civil Rights hosts a program called Urban Scholars, which uses a very similar model.	9/13/2018 11:35 AM
56	Jobs need to be livable wage jobs.	9/12/2018 2:10 PM
57	I read this as confirming it will cover it's own costs. If not, I have concerns about long-term financial support.	9/12/2018 2:08 PM
58	This is great for the community and entertainment lovers.	9/12/2018 12:07 PM
59	I think partnering with First Avenue just gives them more power. Seems like they own half the venues in the area and will just keep gobbling them up.	9/12/2018 12:03 PM
60	Make it available only to the public if public is funding the improvements.	9/12/2018 11:47 AM

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61	First Avenue is an excellent partner. hopefully they have someone there who still remembers their diverse shows from the 80s and 90s.	9/12/2018 8:16 AM
62	Love it! First Avenue does a great job running live music venues. The staff love working for FA!	9/11/2018 7:39 PM

Q6 PHASE 1 MIXED-USE HOUSING DEVELOPMENT -- The draft concept includes a mixed-use development on the southeast corner of Dowling and Washington. The current plan is for about 150 rental apartment units above about 10,000 sq. ft. of ground floor commercial. The building would be 5 to 6 stories tall, with parking underneath. Graphics illustrating this component can be found here. What input do you have about this component?

Answered: 253 Skipped: 6



ANSWER CHOICES	RESPONSES
It's a good fit for that site and an appropriate size.	68.38% 173
It could be a good fit with revisions (please note them below and note that the next question will be about affordability).	24.11% 61
That's not the best land use for that part of the site (please note below what you'd prefer).	7.51% 19
TOTAL	253

#	MY SUGGESTED REVISIONS OR PREFERENCES:	DATE
1	This residential development proposal is undersized and does not make the most of UHT land. The developer should maximize residential density for phase 1. This will create more affordable units, support the commercial space, activate the parkland, and support additional transit access. A 5-6 story stick building is disappointing.	10/19/2018 4:27 PM
2	There's no information on whether this is going to be affordable housing and how much. At least 30% of the housing should be affordable to very low-income people, taking into consideration incomes within the area and not the region as a whole.	10/19/2018 4:13 PM
3	It could be a good fit if a good percentage is affordable hoisting. We don't need gentrification along the river where certain classes are excluded from housing spaces.	10/19/2018 3:46 PM
4	Buildings considered should be NO taller than three, MAYBE four stories.	10/19/2018 3:21 PM
5	We do not need more housing in McKinley. McKinley is already home to many beautiful bungalows and other arts and crafts era housing that is under utilized. The city should not be concentrating on providing more "rentals" when there is perfectly good housing available. We should be promoting the home ownership mentality.	10/19/2018 1:46 PM

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6	It needs to include AFFORDABLE HOUSING. I am NOT talking about a \$1000 a month apartment for a person who does not make more than \$37,000 a year. Most "AFFORDABLE HOUSING" is income restricted. And that is bogus because if you make less than \$37,000 a year, why on earth would you pay \$1000 a month in rent? Also, a bunch of middle class white gentrifiers will rent in that apartment complex. Should they be the ones getting the awesome benefits of the new amenities? No. CURRENT residents of the northside who have been historically disenfranchised should People who have criminal backgrounds or folks with not the best credit. This rental apartment will NOT be good for the community if it does not offer actual AFFORDABLE rent. 6. A minimum of 30% affordable housing. Use AMI of residents in 55411 and 55412 to determine rents and rates (current plan uses entire metro AMI).	10/19/2018 12:56 PM
7	What is the carbon impact of all of this development? Balance natural environment/habitat with built environment, low-impact development with better green infrastructure along Dowling. This is the main entry point to the site and could be more interesting, think public plaza/street scape. This looks just like North Loop or Uptown. This does not seem inviting to the community.	10/19/2018 11:04 AM
8	I think it's a freaking great idea and I literally cannot wait!!	10/19/2018 10:56 AM
9	More green open space.	10/19/2018 10:29 AM
10	Go taller. A tall building will not affect the character of the neighborhood since it currently has no character.	10/19/2018 10:18 AM
11	is the housing going to be affordable to North residents?	10/19/2018 10:12 AM
12	Please be on the watch for gentrification. This place should be about healing and giving back to the Northside, not a place for a bunch of cake eaters:)	10/19/2018 7:59 AM
13	Are there any plans to make any of it affordable housing?	10/19/2018 1:19 AM
14	I believe there should be more housing in the 1st phase. Maybe about 300 units	10/19/2018 12:59 AM
15	Both rentals and owned units should be included.	10/18/2018 11:48 PM
16	Please don't make this another low income housing "projects"	10/18/2018 11:04 PM
17	This part of the plan must reflect the most innovative housing solutions appropriate for this area (demographically and geographically) and for the housing crisis Minneapolis is facing. Use current data, research, trends, local priorities, and planning objectives to offer something that has real merit in the eyes of the public. Think about piloting options for tiny homes, multi-generational living, a live/work and/or live/learn option, etc. Number of affordable units too low. AMI used is insufficient, must use AMI of Camden area of north Minneapolis, not general AMI of the whole metro. Try achieving net-zero in design/use, building, and construction.	10/18/2018 10:10 PM
18	This is a huge opportunity for affordable housing, but I don't see that need adequately addressed in the plan. Minneapolis can do so much better here if the city takes time to deeply listen and develop this area for the benefit of current residents. I think the current plans for mixed housing as described are insufficient.	10/18/2018 9:48 PM
19	I would like to see the targets of affordable properties increased from 20% of rental to 25-30% and residential home target increased from 10% to 20%.	10/18/2018 8:32 PM
20	There is not enough of a focus on providing affordable housing for community members; there should be at least 30% affordable housing. Use AMI of residents in 55411 and 55412 to determine rents and rates instead of using the entire metro AMI which skews the reality. The housing developments should be focused on housing and community space and have less commercial space, but only commercial space that provides accessible benefits for residents.	10/18/2018 6:36 PM
21	More low income housing!	10/18/2018 6:00 PM
22	This could be a good fit, as long as the project uses the AMI of residents in 55411 and 55412 to determine rents and rates, not the whole city	10/18/2018 5:21 PM
23	we have enough rental on the Northside! Put rental units in other parts of the city!!!!	10/18/2018 5:02 PM

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24	At one of the presentations I attended it was insisted that the community was pushing for "more housing." That may be so, although I'm skeptical, but one thing for certain is that this all just spells developer tax break scams. Below market housing for ~5? ~10 years? All while developers get taxpayer cash hand outs for "doing good." And then boom, market rate housing instates in a few years and does exactly what all you are claiming to mitigate: gentrify the entire area, and displace countless low income families in the area. CASH 4 HOMES investors picking off desperate homeowners sell their properties developers rezoning and building giant 20 story complexes? Stop pretending like this is some charity effort.	10/18/2018 4:42 PM
25	Maybe 3-4 story buildings. The 5-6 story buildings in places like Uptown look completely out of place and have really done damage to the neighborhood feel of the area.	10/18/2018 4:22 PM
26	Putting housing on top of I-94 with prevailing westerlies = pollution. Look at the ground floor commercial built within the northside at 800 Broadway and at Broadway and Penn - vacant.	10/18/2018 1:59 PM
27	It could fit depending on the mix of commercial.	10/18/2018 1:06 PM
28	Honestly, I would like to see even more housing in this area. Make it bigger, taller, so more people can call this area home. It 10000% needs retail (preferably restaurant) on the ground floor and those places need to be allowed to serve liquor. This area will not be attractive as an entertainment destination if folks do not live near it, cannot access it, and cannot have a good time while there. The northside desparately needs places to sit, relax, and enjoy a drink.	10/18/2018 12:34 PM
29	This is not the place for "affordable" luxury living. Price them as high as the market will bear and share some of the proceeds to build housing elsewhere.	10/18/2018 12:22 PM
30	It could be denser. Publically owned land can lower development costs adn this should be taken advantage of to provide as much housing as possible.	10/18/2018 8:32 AM
31	No dedicated parking for housing. Shared parking with the CPAC should be strongly explored. Better transit connections to employment designations would allow reduced or at least very limited residential parking needs.	10/16/2018 8:38 PM
32	too much of this is happening right now and owners and developers are making money with rents that continue to increase. rental assistance is hard to come by - how is this going to happen?	10/15/2018 2:30 PM
33	TOO MASSIVE. Too many big buildings make an area feel forgone, massive unsafe. A smaller human scale is needed	10/14/2018 10:06 AM
34	This would possibly be OK if affordable, well maintained and built so it does not interfere with more greenspace that needs to be added to the whole project. Otherwise, no. Also, let private market handle the commercial off-site.	10/12/2018 5:56 PM
35	I would be fine if it was a tall as Lowry Towers on Lowry and N. 3rd St.	10/12/2018 4:44 PM
36	This needs to be higher density, have more affordable housing and ownership opportunities. This is more of the same old same old.	10/11/2018 5:23 PM
37	As long as it fits in with shoreland ordinances and river plan	10/11/2018 11:30 AM
38	The architecture should not be unimaginative, rectangular, and ugly condo units that look like Lego Block stacks with pop-out balconies. This is an important site, and what is done now sets the stage for future development. Lets raise the bar and place structures that beautifully integrate into the landscape. I like the new Loppet building in Theo Wirth Park.	10/9/2018 3:53 PM
39	* Include more Modular Home and Tiny House design ideas	10/9/2018 3:05 PM
40	This will only help build the community aspect of this area.	10/4/2018 9:33 AM
41	Honestly could be taller but my biggest comment is this should be all if not mostly all low-middle income housing. We have WAY too many over priced condos/apartments popping up all over the city and if the goal of this project is to enhance the North side then this residential can't be another bout of gentrification.	10/3/2018 10:45 PM
42	As long as it doesn't affect the usage of the amphitheater, go for it.	10/3/2018 11:28 AM
43	We need more mixed-use housing, I agree. The concern here is accessibility to groceries, restaurants and services. This is a very isolated stretch of Washington. How do we make sure that these renters are given a community and resources? The single family and rental homes in this area (and i live here) are already struggling with jobs, transportation, food access and services access.	10/2/2018 4:37 PM
44	Urban sprawl - how do you ensure new construction is well done and stays affordable?	10/2/2018 3:08 PM

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45	Looking forward into the future, this project should get the city to require "no parking" and use the money for that to connect directly with light rail that is brought up to this area directly from the Bottenau Line. Future developers and developments need to be designed without traditional cars. This is one of the not so good things about this plan. It relies on traditional parking infrastructure and no vision about an alternative vision for the future without cars. This could be a take off of the "20 minute city" concept, using downtown as the city with a direct connect to bike paths to downtown, or direct connect to light rail. No parking should be necessary. On that note, when I lived in Burnsville and we would drive to the Vikings games 8 times a season, we would have to fight traffic there and home. I still remember the first Sunday the light rail operated. It was fantastic. It only took three home games and that train was packed. We started staying downtown to eat after the game since it was impossible to get on them for an hour. We didn't start driving again, we stayed downtown and spent money eating downtown. Can you imagine that if people that came to this venue had to light rail it home? they would stay and play, eat, drink, and spend more money. Thats what we want; people spending money and then taking the light rail home.	10/1/2018 10:10 AM
46	Why limit it to 6 stories? Let it go higher and add a requirement for affordable units.	9/30/2018 7:22 AM
47	Is the 6 story a good fit with the neighborhood?	9/27/2018 2:48 PM
48	given the higher crime rate for that area, what type of assurances and/or security measures would be in place to make sure the residential units are not used/become staging areas to perpetuate and/or escalate crime?	9/27/2018 12:37 PM
49	While housing is important adding it to this plan reduces park improvements	9/27/2018 8:53 AM
50	Finding the right retail tenants that are going to stick around, while providing products or services that benefit the community	9/27/2018 8:38 AM
51	Only if it affordable housing. No more high end rent buildings. Only local businesses. No chains or franchises	9/26/2018 6:56 PM
52	Use that area for green space. I feel that the last thing that area needs is more apartments.	9/26/2018 4:31 PM
53	Is this going to be uptown???	9/26/2018 3:55 PM
54	Even with the development being done the area is still isolated from the rest of the city. Too much emphasis on affordability will place people there without good transit options. Prefer more green space.	9/26/2018 1:19 PM
55	We need more housing untis, period! Please make sure to connect with good bike/ped infrastructure, and uses that encourage eyes on the street throughout the day and evening.	9/26/2018 12:54 PM
56	I think the option for condo's would be better than an all rental building. People take better care of their home if they are invested in it. So maybe having a blend of some rental and some condo's.	9/26/2018 11:08 AM
57	My only question is will it be affordable rent. Our problem in Mpls. that all of these apartment buildings keep going up but many people cannot afford to live in them. And if it is affordable, will it be kept up? As a Northside homeowner I am simply disgusted by the amount of slumlords who ruin the neighborhood with their properties that they don't bother to keep up.	9/26/2018 6:57 AM
58	I'm not sure housing is needed in this area. If it will carry the project through, then fine.	9/25/2018 9:23 PM
59	Could some of the buildings, further away from the river, accommodate even more people/have more units/be more than 5-6 stories? I support dense housing, from an environmental impact standpoint, and also as housing is and will continue to be in great demand.	9/25/2018 9:25 AM
60	I think this is generally good, as long as it doesn't lead to over-gentrification and raises housing costs beyond where they are currently.	9/25/2018 6:54 AM
61	Definitely yes. Mixed use buildings are a key point to providing walkable, people-oriented places. If anything, there should be more mixed-use buildings planned for the site.	9/24/2018 5:55 PM
62	Please provide condos for sale and not only rental property.	9/24/2018 5:38 PM
63	You don't get opportunities with 1 mile of river frontage and 48 acres. This could be a regional destination that could be buzzing all day long.	9/20/2018 5:14 PM

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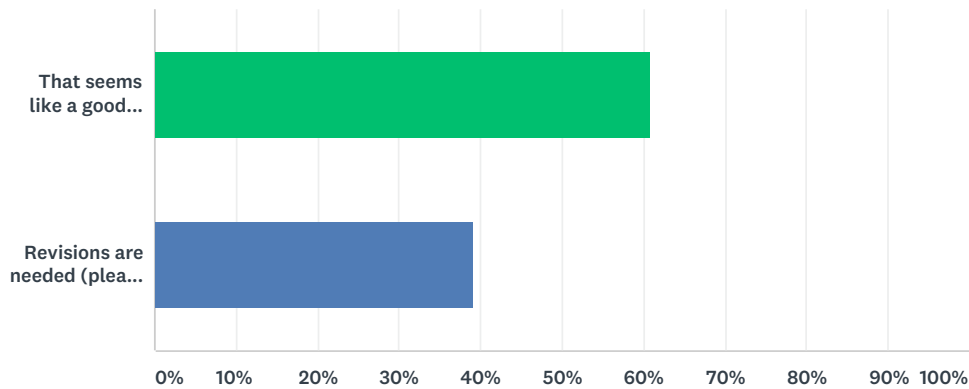
64	Residential should be as far from the freeway noise and pollution - commercial, retail etc. is a good fit for near the freeway - height should fall with in the critical area guidelines - so 6 stories maybe too tall depending upon distance from the river. Condos would encourage home ownership and there should also be housing for seniors - both affordable and middle class - there are seniors who want to stay living in north but want to move from their homes and downsize. They do not qualify for affordable and have no place to go in north - which seems to have affordable apartments and single family homes (or duplexes)	9/20/2018 2:14 PM
65	work with the community to create form based guidelines for all development.	9/19/2018 2:24 PM
66	The Northside is in dire need of quality affordable housing ~ there should be higher requirements for percentage of affordable housing for those with the highest economic barriers to housing ~ particularly on the Northside where historic housing policies have kept Northside residents in this category!!	9/18/2018 1:40 PM
67	I prefer to give specifics in a community-led group forum so my questions and ideas are not held in singular fashion. I want people to know what I am thinking, I want to hear what others think, and I want to work together to have true, equitable community input on planning and design.	9/18/2018 1:09 PM
68	Affordable housing would be a definite plus in my opinion	9/17/2018 7:04 PM
69	Glad to see denser rental buildings and not limit housing to luxury townhomes like another couple miles downriver. Encourage developers to build on smaller footprint rather than giant block-long behemoths, giving both aesthetic break and more neighborhood feel not having giant compounds. More Chicago-like friendly density rather than suburban housing complexes. Housing must include significant commitments to long-term affordable family housing. Not just 5-10 year loan terms with a few 60% to 80% AMI affordability, but significant, deep and sustaining affordability at 20% and 40% AMI. We must ground this as a space that supports existing affordability of the surrounding area and doesn't spark rapid gentrification along Dowling/Washington and surrounding neighborhood.	9/17/2018 1:00 PM
70	Not sure on this one. That would be 150 lucky folks. There are so many empty lots in N Mpls already in neighborhoods. Make more native landscapes. There is so much crappy underutilized land all over the TCs. Use that first. This should be a community space.	9/17/2018 9:07 AM
71	This seems to me the riskiest aspect, but the one with the greatest potential payback. Will the 80% of market rent units be rentable here? Will businesses decide to take a chance on this area? The Boom Island announcement is not helpful in this regard. That said, if people move here, and businesses setup here, it could be a huge boost for the neighborhood.	9/17/2018 8:50 AM
72	As long as it's NOT affordable housing, our area is saturated with it.	9/16/2018 9:07 PM
73	Please do not have it be low income housing! We don't not need more over here. Put the low income housing in south. We need to diversify poverty not concentrate it.	9/16/2018 5:19 PM
74	i have questions about affordability, size of the units, access to public transportation/bike paths linkes to the city's existing network	9/16/2018 7:09 AM
75	Commercial yes, housing NO. This area needs restaurants and shops desperately.	9/15/2018 7:17 PM
76	please don't make it any taller!!!	9/15/2018 4:25 PM
77	Land around the river should be kept as park land.	9/14/2018 6:50 PM
78	Why only 150 units and why only 5 to 6 stories? The housing should be designed with an edge to set it apart from a crowded market, but also include affordable housing. Housing for those working, using the performing arts center.	9/14/2018 5:38 PM
79	To build successful community there needs to be a blend of housing, work and recreation (retail). Housing will provide a level of activity that will benefit other uses.	9/14/2018 11:59 AM
80	Needed.	9/14/2018 8:49 AM

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81	Minneapolis and the surrounding area does not have a great relationship with outdoor music events. The residents are not accustomed to the additional traffic and noise, so the complaints are naturally very high and any outdoor event seems to be short lived, less than two years before they fold. Placing housing next to a venue is an invitation to complaints and unnecessary drama. I don't think you can legally require renters to agree to allow excessive noise, but you can do it for commercial renters. I think a technical commercial space would work well, and even more ideal would be one that models after the First Avenue idea of doubling as a kind of training facility for Northside youth. Technical meaning software/hardware/support companies. Preference should be given to those willing to participate in that program and higher preference for those that have a plan in place with their proposal/application.	9/13/2018 11:35 AM
82	Are FOR-PROFIT Rentals being built on CITY-OWNED property? Or is this private land?	9/12/2018 2:10 PM
83	It isn't enough units of housing, and I'm concerned about inflating rents by building too much parking on the site. Structured parking for one car costs \$30,000. That's a lot to add to the cost of an apartment. I'm also concerned that the parking will make the ground-level building unpleasant, when we need to have this be a fun, great place to walk around. Ensure that the parking is screened with active uses (small commercial spaces affordable to Northside entrepreneurs, etc.) A parking garage can kill street life if it's not carefully designed, and few in Mpls are. Best to skip the parking altogether!	9/12/2018 2:08 PM
84	I'm wondering as Minneapolis grows rapidly (particularly as coastal cities are more exposed to climate change) how these buildings will scale	9/12/2018 12:43 PM
85	Make it affordable and not \$1,800 for a studio and it's a fine use of the land.	9/12/2018 12:03 PM
86	Here comes the gentrification...	9/12/2018 8:16 AM
87	It says underground parking, but is there enough for all residence of that building?	9/11/2018 9:22 PM
88	We NEED housing. Along with rentals, what about additional housing in the form of a co op.	9/8/2018 1:10 PM

Q7 The proposed Phase 1 housing mixed-use component will meet the City's requirement that 20% of the units are affordable to those earning 60% of the metro area median income. (At today's income, that would be rents of \$991, \$1,062 and \$1,273 for a studio, one-bedroom and two-bedroom unit, respectively.) Additional housing is planned for future phases, and the development team intends that 30% of the overall total number of units will be affordable. What do you think of this approach?

Answered: 250 Skipped: 9



ANSWER CHOICES	RESPONSES
That seems like a good balance.	60.80% 152
Revisions are needed (please note below what percentage of the units should be affordable or what else you would revise).	39.20% 98
TOTAL	250

#	MY SUGGESTED REVISION:	DATE
1	Please take a look at the demographics of North Minneapolis and the amount of people earning income at 60%. It must be lowered to 30%AMI.	10/19/2018 4:13 PM
2	The ratio should be more than 20% for affordable units. Strive for 30%	10/19/2018 3:21 PM
3	What does affordable mean? If it means subsidized by the government, then that is not affordable! Almost \$1000 for a studio apartment is not affordable. There should be no apartments in phase one of the plan. There are enough housing and apartments in McKinley and the surrounding areas. Concentrate on improving that stock.	10/19/2018 1:46 PM
4	There needs to be a minimum of 30% affordable housing. Use AMI of residents in 55411 and 55412 to determine rents and rates (current plan uses entire metro AMI).	10/19/2018 12:56 PM
5	Poor people always get the short end of the stick, but that's life. Revitalization will attract rich people to this area	10/19/2018 10:56 AM
6	Market rate housing is needed if there is any housing at all.	10/19/2018 10:29 AM
7	100% of units affordable, include some options that are more affordable than the prices listed above	10/19/2018 9:50 AM
8	There should be housing for people at even lower rates -- I'm definitely not an expert, but this should be a "moving on up" opportunity for people on the Northside. \$991 for a studio is a bit rich. Can you do 60% of the Northside Green Zone (in North Minneapolis) and base it on that?	10/19/2018 7:59 AM

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9	Following guidelines does not make it affordable. I make decent money for my neighborhood and my mortgage is \$951. We struggle some months to pay that. This affordable housing stinks of gentrification.	10/19/2018 1:19 AM
10	There needs to be units that are affordable for people making \$ 30,000 to \$ 40,000 / yr. There needs to be 1 bd units for \$ 600 to\$ 800/ mo and 2bd for \$ 700 to \$1,000/ mo	10/19/2018 12:59 AM
11	Most of North is "affordable", use this opportunity to bring more upscale apartments and condos to the area.	10/18/2018 11:48 PM
12	Please work to include more than just low income housing.	10/18/2018 11:04 PM
13	See previous.	10/18/2018 10:10 PM
14	We need more than 30% of new housing to be affordable! When you look at the AMI of the zip codes surrounding north harbor, it's clear that the calculations on what is affordable don't meet our reality.	10/18/2018 9:48 PM
15	See comments above. I would like to see a higher percentage of affordable housing at the start of the project.	10/18/2018 8:32 PM
16	That doesn't sound affordable at all. To make them affordable it should be income based. 30% of income. Not based on what other people make.	10/18/2018 6:38 PM
17	There is not enough of a focus on providing affordable housing for community members; there should be at least 30% affordable housing to start. Use AMI of residents in 55411 and 55412 to determine rents and rates instead of using the entire metro AMI which skews the reality and increases rent to unaffordable rates to many.	10/18/2018 6:36 PM
18	More low income housing!	10/18/2018 6:00 PM
19	Use AMI of residents in 55411 and 55412 to determine rents and rates, not the whole city	10/18/2018 5:21 PM
20	Housing is a major crisis, and this is not affordable for many people especially the families and parents being pushed out of north Minneapolis due to rising rent prices. I would suggest partnering with local agencies to offer affordable housing options at different tiers. A single parent with 2 children working full time even above minimum wage cannot afford the price for a 2 bedroom. In my opinion, the entire location should be affordable housing options with plenty of support services in the commercial space (mental health services, child care facilities, employment counseling). Even better would be if this space was designed using a 2-gen or intergenerational approach. The last thing this community needs is "affordable" housing for people moving into this area to snatch up while pushing the community here out further into the suburbs away from support.	10/18/2018 5:13 PM
21	same as previous statement in question #6!	10/18/2018 5:02 PM
22	Again. Why housing? Because it makes developers the most cash. I call bullshit on the claims that this is what Northsiders were asking for. \$15/hr wage earners are going to struggle to afford your \$1k studio, and that's before a couple years' inflation happens. What I think about your approach is that it's only about making money, not serving the needs of the people of MPLS. 30% is "affordable" for how long even? Make a riverfront park where people can chill, play ball, bike/connect through to the river trail. That's it. That's all we want - access to the waterfront like every other neighborhood of Minneapolis that hasn't been historically underdeveloped.	10/18/2018 4:42 PM
23	Just because it's a minimum requirement, doesn't mean it couldn't be expanded upon. More affordable housing for families would be beneficial.	10/18/2018 4:22 PM
24	Opportunities for home ownership should be incorporated into housing plans.	10/18/2018 3:21 PM
25	A strategy to develop more housing at lower AMI's is needed getting to a minimum of 50%, AMI engaging MPHA to look at the ability to offer lower rent strategies would also be very helpful	10/18/2018 3:05 PM
26	this is a lousy place for housing	10/18/2018 1:59 PM
27	I understand funding is difficult, but pushing it to 70% AMI or offering reduced housing for those that work as part of the complex could be a good idea. I am appreciative on any efforts to keep this affordable for the community.	10/18/2018 12:34 PM
28	I don't feel like this is affordable rent, for many Northsiders, but I am not versed well in these areas.	10/18/2018 12:25 PM

