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## Chapter 5

# Sustainability

This element of the *Loring Park Neighborhood Small Area Plan* addresses sustainability of physical systems, listing *Recommended Actions*.

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The lead for organization and implementation for many of the policy actions in this chapter will be driven by Citizens for a Loring Park Community and community stakeholders with assistance from the City of Minneapolis and other implementation partners, so their participation is implied although not stated in each action.



This chapter, along with the entire plan, will be available at the City of Minneapolis webpage, but can also be found through link at the website of Citizens for a Loring Park Community (CLPC): [www.loringpark.org](http://www.loringpark.org). It is intended to be adopted as an Amendment to the Minneapolis Comprehensive Plan as a Small Area Plan.

218 OAK GROVE

Oak Grove  
Café



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The policy written in this chapter attempts to reflect community values, economic realities and technical parameters, in an attempt to achieve one of the community's five major strategic goals:

I. Protect, Preserve & Enhance  
Historic Character & Unique  
Architecture, Guide Infill  
Development & Strengthen Mixed  
Use Corridors

II. Cultivate an Exceptional Urban  
Pedestrian Experience

III. Enhance Connections to  
Destinations in Surrounding  
Neighborhoods

**IV. Achieve Sustainable  
Buildings & Infrastructure**

V. Nurture our Role in the  
Region's Creative Economy

## IV. Achieve Sustainable Buildings & Infrastructure

Set achievable and specific neighborhood wide goals for sustainability and measure progress. Require new development to employ sustainable design and building practices, and be constructed of very high quality materials. Support efforts to upgrade the performance of older buildings and infrastructure to meet the highest of performance standards for sustainability. New public infrastructure should meet or exceed City standards for sustainable practice.

### Leverage Existing Strengths

Several important sustainable characteristics\* of the Loring Park Neighborhood are unique in the region, and give the district a competitive advantage in attracting and maintaining investment. There should be organized efforts to preserve and enhance them:

- Location & Access
- Walkable (Internal) Street Network
- Compact, Diverse Pattern

### Explore Opportunities for Improvement

There are several categories of sustainability where the neighborhood can most easily improve its sustainability performance:

- Energy Efficiency Building & Infrastructure
- District & On-Site Energy Sources
- Water Efficiency of Buildings & Infrastructure
- Stormwater Management
- Walkability at Neighborhood Perimeter
- Reduction of Surface Parking
- Greenery
- Recycling & Composting
- Community Gardening & Local Food Sources

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## Defining and Measuring *Sustainability*

The foundation for the neighborhood based work is enabled, and will be assisted through implementation stages, by the City of Minneapolis. The City's *Sustainability Indicators* provides a set of city wide goals for sustainability. It is also an educational tool, providing a holistic but also very tangible framework for achieving improvements in the following areas:

- |                          |   |
|--------------------------|---|
| <b>A Healthy Life</b>    | <i>Healthy Infants, Teen Pregnancy, HIV &amp; Gonorrhea, Healthy Weight, Asthma, Lead Poisoning</i>   |
| <b>Greenprint</b>        | <i>Climate Change, Renewable Energy, Air Quality, Tree Canopy, Biking (Bikeways), Downtown Transportation Alternatives, Airport Noise, Stormwater, Healthy Lakes, Green Jobs, Local Food, Waste Reduction and Recycling</i> |
| <b>A Vital Community</b> | <i>Brownfield Sites, Part I Violent Crimes, Community Engagement, Homelessness, Affordable Housing, Employment and Poverty, Graduation Rate, Arts and the Economy</i>   |



Meanwhile, on the ground in the Loring Park Neighborhood, volunteers working for the Citizens for Loring Park Neighborhood, in partnership with representative(s) of the Minneapolis Planning Commission, have engaged in a set of initiatives utilizing a new national rating system offered by the United States Green Building Council called **LEED for Neighborhood Development (LEED-ND)**.

The LEED-ND rating system provides performance metrics for the location, design and performance of new developments within a district or neighborhood context. This is meant as a complimentary rating system to the wide range of building scale certifications.