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29	This is not the place for a few lower income people to live the glam life... Rather, the city and developers should harvest as much as the market can bear for these sites, and find more equitable ways to apply the proceeds towards affordability, in a more practical area. In that manner, more lower-income people will benefit from the proceeds of site development.	10/18/2018 12:22 PM
30	What percentage of the people living in that immediate area earn 60% of the metro area median income? Go beyond the minimum requirements. Have the level of housing affordability directly reflect the economic situations of the people that live in this area.	10/18/2018 10:06 AM
31	I would say do the bare minimum of affordable units. Its probably the most desirable piece of undeveloped land in Minneapolis. They should make another North Loop basically. Build expensive desirable condos, commercial, and apartments then tax the hell out of them. Use the tax money to fund an affordable housing project somewhere else. The more low income people are in the development the less chance the commercial will survive. Low income people don't have disposable income. Its just how shit works.	10/17/2018 10:33 PM
32	No comments	10/16/2018 8:38 PM
33	Thought really needs to be given, there are so many other blighted areas in Minneapolis;is that need attention. How does this housing and the occupants in the housing fit within the idea of this "destination center" - there are so many economic& educational opportunities with a development like this. Housing is needed everywhere and the city has not addressed the issues well enough in the past to allow me to buy into housing as part of this plan. \$991.00 for a studio apartment being called affordable??	10/15/2018 2:30 PM
34	"The rent is too damn high." And you know that "additional housing is planned for future phases" at 30 percent will never get done.	10/12/2018 5:56 PM
35	I'm fine with this. I understand the math, but even 1000 mo. seems high. That's the hard part, even 60% of area median income sounds like a lot. I wonder if there is a way to save "10 rent free units" for community fellowships that are elected by the community to live there for free in exchange for enriching the community through service (art, culture, community building, etc.)	10/12/2018 4:44 PM
36	Deeper affordability. A one bedroom at that rate is too expensive for many on the Northside	10/11/2018 5:23 PM
37	Would be nice if some low income housing was included in the mix in addition to the affordable housing.	10/11/2018 9:39 AM
38	Be careful with housing	10/11/2018 8:55 AM
39	I'm really torn because we need affordable housing in the city, but I'm not loving the idea of more subsidized housing/studio units in the Northside. The building near my house has brought problems into the neighborhood in the form of drug sales, robbery, home invasion, and a lot of littering. If you are going to build more affordable and subsidized housing to the Northside, I propose you develop the same quantity near Lake Harriet, Lake Nakomis, Lake of the Isles, and other neighborhoods that don't currently have any multi-unit affordable housing.	10/9/2018 3:53 PM
40	* Increasing to 35% for affordable housing	10/9/2018 3:05 PM
41	Make it 50% or more. Those rents are already high for a north sider.. at least give the community a larger chunk of the buildings.	10/3/2018 10:45 PM
42	No opinion	10/2/2018 7:47 PM
43	This area needs more affordable housing as well as accessible services. I would want to see 40% affordable in that rent range.	10/2/2018 4:37 PM
44	There aren't a lot of people in that area that can afford that much for rent. Are we doing the neighborhood a disservice by gentrifying the area and pushing poor people out?	10/2/2018 3:11 PM
45	I truly believe that there should be layers of affordability. Low income (which is not mentioned here), affordable and market rate. What has been proved that happens is that the people on the lower economic ladder benefit from living amongst others with higher incomes; their children play together and learn together. This is the real impact of "being connected"	10/1/2018 10:10 AM
46	I believe 30% is a very ambitious goal. I would try to be flexible with the development team. there is a real effort here to provide affordable housing and they should be given some latitude if 30% cannot be achieved and it comes in closer to 20-25% overall.	9/30/2018 5:52 PM
47	Sliding scale affordability, with \$750, \$850, and \$1000 as the lowest tier rents.	9/30/2018 7:22 AM
48	This is an opportunity to create more affordable housing. 20% seems lower than it needs to be.	9/27/2018 4:32 PM

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49	the current rental rates are high and driven that way due to high costs for purchasing a home, I'd like to see the rental rates be lower to actually be affordable	9/27/2018 12:37 PM
50	Again housing on this site defeats the general purpose. Lots of other places to build if have money	9/27/2018 8:53 AM
51	Ensure economics of this plan make fiscal sense for the city	9/27/2018 8:38 AM
52	At least 30% should be affordable	9/27/2018 8:30 AM
53	Still too expensive and 20% is too low. I don't think the metric of using metro area median incomes should be the guide. Income average of that area needs to be accounted for. It's not a wealthy area and \$991 is way too much money.	9/26/2018 6:56 PM
54	Most people still can't afford those prices and most of the new "luxury" apartments are going up so fast that corners are being cut and some that are only 5 years old are starting to fall apart- how would the quality of these apartments be? Would they really be worth that price 5 years after being built?	9/26/2018 5:06 PM
55	At least 30%...	9/26/2018 3:55 PM
56	Less housing , more green space.	9/26/2018 1:19 PM
57	A portion of the units should be reserved for lower AMI, 30% AMI for example.	9/26/2018 12:54 PM
58	30%	9/26/2018 12:41 PM
59	I believe that a development with this level of public investment should aim for more than 30% of the total units being affordable, ideally as high as 50%, and also include at least some units affordable to lower income levels (30% AMI).	9/26/2018 10:37 AM
60	Larger proportion of affordable housing with income restrictions	9/26/2018 8:05 AM
61	Given the immediate surrounding community, consideration should be taken to median income for those respective zip codes. Utilization of the metro area median income inflates the value and drives up the rent of these units. I think it would be unlikely many residents in the immediate area could afford rent at this rate.	9/26/2018 8:02 AM
62	This answers my previous question, I just hope that the tenants are vetted and the property is kept up.	9/26/2018 6:57 AM
63	Over \$900 for a studio doesn't seem affordable for most folks I know.	9/25/2018 10:04 PM
64	I don't have experience in multiple unit housing so no opinion can be given.	9/25/2018 9:21 PM
65	I think that is too high of rent and not very affordable. It may be 60% of the Twin Cities median but it certainly is not reflective of the area and will eliminate many of the Northside residents. White millennials that work downtown will be the majority of the tenants, which is not much of a change from any other apartment building in the North Loop.	9/25/2018 8:30 PM
66	These seem like similar rents to other artist rentals in the area, but it will be high for that part of town. I'd prep for some big negativity about this?	9/25/2018 8:21 PM
67	Greater % should be affordable	9/25/2018 8:19 PM
68	Higher mix of affordable units	9/25/2018 8:03 PM
69	I really don't think hitting the city's MINIMUM requirement for affordable housing is acceptable. We are in an affordable housing crisis. The city, park board, and the residents should be leading by example. Let's make it 50% affordable housing! Hell, the rent amount mentioned here as "affordable" is still WAY out of budget for most people in that situation. Why not work with a company like RS Eden. From my understanding they exclusively build housing for people that are trying to turn their life around. This that are working, but still can't afford "affordable housing" in this city.	9/25/2018 7:55 PM
70	This is where I might have the biggest issue with this great project. The housing must must must be affordable to those in the community and those working in the city. I do not want to see condo lofts like in uptown. The area needs to be affordable to the current residents of Northside and not just people who want to live there in 5 years when it's gentrified.	9/25/2018 7:37 PM
71	the concept of affordable housing is poor governance.	9/25/2018 6:49 PM
72	More affordable housing is always a good thing.	9/25/2018 9:25 AM

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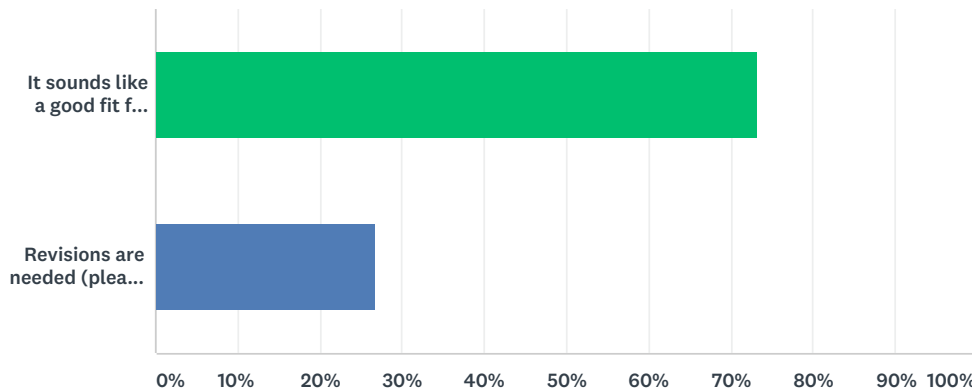
73	I think we, again, have to guard against ruining the balance of current residents and new residents moving in to take advantage of the new facilities.	9/25/2018 6:54 AM
74	60% of "metro area" income is NOT affordable for this neighborhood, the greater north mpls community, or even most people under the age of 30. If those are the prices you think are fair, then It would be better to have no housing at all at this site and focus entirely on the "new jobs" aspect.	9/24/2018 11:22 PM
75	My view on subsidized "Affordable Housing" is that is is a bandaid fix for the housing affordability problem. It is necessary for now, but long-term goals should be for Minneapolis to allow to more units to be built to meet demand (like the 2040 plan for allowing up to fourplexes in most neighborhoods), so less mandated affordable housing will be needed, and more "naturally occurring affordable housing" can be a thing again. But this is a good approach for now.	9/24/2018 5:55 PM
76	It should be affordable for eternity.	9/20/2018 5:14 PM
77	20% affordability is good - what I believe the northside needs is more economic diversity. We need to not only bring in the tax dollars to maintain a park system like we see around the lakes but to attract retail businesses of all price points. We need restaurants at all price points as well. Local restaurants such as Breaking Bread as well as higher end and healthier fast food. For example, Chipotle, Noodles, Panera will not move to the northside as studies show there is not the disposable/discretionary income to support them. Amenities cost money which is why we need middle to higher incomes to help support thee amenities.	9/20/2018 2:14 PM
78	at the risk of shooing away developers, I urge the affordable component to be reduced to 10-15%. I also hope to see Condominiums developed as to lead to a more stable future for the site, and create opportunities for generational wealth.	9/19/2018 2:24 PM
79	The Northside has a history of housing discrimination and "redlining" that runs deep and long ~ it should now be time to make up some ground to the benefit of the neighborhood ~ require more affordable units at the lowest levels of AMI (i.e. 30%AMI) and straight line up thru the AMI levels!!	9/18/2018 1:40 PM
80	I prefer to give specifics in a community-led group forum so my questions and ideas are not held in singular fashion. I want people to know what I am thinking, I want to hear what others think, and I want to work together to have true, equitable community input on planning and design.	9/18/2018 1:09 PM
81	We need SIGNIFICANTLY more commitments to affordability, more like 50% reserved for 20-40% AMI, don't design a gentrifying island in the middle of a low-income neighborhood that is supposed to help connect the neighborhood to the river after generations. Housing must be designed for the people who live in the area, who are already being displaced by absentee landlords who bought up housing destroyed by the foreclosure crisis and subsequent tornadoes. Designing for middle-class renters will overflow and raise costs in the surrounding area and limit the accessibility of existing neighbors to spend time in the new space when predictably white hipsters will call police on black and brown people hanging out innocently in the neighborhood. We also need a large number of units to be 3 or 4 bedroom for families, and not as much studio and 1-bedrooms that will be rented by single 20-somethings trying to live by the hip new concert venue.	9/17/2018 1:00 PM
82	You can't fix the affordable housing problem with one development. How about 100% "affordable"? How about first priority to those that will work at the park/venue? How about we actually try to plan for communities that do not need to have cars to get to work? I would put housing elsewhere.	9/17/2018 9:07 AM
83	Obviously the developers need a good share of market-rent units to make this viable, but honestly I'm not sure they'll get them regardless of the mix. I'd like to see it more than 20% affordable to make this a development that can truly integrated into the Northside and not simply be a cause of gentrification, but I'm not sure it's viable financially at that point. I suppose this a good mix, I'm sure there are studies and examples which support it.	9/17/2018 8:50 AM
84	Our neighborhood has enough affordable housing to the point that the demographics are so high here with low income households, it's far too unbalanced. Send affordable housing to areas that are NOT affordable	9/16/2018 9:07 PM
85	Why only 20% affordable in the first phase? Those rents still seem awfully high. Will it include any apts bigger than 2 bedrooms for large/multigenerational families?	9/16/2018 7:09 AM
86	Again, I do not see the value in housing with this project. I would like to see commercial space, park land and concert venue.	9/15/2018 7:17 PM
87	That's what you call low income housing???	9/15/2018 5:27 PM
88	I think that a higher percentage should be affordable. You should also look at what is affordable to a northside resident rather than the metro!	9/15/2018 4:25 PM

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89	The "affordable" units still seem rather unaffordable for many on the Northside.	9/14/2018 8:40 PM
90	Why put apartments on park property? If housing is placed there, it will be very expensive because high priced development always overrules affordable housing.	9/14/2018 6:50 PM
91	I think this is a reasonable balance. However, developers should consider contributing to workforce development in north Minneapolis so that more current residents can afford the new housing, whether that means contributing financially to local efforts or providing space for training facilities in the development.	9/14/2018 5:59 PM
92	A higher percentage of affordable.	9/14/2018 5:38 PM
93	If possible, more mixed income/ including incomes that are below AMI.	9/14/2018 8:49 AM
94	More affordable the cheapest at \$991 for a studio is too high!	9/13/2018 10:26 AM
95	The Northside is saturated with too much affordable housing as it is.	9/12/2018 8:50 PM
96	Higher percentage of affordable housing to meet the increase of high end apartments being built in the northeast area	9/12/2018 8:27 PM
97	We need more innovation. While the City of Minneapolis has a strong need for more rental units, we also need attainable routes to ownership. Perhaps cooperative ownership approaches. If this is public land, public park land - we need to first grasp the deep precious nature of land.	9/12/2018 2:10 PM
98	This appears to be prime real estate...it should be priced at whatever the market decides. I have never seen that cheap for a 2 bedroom unit in Minneapolis.	9/12/2018 12:56 PM
99	As a city sponsored project I would love to see at least half of the units being affordable	9/12/2018 12:43 PM
100	Make it 100% affordable. Landlords are parasites.	9/12/2018 12:03 PM
101	For this neighbourhood a greater percentage of units need to be affordable (40% - 60%)	9/12/2018 11:52 AM
102	Affordable housing is a joke in Mpls and the median income is not applicable to people needing housing, make it rent controlled and only available to young adults w/out kids making less than \$50k	9/12/2018 11:47 AM
103	The problems with affordable housing and what doesn't happen (or what happens later on when it goes away) are well known. I hope you've studied them and revise your plan.	9/12/2018 8:16 AM
104	50% or more units should be affordable	9/11/2018 9:44 PM
105	\$1273 for a two bedroom unit, with only 30% affordable, is laughable. that means someone GROSSING minimum wage of \$15/hr has less than half of \$2400 gross to spend on "affordable". the idea of "affordable housing" in this development is laughable and totally unrealistic.	9/11/2018 5:21 PM
106	How much is paid by tax payers or government resources and how much out of pocket? Kind of a poor/misleading poll.	9/11/2018 4:43 PM
107	The amount needs to reflect the community, more than 20% of the low income rental structure is needed.	9/8/2018 1:10 PM

Q8 OFFICE MIXED USE -- The draft concept includes a five story building just south of Dowling between I-94 and Washington Ave. N. The ground level would be about 15,000 sq. ft. of commercial space and the upper floors would be about 115,000 sq. ft. of office space. The concept also proposes 250-400 structured parking spaces that could be available for CPAC use on nights and weekends and would replace some of the interim surface parking. (The financial feasibility of this parking remains to be determined.) The number and types of job opportunities that might result from the office tenants is unknown at this point and will depend upon the tenants, but the office space is expected to accommodate about 400 employees. The ground floor commercial space will accommodate another 120 jobs, and the development team is exploring if and how the space can be made available at rents that would be affordable to local businesses. What input do you have on this component?

Answered: 251 Skipped: 8



ANSWER CHOICES

- It sounds like a good fit for that location.
- Revisions are needed (please describe what you would change or prefer).
- TOTAL

RESPONSES

73.31%	184
26.69%	67
	251

#	MY SUGGESTED REVISIONS:	DATE
1	Since this location is outside of the critical area, built form should be maximized. This building could be combined with additional residential to create a denser, mix-used structure.	10/19/2018 4:27 PM
2	I do not think that office spaces provide a welcoming area for the community and should be left out of plan.	10/19/2018 3:46 PM
3	NO - Limit building height to three and/or four stories. Move the parking underground if not already being considered.	10/19/2018 3:21 PM

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4	I wish there was a firm commitment from an actual employer instead of the experimental office space listed here. This is a better start than a stadium however. I agree with the commercial space. I would love to see some small business type stores or maybe offices for architects etc move into the area.	10/19/2018 1:46 PM
5	Office mixed use is not of significant focus at this time.	10/19/2018 12:56 PM
6	Why is office space a part of the plan.	10/19/2018 10:29 AM
7	Ensure that jobs prioritize hiring North residents and providing job training, keep a sustainability theme for all businesses within the space	10/19/2018 9:50 AM
8	Again, concerned about what kinds of businesses will move in there.	10/19/2018 7:59 AM
9	A promise needs to be made to how many will be local businesses. If these end up being 3M offices it will just become a workplace for people in the northern suburbs.	10/19/2018 1:19 AM
10	Some of the commercial space and office space needs to be reserved for small and start up businesses from the north side at below market rents. Might be affordable for small & start up businesses is not enough/OK Some space MUST be affordable for northside small & start up businesses	10/19/2018 12:59 AM
11	Please try to find for-profit businesses instead of non-profits or Foundations that are only around till their funding dries up.	10/18/2018 11:04 PM
12	Why plan to build something without first identifying tenants and uses? This plan is backward - do fair survey of local economy first, then proceed with plans for commercial space. Seems like this is just an excuse to build a parking lot for CPAC.	10/18/2018 10:10 PM
13	It doesn't seem like enough parking. Will better public transportation into the area be included in the plan?	10/18/2018 8:32 PM
14	Office space is not important or beneficial to the community and should not be focused on in this phase of project development.	10/18/2018 6:36 PM
15	I just do not see the necessity of this? Why not build on Halls Island closer to downtown? Why aren't you trying to aggressively develop white neighborhoods, too much pushback? How did we get from waterfront park to office building? Did the community really have any input? Who? How white were they and what age? The Northside has the lowest voter turnout of most neighborhoods in Minneapolis? Are you really trying hard enough to reach the community and engage? I don't think you're doing enough.	10/18/2018 4:42 PM
16	What will you do to ensure these spaces don't remain vacant? What is the plan to attract businesses?	10/18/2018 4:22 PM
17	I am concerned that there is sufficient demand for this much office space in this location.	10/18/2018 3:21 PM
18	More work on what type of jobs will be created and how will we ensure that northside residents can get these jobs. Will training be required to obtain these positions.	10/18/2018 3:05 PM
19	understanding this is very high-level conceptualization, can't overstate the need to ensure there is adequate parking on site.	10/18/2018 1:06 PM
20	Eliminating surface parking if possible is very needed. It is a blight and if we need parking we should be putting it in ramps. The office is a great idea and will hopefully attract jobs to this region.	10/18/2018 12:34 PM
21	What kind of jobs would it create? Is the City committed enough to help these jobs be for Northsiders needing work? How can we make this happen!	10/18/2018 12:25 PM
22	You're thinking about this wrong. The number of jobs created in commercial space depends on the nature of the business-types that are attracted to the area. You can have an art gallery or jewelry store with 2,000 square feet needing 2 employees OR a fast food restaurant that employs 30 people. You have to determine what the profile of the businesses that will be attracted to make any reasonable estimates. Those numbers are pulled out of a hat...	10/18/2018 12:22 PM
23	Make the office space affordable to the businesses already located in the immediate area.	10/18/2018 10:06 AM
24	Greater work needed on the realistic commercial uses. Office market both local and regional is very weak and will continue to decrease in its need and the space requirements. Other employment markets should be explored.	10/16/2018 8:38 PM
25	Great soil for gentrification. What are the plans that would benefit North Minneapolis black, native and immigrant communities?	10/15/2018 2:30 PM

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26	Again too massive, not enough human scale	10/14/2018 10:06 AM
27	See previous comments -- project area needs much more greenspace/passive park space and much less commercial obfuscation. And stop with the corporate naming rights like "GRACO." That disgusts me, park board! Shame on you.	10/12/2018 5:56 PM
28	This sounds good, but I wonder if there is a way to reserve 2% of the square footage for a bazarre space for artists and entrepreneurs. Could you make a "Wakanda" version of "Keg & Case" or "Midtown Global Market"?	10/12/2018 4:44 PM
29	More density. Why not go bigger?	10/11/2018 5:23 PM
30	same	10/11/2018 8:55 AM
31	Perhaps some nice retail and restaurants too, and place for a few food truck to park. I would so love to move my design studio into a space near a vibrant commercial, creative, park area! This is where the city could have mixed-use commercial space to encourage and support Northside entrepreneurs! Co-working spaces, restaurants, commercial kitchen, co-working warehouse space, and co-working art spaces alongside traditional office space. Beautiful architecture please!!	10/9/2018 3:53 PM
32	Restaurants and cafe's are key for this to truly work. And again, easy access to the area if you do not live in the area but want to visit.	10/4/2018 9:33 AM
33	I love this idea - how can we offer small commercial spaces to local and northside business owners for free or low rent. For example, give North Market a space to open a small concept grocery store to service the new community.	10/2/2018 4:37 PM
34	Find an anchor tenant that fits into the innovation/creative theme.	9/30/2018 7:22 AM
35	Again. Similar to housing. Office space can be gotten in other areas. Keep park development for parkland And recreational use	9/27/2018 8:53 AM
36	Need to ensure it won't be vacant	9/27/2018 8:38 AM
37	No this proposal seems to be a gateway for non local bigger businesses and will not meet the needs of the Northsiders. There may be opportunities for job growth, but that doesn't seem very clear. More green spaces. Less development	9/26/2018 6:56 PM
38	Prefer less built up areas. Everything is too tall.	9/26/2018 1:19 PM
39	Would be ideal to have space for restaurants considering what is planned.	9/26/2018 11:10 AM
40	I would prefer that upper-floor office space be kept away from the waterfront, to preserve public and housing-unit view and access.	9/26/2018 10:37 AM
41	There is a lot of unused space on the north side, use that instead	9/25/2018 9:50 PM
42	I'll leave this to the experts.	9/25/2018 9:21 PM
43	Office space has around a 17% vacancy rate. I would not support any development incentives to build office space, and would prefer this portion of the development be repoueposed to something for the common good.	9/25/2018 8:40 PM
44	Not enough parking if you want to attract people not already living downtown or adjacent.	9/25/2018 8:30 PM
45	Add more - if the market will support it, quality jobs are welcome in Minneapolis.	9/25/2018 8:16 PM
46	Inexpensive or rent-free office space for small non-profits would benefit the area.	9/25/2018 8:01 PM
47	I will have to think about some of this, but I agree that office space and "light" manufacturing will be beneficial in creating meaningful jobs.	9/25/2018 6:54 AM
48	Yes, there needs to me more mixed use buildings in this city.	9/24/2018 5:55 PM
49	Chicken or the Egg issue. Why would an office tenant move here? What's already in place, needs to be introduced to the area to support 400 new jobs?	9/21/2018 2:43 PM
50	Great property. Commercial property does not need river frontage.	9/20/2018 5:14 PM
51	Excellent fit and near the Freeway - Jobs at all levels are what is needed and they are not on the River Park space	9/20/2018 2:14 PM
52	Encourage more height and less parking.	9/19/2018 2:24 PM

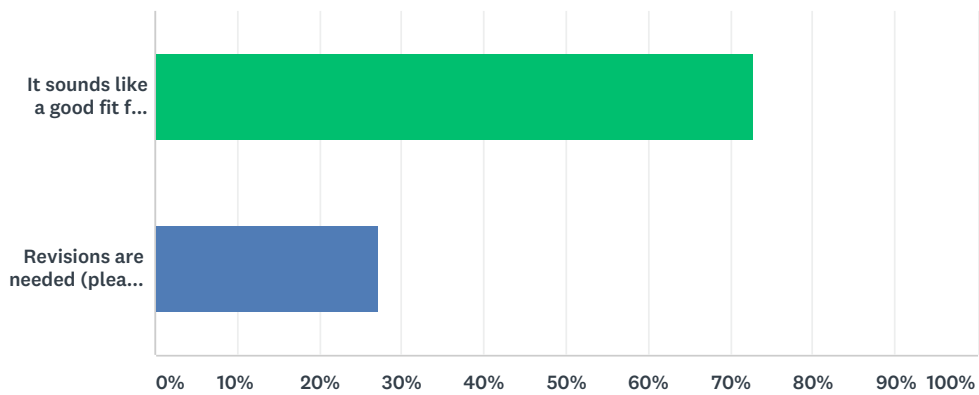
53	It will be a good fit if the developer can keep the gross rental rates at an affordable level ~ it does no good for the Northside to have a bunch of CBD Class A office tenants move up to this area just so they can have CHIC office space and soothe their conscience by locating "Northside" and not bringing jobs to the Northside.	9/18/2018 1:40 PM
54	I prefer to give specifics in a community-led group forum so my questions and ideas are not held in singular fashion. I want people to know what I am thinking, I want to hear what others think, and I want to work together to have true, equitable community input on planning and design.	9/18/2018 1:09 PM
55	The shared use parking sounds very promising. Office and retail should be small footprints so that starting entrepreneurs, businesses and nonprofits can access affordable space. I hope the planners are communicating heavily with West Broadway Area businesses and cooperatives, Northeast arts and cooperative businesses, so that it can design spaces that complement the surrounding business districts and learn best practices to support the neighborhood.	9/17/2018 1:00 PM
56	Yuk. Do we have an office building shortage? Please don't put glass towers along then river. These can go downtown or in the burbs. Or just about anywhere else. Again, who would work here? People driving all over the place? More traffic. More parking? No. This plan is same old same old. Sorry, this is 1950's mentality. Nothing new here. Come on, Think! Do we really need more office buildings? Hint: post fossil fuel. Hint: nature as guide. Hint: human hierarchy of needs. Hint: man not apart.	9/17/2018 9:07 AM
57	This seems to me to be the most viable, and would be where I would start after the parks. The market for light-industrial in the Twin Cities is extremely tight. However, Minneapolis' labor laws may have already tainted the city in the eyes of employers of entry-level manufacturing, so it may not be viable here.	9/17/2018 8:50 AM
58	i'm concerned about the TBD parking. i think black-owned businesses should get priority. emphasis should be on recruiting businesses from the neighborhood, and/or employers to hire from the neighborhood	9/16/2018 7:09 AM
59	If the business is related to North Minneapolis, yes.	9/15/2018 7:17 PM
60	Parking???	9/15/2018 5:27 PM
61	I don't think that adding office space will do anything for the community and think there are better ways to use the space. If people are just coming to the area for work, they will drive in and drive out (more traffic). How does this contribute to our neighborhood?	9/15/2018 4:25 PM
62	A building this size in this location seems like a risk: it would be terrible to let it sit mostly empty. Before this design is chosen, tenets should be identified and, if possible, commit to filling the space.	9/14/2018 8:40 PM
63	A 5 story building next to a river is a foolish use of a national treasure.	9/14/2018 6:50 PM
64	Keep option open for more sq. ft. if key tenant can be secured.	9/14/2018 5:38 PM
65	Isolated location for traditional multi-tenant office. Nothing does more harm than vacant buildings.	9/14/2018 11:59 AM
66	I like that it will create job opportunities, adding variety to the area. I also like that it will include commercial space as well.	9/14/2018 8:49 AM
67	Again, I would recommend leveraging community support with the selection of tenants	9/13/2018 11:35 AM
68	There seems to be a glut of this type of business space. This entire proposal seems to be written by developers for developers. Is there a need? Does this plan call for building PRIVATE offices on PUBLIC land? If true, there are several moral hazards including unfair competition with private offices on private land and the stealing of the commons for the benefits of the few.	9/12/2018 2:10 PM
69	The mixed-use approach is good. You do not highlight any strategies It's clear that cars and the needs of drivers are shaping this whole plan, and that's backwards. We need the value to Northsiders and to the City to shape the plan, and to figure out how much space that leaves for cars after we uncover the value. to provide high-quality transit access, or to make biking and walking priorities to access the site. (Look at Minneapolis 2040 for ideas and to ensure this plan complies with the city's comprehensive plan, as that's what you'll need to align with to get approval.) There is too much parking, especially considering how much it costs to build structured parking, the city's mode share goals, and what needs to be charged to cover the costs. It drives up rents and drives down the appeal of the site.	9/12/2018 2:08 PM
70	Most parking needs to be beneath building.	9/12/2018 1:02 PM
71	Does this include robust and weather proof bike parking?	9/12/2018 12:43 PM

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72	We don't need more office buildings.	9/12/2018 12:03 PM
73	Sounds like you need to finish your plan first.	9/12/2018 8:16 AM
74	Sounds good, but consider dedicating areas for taxi/Uber pickups especially if bars are added.	9/11/2018 9:22 PM
75	again, no permanent plan for parking = site failure	9/11/2018 5:21 PM
76	..as long as not government or tax payer funded.	9/11/2018 4:43 PM

Q9 RIVERFRONT HOTEL -- A 5 – 6 story hotel is proposed near the riverfront promenade, just upriver from the Dowling Plaza. The facility would include about 110 to 180 rooms, about 15,000 sq. ft. of ground level commercial space (tentatively restaurant/food service) and about 70 structured parking spaces. The hotel will create about 65 new jobs of various types, and since it will be operated by a member of the development team, they will be able to more directly influence how those jobs are filled to benefit the local community. The ground floor commercial space will accommodate another 120 jobs, and the development team is exploring if and how the space can be made available at rents that would be affordable to local businesses. What input do you have on this component?