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The LEED-ND rating system has three chapters, with minimum Prerequisites and 110 points available for achievement in a range of topics called Credits:

## Smart Location & Linkages (27 points)

*Smart Location, Imperiled Species and Ecological Communities, Wetlands and Water body Conservation, Agricultural Land Conservation, Floodplain Avoidance, Preferred Locations, Brownfield Redevelopment, Locations with Reduced Automobile Dependence, Bicycle Network and Storage, Housing and Jobs Proximity, Steep Slope Protection, Habitat/Wetlands Protection, Restoration & Long term Conservation Management*

## Neighborhood Pattern & Design (44 points)

*Walkable Streets, Compact Development, Connected and Open Community, Mixed Use Neighborhood Centers, Mixed Income Diverse Communities, Reduced Parking Footprint, Street Network (Connectivity), Transit Facilities, Transportation Demand Management, Access to Civic & Public Spaces, Access to Recreation Facilities, Visitability and Universal Design, Community Outreach and Involvement, Local Food Production, Tree-Lined and Shaded Streets, Neighborhood Schools*

## Green Infrastructure & Buildings (29 points)

*Certified Green Building, Minimum Building Energy Efficiency, Minimum Building Water Efficiency, Construction Activity Pollution Prevention, Water Efficient Landscaping, Existing Building Use, Historic Resource Preservation and Adaptive Reuse, Minimized Site Disturbance in Design and Construction, Stormwater Management, Heat Island Reduction, Solar Orientation, On-Site Renewable Energy Sources, District Heating and Cooling, Infrastructure Energy Efficiency, Wastewater Management, Recycled Content in Infrastructure, Solid Waste Management Infrastructure, Light Pollution Reduction*

Chapter	Section	Item	Points	Status
1.0	Smart Location and Linkages	Prereq 1	Smart Location	Required
		Prereq 2	Imperiled Species and Ecological Communities	Required
		Prereq 3	Wetland and Water Body Conservation	Required
		Prereq 4	Agricultural Land Conservation	Required
		Prereq 5	Floodplain Avoidance	Required
		Credit 1	Preferred Locations	12
		Credit 2	Brownfield Redevelopment	2
		Credit 3	Locations with Reduced Automobile Dependence	2
		Credit 4	Bicycle Network and Storage	1
		Credit 5	Housing and Jobs Proximity	1
		Credit 6	Steep Slope Protection	1
		Credit 7	Site Design for Habitat or Wetland and Water Body Conservation	1
		Credit 8	Restoration of Habitat or Wetlands and Water Bodies	1
Credit 9	Long-Term Conservation Management of Habitat or Wetlands and Water Bodies	1		
1.1	Neighborhood Pattern and Design	Prereq 1	Walkable Streets	Required
		Prereq 2	Compact Development	Required
		Prereq 3	Connected and Open Community	Required
		Credit 1	Walkable Streets	12
		Credit 2	Compact Development	4
		Credit 3	Mixed-Use Neighborhood Centers	4
		Credit 4	Mixed-Income Diverse Communities	4
		Credit 5	Reduced Parking Footprint	2
		Credit 6	Street Network	2
		Credit 7	Transit Facilities	2
		Credit 8	Transportation Demand Management	2
		Credit 9	Access to Civic and Public Spaces	1
		Credit 10	Access to Recreation Facilities	1
		Credit 11	Visitability and Universal Design	1
		Credit 12	Community Outreach and Involvement	2
		Credit 13	Local Food Production	2
Credit 14	Tree-Lined and Shaded Streets	2		
Credit 15	Neighborhood Schools	2		
2.0	Green Infrastructure and Buildings	Prereq 1	Certified Green Building	Required
		Prereq 2	Minimum Building Energy Efficiency	Required
		Prereq 3	Minimum Building Water Efficiency	Required
		Prereq 4	Construction Activity Pollution Prevention	Required
		Credit 1	Certified Green Building	5
		Credit 2	Building Energy Efficiency	2
		Credit 3	Building Water Efficiency	2
		Credit 4	Water-Efficient Landscaping	1
		Credit 5	Existing Building Use	1
		Credit 6	Historic Resource Preservation and Adaptive Reuse	1
		Credit 7	Minimized Site Disturbance in Design and Construction	1
		Credit 8	Stormwater Management	4
		Credit 9	Heat Island Reduction	1
		Credit 10	Solar Orientation	1
		Credit 11	On-Site Renewable Energy Sources	2
		Credit 12	District Heating and Cooling	2
		Credit 13	Infrastructure Energy Efficiency	1
Credit 14	Wastewater Management	2		
Credit 15	Recycled Content in Infrastructure	1		
Credit 16	Solid Waste Management Infrastructure	1		
Credit 17	Light Pollution Reduction	1		
3.0	Innovation and Design Process	Credit 1.1	Innovation and Exemplary Performance: Provide Specific Title	1
		Credit 1.2	Innovation and Exemplary Performance: Provide Specific Title	1
		Credit 1.3	Innovation and Exemplary Performance: Provide Specific Title	1
		Credit 1.4	Innovation and Exemplary Performance: Provide Specific Title	1
		Credit 2	LEED® Accredited Professional	1
4.0	Regional Priority Credit	Credit 1.1	Regional Priority Credit: Region Defined	1
		Credit 1.2	Regional Priority Credit: Region Defined	1
		Credit 1.3	Regional Priority Credit: Region Defined	1
		Credit 1.4	Regional Priority Credit: Region Defined	1
<b>Project Totals (Certification estimates)</b>			<b>110 Points</b>	

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The work done to date in the neighborhood in support of these goals include the execution of three studies:

## Summer 2010

CLPC, CURA and USGBC MN Chapter collaborated in a study to explore the potential for LEED-ND certification. A small task force was formed with a goal to assess the neighborhood's physical environment and compare this with the metrics identified in the LEED-ND 2009 Rating System. The results provided a framework that identified the neighborhood's strengths and areas for opportunity for growth and redevelopment.

## Winter 2010

A community design workshop was held during the master plan process to derive community based solutions to sustainability, connectivity and walkability issues. Three teams prioritized the sustainability issues important to them and brainstormed solutions. An event record summarizing the workshop results can be found in the appendix.



## Spring 2011

As part of the master planning process, a study of neighborhood sustainability was performed utilizing all LEED-ND criteria. The resulting report, *Analysis of Neighborhood Wide Sustainability Utilizing USGBC's 2009 LEED for Neighborhood Development Rating System (see appendix)*, generated a list of strengths and weaknesses that led to the development of the sustainability policies in this chapter. This analysis was performed by a workgroup of four professionals involved in the Loring Park Master Plan process: *Peter Musty, Master Plan consultant Team Leader; Neil Reardon, Master Plan Steering Committee Member; Lauren Huynh, Minneapolis Planning Commissioner; and John Van Heel, Loring Park Neighborhood Master Plan Steering Committee Co-Chair.*

## Summer 2011

Loring Park emerged as a local demonstration project for existing neighborhoods. Although the LEED-ND Rating System was written for new neighborhood developments, Loring Park is a great example of a living prototype. CLPC and the USGBC MN Chapter continued their collaboration with a team of 18 volunteers with the goal to evaluate each applicable and complete the documentation and submittals for LEED-ND certification.



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### According to LEED-ND criteria, how 'sustainable' is the Neighborhood?

Three studies of LEED for Neighborhood Design criteria have shown that **Loring's attention can and should be focused on the performance its aging infrastructure and buildings**, while the neighborhood's great location and well formed urban design score relatively well.

**Currently, according to USGBC LEED-ND standards, the neighborhood performs below a 'Certified' level.** However, the Loring Park neighborhood has the potential to achieve LEED-ND Silver certification, perhaps Gold, if measures such as the Loring Indicators are implemented in future growth and redevelopment over time.

Loring Park performed relatively well on the Smart Location & Linkage and Neighborhood Pattern & Design categories due to existing physical connectivity and proximity to neighborhood amenities. However, Green Infrastructure & Buildings had the most room for improvement. Being one of the oldest neighborhood in Minneapolis, almost all of the buildings are existing and not in compliance with the energy, water, and infrastructure credit requirements.

The results identify areas for improvement in all three LEED-ND categories. These include reviewing plans for wetland conversation and restoration for Loring Park, enhancing elements in the pedestrian realm, and upgrading building energy performance and public infrastructure. Implementation of these measures are anticipated to integrated with new developments and with upgrades to existing buildings over time.

The following is a summary of results of the neighborhood performance in the three categories of LEED-ND.

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## SLL Smart Location & Linkages

Loring is clearly well located – and enjoys great connectivity to its surrounding urban context. Loring also is relatively well served by transit and a diverse mix of services within walking distance. Further, there is a density of residential and commercial development that is compact and supportive of transit. There is an improving multi-modal network, and there is an apparent wide diversity of housing types, including some percentage of affordable units. Housing is close to many jobs, another criteria that meets LEED-ND standards.

**All prerequisites met; 52% of credits achieved.**



## NPD Neighborhood Pattern & Design

Loring boasts a wonderful Victorian/Industrial era block pattern that is highly connective with smaller blocks in its core (high number of intersections per square mile). It is very walkable and has a great spectrum of building frontages that establish great public to private relationships along most street throughout the district. There is a prevalence of surface parking lots, and some stretches of blank walls and harsher streetscapes. Public safety also cuts down on walkability later at night. Commercial spaces are somewhat underutilized along commercial corridors, and several streets are difficult to cross – particularly at the perimeter of Loring Park. There is an apparent wide diversity of housing types, including some percentage of affordable units.

**All prerequisites met; 27% of credits achieved.**



## GIB Green Infrastructure & Buildings

The neighborhood apparently has a long way to go – and must make considerable investments - in order to bring the neighborhood’s older building stock to a point where they are considered certifiably green or sustainable by any standard of performance. There is also likely much that can be done in terms of district wide energy, groundwater and stormwater technologies to lower the neighborhoods ‘footprint’ in terms of its overall demand for energy, and the amount of GHG (greenhouse gas) emissions from building operating energy. The LEED rating system presents several other criteria – such as urban heat island and night sky radiation that the neighborhood could use bulk buying power and economies of scale to address.