Answered: 254 Skipped: 5



ANSWER CHOICES

It sounds like a good fit for that location.
 Revisions are needed (please note below what you would change or prefer).
 TOTAL

RESPONSES

72.83% 185
 27.17% 69
 254

#	MY SUGGESTED REVISIONS OR PREFERENCES:	DATE
1	I would like more background information on who decided on a hotel plan and why? Providing possible 185 jobs for local residents is not a big enough impact for local community members. This aspect of the development plan needs to be revised in partnership with the community.	10/19/2018 4:13 PM
2	I'm not sure a hotel is what the northside really needs. I would like more thought or research done on this topic.	10/19/2018 3:46 PM
3	NO - Limit the buildings to no more than four stores. Three is even better.	10/19/2018 3:21 PM
4	Hotels are another provider of low paying jobs...however, those jobs would go to adults so it is a start. I am not sure a hotel would fit very well into the community but I like it better than the stadium.	10/19/2018 1:46 PM

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5	Riverfront hotel is not a primary necessity for this area and should be removed from this plan. It does not serve community interests and job creation is not focused on those that are career and wealth building for northsiders.	10/19/2018 12:56 PM
6	A hotel does not benefit the community (other than lower paying service jobs) and makes this site a place for tourists. I don't see this as innovative job-creation for the community. This builds on a space that should be more democratic/public and further urbanizes/privatizes this important natural amenity and ecosystem. Balance natural shoreline and park space with urban development.	10/19/2018 11:04 AM
7	The Hotel will block out the river for the public.	10/19/2018 10:29 AM
8	I don't get why a hotel is part of this, don't know that the jobs produced benefit that much for another 6 story building on/near the river	10/19/2018 10:12 AM
9	Either no hotel, or a hostel-type setting instead of traditional hotel	10/19/2018 9:50 AM
10	Please be careful about the window design. We don't want to kill birds. But other than that, what a beautiful location for visitors to stay at. Can there be a discount for people staying because they're visiting friends and relatives living in NOrth Minneapolis?	10/19/2018 7:59 AM
11	1. 70 parking spaces seem like too few for 180 rooms. 2. Does the development team have experience operating a hotel? Or will they hire an operating company to run the hotel, which will control hiring decisions? The development team may want to hire/ direct the operating company to hie North siders but the operating company will make the final decision which may mean not north siders are hired.	10/19/2018 12:59 AM
12	Needs to include river recreational access, not just river viewing. (Docks, ramp, etc.)	10/18/2018 11:48 PM
13	Who is this partner and why would the rents be anything but market rate?	10/18/2018 11:04 PM
14	This is the most unnecessary and unwelcome part of the concept plan. This area of town that has been inequitably served for so long, should not have it's needs set aside in order for a hotel be built to serve outsiders. A hotel suggests a closed loop where people would be encouraged to stay on site for accommodations and eating options making it even less likely that they would explore neighborhood options. Overall, I want to know how well did the development team study the Camden area economy? What will bringing a hotel and major concert venue do for or detract from the already stressed local economy (e.g Lowry Ave N - a weak market corridor currently experiencing crime and high storefront vacancy)? The concept plan creates an influx of people from out of the immediate area to become one-time consumers 50 days a year. This does not seem a reasonable way to create an 18-hour business model on a daily basis that the developers propose. What is the current hour/day for northside businesses? Do current restaurants and retailers experience enough patronage to stay open longer or later? Money flowing into and out of the UHT development might be described as "plop and go," and not recycled in the hyperlocal economy day after day. It's some business' experience that when there is an attraction or major event in the vicinity of their place, unless they are in the center or hub, business usually shrinks during event time. Often parking, litter, and alcohol-related complications are the detectible effects of what comes in from the outside.	10/18/2018 10:10 PM
15	This should not be a priority at this time. It has no immediate benefit to the local community and would likely only create more problems—including jobs that don't pay enough for people to afford to live in the area.	10/18/2018 9:48 PM
16	Riverfront hotel is not a primary necessity for this area and should be removed from this plan. It does not serve community interests and job creation is not focused on those that are career and wealth building for northsiders.	10/18/2018 6:36 PM
17	A center that focuses on green jobs training and Green Zone and Promise Zone requirements is a better fit than a hotel that would provide more lower paying jobs and fewer long term career benefits	10/18/2018 5:21 PM
18	Again, I feel there is better use for this space than a hotel. The north side community has a huge need for many commercial options, and a hotel seems to cater to outside communities. Should a hotel need to be in place, I would suggest that it is intentionally designed to support the employment needs of folks in our community. As someone in workforce development working with their potential employees, many of the hotels in the local industry pay low wages, expect varied schedules (impossible for someone to arrange childcare around), and have extremely strict background requirements. Many of these things are concerns for folks in our community in need of employment.	10/18/2018 5:13 PM

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19	Resources would be better spent on more pressing concerns!	10/18/2018 5:02 PM
20	Yeah you can guess how I feel about this part of the plan. It's a "No." But, what are your luxury high rises and new concert venue without a luxury hotel for people to stay at? I'm just so disappointed in this whole plan that I really don't have anything constructive to share. Next time, wait a little longer before you invite the private interest developers into the conference room.	10/18/2018 4:42 PM
21	Could bring in revenue to the area but is a hotel really what the northside needs at this moment?	10/18/2018 4:22 PM
22	The hotel needs to include specific transit strategies for visitors to access downtown and surrounding attractions, and minimize travel by private vehicle.	10/18/2018 3:21 PM
23	This is not a good idea the hotel will not provide a majority of living wage jobs and contribute to the idea that this is a place for other people	10/18/2018 3:05 PM
24	Building a hotel in a location so far from other amenities = a risk	10/18/2018 1:59 PM
25	Seems like a weird fit but it may be necessary to make the economics work. We recently stayed in Dubuque in a hotel on the riverfront next to a conference center that had a narrow public promenade along the river. We were amazed at how highly used it was for being on a small peninsula separated from downtown.	10/18/2018 1:06 PM
26	No revisions, it seems fantastic to have this amenity on site. Again, a restaurant or bar ground floor will be essential, mostly because delivery companies other than ubereats REFUSE to deliver to North Minneapolis.	10/18/2018 12:34 PM
27	65 jobs?? 120 jobs?? Once again, is this going to benefit Northside or will people from NE or other communities be apply and then we are back where we started. No real sustainable jobs for North folks that are having a hard time getting good jobs. Also we don't need a hotel in my opinion. We need an overall plan that benefits the North community as a whole, not one that just brings in a lot of outside people with more privilege and financial means to enjoy the area but not have to make any true investment in it to better the lives of the downtrodden in North.	10/18/2018 12:25 PM
28	Why is the Northside always stereotyped as a place to find janitors, housemaids, food service personnel, dishwashers, and night clerks? How about some high paying jobs for a change? Make this a conference center (more meeting space) and engage the many many professionals who live on the Northside.	10/18/2018 12:22 PM
29	"...if and how the space can be made affordable to local businesses." They absolutely can be made affordable; there is no "if" in my opinion. We should mandate that they be made affordable for local businesses. The "how" might be that some people might just have to make less money on the project. We have to stand firm on this and other related aspects of this project (e.g. housing) even if it means abandoning the whole thing. Protect the people who make this area their home, no compromise.	10/18/2018 10:06 AM
30	Hotel is a good land use for the site. Once again the parking spaces will not be fully used and should be shared with CPAC.	10/16/2018 8:38 PM
31	See my above comments. Is the University/Carlson School/Glen Taylor been asked to provide educational and/or technical resources to use these spaces as training grounds.	10/15/2018 2:30 PM
32	I would rather see a taller building with more green space, then I could live with such a large hotel	10/14/2018 10:06 AM
33	As previously noted, you've overdone the building out of what you call a park. In this incarnation, it is not a park! Too much commercial, retail, programmed space for First Ave, and too little park space, natural and nature areas, greenspace, unprogrammed space for mental and physical health. This does not seem inviting to me - seems like too much hubbub, not a real park, just commercial busy-ness. Ish.	10/12/2018 5:56 PM
34	Sounds awesome. I'd love to see a Courtyard Marriot or Embassy Suites. I love the hotel by the music venue.	10/12/2018 4:44 PM
35	Again 5-6 stories is just not enough. Why not make one 20 story building with offices hotel and apartments and do more of them on the site?	10/11/2018 5:23 PM
36	scrap the hotel en lieu of a larger capacity arts center	10/11/2018 9:29 AM
37	same	10/11/2018 8:55 AM
38	Yes, please! There is not a hotel in sight of the Northside.	10/9/2018 3:53 PM
39	good fit if you can get a hotel to locate here!	10/9/2018 2:18 PM

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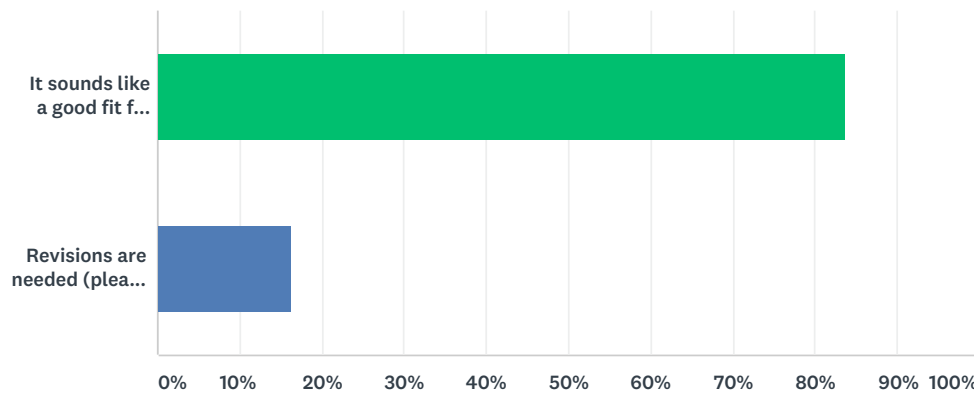
40	I think that's a great draw especially with the performing arts center right there!	10/4/2018 11:48 AM
41	I am not sure if this would be a good fit.	10/4/2018 9:07 AM
42	You're going short on the whole area which is what it is but honestly the residential / hotel / business could be as high as 10-12 stories and still work well with the neighborhood.	10/3/2018 10:45 PM
43	Interesting - but again, this area is very isolated. Nothing within walking distance and not (currently) a great part of the city. What's the draw for guests - the event center? I'd like to see more of a defined ROI on this hotel idea.	10/2/2018 4:37 PM
44	Has any thought been given to having these hotel rooms designed to become apts. if the hotel idea does not work? Or a combination of apartments and rooms?	10/1/2018 10:10 AM
45	About the appropriate size, and it will be a nice component for the businesses and residential in the area.	9/30/2018 5:52 PM
46	Is the "member of the development team" operating the hotel part of the local community? If not, I'm not sure how he/she would be in a position to directly influence how the jobs are filled by people of the local community.	9/27/2018 12:37 PM
47	Pass on hotel.	9/27/2018 8:53 AM
48	Transit access... current route 22 requires approximately 7 minute walk from bus stop to site	9/27/2018 8:38 AM
49	Absolutely NOT	9/26/2018 6:56 PM
50	The hotel would need to be properly run with employees that are paid accordingly and treated fairly. The environmental impact is a concern as well.	9/26/2018 5:06 PM
51	Destination hotel not much walkability besides to the park and music. Is there a riverside restaurant planned. Restaurants with patios.	9/26/2018 1:19 PM
52	Unless there are going to be regular destination concerts, there isn't much in the area that would seem to support a hotel.	9/26/2018 11:55 AM
53	it seems like a challenging area for a hotel but good luck!	9/25/2018 8:30 PM
54	This is a very cool idea	9/25/2018 7:37 PM
55	I think a mixed-use apartment building would serve the community better than a hotel	9/24/2018 5:55 PM
56	Why would a hotel developer want to build here? What's around the area that supports a hotel?	9/21/2018 2:43 PM
57	My only suggestion would be to move it back from the river a little to allow more park space - this is an excellent idea not only to provide jobs at all levels but to showcase North Minneapolis to those from out of town and possibly from around the world - a great way to bring more money into the community	9/20/2018 2:14 PM
58	that is a good amount of commercial space, but I am concerned if it will be limited to just this area, or if it could be spread out a bit more. Either way, tiny storefronts are what make for a diverse, walkable, and livable community, as well as the options for entrepreneurs and start-ups to get their foot in the door of commerce. I am nervous that this site will see a slew of chains approaching instead of local businesses.	9/19/2018 2:24 PM
59	Keep it affordable!!	9/18/2018 1:40 PM
60	I prefer to give specifics in a community-led group forum so my questions and ideas are not held in singular fashion. I want people to know what I am thinking, I want to hear what others think, and I want to work together to have true, equitable community input on planning and design.	9/18/2018 1:09 PM
61	Too much infrastructure. Where is the green space ? Couldn't there be something more like the Lake Harriet bandshell ? This is too hyped. I am not against people having entertainment but is this necessary to losing green space on the river ? I don't think so. There is plenty of spaces in the city for concrete, roads, buildings, apartments without sucking up green space.	9/17/2018 6:26 PM
62	While we don't have many hotels in the area, it is disappointing that the hotel gets the most direct riverfront instead of affordable housing, the hotel should be next to the freeway entrance so it's accessible and doesn't increase traffic, they can still see the river, and let poor people have nice things too and not get stuck next to the highway as always. Riverfront property should be put in a land trust so that it remains affordable in perpetuity.	9/17/2018 1:00 PM

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63	Yuk 2.0 There are hotels aplenty! Wrong place. Wrong time. Besides, who will own and benefit from the hotel and who gets to clean the sheets? Again, the 20th Century is behind us. Think people, THINK! This land can PRODUCE goods and services. Don't exploit people or nature.	9/17/2018 9:07 AM
64	Sounds good if you can find a private investor who thinks it can stand on its own 2-feet.	9/17/2018 8:50 AM
65	im concerned about TBD ways of making it affordable to local businesses.	9/16/2018 7:09 AM
66	The idea of jobs is great, but do we really need a hotel? Who is staying there?	9/15/2018 4:25 PM
67	Why a hotel? Are we short on hotels in the Metro area? A hotel seem more like a detraction from a scenic area rather than a benefit.	9/14/2018 8:40 PM
68	Really? Park land next to the Mississippi should be obstruction free.	9/14/2018 6:50 PM
69	Would not subsidize hotel with any public funds.	9/14/2018 5:38 PM
70	Isolated and strange location for hotel. Once again it seems like a placeholder solution.	9/14/2018 11:59 AM
71	I don't really have suggestions here, but I do have a question that I hope will be addressed in future presentations: Given the relative proximity of hotels nearby downtown, who is this hotel intended to serve? Visitors coming for what purpose?	9/13/2018 7:39 AM
72	Public/Private partnerships need FULL transparency. We need an ethics review.	9/12/2018 2:10 PM
73	Sounds nice but I cannot imagine a hotel at this location will be financially viable until several decades of improvement in this neighborhood and connecting mass transit are complete.	9/12/2018 1:02 PM
74	We don't need more hotels.	9/12/2018 12:03 PM
75	No hotel.	9/12/2018 11:47 AM
76	Again, this seems like gentrification.	9/12/2018 8:16 AM
77	Just not sure the need for a hotel, miles away from dtwn? Good luck with that one.	9/11/2018 7:39 PM
78	Yeah..put a hotel in the middle of shit town. Address crime in the surrounding areas--or is Conrad Hilton paying for law enforcement?	9/11/2018 4:43 PM
79	We don't need another hotel in the city, we need housing.	9/8/2018 1:10 PM

Q10 COMMUNITY INNOVATION HUB -- A site has been reserved just south of the “relics park” for a “community innovation hub” that will foster innovation, create jobs and activate the nearby public space through its everyday operations. The hub also might include areas for park-related use (e.g., office, restrooms, multi-purpose rooms). The development team is working with Northside stakeholders to explore the proposals that have been submitted for use of this space. What input do you have on this component?

Answered: 250 Skipped: 9



ANSWER CHOICES

It sounds like a good fit for that location. Please note below what uses would be of most interest to you.
 Revisions are needed (please describe below what you would change or prefer).

RESPONSES

83.60%	209
16.40%	41
	250

TOTAL

#	USES I'D PREFER AND/OR CHANGES I'D SUGGEST:	DATE
1	Combine the Community Innovation Hub with a commercial structure to create a dynamic mixed-use building	10/19/2018 4:27 PM
2	This sounds like another experimental space to me. I am intrigued by the idea of the space for food trucks but I am also concerned with the resulting garbage so close to the river. One problem this neighborhood has is cleanliness. I don't know how this space would remain clean. Sounds like another opportunity to provide low paying street cleaner jobs but how will that be funded? I wouldn't want to see one piece of additional trash end up in the river due to this building.	10/19/2018 1:46 PM
3	Turn the entire design planning over to the Community Co-Creation team for the Community Innovation Hub.	10/19/2018 12:56 PM
4	Can the current warehouse be used and retrofitted?	10/19/2018 11:04 AM
5	More information is needed for the proposed Community Innovation Hub.	10/19/2018 10:29 AM
6	A small business incubator would be the most effective use	10/19/2018 10:18 AM
7	Focused on sustainability, local food production, renewable energy, environmental education and school events, space for community and local business meetings	10/19/2018 9:50 AM
8	Anything to help keep the neighborhood children active and learning and proud of themselves and their community.	10/19/2018 1:19 AM

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9	Park related uses should be ON park land NOT in the innovation hub. The hub should only be used to support new businesses and expanding businesses	10/19/2018 12:59 AM
10	Please try to find for-profit businesses instead of non-profits or Foundations that are only around till their funding dries up.	10/18/2018 11:04 PM
11	After park and open space has been created at the site, then use and design ideas should be co-created with community leaders and organizations for the Community Innovation Hub. Strive to integrate organizing principles of ecology, historical preservation, food & agriculture, and art & culture.	10/18/2018 10:10 PM
12	Let the community be fully in charge of designing this space! The Community Co-Creation team and New Rules come to mind as great options.	10/18/2018 9:48 PM
13	Turn the entire design planning over to the Community Co-Creation team for the Community Innovation Hub.	10/18/2018 6:36 PM
14	I would encourage the design team to sit down with the Co-Creation team from the Northside to design this space that could be a cutting edge center that focuses on equity, sustainability and ways to address and adapt to climate change	10/18/2018 5:21 PM
15	Opportunities for residents to connect with community and county representatives and law makers, partnerships with research institutions (humphreys school, etc) and community education opportunities. I'm not sure if this is the most appropriate place in the design, but having indigenous/First Nations people represented and supported in a community space to acknowledge we are on colonized land is important.	10/18/2018 5:13 PM
16	This is one of those "nice ideas" that got passed around early on, and is now being wielded in a manner to pacify anyone worried that there won't actually be any space for Northsiders to use. This sounds like a building that sits empty 350 days a year. I think of it like just another Non-profit moving to the Northside where the rent is cheap and everyone can pat themselves on the back for "improving the community." Is this building really worth the green space it's going to steal? I am not convinced in any way shape or form.	10/18/2018 4:42 PM
17	There is a tremendous opportunity to build on the current business at the site, Mississippi Mushrooms, and develop an urban food and agriculture hub, with facilities for research and training. Such an approach would reinforce the many food and farming related activities in North Minneapolis, become a vehicle for cultural awareness and preservation, engage youth, and meet MPRB goals for more urban food programming in the park system.	10/18/2018 3:21 PM
18	Mississippi Mushroom should be included in any plan	10/18/2018 1:59 PM
19	I do think it's important to reserve space for community needs, regardless of what they may be.	10/18/2018 1:06 PM
20	Public bathrooms and community meeting space are always at a premium, so this is a wonderful idea	10/18/2018 12:34 PM
21	Innovation Hub is fluffy talk. You have to be more specific about what you're expecting. Will there be science labs for inventors to develop new products? Will there be an information super-highway with fiber optics so that high-end technology companies (which offer the highest paying jobs in the American economy) would find this the place to nurture start-ups? Today, in the Northside, innovation seems to simply mean "high risk" efforts to launch businesses. A key part of innovation is risk management and mitigation. Make sure that any hub has that role as a primary purpose.	10/18/2018 12:22 PM
22	It sounds like this is the one part of the project that Minneapolis was supposed to figure out and surprise surprise, it sounds like nobody knows what the hell is going on with it. Give it to Thor at this point so they can build something that can make some tax dollars or make it park.	10/17/2018 10:33 PM
23	Garden/food source for community education and food supply	10/17/2018 9:45 PM
24	no comment	10/16/2018 8:38 PM
25	I believe that this common shared space along the river needs to have community innovations at all levels AND as part of the ongoing operations of the entire space. There are so few and rare resources in an environment such as this - Minneapolis has infrastructure in place that could accommodate a unique world class destination.	10/15/2018 2:30 PM
26	Again, more green space and human scale. I like that there will be a community room. Please be sure the "relics" park doesn't just look like junk.	10/14/2018 10:06 AM

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27	Would need more specifics to react to. Could be OK if carefully planned and maintained, but more likely could be another boondoggle at taxpayer expense. What are you actually proposing here? And if done with all the other buildings and commercial space, then no. This no longer seems like a park...unless you mean a suburban industrial park!	10/12/2018 5:56 PM
28	You read my mind.	10/12/2018 4:44 PM
29	Tool library. Maker space. Mini county library branch.	10/11/2018 10:34 AM
30	scrap this in lieu of a larger capacity arts center	10/11/2018 9:29 AM
31	Public restrooms that are clean, safe & secure.	10/11/2018 8:38 AM
32	This is really tricky. I know there are well-meaning and experienced people at the table. Still, what is the model for this component? Where are the examples of functioning, viable 'Community Innovation Hubs?' Talk to Jacquie Berglund from Finnegans about 'Innovation Hubs.' Acutally, enlist her in this project. She's incredibly smart and had all kinds of ideas for her 'brewtel' model, many of which had to be off-loaded along the way. Still, she persevered. How does a space foster innovation? How will you support business start ups? Suggest also you talk to Mihailo (mike) Temali, at Neighborhood Development Center, and Nicole Matter, who is as entrepreneurial as they come. Even if they are not Northside residents, they will be able and willing to share their deep experience here.	10/10/2018 1:56 PM
33	I'm all for this! Commercial kitchen, co-working warehouse space, and co-working art space, farm, tool library, workshop, art (dance, ceramics, painting, music/recording) space/school, library, meeting spaces, gym, print shop. Computer Lab.	10/9/2018 3:53 PM
34	* Considering to include a charter school or 2 years community college focusing on majors in Technology, Entertainment and Sports	10/9/2018 3:05 PM
35	mushroom growing and a dog park!	10/9/2018 2:18 PM
36	Love the relics park.	10/4/2018 9:33 AM
37	public restrooms and multi-purpose rooms.	10/4/2018 9:07 AM
38	Reservable rooms, Community classes, and Community art gallery events.	10/4/2018 8:30 AM
39	Can we add a canoe/kayak rental area or a PaddleShare drop-off and a service to return boaters from the take-out point to the starting area?	10/2/2018 4:37 PM
40	Are there any proposals for programs for the youth in this area to assist with deterring gang activity?	10/2/2018 3:11 PM
41	making sure that events are open to the public, include a wide variety based on the needs of the community. I think including arts as well - especially with the CPAC - will help draw attention to the site.	10/2/2018 3:08 PM
42	It seems North Market is using its community space effectively and there is always something going on. One of the things I am concerned about as a Northside homeowner is that this will work in the short term, and people say they want this and that, but in the long term it is not sustainable as people move in and out of the community, their attention wanders. Because of the assets of this project I am hopeful that each space and idea is flexible and can react to the changing needs.	10/1/2018 10:10 AM
43	Youth and informal education oriented activities. Top quality after school programing.	9/30/2018 7:22 AM
44	Teach new skills that would teach people wanting to start new business how to go about it with funding setting up a company etc. Also teach new upcoming skills that will be the future careers in the area.	9/28/2018 2:05 PM
45	How will this "pay for itself"? Sounds costly with unclear return on investment.	9/27/2018 8:38 AM
46	Field of dreams was a good movie.	9/26/2018 9:47 PM
47	A job placement center	9/26/2018 4:38 PM
48	This is a good idea, but needs to work more to incorporate existing businesses and physical assets on site. The mushroom farm should be allowed to stay and given continued access the the UHT.	9/26/2018 3:55 PM
49	Riverfront property is so limited,why have it be right there when it could go anywhere. Area so separate, it would be serving visitors not community members.	9/26/2018 1:19 PM

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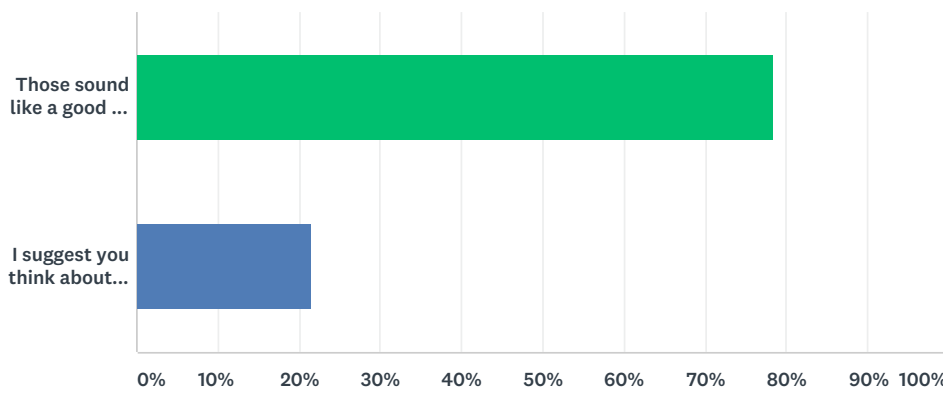
50	Uses I'd most prefer: space for art programs/workshops/galleries, space/programs for entrepreneurship	9/26/2018 11:10 AM
51	I like the idea of this because it is something that can engage the area all year, especially in the winter.	9/26/2018 11:08 AM
52	Dedicate a portion of the building to be modular and allow for educational opportunities for children of all ages (vocational training, bike repair, urban gardening, etc). A friend of mine runs the Dream Center in Peoria, IL which offers programming that would fit well for this building: https://www.dreamcenterpeoria.org/youth-development/	9/26/2018 8:02 AM
53	A public space that community groups, volunteer organizations, etc. could use would be great. Our public service sorority often is looking for free/low cost spaces to use for different projects and events.	9/26/2018 6:57 AM
54	I would just like an outdoor amphitheater for music events, it's crazy Minneapolis doesn't have one.	9/25/2018 10:15 PM
55	Seems like very valuable land to be used for something that could be built anywhere.	9/25/2018 9:21 PM
56	Restrooms! It seems like a cool place to put A community cycling partner.	9/25/2018 9:05 PM
57	I'd like to know more about this. So many spaces like this sit underutilized and over funded.	9/25/2018 8:40 PM
58	Could be interesting to offer a hub and project to combat recidivism, something like All Square is doing. "Rooted in inclusive entrepreneurship and social sustainability, All Square is a nonprofit fast-casual gourmet grilled cheese restaurant that aims to reduce recidivism by supporting, rather than excluding, individuals with encumbered pasts."	9/25/2018 8:21 PM
59	Community meeting rooms	9/25/2018 8:16 PM
60	Accesibility areas and ramps for adults and children with disabilities or injured (wheelchairs, etc.)	9/25/2018 8:01 PM
61	Art spaces.	9/25/2018 6:52 PM
62	Would love to incorporate art installations, education on health and wellness.	9/25/2018 9:25 AM
63	I love this concept! I think it needs a lot more definition, but I like it's forward-looking nature.	9/25/2018 6:54 AM
64	The idea is good but it needs to move somewhere not so close to the River - It has a good purpose but it does not need to be on the river for that purpose - more parkland should be allowed	9/20/2018 2:14 PM
65	Entreprenurial mentoring and opportunities!!	9/18/2018 1:40 PM
66	I prefer to give specifics in a community-led group forum so my questions and ideas are not held in singular fashion. I want people to know what I am thinking, I want to hear what others think, and I want to work together to have true, equitable community input on planning and design.	9/18/2018 1:09 PM
67	This is a great idea and models like the Greenway Institute have shown that significant community leadership and public investment will make that more successful. Work with local green workforce center like Renewable Energy Partners. Build an eco village with cradle-to-cradle care so that the entire development is example of what the future of urbanism looks like.	9/17/2018 1:00 PM
68	The devil is in the details on this one. Partner with public schools, UMN, Metro State, etc.	9/17/2018 9:07 AM
69	Storage for water ski show equipment	9/17/2018 7:00 AM
70	I am not completely sure what you mean by this	9/16/2018 5:19 PM
71	this seems pretty vague still. i think Northsiders should lead the way on this. Ive heard talk about an African American culture/history museum, which could be an exciting part if it was supported by the community. I hope juxtaposition arts is part of this process.	9/16/2018 7:09 AM
72	I like the park-related use. I also like the idea of a space that can be used by local non-profits or community groups.	9/15/2018 4:25 PM
73	Bathrooms and community rooms sound like a great idea, but the "community innovation hub" portion seems rather nebulous and impractical.	9/14/2018 8:40 PM
74	I love Mississippi mushrooms and believe they should remain there and use that building as a green job incubator.	9/14/2018 6:50 PM
75	How is this a self-sustaining use? Would the University of Minnesota be willing to participate with their time and talents, similar to Berkeley's Community Innovation Lab?	9/14/2018 11:59 AM

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76	Restrooms are a good idea.	9/14/2018 8:49 AM
77	I agree that it should be up to the Northside stakeholders to determine the design and use of the hub. I really like this component.	9/13/2018 11:35 AM
78	Community center, space for some educational purposes	9/12/2018 8:27 PM
79	I like this and I look forward to learning more about the proposals that come in.	9/12/2018 4:18 PM
80	This needs to be at the CORE. Begin Here.	9/12/2018 2:10 PM
81	A noble goal but can it work?	9/12/2018 1:02 PM
82	This is very broad language, but has the potential to be a good thing if managed correctly.	9/12/2018 12:03 PM
83	Sounds like a wishy-washy pipe dream. I know how development companies like to make vague promises and then not deliver.	9/12/2018 8:16 AM
84	there is not enough information provided here to understand what the hope and scope of this area is intended to be.	9/11/2018 10:14 PM
85	This is too inspecific	9/11/2018 8:57 PM
86	sounds like "fluff"/no plans at this point of development, specifics needed.	9/11/2018 5:21 PM
87	arts	9/11/2018 4:57 PM

Q11 FUTURE PHASES -- Tentative plans for Phase 2 of the development anticipate additional housing upriver from the hotel, plus additional mixed-use development (housing, commercial and office space) to fill in the rest of the two inland parcels that face Washington Ave. N. (assuming the interim surface parking can be replaced with permanent structured district parking). There will be additional community engagement when it's time to think in detail about these parcels, but in the meantime, what do you think about the Phase 2 tentative land uses?

Answered: 250 Skipped: 9



ANSWER CHOICES

Those sound like a good mix for future consideration for those parcels.

I suggest you think about other options (please note below).

TOTAL

RESPONSES

78.40% 196

21.60% 54

250

#	PHASE 2 LAND USES I'D SUGGEST:	DATE
1	I feel like the inland parcels would be better for any offic spaces. Still I'm not sold on this being the best use of land to bring community together.	10/19/2018 3:46 PM
2	River front restoration. Leave it alone. I agree with the parking if the other buildings are added but other than that leave it be.	10/19/2018 1:46 PM
3	Not enough data for comment at this time.	10/19/2018 12:56 PM
4	Come up with a plan that prioritizes park and community initiative and this will catalyze urban planning/ housing around this site. This plan is all about built environment/development.	10/19/2018 11:04 AM
5	A bicycle shop, natural spaces for birds, a fountain, sculptures depicting Native Americans, and other historical uses of the land like the lumber industry.	10/19/2018 10:29 AM
6	housing vs hotel	10/19/2018 10:12 AM
7	Affordable housing and additional parkland	10/19/2018 9:50 AM
8	Mid to high rise mixed use and mid to high rise housing. with a mix of rental, owner occupied, and all stages of senior housing- independent living, assisted living, nursing home and memory care. The Senior housing should be affordable/ subsidized for north side senior on limited income	10/19/2018 12:59 AM
9	Transit hub for commuters headed downtown. That could fill the parking spots in your ramp during the week.	10/18/2018 11:04 PM

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10	Work with advocates of co-creation to do a whole site plan. Serving community needs must come first and they have not been addressed specifically in this concept plan.	10/18/2018 10:10 PM
11	I don't think we have enough information right now to plan phase 2. Let's start simple with phase 1, learn and adapt for phase 2	10/18/2018 9:48 PM
12	Not enough data for comment at this time.	10/18/2018 6:36 PM
13	I would want to see as much green infrastructure, job creation centers and ways to connect residents to the ecosystem around them, rather than just more office space. A green business hub would be a much better option	10/18/2018 5:21 PM
14	Additional childcare and intergenerational 2-gen system designs.	10/18/2018 5:13 PM
15	Honestly this seems like it would be acceptable only because it's not eating up precious riverfront park space? Again, not convinced this is the best way to use all this acreage.	10/18/2018 4:42 PM
16	I want to see how Phase 1 turns out before commenting on future plans.	10/18/2018 4:22 PM
17	The River needs to be viewed not just as an amenity, but with its historical function as a transportation artery. Parking of private vehicles should not drive the development strategies for future phases. Water taxi service on the river, and shared vehicle pools are better alternatives.	10/18/2018 3:21 PM
18	who wants to live in a concert venue?	10/18/2018 1:59 PM
19	These are amenities needed on the site. However much can be built-build it. It will fill up. We need homes for more people in North Minneapolis.	10/18/2018 12:34 PM
20	I'm exhausted and really think this whole plan needs to be halted and Minneapolis take a long hard look at North and what would benefit it primarily. It's not selfish, we are in desperate need for true betterment and quality of life.	10/18/2018 12:25 PM
21	I would try to build phase 2 at the same time as phase 1. It makes the chance for success of the development far more likely.	10/17/2018 10:33 PM
22	Please consider additional food source options to allow for jobs/training/education and community sustainability.	10/17/2018 9:45 PM
23	Housing - yes. Commercial for the area needs - yes. Office - no. Active employment with reasons to stay longer than an 8 hour day, otherwise office becomes a ghost town.	10/16/2018 8:38 PM
24	I do not like the idea of parking on this site. There are so many other options available. If housing become part of this phase - I am sure there could be an innovative idea that could produce some very impactful housing targeting populations that tend to be forgotten.	10/15/2018 2:30 PM
25	too soon to tell... depends on scale of the phase one	10/14/2018 10:06 AM
26	Doubtful. Would need to see what you accomplish with the rest of the site and base this on whether it becomes a "fake park" sell-out like The Commons (off limits and off-putting to actual residents of the city vs. commuters, suburbanites and sports fanatics) or whether you make a huge increase in accessible greenspace in this plan for mental and physical health of actual Minneapolis residents who live in north and northeast.	10/12/2018 5:56 PM
27	NO to the surface parking on the river.	10/11/2018 5:23 PM
28	Hotel could go there in a future phase	10/11/2018 9:29 AM
29	Get more creative with the land use. This is really a rare opportunity for a very special and beautiful parcel.	10/9/2018 3:53 PM
30	* Including a children learning lab with lowering the counter and other cooking facilities and wood working station and indoor farming. * Including a Sports Complex	10/9/2018 3:05 PM
31	More green space and draws for use, for example skateboard park, whatever, to draw people out not house people, making the land private.	10/4/2018 9:07 AM
32	I have also been thinking about the value of this property and if it was possible to build million dollar condos, I would be for that only if say, 50% of the total property tax from each unit was put directly back into schools in the north side.	10/1/2018 10:10 AM

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33	I believe the whole area should become an education/innovation cluster. I would like to see an educational institution invited to consider these sites.	9/30/2018 7:22 AM
34	I like the idea of the added housing but feel it would be better if set back from the river more. Still having the view of the river but with more boardwalk/parkspace on the direct river frontage.	9/28/2018 2:05 PM
35	I would hate to have too much development on the river.	9/27/2018 10:55 AM
36	This would be the time to add housing and office. Not when trying to get a new venue off ground	9/27/2018 8:53 AM
37	Affordable housing yes. More green space, less "development"	9/26/2018 6:56 PM
38	I'd keep it available for parking	9/26/2018 4:31 PM
39	No opinion.	9/25/2018 9:21 PM
40	Sounds great, might be an opportunity to add some more actually affordable housing based on the neighborhood's income, not the entire metro area as a whole.	9/25/2018 8:30 PM
41	Restaurants. Areas for outdoor recreation. Additional ways to enjoy the beauty of the river.	9/25/2018 9:25 AM
42	Let me think about it...	9/25/2018 6:54 AM
43	Not on this property	9/20/2018 5:14 PM
44	Again - good fit but maintain parkland	9/20/2018 2:14 PM
45	Subdivide the parcels and limit the footprint width of buildings. Plan for creating a dense and walkable area in the future. not a car-dependent/ped hostile one.	9/19/2018 2:24 PM
46	I prefer to give specifics in a community-led group forum so my questions and ideas are not held in singular fashion. I want people to know what I am thinking, I want to hear what others think, and I want to work together to have true, equitable community input on planning and design.	9/18/2018 1:09 PM
47	Focus on affordable housing and environmental amenities surrounding housing like increasing tree canopy to reduce the impact of pollution from the highway, that also would echo noise pollution otherwise into the concert space. Minneapolis desperately needs affordable housing, this massive city development is our chance to make a big difference!! We can be a model for a sustainable future.	9/17/2018 1:00 PM
48	Same old, same old. "mixed use". blah blah blah. How about we talk to the US NPS? Turn this into a unbelievable natural wonder that everyone can access and learn from. Point the way to our necessary future of nature as guide. "mixed use" means developers win. Think 50, 100, 300 years down the road. It should innovate new ways to do things. It should be non-toxic, zero waste, carbon positive, recyclable, reusable, reconfigurable. People + nature.	9/17/2018 9:07 AM
49	it's too vague, it's difficult to comment on it one way or another. is there any role for urban agriculture, or to support local food systems in some way on this site.	9/16/2018 7:09 AM
50	Again, against housing within these boundaries.	9/15/2018 7:17 PM
51	More green space, less development!	9/15/2018 4:25 PM
52	Nope. Park land. Beautiful green space open to the river.	9/14/2018 6:50 PM
53	Place hotel in Phase 2 area - Use hotel space in Phase 1 for housing.	9/14/2018 5:38 PM
54	stabilize human population	9/13/2018 8:38 AM
55	In the age of climate change, injustice and a mass epidemic of depression and anxiety, we need REAL innovation. Strongly encourage city leaders and park officials to look closely at the Loppet Experience. Instead of thinking about "leveraging private funds" which of course mean making a few people money. Instead of thinking about building another stadium at public expense. How do we help the common people on the Northside. How do we create an unified vision for this space? How do we not simply offer "more office space" in which people may generate jobs - how do we do the harder work of creating real regenerative economic opportunities. Urban Agriculture, maker space, temporary emergency housing, etc. How do we live a real climate change solution in this space?	9/12/2018 2:10 PM

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56	More homes, please - the city is growing rapidly and we need as many more homes as possible as soon as possible. This should be accelerated, ideally without replacing the surface parking with structured parking. Structured parking will soon be obsolete, and sinking precious investment dollars into something that we already have too much of is a poor choice. Manage parking (through pricing and TDM strategies), promote transit and bicycling to this stunning river location. Be the first to get it right in Minneapolis!	9/12/2018 2:08 PM
57	Continued forward thinking about scaling upwards, public + non-car transit accessibility, as well as affordable housing are all critical	9/12/2018 12:43 PM
58	We'll see.	9/12/2018 8:16 AM
59	Parking. I remember when the MacPhail Center for Music was built but with no parking; not good planning.	9/11/2018 9:22 PM
60	To fill it in and make it really viable, this would be needed if feasible demand if there.	9/11/2018 7:39 PM
61	how will the river be accessible and how will the development be accessible from the river?	9/11/2018 5:21 PM
62	let's see how we address crime and blighted areas first.	9/11/2018 4:43 PM
63	Definitely push for a parking structure, we don't need huge surfaces near the river that are just paved lots.	9/8/2018 1:10 PM

Q12 The future plans for the southern half of the site are the most flexible and will respond both to community input and how the market responds to the initial redevelopment of the site. Options could include job-generating business development (which likely could move forward in the fairly near future) or that area could be reserved for future additional medium-density mixed-use development. Do you have any input on how this part of the site should be redeveloped?

Answered: 148 Skipped: 111

#	RESPONSES	DATE
1	I would encourage the developers to wait, as this area is likely to change rapidly after the construction of the park and CPAC. High density residential or commercial could be built here.	10/19/2018 4:27 PM
2	Housing, especially affordable housing in an issues in the community. I would like to see affordable homeownership opportunities.	10/19/2018 4:13 PM
3	Restaurants, family friendly area, nature or history center, more park space	10/19/2018 3:46 PM
4	Not at this time.	10/19/2018 3:21 PM
5	Not enough data for comment at this time.	10/19/2018 12:56 PM
6	Can the site be 50% or more park/natural space? This is part of the Mississippi National River and Recreation Area / National Park Service. This aspect should be embraced as a public amenity. Start over with a plan that treats this site as one whole piece, holistic design and not piecemeal phased design that relies heavily on private financial market-driven investment. This site should look at working with GAF to transition to a green business and green projects on site (they do solar roofing also), de-industrialize the riverfront and connect site to Lowry Ave. If Phase 3 is market-driven, community voices will not be heard.	10/19/2018 11:04 AM
7	I'd recommend shopping or restaurants, or some cool bars. It would be fun to catch a concert, and not have to uber somewhere else afterwards.	10/19/2018 10:56 AM
8	not right now	10/19/2018 10:33 AM
9	Leave as open green space. Create a canoe and boat launch site.	10/19/2018 10:29 AM
10	open PARK with access to river	10/19/2018 10:12 AM
11	Same suggestions for housing/business as above	10/19/2018 9:50 AM
12	NoMi is lacking in quality businesses, shops, restaurants, retail, etc. A focus on business development would be a great idea.	10/19/2018 9:30 AM
13	Greenhouses and urban agriculture and a food coop.	10/19/2018 7:59 AM
14	Areas for farmers markets and art shows and craft fairs. Anyway to help the local community members share their talents and art and other work and an opportunity to sell that for extra income.	10/19/2018 1:19 AM
15	medium to high density mixed use and housing with a mix of rental, owner occupied, and all stages of senior housing- independent living, assisted living, nursing home and memory care. Commercial space and housing must be affordable to north side businesses and residents	10/19/2018 12:59 AM
16	Affordable artists studios and small business incubator space. (Not just offices.)	10/18/2018 11:48 PM
17	Nomi needs lowskill, decently paying jobs for folks without much education or skills. Can Medtronic locate an assembly plant here?	10/18/2018 11:04 PM
18	See above.	10/18/2018 10:10 PM
19	I don't think there is enough data or information to speculate right now on this phase.	10/18/2018 9:48 PM

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20	Not enough data for comment at this time.	10/18/2018 6:36 PM
21	At least 50% open park land	10/18/2018 6:00 PM
22	I would like to see more land set aside for park, wildlife, green space, and access to the river. Our city is overrun with apartment buildings and and as long as the initial development includes enough affordable housing, the southern half should be devoted to more of the green space ideas	10/18/2018 5:21 PM
23	No	10/18/2018 4:59 PM
24	I don't have any input beyond getting a connected bike trail and more water front access for residents to visit.	10/18/2018 4:42 PM
25	I would like to see some of it kept as green space. Wedding venue, school use area/education about NE and the river, sculpture garden, or healing garden.	10/18/2018 4:39 PM
26	Not at this time.	10/18/2018 4:36 PM
27	Could always use a large park!	10/18/2018 4:22 PM
28	Clean businesses and commercial activities need to be part of the vision, to create good-paying jobs, as well as quality housing, for residents.	10/18/2018 3:21 PM
29	This part of the site should be about creating job opportunities for the northside	10/18/2018 3:05 PM
30	This city needs an anaerobic digester to handle all our organic waste. These can be beautiful - look at the digester eggs at Newtown Creek in NYC	10/18/2018 1:59 PM
31	Please keep in mind that the community has always asked that when it came time to clear the riverfront of the old industrial uses it would be replaced with public spaces. To do otherwise is simply to continue to turn our backs to the river for another 100 years.	10/18/2018 1:06 PM
32	Additional mixed-use development is appropriate, as is Parkland. Housing and office space will be key, as well as possibly incubation space for Northsiders looking to start their own business. VERY light manufacturing with Housing above could be another way to fill this space.	10/18/2018 12:34 PM
33	Job generating businesses would be good.	10/18/2018 12:25 PM
34	Link back to the natural resource, which is the river. That feature separates the site from being in Edina or Maple Grove.	10/18/2018 12:22 PM
35	Give more weight to community input over market response.	10/18/2018 10:06 AM
36	More housing!	10/18/2018 8:32 AM
37	Whatever it becomes, I would try to do it right away during phase one.	10/17/2018 10:33 PM
38	Garden/food source space to educate and supply local foods	10/17/2018 9:45 PM
39	More info is needed especially related to the land uses further south of this southern half.	10/16/2018 8:38 PM
40	more park like more trees less hardscaping	10/14/2018 10:06 AM
41	In the meantime, it'd be great if there could be some type of elevated board walk over the river that could be a shared use path that connects Ole Olson Park with Upper Harbor trails. Connecting Upper Harbor river front with Ole Olson should be in Phase 1 in some form....The trails are the most basic element and should be done for baseline connectivity...this could be an oonerf too or some type of bike/ped facility.	10/12/2018 4:44 PM
42	not at this time	10/12/2018 2:25 PM
43	Higher density is needed.	10/11/2018 5:23 PM
44	Seems too early to make any serious plans on the southern half.	10/11/2018 10:34 AM
45	A brewery seems like a good match.	10/11/2018 9:39 AM
46	use this space for expanded arts center	10/11/2018 9:29 AM
47	Commercial kitchen, co-working warehouse space, and co-working art space, farm, tool library, workshop, art (dance, ceramics, painting, music/recording) space/school, library, meeting spaces, gym, print shop. Computer Lab.	10/9/2018 3:53 PM
48	* Considering to include a charter school or 2 years community college focusing on majors like, Food Technology, Entertainment and Sports.	10/9/2018 3:05 PM

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49	You're doing great. Keep up the good work!	10/4/2018 4:32 PM
50	Hmmm, that's a great question. I'm not 100% sure at the moment.	10/4/2018 11:48 AM
51	Again, land should stay public.	10/4/2018 9:07 AM
52	Make sure you make things handicap accessible!	10/4/2018 8:28 AM
53	Jobs Center, Homeless Shelter, An Aquatic center! (NE is *seriously lacking in pools that the people can use)	10/3/2018 10:45 PM
54	Not at the present.	10/3/2018 11:28 AM
55	Na	10/2/2018 7:47 PM
56	Community center for youth?	10/2/2018 3:11 PM
57	I'm not sure if the restaurant and/or taproom+food truck scene is, no pun, tapped out but I feel like food and drink are always a good way to draw people to come to an area and stay awhile.	10/2/2018 2:39 PM
58	N/A	10/2/2018 12:31 PM
59	Solar, composting, green initiatives to offset emissions and waste increase in the area.	10/1/2018 1:18 PM
60	not yet	10/1/2018 10:10 AM
61	I would like to see a little more green space if possible	9/30/2018 5:52 PM
62	Continue with the education/innovation/creative theme. It would be great to have some really forward thinking commercial/high tech industrial businesses in the mix. I do not want to see it become an extension of the North Loop (too white, too monolithic socioeconomically).	9/30/2018 7:22 AM
63	Looking at the other parts of the development this space may be needed to accommodate parking for all of the other spaces.	9/28/2018 2:05 PM
64	no	9/27/2018 12:37 PM
65	Looks good	9/27/2018 9:12 AM
66	Ford plant redevelopment will influence this question and should be considered.	9/26/2018 9:47 PM
67	I am concerned the city will be more focused on the tax money to be made and not the residents and needs of the immediate area. More development should mean green/environmentally friendly projects. The city has the opportunity to get national attention for this precious land. The folks of Northside deserve better.	9/26/2018 6:56 PM
68	No	9/26/2018 5:12 PM
69	Affordable day-care center paid in part from revenue from shows throughout the year. Dog park. Community gardens/green houses/farmer's market	9/26/2018 5:06 PM
70	Jobs!	9/26/2018 4:38 PM
71	Seeing more small businesses in the area would be a plus, as well as open air multi-purpose spaces for community events.	9/26/2018 4:31 PM
72	No	9/26/2018 4:19 PM
73	The best use for this area is green business development.	9/26/2018 3:55 PM
74	Waterfront activities. restaurants with patios.	9/26/2018 1:19 PM
75	Green space or mixed housing. Commercial or luxury housing will naturally develop. Focus on what won't exist otherwise.	9/26/2018 1:00 PM
76	Mixed density would be my choice	9/26/2018 12:41 PM
77	Perhaps the southern area could have elements that utilize the space more in the winter? Movie theater? Shopping? Bars/restaurants?	9/26/2018 11:10 AM
78	More green space/park areas. Something that would work well in the winter, like an ice skating rink for winter and rollerbladding path in summer. Don't treat the southern half as another part of the park, but make it part of the whole space. Something like Millennial Park in Chicago. You would have trails that connect all the way around so people who want to get more miles in can just do the full loop around the whole park.	9/26/2018 11:08 AM

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79	I would prefer more space reserved for park/green space in these future parcels, including a playground area.	9/26/2018 10:37 AM
80	none	9/26/2018 8:13 AM
81	Reserve a portion of the site for a community garden if the soil is amenable to this.	9/26/2018 8:02 AM
82	Farmers market, I don't believe it was mentioned earlier in the survey.	9/26/2018 6:57 AM
83	Truly affordable housing!	9/25/2018 10:04 PM
84	A school?	9/25/2018 9:50 PM
85	I'd like to see more businesses in the area - especially restaurants and retail.	9/25/2018 9:23 PM
86	See my earlier comment about Memphis	9/25/2018 9:21 PM
87	A music school that is affordable for north side residents.	9/25/2018 9:08 PM
88	Mixed use housing and shops would help this feel like a fully functioning part of the neighborhood.	9/25/2018 9:05 PM
89	Not at this time.	9/25/2018 8:40 PM
90	nope	9/25/2018 8:30 PM
91	No	9/25/2018 8:16 PM
92	No	9/25/2018 8:00 PM
93	At this time if there is a truly affordable housing option, I think that would be the most pertinent use.	9/25/2018 7:55 PM
94	I would say more housing with mixed business storefronts. Restaurant areas. Childcare. Look at Wildflower Montessori schools or any Montessori schools. Look at businesses like Cookie Cart that employs young high school students. If I didn't miss something, an athletic/rec center would be cool for the community	9/25/2018 7:37 PM
95	Park space similar to Chicago's Millennium Park	9/25/2018 6:49 PM
96	An event space for wedding, business events, etc.	9/25/2018 9:25 AM
97	I will have to think about this too...	9/25/2018 6:54 AM
98	More park space!!!!!!	9/24/2018 11:22 PM
99	Fill it with mixed-use, walkable style development	9/24/2018 5:55 PM
100	More green space	9/24/2018 5:38 PM
101	Youth and high school sports.	9/21/2018 2:43 PM
102	Amusement Park, Farmers Market, small business	9/20/2018 5:14 PM
103	Parkland should be wider - any development must take into consideration GAF which hopefully will have moved and sold their land to the Park Board by then	9/20/2018 2:14 PM
104	create a plat map that will encourage more narrow buildings (Like they used to be) instead of the squat buildings that we continue to see built today.	9/19/2018 2:24 PM
105	I think this area should have some development that incorporates the river. Some type of marina, boat launch and docking area similar to Boom Island would be a good way to allow additional water access to the site.	9/19/2018 11:15 AM
106	Move slowly out of Phase I and learn well the lessons learned therein.	9/18/2018 1:40 PM
107	I prefer to give specifics in a community-led group forum so my questions and ideas are not held in singular fashion. I want people to know what I am thinking, I want to hear what others think, and I want to work together to have true, equitable community input on planning and design.	9/18/2018 1:09 PM
108	green space	9/17/2018 6:26 PM
109	This must be prioritized for affordable housing and sustainable eco village. This could make Minneapolis a model for the entire world on how to design a community that is equitable and resilient to a future of climate change.	9/17/2018 1:00 PM

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111	No	9/17/2018 7:00 AM
112	nice charming local non chain restaurants!	9/16/2018 5:19 PM
113	affordable housing. urban food forest.	9/16/2018 7:09 AM
114	Commercial shops and restaurants...aka the things North Minneapolis does not have.	9/15/2018 7:17 PM
115	Not just now. But this community needs many more basketball courts for kids.	9/15/2018 5:27 PM
116	more park land!	9/15/2018 4:25 PM
117	More park green space would be the best use of this area.	9/14/2018 8:40 PM
118	Parkland. Bike path to downtown. Walking paths. Restored prairie maybe.	9/14/2018 6:50 PM
119	I would like to see more of this area dedicated to green space, and a workforce training center would be a great addition to the site.	9/14/2018 5:59 PM
120	More affordable housing ?	9/14/2018 1:41 PM
121	Not at this time	9/14/2018 12:57 PM
122	Focus on density of housing that will help attract other uses, office or retail. Consider how to create a transit hub that can provide direct service to downtown and the larger transit system	9/14/2018 11:59 AM
123	I realize some of this may be addressed by the hub component, but a (youth and adult) community education facility would be nice, ideally a kind of fine arts facility where members of the community can learn about music, theater, painting, etc. Then the venue can host performances from the students at the facility and the CPAC space can also provide a space for art exhibits from students.	9/13/2018 11:35 AM
124	Consider community involvement with those that already Live here, not those wanting to move into the neighborhood	9/13/2018 10:47 AM
125	Affordable housing	9/13/2018 10:26 AM
126	River front dinners, off road bike park? Skate park . Teen center.	9/13/2018 10:25 AM
127	Trees	9/13/2018 8:38 AM
128	It'd be great to see more restaurants and shopping in this area	9/13/2018 8:34 AM
129	I think there should be an emphasis on housing/mixed-use development in this area.	9/13/2018 7:39 AM
130	Some sort of community gardening to help provide food for schools and teach people how to farm in urban areas	9/12/2018 8:27 PM
131	need trees, food forests	9/12/2018 2:10 PM
132	Jobs, as long as they go to Northsiders is the higher priority. However, having more people generating activity on the site all day every day will be key to creating a vibrant neighborhood. It doesn't have to be either or - make it both/and!	9/12/2018 2:08 PM
133	Must maintain public parkland along river but otherwise mixed use development is needed.	9/12/2018 1:02 PM
134	Feel like you can't go wrong with more housing with how much rent is in Minneapolis.	9/12/2018 12:56 PM
135	I think equitable collaboration with northsiders and people of color should be a priority, for business development as well as mixed use development	9/12/2018 12:43 PM
136	Job-generating development sounds good, or just additional park space.	9/12/2018 12:20 PM
137	I'd like to see a quick job-generating piece with an eye towards future mixed-use.	9/12/2018 12:07 PM
138	Soccer fields please.	9/12/2018 12:03 PM
139	Community garden	9/12/2018 11:47 AM
140	Please listen to the people and not to the money.	9/12/2018 8:16 AM
141	consider venue expansion (especially capacity as i described above).	9/11/2018 10:14 PM
142	Please utilize MN visual artists.	9/11/2018 9:22 PM
143	no	9/11/2018 8:57 PM
144	Small business, not corporate!	9/11/2018 7:39 PM

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145	embrace the waterway	9/11/2018 5:21 PM
146	jobs	9/11/2018 4:57 PM
147	unreal	9/11/2018 4:43 PM
148	Community garden, public outdoor space, solar garden, natural prairie	9/8/2018 1:10 PM

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Q13 OTHER INPUT – Here’s where you can share any other input you have about the draft concept plan.

Answered: 96 Skipped: 163

#	RESPONSES	DATE
1	The development team should be coordinating with Metro Transit to ensure that Northside residents have easy transit access to Upper Harbor. A transit hub should be included in one of the phase 1 structures.	10/19/2018 4:27 PM
2	I feel that we have a good start and would love to see the plans move forward after more thought and research and input from the people who live nearest. As a resident of 55412, this development has the potential to greatly impact where I live and I want it to be done right and benefit the community it serves.	10/19/2018 3:46 PM
3	N/A	10/19/2018 3:21 PM
4	Prefer that the "industrial heritage" is not prioritized. The industrial heritage tells of a history of corporate agriculture, pollution of water (fertilizer domes), chemical farming/industrialization of our food chain, and decreased ecosystem/food crop diversity. This heritage idea could be refocused on green innovation and ecological health, food security: urban agriculture could replace these domes and focus on growing food, feeding the community and local economy, celebrate growing food diversity, local food systems movement on the Northside and with Indigenous and other ethnic communities. I believe a life cycle assessment of all development (buildings, roads, etc.) should be used to mitigate climate change/carbon impact of development. Honor indigenous/stolen land and invite the local indigenous community members to inform the design on their terms, as it relates to history, current indigenous art/cultural practice, connection to water/the river, fossil fuel extraction projects and impact on indigenous people (Enbridge's Line 3 project) etc. Acknowledge: This is Dakota Land and Anishinaabe territory. Bridge the connection to neighborhoods, as some community members feel that UHT is not "their neighborhood." When in actuality approximately 10 neighborhoods are only a mile or mile and a half away. Increase efficient commuter/transit modes (walking and biking friendly) to the site and connect site to larger transit system. Mitigate I-94 as a divider. The river is the destination and connector. Think about reparations to the community in terms of history of racial segregation (Minnesota ranks 2nd in country in racial disparities), access to high quality amenities such as parks, jobs, education, health, mitigating pollution sources to these communities (use Green Zone as guideline), show how community ideas can be reinforced by Green Zone concepts, and repairing relationships with indigenous people and land. Slow down the development process; the community needs time to catch up with planning to be involved better via the co-creation process. Create a functioning ecosystem (ecological and social). Prioritize environmental justice and stewardship, education, sustainability, community-ownership, inclusive design, the commons and public space, access to river and habitat. Support another Jamming for Justice-style event so the community, neighborhood and environmental organizations can come together again. Music/art events can start on the site in its current state w/minimal site improvements to build community buy-in and participation. The first Jamming for Justice was put together very quickly by a dedicated group, and was very successful and positive. Hosting these events (small or big) will help create a more transparent and positive community planning experience. Be responsive to community innovation and vision even if it is initially a small group (the co-creation group/coalition), help it grow! -- Thank you	10/19/2018 11:04 AM
5	I love it and am so hopeful and excited!	10/19/2018 10:56 AM
6	I love the project and look forward to it coming into fruition. This will definitely give the north side a different look and hopefully a more peaceful vibe than its current stigma	10/19/2018 10:33 AM
7	Need more information.	10/19/2018 10:29 AM
8	Practices/policies to reduce gentrification as much as possible	10/19/2018 9:50 AM
9	So exciting! Any thoughts about creating a water cleaning for the Mississippi River there? Sort of healing site, cleaning the river for those downstream?	10/19/2018 7:59 AM

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10	This place can't just be a modern style. It has to find a way to honor North so that the community feels welcome and so people from all around the state start seeing North as an actual good place to live. Sure there are dangerous areas but there are truly beautiful areas, walking down VMD is a real treat in the middle of the city. And for God's sake don't call it NoMi, we don't need to be rebranded.	10/19/2018 1:19 AM
11	I think you need more connectivity with Nomi and NE.....this spot is downhill from Nomi and not near a bridge to NE. It's sort of a dead end and you have no plan to connect either community in a meaningful way to the site. Will transit visit this site? How about a water taxi/ferry for commuters?	10/18/2018 11:04 PM
12	Any plan for UHT must operationalize the goals and objectives of the North/Northeast Green Zone and Promise Zone. Work with the community - they have great ideas to fit all this stuff together to make for a world class site with first of it's kind community benefits agreement. Design & implementation should be 180 degrees different than anything done here before to become a model for future endeavors here and elsewhere. Process is as important as produce.	10/18/2018 10:10 PM
13	I want to see more phases so that this development can happen in a more iterative, community-driven approach. I don't think enough has been done to ensure that this development benefits local residents of north Minneapolis, and it seems that there is a lot in the plan that could cause harm.	10/18/2018 9:48 PM
14	Community members need to be the most important voices in this process, it is THEIR home and community and development needs to meet their visions and benefit their lives, instead of being a force of gentrification and pushing families and community members out as development has SO often been in these situations.	10/18/2018 6:36 PM
15	We have a chance to create a state of the art development that heals some of the environmental and social injustice of the last two centuries in this country through connecting people to nature and each other and providing opportunity. We have a once in a lifetime opportunity to create an eco-village concept that is an example for the state, country and world.	10/18/2018 5:21 PM
16	None	10/18/2018 4:59 PM
17	Overall, I am totally unconvinced that this plan is the best way to use this space, what the people living in the Northside want/need, and what the people of Minneapolis want/need. At the meeting I attended, it was pretty clear whose interests were going to be prioritized: private developers. I'm just so disappointed in how little park space is being planned, and how much of the riverfront development is going to impact people living in the area negatively. I'm not convinced that the housing will be affordable, that the venue won't be extremely loud, that the jobs for Northsiders won't evaporate, and that the overall development plan won't displace people of color. I think the paltry benefits to the community in no way justify this plan, and instead are all just symbolic efforts to mitigate the inevitable results of this kind of development. The Northside definitely needs spaces for businesses, more jobs, maybe even more housing. I just do not trust this team to make those things happen in an equitable fashion. Who were the people involved in this process early on that were supposed to be representing the Northside? I truly wonder if you tried to pull a plan like this in Powderhorn or Seward how homeowners would react.	10/18/2018 4:42 PM
18	Maybe I missed it, but I'd like to make sure there's easy public access to this space. I'd hate to have it become a location that everyone needs to drive through. I assume there's a plan to make sure transit is very nearby. Bike lanes/paths and parking go without saying, I hope! One of the beautiful things about Mpls parks in other parts of city are that biking and walking are the priority modes of transportation. I'd love it if this stayed the case here.	10/18/2018 4:36 PM
19	I think it is a mistake to rush to demolish the existing large warehouse until further feasibility can be done on options for its adapted reuse. The funds slated for demolition would be better spent to refurbish the building for use as an urban food production center.	10/18/2018 3:21 PM
20	This concept is not an equitable development strategy and the process needs to slow down.	10/18/2018 3:05 PM
21	I'd like to see the UHT area be similar in concept to the riverfront in downtown - parkway with a separated trail with greenspace down to the river. Would also like to have actual access to the river to launch/dock	10/18/2018 1:06 PM
22	I really like the bones of it. We just need dedicated work to make sure we fill the homes and spaces for business. This has the opportunity to be an absolute game-changer for North, and I thank the project team for their bold vision.	10/18/2018 12:34 PM
23	I feel like I've shared all of my thoughts above.	10/18/2018 12:25 PM

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24	There needs to be some gutsy leadership exhibited by the developers. They are gunshy, which will be the kiss of death for any proposals. Northside will attack any proposal offered, simply because it is a tremendously diverse, vibrant, and hurt community. A leader will recognize that no one (person or organization) speaks for the Northside and that they need to start building alliances with people and organizations that reflect their values and resonate with their vision. Above all, don't get bullied, because there are many in the Northside that specialize in that type of politics.	10/18/2018 12:22 PM
25	I love the idea of the project as long as we keep it affordable for the current residents and businesses of the area.	10/18/2018 10:06 AM
26	I think they should try to build it all at once. Make it nice, replicate North Loop. Also re-zone it so its not technically a part of North like they did with North Loop.	10/17/2018 10:33 PM
27	None	10/16/2018 8:38 PM
28	I would like to have the names of some folks that i could talk to about ideas I have for this area.	10/15/2018 2:30 PM
29	I think the city should have other funding priorities for its money, like homeless camps, pollution and infrastructure decay that are driving people away from the city, not to it. Spend less money and per my previous comments, emphasis the greenspace/nature/riverfront access/passive park space for mental and physical health reasons -- which would be more affordable to jump-start anyway.	10/12/2018 5:56 PM
30	Bike/ped trails from Dowling to Ole Olson is critical for Phase 1. I wonder if there is any room for a marina of house boats, too.	10/12/2018 4:44 PM
31	Overall I think the plan is good and look forward to seeing it progress	10/12/2018 2:25 PM
32	The plans need to set a goal of net zero energy and include renewable energy generation and a go-thermal district energy. There should not be gas lines brought in to this site. Let's make this a stunning showcase for sustainability and energy efficiency.	10/11/2018 5:23 PM
33	I would like to make sure that this is all bike friendly	10/11/2018 10:03 AM
34	I appreciate how much you are including the Northside Community as you develop. They should have a big voice.	10/11/2018 9:39 AM
35	This project is an investment—let's do it right. What we do now will have long lasting impact on the environment and the community. My hope is that the development utilizes a beautiful and lasting vision, quality thinking, materials and best practices. If the development brings joy, health, empowers individuals, and embraces a thriving innovative, multi-cultural community, and with tenderness for the environment, it will be a success and have my support and gratitude. Make it award winning and innovative!! Thanks for asking!	10/9/2018 3:53 PM
36	don't let the folks who always say no and have a self interest stop this good plan.	10/9/2018 2:18 PM
37	I love the idea of it being a multi-season area and easily accessible.	10/4/2018 11:48 AM
38	Even though I live in the suburbs, I work in DT Mpls and am a huge music fan. If it is not easy to access an area, I am not as likely to utilize. I love the idea of really creating a space for the people that live in the area. But for it to truly thrive for years-you needs to ensure those that do not live in the area can access the space easily. And make sure the acoustics are amazing for the outdoor venue. Don't turn it into the disaster that US Bank Stadium is for concerts.	10/4/2018 9:33 AM
39	I understand the need to bring in money making options however, private sale of land that was taken should NOT be an option.	10/4/2018 9:07 AM
40	Finally an outdoor venue. Can't come soon enough.	10/2/2018 7:47 PM
41	Na	10/2/2018 3:11 PM
42	Well devised, good start. Look forward to see the progression and updated drafts. Thank you for including us in this survey.	10/2/2018 12:31 PM
43	This project could be a huge innovation if someone knew more about real sustainability. The sustainability seems to be limited to lip service. Each one of these buildings needs to be LEED Platinum NET ZERO super energy efficient builds. There is no reason in the world, at this point in time, they should be energy users. The payoffs are big for the dollars used and the other benefits to the community, the city and the world are huge. Be a good steward and have that as a goal that can not be negotiated away. The science and math are there to prove it out. Use it. It is imperative that the Northside be reconnected to the river and to Northeast in actual ways. The future is not what we think it is going to be and the project does not seem to look into the future.	10/1/2018 10:10 AM

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44	Overall, the plan sounds good to me.	9/30/2018 5:52 PM
45	I feel the draft concept plan is a great start and will be a welcome step forward to making the Mississippi riverfront an enjoyable space for people of all areas of Minneapolis and visitors to benefit from the resource that we have that is currently not being utilized.	9/28/2018 2:05 PM
46	n/a	9/27/2018 12:37 PM
47	None	9/27/2018 9:12 AM
48	N/A	9/26/2018 5:12 PM
49	Excited about the concept, just worried about the gentrification that may come with it.	9/26/2018 4:31 PM
50	Repair/refurbish the existing warehouse and provide an affordable asset for businesses. Embrace green zone initiatives to build a green business community on site.	9/26/2018 3:55 PM
51	The later stages of development should have public walking and biking paths. They should also continue to develop the river.	9/26/2018 12:41 PM
52	I think the tourist aspect should be taken into consideration. What other features would a tourist want or expect to see to make this area a *destination* when visiting Minneapolis?	9/26/2018 11:10 AM
53	bnon	9/26/2018 8:13 AM
54	It sounds great, I live a short distance away from the site and am looking forward to the possibilities.	9/26/2018 6:57 AM
55	I like it!	9/25/2018 9:50 PM
56	no additional opinions.	9/25/2018 9:21 PM
57	Include community education programs. Especially in Arts, Music, Environment.	9/25/2018 9:08 PM
58	Beautiful so far. I can't wait to go to a show!	9/25/2018 9:05 PM
59	I think the amphitheater and all the public spaces are great but I think you will not truly integrate the neighborhood with the rental housing costs.	9/25/2018 8:30 PM
60	This could be the best outdoor amphitheater in the country! Everything about it is amazing!	9/25/2018 8:00 PM
61	It looks great. I think it will be another gem of our city and bring alot back to the community. Still have concerns about affordable housing but I am sure that will be addressed	9/25/2018 7:37 PM
62	Create Public boat slips. Kayak lockers or some soft of way for kayakers to temporarily store their kayaks while enjoying UHT	9/25/2018 9:25 AM
63	More to come. I love this idea and I have recently retired, so I want to get more involved!	9/25/2018 6:54 AM
64	None	9/24/2018 5:38 PM
65	Great concept with a few tweaks so far - I would not let a vocal few stop the excellent process and development so far	9/20/2018 2:14 PM
66	Please listen and plan for stability of the community and respect of the environment. All that surface parking will severely damage the river and the wildlife.	9/19/2018 2:24 PM
67	I fully support this long overdue investment into a neighborhood that has been long neglected and inordinately blamed and shamed for the color of it's skin.	9/18/2018 1:40 PM
68	Thank you for inviting this feedback, please help take leadership on making the Upper Harbor an example for the world and not just another 21st century standard market development.	9/17/2018 1:00 PM
69	A restored river will restore the people. Keep the cars and noise and traffic and trash and lights and all the rest away. Think Central Park. Cleveland. Wirth. Our best idea. We have so much "wasted" land all over the cities that can be used for housing and your blasted office buildings. People need to learn, to grow, to meet and be at peace. Keep the entertainment venue and the nature as guide innovation hub. We only have so much time to get this right. Same old is the problem. This is same old.	9/17/2018 9:07 AM
70	Opportunity to include the Twin Cities River Rats free water ski show	9/17/2018 7:00 AM
71	restaurants, restaurants please! Local NO CHAINS. Unique interesting restaurants.	9/16/2018 5:19 PM

Upper Harbor Terminal Draft Concept Plan Input

72	what sort of analysis has there been of how this might impact the neighborhoods across 94? i think it's important to invest substantially in making sure there are ways in place to prevent displacement and gentrification.	9/16/2018 7:09 AM
73	I do not like the restoration of the industrial elements. I believe they are relics of the past and signs of the environmental destruction that occurred on this site for far too long. I do not understand keeping these and am definitely in favor of their removal.	9/15/2018 7:17 PM
74	I'm concerned about all the congestion and the environmental impacts of all this development.	9/15/2018 4:25 PM
75	The park should focus on providing public riverfront access to people currently living on the Northside. More green space and trails are the best use of this land. A simple park with a trail along the river, open fields for soccer or other sports, and restrooms would be the best use of this land. Please don't clutter it with large buildings that will remain mostly empty and fall into disrepair.	9/14/2018 8:40 PM
76	Really a great opportunity to reconnect people to the river but too heavy on development.	9/14/2018 6:50 PM
77	Learn from The Commons - open space is not always used if not active. This space needs to have multiple activities and spaces that bring daily usage.	9/14/2018 5:38 PM
78	I think it's fantastic. I lived in Chicago during the planning and construction of Millennium Park and the Pritzker Pavillion. It has make a huge positive impact on the community. People of all walks of life come together to enjoy their city. It will be great to have a development like this here.	9/14/2018 12:57 PM
79	The entire development should be walkable. Crossing Dowling is not what many people would consider walkable due to the traffic, so it would be great if there could be a pedestrian bridge that would allow safe passage to accommodate walkability.	9/13/2018 11:35 AM
80	I'm excited to see development in that area. I was a Northside homeowner for a number of years and believe that this will benefit the area greatly.	9/13/2018 11:03 AM
81	No	9/13/2018 10:47 AM
82	I'm excited for it all to unfold	9/13/2018 10:25 AM
83	stabilize human population	9/13/2018 8:38 AM
84	None at this time.	9/13/2018 7:39 AM
85	Very unhappy with this proposal. First of all, this is boring. What are the shared values? The deep INTENT is to make a few people money at the cost of all Minneapolis property payers. This is extraction of the masses from the few.	9/12/2018 2:10 PM
86	In all plans, development must be pedestrian-centric, not automobile centric.	9/12/2018 1:02 PM
87	Good work so far.	9/12/2018 12:56 PM
88	I think this is exciting and awesome, can't wait till it comes to fruition. We bike past there all the time and across Dowling bridge and would love to see development in that area.	9/12/2018 12:20 PM
89	Please don't turn this into another project with expensive apartments on top of Caribous and Subways and call it development. Create some sort of neighborhood or community council where the people who are actually invested in the project can control what happens there.	9/12/2018 12:03 PM
90	Impressed that you are listening to the community. Think into the future...more people need more places to park, transportation, bike access, etc. Make it easy to get there and get out safely.	9/11/2018 9:22 PM
91	I'm good with this so far	9/11/2018 8:57 PM
92	good general idea, but seems lacking in planning for the people expected to come and even worse for how to keep people drawn to the area without direct connection i.e. trams, trains, public transportation--it is a destination sight rather than a general use sight, so how do you get people to use it regularly to support developing business?	9/11/2018 5:21 PM
93	Looks good! :)	9/11/2018 4:57 PM
94	put money towards crime prevention and community relations. This is bullsugar.	9/11/2018 4:43 PM
95	Please make better connections TO THE NORTH of Dowling. I was disappointed to look at the current drafts and see the sections heading north of Dowling completely ignored. This is a mistake, because there are existing business/retail cores just a few blocks up Washington Ave that would provide a strong symbiosis for the Upper Harbor during Phase 1.	9/8/2018 9:40 PM

Upper Harbor Terminal Draft Concept Plan Input

96

Please make sure that environmentally friendly design is integrated, that the architecture is something new and beautiful, not looking like every other structure going up right now, and to provide much needed housing for the people in north that are consistently ignored by the city. No gentrification.

9/8/2018 1:10 PM

Upper Harbor Terminal Draft Concept Plan Input

Q14 DO YOU HAVE OTHER QUESTIONS? FAQs have been posted about the site/general process and affordable housing and a third one on the draft concept will be posted soon. If there are questions that have not been answered by the posted FAQs, please add them below. We will work to answer the new and/or frequently asked questions and then post both the questions and the answers here.

Answered: 47 Skipped: 212

#	RESPONSES	DATE
1	No other questions, thank you for letting me give my input.	10/19/2018 3:21 PM
2	Need more input from the community.	10/19/2018 10:29 AM
3	N/A	10/19/2018 9:50 AM
4	Nope.	10/19/2018 1:19 AM
5	Can we locate the dome they want to put in North Commons Park here?	10/18/2018 11:04 PM
6	This statement is published by the City regarding the Green Zone: "The final, but most significant, of the recommendations is to use equity and gentrification as a lens for all of the strategies and activities." How are these addressed by the draft Concept Plan? How does this Draft Concept Plan address the areas below which are published on the City's website re: the 2040 Comprehensive Plan: "In the online draft report, policies are organized under 14 goals the City Council adopted in 2017, and also under 10 topic areas. These draft policies include: • Increasing the supply and diversity of housing in all Minneapolis neighborhoods, including small-scale multi-family buildings. • Committing to the production and preservation of affordable housing to limiting housing displacement. • Enhancing transportation options and reducing air pollution from transportation. • Prohibiting new heavy industrial uses while preserving land for quality living-wage production and processing jobs. • Supporting businesses by making it easier to have commercial uses near transit. • Supporting entrepreneurship particularly in communities of color. • Supporting the arts and creative economy. • Supporting workers through living wages and workplace protections. • Reducing greenhouse gas emissions through energy-efficient buildings.	10/18/2018 10:10 PM
7	What do we need to do to get you all to slow down and rethink this plan?	10/18/2018 4:42 PM
8	Nope!	10/18/2018 4:36 PM
9	No	10/18/2018 3:21 PM
10	None.	10/18/2018 1:06 PM
11	No, thank you again!	10/18/2018 12:34 PM
12	I would like to be a part of whatever community wide meetings (Ward 4 especially) come as a result of this questionnaire and the response that is received. Gabe Christensen 612-757-4237 3631 Lyndale Ave N.	10/18/2018 12:25 PM
13	No	10/18/2018 10:06 AM
14	nome	10/16/2018 8:38 PM
15	nothing I feel comfortable asking in a survey. See above comment.	10/15/2018 2:30 PM
16	- For Art A Whirl 2019, this should be a location for either Art or Music. - For Summer 2019, Communion Sundays (ran by Centrific) should be at the Upper Harbor.	10/12/2018 4:44 PM
17	No	10/12/2018 2:25 PM
18	What's the timeline for approval / Breaking ground?	10/3/2018 10:45 PM
19	NA	10/2/2018 3:11 PM

Upper Harbor Terminal Draft Concept Plan Input

20	Nope!	10/2/2018 2:33 PM
21	M/A	10/2/2018 12:31 PM
22	none	9/30/2018 5:52 PM
23	How does this plan, powerfully and directly, address the Green Zone and Promise Zone goals? Since the way Phase 1 is done will impact how the rest of the redevelopment of the area North of downtown and East of I 94, is the vision for the overall area being used to support, to the greatest extent feasible, a program of social, economic, and environmental justice to redress the devastation caused intentionally to the Northside community by the placement of I 94? Public policy and public investment intentionally impoverished, underdeveloped, and disempowered the African American community in Minneapolis. Public policy and public investment on a commensurate scale must redress this injustice. Does Phase 1 make a powerful start toward using the largest redevelopment opportunity in the city of Minneapolis to redress inequity and disparity? I am not against the project and feel the development team is on the right track, but they need the public entities involved to support and finance a greater equity dimension.	9/30/2018 7:22 AM
24	no	9/27/2018 12:37 PM
25	No	9/27/2018 9:12 AM
26	No	9/26/2018 5:12 PM
27	Wondering about noise levels from the nearby highway being a possible issue. Also curious if the city plans to address crime around the area (more so concerning things like larceny and theft).	9/26/2018 4:31 PM
28	No	9/26/2018 12:41 PM
29	I want this to happen ASAP	9/26/2018 8:13 AM
30	Not yet	9/25/2018 9:50 PM
31	No	9/25/2018 9:21 PM
32	nope	9/25/2018 8:30 PM
33	n/a	9/25/2018 8:00 PM
34	Not now.	9/25/2018 6:54 AM
35	No	9/24/2018 5:38 PM
36	To some extent, this project provides a good example of why people might feel their input isn't particularly valued - it feels a bit like the city came in with the idea to make a music venue here (having First Ave on the development committee from the start), and came out of years of engagement with that same idea (albeit refined!)	9/18/2018 11:15 AM
37	These documents don't talk about environmental sustainability. Conscious resilient design will reduce energy and maintenance costs over time and make this development truly sustainable and affordable.	9/17/2018 1:00 PM
38	Who is in charge? Do you have ecologists in any decision making capacity? People that think about mega trends and the future? Or is it just developers looking and city council looking to balance the bills?	9/17/2018 9:07 AM
39	No	9/17/2018 7:00 AM
40	When are those big Dusty piles going away??	9/14/2018 6:50 PM
41	No	9/13/2018 10:47 AM
42	solar power	9/13/2018 8:38 AM
43	None at this time. Thank you for the opportunity to comment.	9/13/2018 7:39 AM
44	Nope	9/12/2018 12:20 PM
45	Ok	9/11/2018 8:57 PM
46	Good luck!	9/11/2018 7:39 PM
47	Will it connect to northern suburbs via bike path?	9/11/2018 4:57 PM

Q15 TELL US ABOUT YOURSELF -- Please share with us as much information as you feel comfortable sharing, starting with entering your home zipcode below.

Answered: 237 Skipped: 22

#	RESPONSES	DATE
1	55405	10/19/2018 4:27 PM
2	55412. My family (husband, son and I) live in the Cleveland neighborhood for the past two years and I have been working in North Minneapolis for the past three years.	10/19/2018 4:13 PM
3	55412 long time north sider retired .	10/19/2018 4:10 PM
4	55412	10/19/2018 3:46 PM
5	55412	10/19/2018 3:21 PM
6	55412	10/19/2018 1:46 PM
7	55429/55418	10/19/2018 12:56 PM
8	55407	10/19/2018 11:04 AM
9	55411	10/19/2018 10:56 AM
10	55412, been a homeowner at my present address for the last 14 years. I have been waiting on something like this to add value to our neighborhood and this is a step in the right direction. I love the changes that have been made, slowly, but surely getting better.	10/19/2018 10:33 AM
11	55411	10/19/2018 10:29 AM
12	55412	10/19/2018 10:18 AM
13	11 years in North Mpls, 22 in NE mpls	10/19/2018 10:12 AM
14	I live in South Mpls but am participating in the HECUA program involved with the UHT	10/19/2018 9:50 AM
15	55412	10/19/2018 9:30 AM
16	55412	10/19/2018 8:40 AM
17	I'm a Minneapolis resident, white, live in south Minneapolis near the Mississippi in Cooper. I love the river. I think North Minneapolis is due for some healing and a lot of investment from the City of Minneapolis to counter the historical trauma that neighborhood has endured. This is a once in a generation opportunity. Great work everyone!	10/19/2018 7:59 AM
18	55430	10/19/2018 7:51 AM
19	55412	10/19/2018 1:19 AM
20	55405	10/19/2018 12:59 AM
21	55412	10/18/2018 11:48 PM
22	55412	10/18/2018 11:41 PM
23	55411, homeowner and taxpayer. Please only build what you can maintain and fund.	10/18/2018 11:04 PM
24	93631	10/18/2018 10:34 PM
25	55412	10/18/2018 10:10 PM
26	55411	10/18/2018 9:48 PM
27	55412	10/18/2018 8:32 PM
28	55412	10/18/2018 6:38 PM

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29	55414 - I am a local who is currently a student at the University of Minnesota and wants to see this development meet and empower the community vision for the space	10/18/2018 6:36 PM
30	55412	10/18/2018 6:00 PM
31	55408	10/18/2018 5:21 PM
32	55512	10/18/2018 5:13 PM
33	55412	10/18/2018 5:02 PM
34	55412	10/18/2018 4:59 PM
35	55412	10/18/2018 4:53 PM
36	55412	10/18/2018 4:42 PM
37	55418	10/18/2018 4:39 PM
38	I currently live in South Mpls, but I lived for three years very nearby this park. It always bummed me out how industrial and sad it is. In fact, the only reason i bought in south was because of all the green space. North and NE Mpls just don't have the GREEN spaces and river access that south does and it's a real shame. So glad to see that changing! Thank you for your work.	10/18/2018 4:36 PM
39	55412	10/18/2018 4:22 PM
40	55415. I live downtown and work primarily in North Minneapolis. I am also in the legislative district that includes North Minneapolis.	10/18/2018 3:21 PM
41	55411	10/18/2018 3:05 PM
42	55411	10/18/2018 2:59 PM
43	XXXXXXXXXXXX 3000 6th st Minneapolis 55412	10/18/2018 2:54 PM
44	55411	10/18/2018 1:59 PM
45	55412	10/18/2018 1:06 PM
46	55412	10/18/2018 12:34 PM
47	XXXXXXXXXXXX 3000 Lyndale Ave N, Minneapolis, MN 55412 I've owned my house on Lyndale for 9 years. I feel that I've been able to connect with my community and hear more of it's needs than ever before in the last two years. I am troubled by the apathy and lack of ambition that is fostered by an unfair job system and unfair, inequitable law enforcement system for the African American's in my neighborhood. I see my priveldge loud and clear and hope to help make a change in ways I am able to respectfully and humbly do so.	10/18/2018 12:25 PM
48	I live on the Northside and am socio-economically, politically, and culturally ambiguous. I would like to see everyone win, the project succeed, and the entire City of Minneapolis benefit from this project.	10/18/2018 12:22 PM
49	I live on 4th street N 2 blocks from Dowling in 55412	10/18/2018 12:11 PM
50	55441. Music lover. Cyclist. Future Mpls resident.	10/18/2018 10:06 AM
51	55125	10/18/2018 9:43 AM
52	55403	10/18/2018 8:32 AM
53	55424	10/18/2018 8:31 AM
54	55435	10/18/2018 8:23 AM
55	55412	10/17/2018 10:33 PM
56	Public Health Professional	10/17/2018 9:45 PM
57	55408	10/16/2018 8:38 PM
58	55430 - I have been involved with managing affordable housing contract compliance. I am also very concerned about the growth and future of our city. We have so many treasure here and I would hate to see us reinvent a wheel that does not work for the people but works for profits.	10/15/2018 2:30 PM
59	55401	10/15/2018 9:50 AM
60	this is a business zip code 55413	10/14/2018 10:06 AM

Upper Harbor Terminal Draft Concept Plan Input

61	55418	10/12/2018 5:56 PM
62	55412	10/12/2018 4:44 PM
63	55418	10/12/2018 3:49 PM
64	55413	10/12/2018 2:25 PM
65	55422	10/11/2018 5:23 PM
66	55438- frequently in MSP for shows and events	10/11/2018 11:30 AM
67	55411	10/11/2018 10:34 AM
68	55104	10/11/2018 10:03 AM
69	55418	10/11/2018 9:39 AM
70	55408	10/11/2018 9:29 AM
71	55406	10/11/2018 8:55 AM
72	None	10/11/2018 8:47 AM
73	55128	10/11/2018 8:38 AM
74	Main st NE 55413	10/10/2018 4:02 PM
75	55418 I have some experience in entrepreneurship and program development.	10/10/2018 1:56 PM
76	55413	10/10/2018 11:38 AM
77	55412	10/9/2018 9:43 PM
78	Graphic designer, living and working on the Northside. Single, two dogs, single family home, one car, love my neighbors, 50s, gardener, bookish, adjunct faculty at NHCC, volunteers at U of M, goes to farmers markets, yoga instructor, transplant from California, uses the parks and bike trails, dog parks, foodie, music and movies in the parks	10/9/2018 3:53 PM
79	55411	10/9/2018 3:05 PM
80	55403	10/9/2018 2:18 PM
81	55414	10/4/2018 4:32 PM
82	55401	10/4/2018 11:48 AM
83	55372	10/4/2018 9:33 AM
84	55412	10/4/2018 9:07 AM
85	55117	10/4/2018 8:30 AM
86	Good luck!	10/4/2018 8:28 AM
87	55418	10/3/2018 10:45 PM
88	55117	10/3/2018 11:28 AM
89	55423	10/2/2018 7:47 PM
90	55412	10/2/2018 4:37 PM
91	55309	10/2/2018 3:11 PM
92	55359	10/2/2018 3:08 PM
93	55419	10/2/2018 2:39 PM
94	55369	10/2/2018 2:34 PM
95	55426	10/2/2018 2:33 PM
96	55407	10/2/2018 12:31 PM
97	ok	10/2/2018 10:34 AM
98	55107 - xxxxxxx , happy to help be involved in future input processes	10/1/2018 1:18 PM
99	55412	10/1/2018 10:10 AM

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139	55418	9/26/2018 9:03 AM
140	55419	9/26/2018 8:13 AM
141	55104	9/26/2018 8:05 AM
142	55418	9/26/2018 8:02 AM
143	55412	9/26/2018 6:57 AM
144	55413	9/26/2018 2:18 AM
145	55403	9/25/2018 10:38 PM
146	55129	9/25/2018 10:15 PM
147	55418	9/25/2018 10:04 PM
148	55417	9/25/2018 9:50 PM
149	55412	9/25/2018 9:45 PM
150	55412	9/25/2018 9:33 PM
151	55412	9/25/2018 9:23 PM
152	55346. I love the twin cities and moved here by chioce after college with no job for myself or my wife. We could have transfered several times but the fortune 100 company couldn't get u sto move. We are now retired and go to downtown Mpls or St Paul for events multiple times a month.	9/25/2018 9:21 PM
153	55362	9/25/2018 9:09 PM
154	55024	9/25/2018 9:08 PM
155	55417	9/25/2018 9:07 PM
156	55407	9/25/2018 9:05 PM
157	55418	9/25/2018 8:40 PM
158	55416	9/25/2018 8:37 PM
159	55411	9/25/2018 8:37 PM
160	55305	9/25/2018 8:30 PM
161	55405	9/25/2018 8:21 PM
162	55418	9/25/2018 8:19 PM
163	55417	9/25/2018 8:16 PM
164	55418	9/25/2018 8:16 PM
165	55418	9/25/2018 8:16 PM
166	55408	9/25/2018 8:03 PM
167	55410	9/25/2018 8:01 PM
168	55422	9/25/2018 8:00 PM
169	55417	9/25/2018 7:55 PM
170	55408	9/25/2018 7:37 PM
171	55401	9/25/2018 6:52 PM
172	55423	9/25/2018 6:49 PM
173	55401	9/25/2018 5:39 PM
174	I am and have been a homeowner in the Lind Bohanon neighborhood for the last 12 years. Love the outdoors: biking, kayaking, hiking, etc. Passionate about the environment, fitness, local and artisan food, and health and wellness. Love live music and the arts!	9/25/2018 9:25 AM
175	55369	9/25/2018 6:54 AM
176	55417	9/24/2018 11:22 PM

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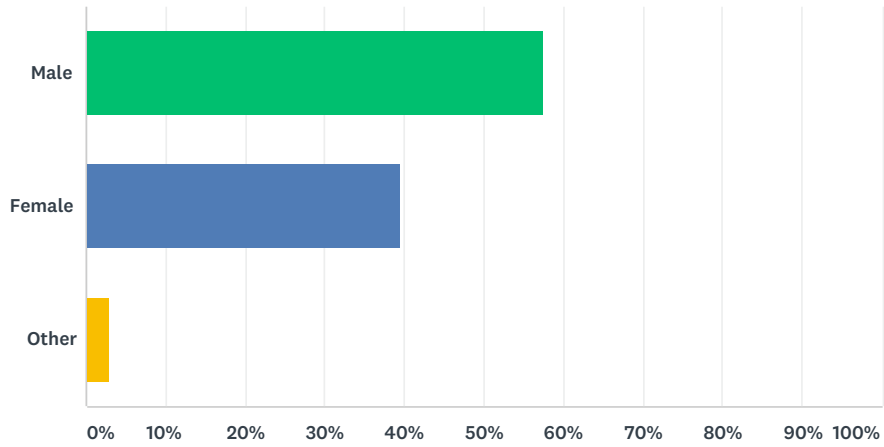
177	55406	9/24/2018 5:55 PM
178	55412	9/24/2018 5:38 PM
179	Local wanting the best for North and the riverfront.	9/21/2018 2:43 PM
180	55401	9/20/2018 5:14 PM
181	55411 - north side resident for 15 years	9/20/2018 2:14 PM
182	55406	9/19/2018 2:24 PM
183	XXXXXX homeowner in Sheridan neighborhood 55413	9/19/2018 11:15 AM
184	55443	9/18/2018 1:40 PM
185	Community connector 55412	9/18/2018 1:09 PM
186	55418	9/18/2018 11:15 AM
187	55401	9/17/2018 7:04 PM
188	55412	9/17/2018 6:26 PM
189	55107	9/17/2018 2:44 PM
190	55407	9/17/2018 1:00 PM
191	55430	9/17/2018 12:01 PM
192	55412	9/17/2018 11:13 AM
193	55411	9/17/2018 9:07 AM
194	55412	9/17/2018 8:50 AM
195	Member of the Twin Cities River Rats	9/17/2018 7:00 AM
196	55412	9/16/2018 9:07 PM
197	55407	9/16/2018 7:09 AM
198	Northside resident for 10 years...professional musician and teacher. Own a home in the McKinley Neighborhood with my husband, who is a realtor.	9/15/2018 7:17 PM
199	55412	9/15/2018 4:25 PM
200	55412	9/14/2018 8:40 PM
201	55412	9/14/2018 6:50 PM
202	I live in 55405 and work in 55411	9/14/2018 5:59 PM
203	55419	9/14/2018 5:38 PM
204	55117	9/14/2018 1:41 PM
205	55411	9/14/2018 12:57 PM
206	55331	9/14/2018 8:49 AM
207	55403	9/13/2018 12:44 PM
208	55404 Resident of Minneapolis for last 15 years, lifelong MN resident. Incredibly happy that some of the riverfront property is coming back to the people, pleased that First Avenue is included in the development, and that much of the planning involves local people.	9/13/2018 11:35 AM
209	lived in 55412 for 5 years about a decade ago. currently in 55429 and drive by the area everyday.	9/13/2018 11:03 AM
210	55411	9/13/2018 10:47 AM
211	55412	9/13/2018 10:25 AM
212	55408	9/13/2018 9:30 AM
213	55806	9/13/2018 8:38 AM
214	55415	9/13/2018 8:34 AM
215	55418	9/13/2018 7:39 AM

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216	31 year old home owner living in northeast mpls. Really invested in the future of the city but do not want to see gentrification take over	9/12/2018 8:27 PM
217	55410	9/12/2018 1:02 PM
218	55414. Grew up in rural MN. Have been living & working in Minneapolis for 2 years now.	9/12/2018 12:56 PM
219	55406	9/12/2018 12:43 PM
220	55102 and 55412 I live in St Paul, but my friends live at 38th and Lyndale, so we use that route often to bike downtown.	9/12/2018 12:20 PM
221	55408	9/12/2018 12:07 PM
222	55416	9/12/2018 12:03 PM
223	55409	9/12/2018 11:52 AM
224	55401	9/12/2018 11:47 AM
225	55305	9/12/2018 8:16 AM
226	55107	9/11/2018 10:14 PM
227	55433	9/11/2018 9:44 PM
228	55304	9/11/2018 8:57 PM
229	55403	9/11/2018 7:39 PM
230	55304	9/11/2018 5:21 PM
231	55448	9/11/2018 4:57 PM
232	55343	9/11/2018 4:57 PM
233	55422 Active in the community. Love to see more areas re-developed that are currently a blight on society.	9/11/2018 4:51 PM
234	I live in South Minneapolis in an area that has been in transition for two decades.	9/11/2018 4:43 PM
235	I live in NE Mpls - zip cde 55418. I am a 36 year old married male	9/11/2018 4:13 PM
236	55412	9/8/2018 9:40 PM
237	55405	9/8/2018 1:10 PM

Q16 My gender is:

Answered: 243 Skipped: 16



ANSWER CHOICES

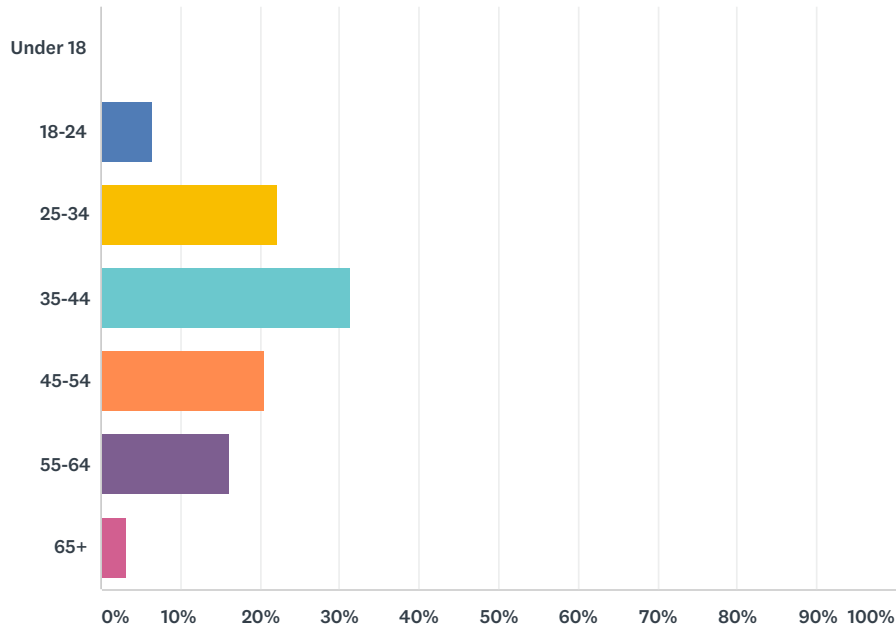
Male
Female
Other
TOTAL

RESPONSES

57.61%	140
39.51%	96
2.88%	7
	243

Q17 My age is:

Answered: 248 Skipped: 11



ANSWER CHOICES

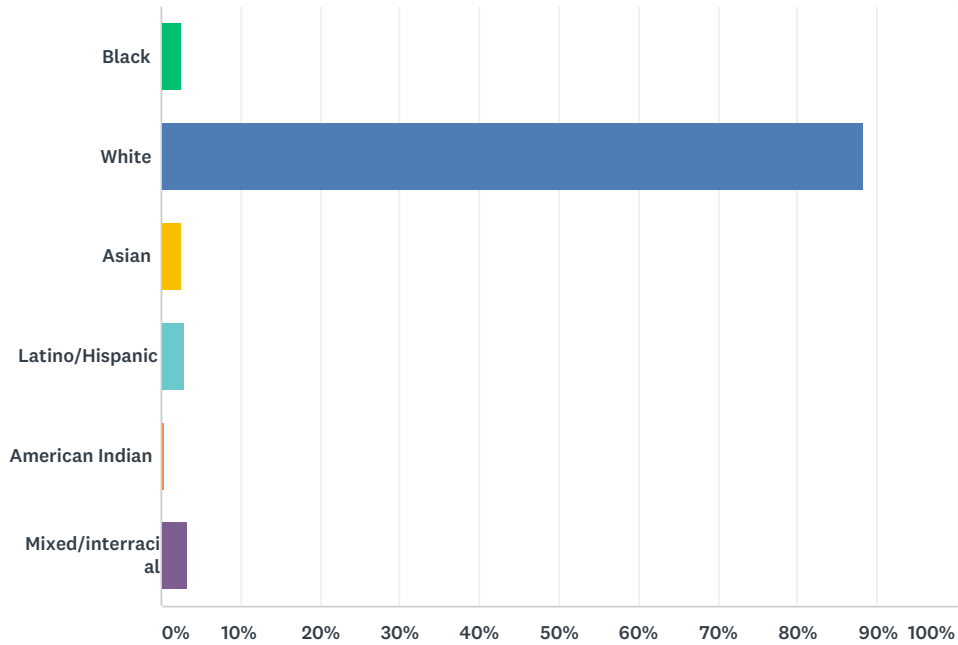
Under 18
18-24
25-34
35-44
45-54
55-64
65+
TOTAL

RESPONSES

0.00%	0
6.45%	16
22.18%	55
31.45%	78
20.56%	51
16.13%	40
3.23%	8
	248

Q18 My race/ethnicity is:

Answered: 241 Skipped: 18



ANSWER CHOICES

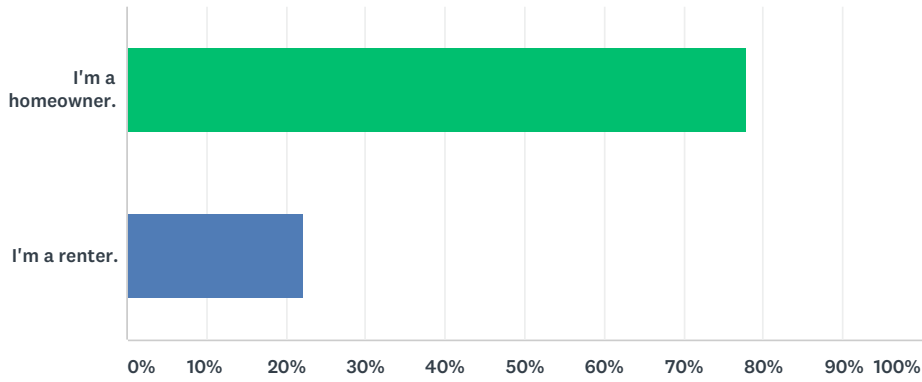
RESPONSES

ANSWER CHOICES	RESPONSES	
Black	2.49%	6
White	88.38%	213
Asian	2.49%	6
Latino/Hispanic	2.90%	7
American Indian	0.41%	1
Mixed/interracial	3.32%	8
TOTAL		241

Upper Harbor Terminal Draft Concept Plan Input

Q19 My housing:

Answered: 248 Skipped: 11



ANSWER CHOICES

I'm a homeowner.

I'm a renter.

TOTAL

RESPONSES

77.82%

22.18%

193

55

248

CPAC parking spilling into community and residential areas and surface parking required by CPAC are undesirable		
CPAC is too large	9/12/2018	Spaces may seem inaccessible or not "for them" (large concert venue versus smaller public art/intimate cultural + music center)
	9/12/2018	Concert venue is too big – will draw in large acts and you run the risk of people in the community having their involvement limited to employment
	9/12/2018	Larger venue feels more corporate and has less sense of community, ticketed events exclude especially as prices increase
	9/28/2018	A small amphitheater, like a bandshell, is the right size.
	9/28/2018	Dispersed performance areas. Not just one big area. This would contribute to a festival atmosphere during big events and each "stage" could be it's own area for smaller events (both public and private events).
	8/22/2018	The CPAC is too large and no one from the Northside will go there. It should be more of a "bandshell" scale.
Questions/concerns about whether CPAC will be financed by private operator or if public will need to pay.		
Questions whether operations should be controlled by one entity or instead by City or community.		
General (but not universal) support for community-oriented programming at CPAC, but concern about whether it will be long-term and truly community-advised.	8/28/2018	Many artists are excited about this. We are hoping for diverse events. We have been discussing creating our own small-scale project like this. We are concerned about the price point for artists. Are there differences between what kind of artist you are? Within the arts community there are gate keepers and inappropriate activities. Have you considered this and what do you plan on doing to deter this?
	9/8/2018	Make sure tickets are not an equity issue
	9/8/2018	How do we make sure that access for community groups is not denied because of access to pay?
	9/8/2018	Access that is not just about public space or fees.
	9/12/2018	No sense of excitement for artists/performers/lack of connection. "I don't see me on stage," no representation of community/local artists
	9/12/2018	Potential for festivals and cultural events
Suggestions that CPAC design should allow year-round use and use for smaller events/programs (including "music in the parks"), too.	9/8/2018	How will community use the space in the winter?
Numerous suggestions for alternate or additional destination amenities, and suggestion that amenities that are not seasonal and primarily in evening would be better.		
CPAC tickets will be too expensive for many local community members		
CPAC jobs are not high quality, living wage jobs		
Economic development/community wealth-building		
There should be places for community businesses to start and grow, providing jobs and wealth-building options.	9/8/2018	Maximize both housing and job creation
	9/8/2018	Economic stability, there needs to be economic sustainability.
	8/22/2018	Phase 1 should include more jobs that would benefit the community.
Community should have opportunities to own aspects of the development.	9/28/2018	Opportunity for small businesses & cooperative economic development, especially with those of limited access to capital
	9/28/2018	Northside ownership w/ both property and concept
	9/28/2018	Northside = greatest /primary beneficiaries
	9/28/2018	Create cooperative business clusters
	9/28/2018	Funding = 7,000 community investors/owners (@ x\$ per) + public \$ + philanthropic partners
	9/28/2018	Make way for community investment
	9/28/2018	Re: bond funds: when they (general obligation bonds) are released, do public notification
	9/28/2018	Shared prosperity
		Empower people to be solo entrepreneurs.
	8/22/2018	Discussion of need to make the proposed business spaces affordable to local entrepreneurs.
Jobs created with this project should be directed to local community members, including job training and capacity building, and provide living wages.	9/28/2018	North Minneapolis workforce living and working on site
	9/28/2018	Consider quality and livability of jobs
	9/28/2018	Make this about community wealth building
		Keep money in the community: living wage jobs for Northsiders
Prioritize green jobs that can provide local community members unique skills that will be valuable in the future economy.	9/28/2018	HUGE opportunity to dive into green industry and innovations
	9/28/2018	Jobs should be relevant to current, local workforce + forecasting future job needs
	9/28/2018	Hemp = green industry, ag crop

		Ecologically and Economically Sustainable: Indoor farm – green jobs There should be discussions now with interested businesses.
Team should be speaking with existing Northside businesses and organizations.	8/15/2018	
	8/15/2018	Did you have conversation with West Broadway? The City should be part of that discussion.
	9/8/2018	Need to be in contact more with local business owners (use their space, what they want, what they are hearing.)
	9/8/2018	The office spaces should be innovative, are they looking for small businesses in North Minneapolis that could utilize the space?
	9/28/2018	Accelerator across northside business landscape
	9/28/2018	Understand development impact on current businesses - build toward better for them too
	9/28/2018	Partner with Village Trust Credit Union
Park		
Some feel that 15.5 acres of parkland is not sufficient. CPAC open space helps, but what happens when and if CPAC is no longer operating?	8/15/2018	Does the 15.5 acres of park include all of the development phases, or is that area just in Phase 1 and there will be more park space in later phases? Is that amount of park area sufficient?
	8/15/2018	Does the plan include enough green space along the river?
	8/15/2018	Only 33% of the site will be public land for open park/green space, which does not sound right. Another issue is that the public land is behind private development parcels, which might make it difficult for the public to access the public amenities. How do you see the trail connections working? Note that a "woonerf" design does not work for rollerbladers.
	8/15/2018	15.5 acres is not enough; the park needs to be bigger. Note that the proposed "relics park" area is less than half the size of the Commons Park.
	8/15/2018	Cleveland and Folwell saw the importance of parks, and the same ethos should apply to the UHT. Prioritize green space, and
	8/28/2018	The Park Board should get most of the land to restore and developers get 15.5 acres.
	9/8/2018	Park space needs to be bigger than 2-3 acres
	9/8/2018	Would like to see more park in this plan.
	9/28/2018	Needs to be more park
	9/28/2018	Needs to be more park
	9/28/2018	Needs to be more park
	9/28/2018	Needs to be more park
	9/28/2018	Needs to be more park
	9/12/2018	Green space could be expanded.
	9/28/2018	No expanded business. Keep the park, a park.
	9/28/2018	More park, less development.
	9/28/2018	More park space, less office and business space.
CPAC and hotel privatize riverfront and don't allow enough public space next to River. Parkway should consistently be between private developments and riverfront.	8/21/2018	A few felt that the parkway should remain along the river for the entire length of the site rather than swinging inland for one section.
There needs to be access to the River, not just being able to see it flow by.	8/15/2018	Is swimming and/or boating access being considered?
	8/16/2018	Will there be access to the riverfront by water taxi?
	8/28/2018	I never heard the word swimming. Can we have a beach?
	9/12/2018	What kind of access to the river is there? – Kayaking, canoe?
	9/12/2018	How is water access here? (phase 2 section of the river promenade)
	9/12/2018	Design must increase access of local residents to river
	10/13/2018	Water access
	10/13/2018	North and NE lack water amenities
	11/30/2018	Like the idea of access
Park space is too large	9/28/2018	There is too much park
	9/28/2018	There is too much park
	9/28/2018	There is too much park
	9/28/2018	There is too much park
	9/28/2018	There is too much park
Mutiple comments about nature of park areas (e.g., natural vs. designed) and types of park features, but no overall consensus.		
Environmental/"eco lens"		
The entire project needs to be implemented using an "eco lens."	8/15/2018	The UHT site will be considered as a case study for an upcoming Eco-District summit. We must think big and act big.
	8/28/2018	When I think about sustainability I think of water, what do you thinking of net zero with on-site energy generation?
	8/28/2018	I urge the development team to focus on efficiency and sustainability along with equity aspects. The Northside has been affected disproportionately by pollution.
	8/28/2018	I think the goal should be net production. Bring in bio digesters. Use existing assets.
	9/12/2018	Prioritize green space over infrastructure
	9/12/2018	Is there a way to get businesses/ private property on board with environmental plans? How to keep them accountable?
	9/12/2018	Through offering the space for environmental projects like bringing native plants back into restoration, it brings opportunity for organizations like youth ENVR programs to get hands on in the community (experiential learning)
	9/12/2018	Integrate environmental health into economic areas?
	9/12/2018	Exceed B3 standards? Living building?
	9/12/2018	How does the housing, job creation, light industrial all integrate to be environmentally healthy? What are the criteria?
	9/28/2018	Nature and sustainability

	9/28/2018	Development that centers local/green/sustainable and ecologically sound practices as well as recreation and education around the River.
Community Innovation Hub		
<i>Support the idea</i>	9/28/2018	1.5 acres for the Community Innovation Hub is dinky. How much more land can be allocated?
	8/22/2018	A community innovation center is needed to support the community's needs and initiatives.
<i>Negative reaction, mainly concerns that it is not yet fleshed out and thus is hard to assess (and might not be viable). Some question over this location.</i>		
<i>Mississippi Mushrooms should be maintained as a partner, possibly retrofit existing warehouse to be a sustainable hub</i>		
Multiple suggestions as to activities/components that could be included. Restrooms, community rooms, arts facilities, educational facilities suggested.		
Hotel mixed-use component		
<i>Hotel does not benefit local community or provide types of jobs that community needs.</i>	9/12/2018	Also, hotel does not necessarily promote property ownership, at least prob not with North community members.
	9/12/2018	If what's needed in North Minneapolis is affordable housing, prioritizing a large hotel seems a little backwards. If you focus on hotel/larger venue ALSO prioritize affordable housing first
	9/12/2018	Why the hotel?
	9/12/2018	Replace the hotel with permaculture school?
	8/22/2018	question why a hotel is included in the first phase.
<i>In favor of hotel generally as is</i>	8/28/2018	I'm excited about the hotel. I think it's perfect. There is a shortage in this part of town.
<i>Have concerns about a hotel for various reasons including design, market, general desirability.</i>	8/15/2018	The surrounding properties between the highway and river should be incorporated into the plan. The development of a hotel seems out of scope and that parcel instead should be used for something else that fits and is appropriate for the surrounding area, not just the current proposed site (UHT).
Office mixed-use component		
<i>Office space is a negative in general, does not benefit community or provide types of jobs that community needs.</i>		
<i>Others feel that office on parcel next to freeway and away from River is a good choice and can provide meaningful jobs.</i>		
Question whether office jobs would go to local residents.		
Questions about whether there's a market for office uses.		
Suggestions that space be provided for small local businesses, co-working and other options.		
<i>Maximize office building size and height</i>		
Future Phases		
Access and Transportation		
Improving safe access over I-94 at Dowling for pedestrians, bikers and vehicles is critical.	8/16/2018	How will you make the site and Dowling Avenue more accessible?
	9/12/2018	Bike/walking access from roadways/across I94? Dowling Ave is a hostile entry point
Work to greatly improve access to site via transit.	8/16/2018	How do you get people to the site, and will there be new bus routes?
	8/16/2018	Could there be a transit center, not just a bus stop? A transit center or node would be good because there is enough space and it hasn't been brought up.
	8/28/2018	I worry about Dowling which right now is overflowing. It's always backed up. What will we do with Washington? It's a truck stop. There are campers right now.
	9/12/2018	Metro Transit? Public transportation / easy access to a library
<i>Consider addition of a "land bridge/lid" over I-94 and other clear access points</i>	8/15/2018	Is there a long-term goal of adding a bridge over I-94? Is it out of equation because it does not have direct connection to the park?
	9/12/2018	Need more clear/comprehensive paths from neighborhoods, access points (55408 – Work in North).
	9/12/2018	Access to river is a plus, however, the overall accessibility is still limited – the only access point is Dowling? How will the neighborhood get connected to the river? Bike/walking pass is over the highway? If only accessible by car, it is not equitably

	9/28/2018	Why just one entrance?
	9/28/2018	Physical connection of people to UHT - pay attention to feeder corridors
	9/28/2018	Is the only access to UHT at Dowling Avenue? What does this do to connect and make the park accessible to people closer to Lowry and other walkable points?
Some feel there is too much parking; others that there is not enough. Parking plan, especially for large CPAC events, needs to be more thought out. Surface parking on riverfront parcels is not acceptable.		
Design		
Concern about heights of buildings exceeding Critical Area requirements.		
Allow more density	9/12/2018	Increase allowable height to allow more density and higher quality build materials.
Concern that parcel north of Dowling is too narrow to accommodate private development along with parkway, trails and green space.	9/28/2018	Any housing solutions should NOT privatize the shoreline or access to the river.
	9/28/2018	Any housing solutions should NOT privatize the shoreline or access to the river. (Yes!)
	9/28/2018	Any housing solutions should NOT privatize the shoreline or access to the river. (Double yes!)
Design is not centered enough on Mississippi River.	8/28/2018	What happens here lasts for generations. What does a 21 st century relationship between people and the river look like? I am
	9/28/2018	The Mississippi River: not just a backdrop
General		
<i>Concerned about displacement</i>	8/15/2018	I'm a nearby residential property owner who is concerned about displacement, but I'm open to the sale of my property.
<i>Need an overall strategy for inclusive economy</i>	8/15/2018	What is the plan and strategy to achieve an inclusive economy for North Minneapolis? What kinds of jobs will be created and can be pursued for Phases 2 and 3? (The creation of jobs should go along with the development piece rather than waiting.) Policy Link and Democracy Collaborative are both doing good work that should be considered.
	8/15/2018	There has been no person to talk to if there is a business owner who is interested in relocating to the UHT. People need more than apartments. The team should reach out to business owners to receive more feedback about what would benefit the North Side. Project Sweetie Pie has been contacted by businesses looking for space and also has a presentation it would like to make
	8/15/2018	Answering questions and concerns about housing and job-creation must be part of the initial development process rather than waiting to the end of the process or the phase 3. The project should be innovative and a true public-private partnership.
	8/16/2018	How can we keep this site from becoming corporatized if there is a demand for tenants? How can you get the types of private development the community wants?
	9/12/2018	Qualifications for office/commercial jobs align with average educational/professional exp of residents?
	9/12/2018	There are a lot of job opportunities but little detail on skill-set requirements for jobs. Are orgs like First Ave going to hire from area or just redistribute existing employees? Ties to access issues, how can people with limited transport options get to job opportunities?
	9/12/2018	While there is a good mix of land uses, the vagueness surrounding the residential/commercial spaces leaves a lot of room for private entities to stray from community goals. What retail, jobs, housing, will actually be available?
	9/12/2018	Potential for artists but many may come in from outside the local community...what skills do North Mpls residents have and how might you empower those?
	9/12/2018	Who is going to keep developers accountable about working with NEON and/or other Northside organizations for northside hiring?
Development should incorporate: food and urban agriculture, arts and culture, historic preservation, ecology and pathways to prosperity.		
<i>Native and Indigenous history and voices are important to the project</i>	8/16/2018	Any thoughts of giving this land back to indigenous peoples?
	8/16/2018	Are there Native Americans involved in the conversation?
	8/16/2018	The truth is painful, I but shouldn't be swept under the rug.
	8/28/2018	This is Dakota land.
	8/28/2018	We should honor the Dakota people.
	9/28/2018	Indigenous place-making
	9/28/2018	Root cause / story problem. Relationship to the creation story. Indigenous World View = Humans created for Mama Earth. Colonial World View = Earth created for humans
Development must meet Green Zone goals.	8/15/2018	What guarantees are there that the values of the Green Zone will be applied to the proposed development?
	9/28/2018	Operationalize Northside Green Zone and Promise Zone guidelines
	9/28/2018	Municipal funding for Northside Green Zone
	9/28/2018	Government funding for Promise Zone & Opportunity Zone (federal program/special interest)
	9/28/2018	Green Jobs on the site? well-paying, industrial, site is in the Green Zone, Phase 3
<i>Plan may harm existing businesses</i>	8/15/2018	How can the development draw businesses to the site, without losing them from the core of the Northside?
Include bird-safe glass		

How will crime and safety be addressed?		
Make sure that everything will be accessible to those with disabilities		
Some are in favor of saving "relics," but others are not. National Park Service does not feel they need to be preserved and that flexibility can be allowed in reuse if they are.	8/16/2018	I led kayaking trips and bike rides to connect with the community. Overwhelmingly, they wanted to keep the relics (i.e., the existing structures) once they'd seen them. First Avenue can incorporate the relics.
All or most of site should remain publicly-owned.		
Adjacent industry and smells are a concern	8/16/2018	The pollution situation is a serious concern. The fumes from nearby facilities do not stay within the perimeters of those sites, and thus they will negatively affect these amenities.
Concerns about the process	8/28/2018	I want to see some sort of online forum and online notification. There is some hastiness. There are no other alternatives to consider which is bad. Can the team and city figure out a way to post questions publicly?
	8/28/2018	We need to have a people's forum. You guys have had two years to do this
	8/28/2018	I would like the people to talk amongst themselves. People with busy schedules are time constrained and their voices are not given as much time. We are being talked to not with. Some may have skepticism about coming here. This community is suffering trauma. Interaction needs to include all voices.
	9/8/2018	Some macro questions people have
	9/8/2018	Bigger/larger community engagement process à with city, local government, and community boards.
	9/8/2018	Community engagement has been dysfunctional
	9/8/2018	Jxta's engagement needs more criteria
	9/8/2018	Larger scale and application for engagement
	9/8/2018	Longer scale (50+ years not 5)
	9/8/2018	Needs community designed and led engagement processes
	9/8/2018	4:1 ration of time à residents to developers vs. the other way around.
	9/8/2018	Letting residents propose an agenda and what they want to talk about.
	9/8/2018	Not enough time
	9/8/2018	What does community mean? Who is community?
	9/8/2018	Cover a larger geographical scale and more neighborhoods?
	9/8/2018	Holding all entities involved accountable
	9/8/2018	Having more neighborhoods/organizations involved in engagement
	9/8/2018	Door knocking is key in civic engagement
	9/8/2018	Need more adult voices (from Jxta charts)
	9/8/2018	Door knocking should be vetted more (tools made available, questions asked, houses covered, biases)
	9/8/2018	Neighborhood orgs door knock
	9/8/2018	Northside needs equitable voices
	9/8/2018	Process should not be led by one organization or group.
	9/8/2018	Workshop style does not workà people have a lot of questions' not just one table.
	9/8/2018	Every single resident should be engaged
	9/8/2018	Let community gather questions and ideas and then let them present back.
	9/8/2018	Community needs to talk to each other.
	9/8/2018	Need more of an equity based process
	9/8/2018	How are disparities and "being screwed over" working here and not working here?
	9/8/2018	City needs a list of criteria's
	9/28/2018	Hear from others outside of "my group," looking for multiple voices
	9/28/2018	Decision making w/ equity at City level that takes community into process
	9/28/2018	Self-determination of community in design plans
	9/28/2018	Community-led, community-fed
	9/28/2018	Community-powered, proportional representation w/ intentional effort to achieve
	9/28/2018	Create project measurables that are accountable to the people
	9/28/2018	Meaningfully bridge gap of inequity/disparity - make way for community to self-determine needs & amenities
	9/28/2018	Community Co-Creation Team to form & offer multiple scenarios
	9/28/2018	Does the community have a seat at the UHT development team table?
	9/28/2018	Weight community and stakeholder input according to geographic proximity to project area

Upper Harbor Terminal Redevelopment

Community Engagement Chronology and Summary through Concept Plan Phase

January 18, 2019

Pre-2015

Extensive engagement as part of two eras of Above the Falls planning.

Current Planning Process Engagement Approaches

As outlined in Exclusive Rights Agreement, City and MPRB planned and implemented a cooperative community engagement process for UHT planning. Engagement occurred in several phases.

In preparation for engagement, [website](#) was created to facilitate communications and access to information. Site includes information about UHT site and planning process as it has unfolded. A special GovDelivery account was created, which now includes over 1,000 participants, supplemented by email distribution list of 300+ people that includes all North and Northeast neighborhood and business associations. As of December 2018, over 40 meeting notices and process updates have been posted on website and sent to these two distribution lists. Other communications methods have included Facebook event postings and other social media, NextDoor, occasional ads in *North News*, four KMOJ radio interviews and occasional mailings to nearest UHT site neighbors.

Engagement process has included multiple approaches. These included open houses and community meetings hosted by City and MPRB, participation in a wide variety of community events and meetings organized by others, smaller focus and targeted meetings and online surveys. In recognition that McKinley Community organization was not actively meeting during much of engagement period, process included door knocking in areas closest to UHT site. Churches and a mosque in North Minneapolis were contacted about their interest in allowing staff to host engagement after services, but they did not accept offer. Standing offers were made to nearby neighborhood associations to present at meetings. Informal conversations were held with indigenous representatives and other ethnic groups. After considering appointment of a community advisory committee, staff decided that approach would not be best way to get diverse input, particularly from communities whose voices are often not heard.

2015 to early 2017

Goal of this phase was engagement to seek general input on goals for UHT redevelopment. Outcome was [Characteristics of Success](#) that were included in Request for Qualifications. Input also informed Request for Qualifications language.

- 2015-05-14 Northside Neighborhood Council meeting
- 2015-09-29 NorthFirst
- 2015-11-12 Northside Neighborhood Council meeting
- 2016-02-23 Above the Falls Community Advisory Committee
- 2016-03-12 Northside Housing Fair
- 2016-03-23 Victory Neighborhood Meeting
- 2016-04-02 Community Connection Conference
- 2016-05-05 HAMAA & Lao Assistance Center
- 2016-05-24 Urban League Open House
- 2016-06-15 Minneapolis Advisory Committee on People with Disabilities
- 2016-06-16 Folwell Ice Cream Social
- 2016-06-18 Southeast Asian Soccer Connections
- 2016-06-18 Juneteenth
- 2016-06-25 Folwell Park Open House

[2016-06-29 Juxtaposition Arts Youth Ride and Kayak](#)
[2016-07-09 Somali Independence Day](#)
[2016-07-11 North Regional Library Community Meeting](#)
[2016-07-29 Riverfest](#)
[2016-08-27 Urban League Family Day](#)
[2016-08-30 Community Organizations Roundtable](#)
[2016-09-10 Open Streets West Broadway](#)
[2016-09-29 Upper Harbor Terminal Community Meeting](#)
[2016-12-08 Nexus Board and Commissions Leadership Training Institute](#)
[“What would bring you to the River?” input summary](#)

Request for Qualifications issued in August 2016. Development team submission received October 2016. Input was sought on whether City and MPRB should select the development team as master developer.

[Summary of input received](#) on development team submission, including online survey
[2016-11-03 Folwell Community Meeting](#)

Focus group meetings with community reps on community engagement approaches and Equitable Development Scorecard, followed by community open house on those topics

[2016-10-27 Focus group #1 on Equitable Development Scorecard](#)
[2016-12-02 Focus group #2 on Equitable Development Scorecard](#)
[2017-01-06 Focus group #1 on engagement approaches](#)
[2017-01-13 Focus group #2 on engagement approaches](#)
[2017-01-31- MPRB Open House](#)

Spring 2017 – January 2018

City and MPRB formally selected development team as master developer and authorized execution of Exclusive Rights Agreement. Agreement was executed in June 2017. City, MPRB and development team then launched engagement to get more specific community input to inform planning. Development team selection and agreement authorization were approved by City and MPRB at public meetings.

[2017-04-25 Above the Falls Community Advisory Committee](#)
[2017-05-30 Above the Falls Community Advisory Committee](#)
[2017-06-08 Cityview Open House and Online Survey Results](#)
[2017-06-27 Above the Falls Community Advisory Committee](#)
[2017-06-29 Juxtaposition Arts Event](#)
[2017-07-29 FLOW](#)
[2017-08-24 Business Community Meeting](#)
[2017-06-00 Juxtaposition Arts - June Engagement Summary](#)
[2017-09-09 Open Streets West Broadway](#)
[2017-09-12 Friends of the Mississippi River “Connections” study event/walk](#)
[2017-09-21 Friends of the Mississippi River “Connections” study event/walk](#)
[2017-11-06 Bicycle Advisory Committee](#)
[2017-11-16 Pedestrian Advisory Committee](#)
[2017-11-20 McKinley Community board meeting](#)
[2017-11-30 Housing meeting](#)
[2017 Site Visits and Tours Summary](#) (engagement with about 100 people during multiple events)
[2017 Food Focused Meetings Summary](#) (engagement with about 22 people during two events)
[2017 Public Festivals Engagement Summary](#) (engagement with about 190 people during five events)
[2017 Door-to-Door Engagement Summary](#) (engagement with about 55 people in McKinley)
[2017 Online survey](#) about potential destinations

Late 2017 to summer 2018

City, MPRB and development team did extensive work to explore ways to deal with site challenges e.g., powerlines, historic structures), do market studies and evaluate options. Occasional updates to Above the Falls Advisory Committee were made during process. Result of this phase was a draft concept plan.

[2017-07-25 Above the Falls Community Advisory Committee](#)

[2017-08-29 Above the Falls Community Advisory Committee](#)

[2017-09-26 Above the Falls Community Advisory Committee](#)

[2017-10-24 Above the Falls Community Advisory Committee](#)

[2017-11-28 Above the Falls Community Advisory Committee](#)

[2018-01-30 Above the Fall Community Advisory Committee](#)

August 2018 to November 2018

Engagement to seek input on draft concept plan.

2018-07-28 FLOW

[2018-08-15 UHT Redevelopment Community Engagement Meeting](#)

[2018-08-16 UHT Redevelopment Community Engagement Meeting](#)

2018-08-20 Good Deal Oriental Foods Open Hours Session

[2018-08-21 Webber Library Open Hours Session](#)

[2018-08-22 Serendipity Spot Open Hours Session](#)

2018-08-22 Hawthorne EcoVillage Event

[2018-08-28 UHT Redevelopment Community Engagement Meeting](#)

[2018-09-08 UHT Redevelopment Presentation and Council Member Cunningham Discussion](#)

2018-09-15 West Broadway Open Streets

2018-09-25 Above the Falls Community Advisory Committee Meeting

[2018-09-28 Community-Led Workshop](#)

[2018-10-02 Community-Led Workshop](#)

[2018-10-13 Coffee with Jeremiah Meeting](#)

2018-10-16 Community-Led meeting re: co-creation

2018-10-30 Promise Zone Economic Development Working Group

2018-10-30 AFCAC meeting

Door knocking in McKinley neighborhood

[Online survey](#) about draft concept plan (259 responses)

Multiple small meetings with interested stakeholders

2018-10-30 Promise Zone Economic Development Working Group

2018-11-07 Citizens Environmental Advisory Committee (CEAC) meeting

November 2018 to current

Presentations on concept plan, as revised in response to community input.

2018-11-27 AFCAC meeting re: proposed regional park boundary


[2018-12-08 Community meeting \(hosted by Councilman Cunningham\)](#)

[2018-12-11 Community meeting](#)

2019-1-08 AFCAC meeting re: proposed regional park boundary

[Letters received from organizations](#)

Summaries of the items in blue are posted at: <http://upperharbormpls.com/community-engagement/summaries-meetings-engagement-opportunities/>. A [graphical summary of input](#) received from August 2018 through November 2018 is here.

		PUBLIC COMMENT LOG Above the Falls Master Plan Update				<i>support opposition concern suggestion</i>	COMMENT SUMMARY	THEME (see Theme Summary for staff response and document changes)
DATE	LAST NAME	FIRST NAME	METHOD	MASTER PLAN TOPIC	SPECIFIC LOCATION	SENTIMENT	COMMENT SUMMARY	THEME (see Theme Summary for staff response and document changes)
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	general	26th Avenue North	suggestion	Hopes that destination park can be created at the 26th Avenue North that can serve both the local and regional community.	26th Ave North: Suggestion to make into a destination park
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	general	26th Avenue North	support	We are very pleased to see the "Promenade" replaced with restored riverbank and the 26th Av N overlook	26th Ave North: Support for the plan
3/27/2019			Survey	Trails	Above the Falls Regional Park	concern	In particular I think there is a missed opportunity to connect the Grand Rounds / Victory Memorial Drive / Webber Parkway to the park on the other side of the I-94.	Concern and/or suggestion regarding connections to other parks and amenities
3/28/2019		Tim M. Candreika	Survey	document text	Above the Falls Regional Park	concern	It angers me that the authors credited a list of agencies as the source of funds. This is an error. Each of these agencies are funded by taxpayers. I INSIST THAT TAXPAYERS BE LISTED AS THE SOURCE OF ALL THE FUNDS.	Document text and/or information
	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 2-2, third par., second sent. – As far back as the 1972 Mississippi/Minneapolis plan and the 1976 LRRDAC report, there's been a vision that there would be increased access to the Upper River via greenway streets, open space nodes and linear parkway and trail corridors (even though the basic land uses might remain industrial). Might it be worth noting that?	Document text and/or information




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	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 2-2, third par., fourth sent. – There’s mention here (and a few other places) about there being rail yards on both banks. However, while there are rail lines that run north-south on both sides of the River, the areas that I would consider “rail yards” only extended up to about 25th on the west bank and to 8th Ave. NE on the east bank. So, I’m not sure it’s correct to say there were rail yards on both banks of ATF. Maybe something like “As rail transportation increased, rail service extended to serve uses along or near both banks, with a rail yard operation on the west bank from about 25th Ave. N. south past Plymouth. Two rail bridges were constructed across the River at about 41st Ave. N. and 25th Ave. N.”	Document text and/or information
	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 2-2, fourth par., fourth sent. – “Upper Harbor Terminal barging operations closed in 2014...”	Document text and/or information
	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 2-2, last par., first sent. – This land use mix might describe the west bank, but doesn’t seem quite right for the east bank, where there’s also a fair amount of residential, plus office and a large powerplant.	Document text and/or information
	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 2-2, last par., second sent. – I’d never heard that the transition from steam engines to diesel made some rail yard operations unnecessary. That may be true, but in case not, maybe something like “As goods transportation changed with the transition from steam to diesel engines, the rail yard on the southern end of the west side...”	Document text and/or information
	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 2-5 – Thanks for adding the section about indigenous land and history. (At some point, I’d like to get the specific history of the treaties pinned down so that we can include that information in our UHT history, etc. I think the land in Minneapolis east of the River (plus the Fort Snelling reservation) was ceded in the 1837 with the Mdewakanton Dakota, with the land west of the River taken in the 1851 treaty.)	Document text and/or information




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	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 4-2, second par., third sent. – Are there actually eight regional parks along the River in Minneapolis? I count five, with another three off the River.	Document text and/or information
	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 5-2, first par. under Geology – The term “bluff” is used several times in this paragraph. That term has a specific definition in the Critical Area Plan, and there are significant sections of the ATF area that have “banks,” but not “bluffs” (see p. 36 of the draft Minneapolis 2040 Critical Area Plan). Perhaps it would be worthwhile to verify where the reference in this paragraph should be to a “bluff” and where “bank” would be the better choice	Document text and/or information
	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 5-2, second par. under Geology, last sent. -- There are numerous references to the Northside Wetlands Park that seem inappropriate/outdated given the current UHT Concept Plan. These should either be removed or changed to make it clear that concept is no longer part of the plan. Other instances where there are references are: P. 6-2 – chart P. 6-3 P. 6-4 – third par., first sent. P. 6-8, Figure 6.6 P. 6-9 – UHT call-out box and Figure 6.8 P. 6-12	Document text and/or information

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DATE	LAST NAME	FIRST NAME	METHOD	MASTER PLAN TOPIC	SPECIFIC LOCATION	SENTIMENT	COMMENT SUMMARY	Document text and/or information
	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 6-6, last sent. – It seems like the appropriate description of the Graco transaction would be: "...an agreement with Graco under which the MPRB received to exchange a riverfront trail easement on the Graco property and a substantial donation towards park development in exchange for Graco receiving development rights on the non-regional park portion of the Scherer property in exchange for and park naming rights and a substantial donation towards park development. "	Document text and/or information
	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 6-13, second par. under Parkway Development – Should it be noted that the parkway through the UHT will be an exception in which there will be a street easement because there's only enough depth for one north-south vehicular circulation path?	Document text and/or information
	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 6-15 and 6-16 – The road network should be coordinated with the Minneapolis Public Works Department.	Document text and/or information
	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 6-16, graphic – Is there a way to note that, while another riverway street across I-94 might be desirable between Dowling and Lowry, 36th hasn't been selected and it might be another street instead (if another crossing is feasible)?	Document text and/or information
	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 7-3 – The graphic might imply that the entire UHT site has been identified for acquisition. Might there be a way to clarify, perhaps in the numbered list, that only a portion of the site will be conveyed?	Document text and/or information
	CPED		Letter	document text	Above the Falls Regional Park	suggestion	P. 9-2 – The Minneapolis Public Works Department should be noted as a potential stormwater partner	Document text and/or information

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4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Executive Summary: ATF Plan Principles, p E-3. The fourth bullet in this section could be strengthened: "Integrate stewardship of natural and cultural resources with the design, management and programming of new and existing parks and trails."	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Executive summary: Near Term Priorities, p E-3. We suggest adding a near-term priority about continuing to pursue land acquisitions and easements and develop a continuous trail system.	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 1. Park Boundary Evolution, p.1-5 to 1-7 According to Figures 1.3 and 1.4, the parkland along St. Anthony Parkway will be removed from the ATF park boundary. Will this area still be eligible for regional park funding? If so, it would be helpful to explain that in this section.	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 1. ATF Master Plan 2000, p 1-5. We appreciate the inclusion of these objectives and we suggest reiterating that they still apply.	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 1. Implementation, p 1-8. The list of accomplishments doesn't sync with Figure 1.5 on p 1-9. Perhaps this section should reference that it is a partial list of the projects included in Figure 1.5	Document text and/or information



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4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 1. Riverfirst, p 1-10 This section does an excellent job of clarifying how Riverfirst fits in to the Above the Falls Plan. Riverfirst is a very visionary plan, but many of the specific concepts are not realistic or feasible. We strongly support the approach you articulated in this section. Figures 1.6 and 1.7 are helpful, but somewhere they should indicate that only the ATF portion is included in the maps. Otherwise it gives the false impression that Riverfirst has focused on ATF exclusively and not the Central Riverfront.
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 2. Existing Parks – West Bank, p 2-6. Ole Olson Park history has no mention of the supper club that existed there. I know there is some community angst about events that took place there, but it seems odd to just erase it from the history.
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 2. Fig. 2.3 Land Use, p 2-8 This map is from 2010. Is there a more recent version of existing land use in the recently adopted Mpls 2040 Plan that could be used instead?
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 2. Fig. 2.4 Public Land Ownership, p 2-10. Has this map been updated since 2012? There are some properties that are not identified as publicly owned, such as the Ramsey Excavating site at 41st Av N and the Gedney Pickle Factory site at 31st Av N.
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 2. Fig. 2.5 Existing & Planned Bikeways, p 2-11. This map should include a date





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4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 3. Equity Analysis, Green Zones, Promise Zones, etc. p 3-5 to 3-11 We appreciate the addition of this section. It's well done and very thorough. MPRB will need to work closely with the City and other partners to develop and implement additional strategies to ensure park development does not lead to gentrification/displacement.	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 5. We have more recent (and more pretty) photos of the restored prairie at Ole Olson Park that would spruce up this section.	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 5. Historic Resource Inventory, p 5-1.1. This section should add mention of studies done by the City to determine historic designation potential for the UHT relics.	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 5. Soil Contamination, Figures 5.5 and 5.6. PCA maps on pp 5-12 & 5-13 should include dates	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 6. Basis in 2000 ATF Master Plan, p 6-2. The table showing major changes from 2000 to 2019 is very helpful.	Document text and/or information



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4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 6. The map/table in this section should also include changes to the UHT site (no more Grand Staircase) and St. Anthony Parkway	Document text and/or information	
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 6. Park Development Concept, 6-4 to 6-5. This summary needs to be updated a bit. It refers to the veteran's memorial at Sheridan in the future tense and describes the "Scherer site" as if nothing has been completed yet (island, trails, funding).	Document text and/or information	
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 6. Park Development Concept, 6-4 to 6-5. The Northside Wetlands Park is mentioned in this section, but is that really the plan for the southern portion of the UHT? This is a bit confusing and conflicts with the UHT planning information in the appendices.	Document text and/or information	
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Park Projects: Graco Park, p 6-6. The description could provide more information or indicate that the site plan shown in Figure 6.4 is likely to change to reflect Graco's presence on site.	Document text and/or information	
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Park Projects: Graco Park, p 6-6. The last sentence in this section is a little confusing. We suggest the following rewrite: "In 2019, the MPRB made an agreement with Graco to exchange development rights on the non-regional park portion of the Scherer property for a riverfront trail easement on their property, park naming rights and a substantial donation toward park development.	Document text and/or information	

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4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Sheridan Memorial Park, p 6-7. Please add the rain garden to the list of amenities at the end of the first paragraph.	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Sheridan Memorial Park, p 6-7. The park development concept graphic is tiny and provides very little detail. Also it is referred to as figure 6.7 in the text – it should be 6.5	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	East Bank Trail, p 6-8. Page 5 of 7. The 2000 plan was more definitive about providing separate trails for bikes and pedestrians. As it is MPRB policy to have separated trails, there should be a stated goal about this in the document	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Upper Harbor Terminal Redevelopment, p 6-8. This section is very short, and it seems like a little more info within the body of the plan would be helpful. Also, it's odd that there is a graphic of the wetlands complex, but no mention of it in the narrative. (Also see our comments on Appendix A)	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Trails and River Crossings, p 6-10. First paragraph describing existing trails does not include east bank trail from Plymouth to BN Bridge.	Document text and/or information

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4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Trails and River Crossings, p 6-10. There's also a typo – "St." is missing from St. Anthony Parkway regional trail.
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Trails and River Crossings, p 6-10. Change Scherer Bros site to Graco Park
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	National Water Trail, p 6-11. The last paragraph is out of date. It references things that will be done before the lock is closed.
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Public Water Access Points, p 6-13. Change Scherer Bros site to Graco Park



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4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	concern	Parkway Development & Phasing Strategy, p 6-13. We strongly support this language from the draft plan: "Unlike the 2000 ATF Plan, this plan locates the proposed West River Parkway directly adjacent to proposed riverbank parkland, separating the riverbank from future private development." However, Figure 6.1 on the next page provides an example at the UHT, where planned structures are surrounded by parkland and the parkway is separated from the river by private development. This is exactly what you are trying to avoid.	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 7 Land Acquisition, Easements, and Conflicts. Boundaries and Acquisition Costs, p 7-2. "Recent successes..." in the fifth paragraph should be updated to include recent acquisitions on west side of the river, such as the Ramsey Excavating site at 41st Av N and the Gedney Pickle Factory site at 31st Av N.	Document text and/or information
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 7 Land Acquisition, Easements, and Conflicts. Boundaries and Acquisition Costs, p 7-2. Figure 7.1 This map should also be updated to include properties that are not identified as MPRB-owned, such as the Ramsey Excavating and the Pickle Factory sites.	Document text and/or information

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4/1/2019	Friends of the Mississippi i River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Easements, p 7-4. This section needs several updates. <ul style="list-style-type: none"> It describes seeking future easements and trail development on Xcel property, which has been removed from the ATF regional park boundary in this plan. It states that the Xcel-owned transmission pylons do not conflict with park development and use, yet the UHT concept plan in the appendices includes moving these structures back to the railroad tracks. Discussions with Graco regarding a potential trail easement are described as ongoing, but in Chapter 6 they are described as completed. The East Bank Trail is described as proposed, but it has already been constructed. 	Document text and/or information	
4/1/2019	Friends of the Mississippi i River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 12 Implementation, Costs and Funding. Near Term Priorities, p 12-2 The 26th Av N Overlook should be added to this list.	Document text and/or information	
4/1/2019	Friends of the Mississippi i River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Ch 12 Implementation, Costs and Funding. Hall's Island, p 12-2 This section should say something about future improvements, such as bridges and a trail	Document text and/or information	
4/1/2019	Friends of the Mississippi i River (Irene Jones)		Letter	document text	Above the Falls Regional Park	support	Appendix A Upper Harbor Terminal. This section does an excellent job of summarizing the four-year process undertaken by MPRB and the City to plan for future use of the UHT site. A lot of really good work has gone into this planning effort.	Document text and/or information	



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4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	document text	Above the Falls Regional Park	suggestion	Park Boundary, p A-5. We would like to see more of the UHT site be used as parkland. The 2013 draft plan included a much bigger park of approximately 28 acres and that has been reduced to less than 20 acres.	Document text and/or information	
3/30/2019	Liz Wielinski (City of Minneapolis CPED)		Letter	general	Above the Falls Regional Park	opposition	Having reviewed the draft update of the Above the Falls Master Plan I am very disappointed in the results.	Opposition to the plan	
3/30/2019	Liz Wielinski (City of Minneapolis CPED)		Letter	Other	Above the Falls Regional Park	support	The original Above the Falls plan was a well thought out document that understood the land along the river's edge was to be held by the public for the public good	Other	
3/30/2019	Liz Wielinski (City of Minneapolis CPED)		Letter	equity	Above the Falls Regional Park	concern	this plan gives neither equity or parity for the Northside community surrounding this area nor the sustainability that should be a major portion of any planning effort in the 21st century	Suggestion and/or concern about equity	
3/28/2019		Candrika	Survey	Funding	Above the Falls Regional Park	concern	All plans sound okay, but are not urgent and far too expensive for our current fiscal challenges. The projects should be slowed and the budget reduced. There is no urgency. Taxpayers cannot afford all this...	Suggestion and/or concern about funding and/or implementation of facilities	
			Survey (paper)	Accessibility	Above the Falls Regional Park	suggestion	Accessible parks and natural spaces	Suggestion and/or concern regarding accessibility	
3/27/2019		Tim M.	Survey	Parkways	Above the Falls Regional Park	concern	I see no planning to continue the West River Road and East River Roads north	Suggestion to connect trails and parkways along the river	



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3/27/2019			Survey	Trails	Above the Falls Regional Park	suggestion	I would like to see more about trail/parkway development and how it can keep a consistent trail that is coordinated with west river parkway.	Suggestion to connect trails and parkways along the river
4/1/2019	Smith	Jane	Survey	Trails	Above the Falls Regional Park	suggestion	Need to connect the paths. Must be continuous along the river.	Suggestion to connect trails and parkways along the river
3/28/2019	US Department of the Interior (John Anfinson)		Letter	signage	Above the Falls Regional Park	suggestion	embracing and using the national park identity as branding along the river corridor	Suggestion to implement National Park identity branding along the river corridor
3/27/2019			Survey	Parkways	Above the Falls Regional Park	concern	The intersection of the Parkway and Lyndale Avenue north is really an uncelebrated and neglected point in the continuity of the park system.	Suggestion to improve the West River Road - Lyndale Ave intersection
4/1/2019	Friends of the Mississippi River (Irene Jones)	Tim M.	Letter	general	Above the Falls Regional Park	concern	In general some of the grander ideas from the 2000 plan have been replaced with more natural features such as restored riverbank, trails and overlooks. Riverfirst brought in new destination concepts, but some of them are unrealistic and won't happen either. supportive but have some concerns about Above the Falls becoming too much of a passive park.	Support for passive recreation focus
			Survey (paper)	general	Above the Falls Regional Park	support	Yes, I think with intentional construction, particularly along the river, this is a great idea	Support for the plan
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	general	Above the Falls Regional Park	support	In general, with the exception of the Upper Harbor Terminal site, we support the draft plan, and we appreciate the work that has gone into it	Support for the plan




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3/31/2019	Tillman	Anton	Survey	general	East Bank	opposition	Currently the plan does not completely meet my expectations because I believe it does not reach its full potential to benefit the city and community.	East Bank: Opposition to the plan
3/31/2019	Tillman	Anton	Survey	other	East Bank	suggestion	Route the park trail around the properties of Siwek Lumber and Marshall Concrete companies (allowing these companies to keep their current property and stay in business). I believe these companies represent the important history of how industries in NE have used and benefited from the river (even though they currently don't use it for transportation).	East Bank: suggestion and/or concern regarding proposed trail routes
3/31/2019	Tillman	Anton	Survey	river access	East Bank	suggestion	The current kayak rental is very popular (and fun), and I believe it should be expanded upon by adding more restaurants and places of interest to stop and visit along the river ... Organizations similar to Minneapolis Sailing Center with boat rentals (or membership) would allow for residents to easily and effectively have access to recreation on the river.	East Bank: Suggestion for additional opportunities for river access and water activities
3/30/2019	Fredregill	Amy	Survey	Other	East Bank	suggestion	encourage livable walkable communities, the more retail we can have on the river such as restaurants like on Saint Anthony main and psycho suzi's, the better.	East Bank: Suggestion for public space activation and/or commercial and retail developments along the river
3/31/2019	Tillman	Anton	Survey	other	East Bank	suggestion	Allow for, and encourage, new restaurants along the river to have patio seating and kayak/boat access to the restaurant from the river as well as access from the continuous river trail. I envision a block of restaurants in the area between Lowry and Broadway (possibly area 18 or 16 on the ATF regional park development concept).	East Bank: Suggestion for public space activation and/or commercial and retail developments along the river
3/30/2019	Fredregill	Amy	Survey	Trails	East Bank	support	I like how you are proposing Expanded bike trails on the river to connect up to Saint Anthony parkway.	East Bank: Support for extended trail
4/1/2019	Smith	Jane	Survey	Other	Graco Park	concern	Very disappointed in the Graco property being sold.	Graco Park: Opposition and/or concern about sell of Graco property



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3/27/2019			Survey	dog park	Graco Park	suggestion	Graco Park: Suggestion for a dog park
4/1/2019	Friends of the Mississippi River (Irene Jones)		Letter	general	Graco Park	suggestion	Graco Park: suggestion to make it into a destination park
2/26/2019	US Departme nt of the Interior (John Anfinson)			planning process	Upper Harbor Terminal	concern	Concern and/or suggestion regarding the Mississippi National River and Recreation Area and the Mississippi River Corridor Critical Area policies
3/14/2019			Survey	Out of scope	Upper Harbor Terminal	suggestion	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
3/14/2019			Survey	Out of scope	Upper Harbor Terminal	suggestion	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
3/28/2019		Janet A.	Survey	buildings	Upper Harbor Terminal	suggestion	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
3/28/2019	Pennie	Mr. Alexis D.	Survey	buildings	Upper Harbor Terminal	concern	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
3/28/2019	Pennie	Mr. Alexis D.	Survey	buildings	Upper Harbor Terminal	concern	Out of the scope of the ATF Master Plan. To be passed on to the City or others.

 PUBLIC COMMENT LOG Above the Falls Master Plan Update							<i>support opposition concern suggestion</i>	
DATE	LAST NAME	FIRST NAME	METHOD	MASTER PLAN TOPIC	SPECIFIC LOCATION	SENTIMENT	COMMENT SUMMARY	THEME (see Theme Summary for staff response and document changes)
3/28/2019	Pennie	Mr. Alexis D.	Survey	buildings	Upper Harbor Terminal	suggestion	We recommend locating private and taller buildings on the southern portion of the site away from the river where they can be more effectively tiered and screened. The further setback and tiered the visible development is, the less impact and dominance it has on the river and shoreline appearance.	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
3/28/2019	Pennie	Mr. Alexis D.	Survey	buildings	Upper Harbor Terminal	suggestion	It's imperative that all development at this site, adhere to the MRCCA CA-UM building height limit of 65' on the northern portion of the site.	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
3/30/2019	Liz Wielinski (City of Minneapolis is CPED)		Letter	buildings	Upper Harbor Terminal	concern	These two properties designated for an outdoor music performance venue just south of Dowling Ave along the river and a hospitality mixed-use building just north of Dowling Ave along the river, while nice goals, are fraught with issues.	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
3/30/2019	Liz Wielinski (City of Minneapolis is CPED)		Letter	funding	Upper Harbor Terminal	concern	I feel that the City has assumed that these projects will be self-sustaining but there is no proof of that being offered as part of this plan	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
3/29/2019	AFCAC		Letter	general	Upper Harbor Terminal	concern	Throughout the planning process, the development team has failed to respect the presence of the Mississippi River and the buildings that loom over the river and are inconsistent with the Mississippi River Corridor Critical Area rules	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
3/29/2019	AFCAC		Letter	buildings	Upper Harbor Terminal	concern	North of Dowling Avenue is the most narrow portion of the site, yet it is slated for tall, private development	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
3/29/2019	AFCAC		Letter	buildings	Upper Harbor Terminal	suggestion	We recommend locating private and taller buildings on the southern portion of the site and away from the river where they can be more effectively tiered and screened.	Out of the scope of the ATF Master Plan. To be passed on to the City or others.



PUBLIC COMMENT LOG
Above the Falls Master Plan Update

		PUBLIC COMMENT LOG Above the Falls Master Plan Update			support opposition concern suggestion	COMMENT SUMMARY	THEME (see Theme Summary for staff response and document changes)
DATE	LAST NAME	FIRST NAME	METHOD	MASTER PLAN TOPIC	SPECIFIC LOCATION	SENTIMENT	
3/29/2019	AFCAC		Letter	buildings	Upper Harbor Terminal	suggestion	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
3/29/2019	AFCAC		Letter	buildings	Upper Harbor Terminal	suggestion	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
4/1/2019	Friends of the Mississippi i River (Irene Jones)		Letter	parkways	Upper Harbor Terminal	suggestion	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
4/1/2019	Friends of the Mississippi i River (Irene Jones)		Letter	general	Upper Harbor Terminal	opposition	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
4/1/2019	Friends of the Mississippi i River (Irene Jones)		Letter	other	Upper Harbor Terminal	suggestion	Out of the scope of the ATF Master Plan. To be passed on to the City or others.
4/1/2019	Friends of the Mississippi i River (Irene Jones)		Letter	buildings	Upper Harbor Terminal	suggestion	Out of the scope of the ATF Master Plan. To be passed on to the City or others.

Memorandum to City of Minneapolis Collaborative Planning Committee

Upper Harbor Terminal Community Advisory Committee (CAC) Recommendations and Considerations

2019-10-22

CAC Recommendations:

1. CAC Recommends Alternative B (*attached*) as the preferred relationship between the music venue and the park. Considerations are based on the limited information that is currently available and include:
 - a. Like the idea of a bigger park space that is not separated and provides a more continuous park experience.
 - b. Like the idea that people do not have to go around the venue to get to different spaces within the park.
 - c. Like the open park feeling; the river feels more open to the public and like that the park engages the river better.
 - d. Like the direct connection to the larger park space that Dowling Avenue provides; the park feels more accessible to community members.
 - e. Like that the consolidated park would preserve more of the peaceful park feeling rather than having the music venue greatly impact the park with possible noise, crowds, etc.
 - f. While the CAC recommends Alt. B, the CAC has concerns about the industrial structures and the cost and implications for the park.
2. CAC Recommends maintaining the parkway between the river and private development as this design follows the model set in other areas of Minneapolis to maintain public access to water ways, allows pedestrians and park users to experience the river without looking across traffic, and maximizes equitable access to the riverfront.
3. CAC Recommends that the City and CPC engage in a larger process to create at least one alternative concept showing a different option than the large music venue than is currently approved by the City. The CAC is open to participate in this process to explore options for performing arts on public park land. Such options might include, but are not limited to, a smaller bandshell or a more basic and flexible event space.

ALTERNATIVE B

- ① MUSIC VENUE
- ② PUBLIC PARK



UPPER HARBOR TERMINAL PARK

CAC List of Considerations and Questions:

In support of the recommendations above, the CAC identified the following considerations related to the development, particularly the music venue.

1. Regardless of whether the venue is being used for a concert or not, the space should still function without the large scale events.
2. Would like to see pedestrian bridges to connect the different spaces.
3. Are concerned about the orientation of the music venue and the impact of the noise on adjacent areas. Conduct sound studies depending on the orientation of the space.
4. Where will the back of the buildings face? Maintain private development character that positively impacts park and public spaces.
5. Will all music venue customers come off of Dowling Ave? That scenario will lead to high traffic; consider impacts of traffic congestion.
6. Would the venue be fenced because of the size of the proposed venue? Concern that this design would prevent people from flowing through the park space.
7. Would the venue be open when it is not being used for ticketed events? How can the space be activated further? If the venue is going to be at the center of this site there should be additional outward facing amenities (concessions, etc.) These amenities could be implemented through building out space or integrating main level concessions.
8. What will parking look like for a venue of this size? There will still need to be significant parking for families who won't use the space unless there is parking, and access for seniors.
9. An alternative concept could include a place for music, such as a bandshell or smaller venue, that could be a public park feature.
10. A transit connection to the site is very important. The BRT line should connect here.
11. The powerlines should be buried to minimize impacts to the space.

The Upper Harbor Terminal CAC recommendations and considerations above were also approved by the Above the Falls CAC on October 29, 2019 along with the additional consideration:

1. *Approval of the above recommendations and considerations should not be assumed to include support for the music venue.*