**Prerequisites NOT met; 10% of credits achieved.**



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*Recommended Policy & Actions:*

**4.1 Measuring Progress: City of Minneapolis' Sustainability Indicators & Greenprint** Formally organize a neighborhood wide effort to educate the community regarding the city's *Sustainability Indicators*. Furthermore, explore organized ways to contribute to the accomplishment of specific goals.

**4.2 Measuring Progress: The Loring Indicators** – Define a memorable and easily measurable set of goals that community members can monitor, and that can give structure to organized initiatives. These can also serve as criteria (additional to those set in place by municipal site plan review policy) for earning exceptions such as additional height and density bonuses:

## Long Range Neighborhood-wide Sustainability

### The Loring Indicators

The following seven indicators provide a simple framework for measuring progress towards key sustainability goals.



#### 1. Energy Performance of Buildings

Increase to ten (10) buildings (new or existing) that meet or exceed minimum compliance with one of the following energy standards: USGBC's LEED Rating System, State of Minnesota B3 Guidelines, EPA's Energy Star or equivalent.

*2012 baseline: Zero Buildings*

#### 2. Mixed Income Diverse Community

Achieve and retain maximum points in LEED ND Neighborhood Pattern & Design Credit 4: Mixed Income diverse Communities

*2012 baseline: X points out of 7 possible points. (0.59 is current Simpson Diversity Index, goal to exceed 0.70, % AMI= X%?)*

#### 3. Walkability & Connectivity

Achieve 8 points in LEED ND Neighborhood Pattern & Design - Credit 1: Walkable Streets.

*2012 baseline: 2 out of 12 possible points*

#### 4. Green Surfaces

Increase by an equivalent of one Loring Park (35 acres)? the total area of 'green' surfaces in Loring Park. Green surfaces include grass or native landscaping, permanent community gardens, temporary

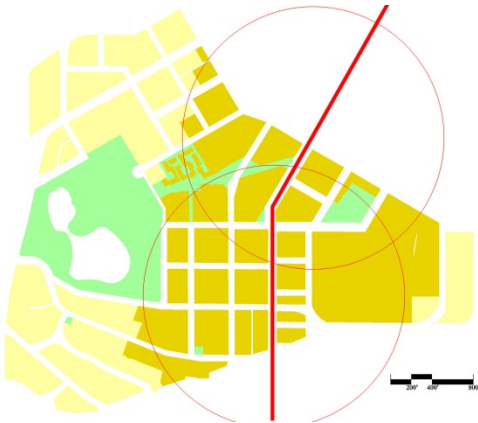


*"...This will be a quote from the public process that represents community ideas about Sustainability..." – This is one of several ideas recorded during the visioning workshop:*

<http://www.loringpark.org>

'market' gardens, vegetated roofs and walls.

2012 baseline: 0.00 acres (as of January 1, 2012)



5. **Development near Primary Transit Network (Nicollet Avenue)**

As a neighborhood-wide goal, double\* the total built square footage of properties reachable within ¼ mile pedestrian shed (walkable distance) from the Primary Transit Network\*\*. (Conversely, to understand the desired limits on development intensity, see Built Form Plan in Land Use Chapter.) (\* Based on analysis of current vs projected transit supportive development intensity levels for transit oriented development, as set by LEED-ND, \*\* Nicollet Avenue in Loring Village is part of the regions Primary Transit Network.)

2012 baseline: ?? finished square footage within pedestrian shed (tbd)

6. **Off-Street Surface Parking**

Reduce by half\* the total area of off-street surface parking in the neighborhood. (\* based on LEED-ND standards and aspirations expressed by community members in visioning session(s)).

2012 baseline: ? (tbd)

7. **Recycling, Composting & Waste**

Work to achieve 3:1 recycling to waste (total volume collected). (based on exceeding the Hennepin County goal of 70:30 ratio).

2012 baseline: ?? (tbd)

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The following are strategies that are included in this plan to illustrate ways to achieve the goals outlined above. **REQUIRES EDITING:**

## 4.2.1. Energy Efficiency of Buildings

- a. Comply with the goals and recommendations of the City of Minneapolis Plan for Sustainable Growth.
- b. Comply with the city-adopted USGBC's LEED standards and SB 2030 Standard for building energy performance.
- c. Install energy efficient mechanical and electrical systems, controls and sensors to reduce overall energy usage.
- d. Explore opportunities for on-site renewable energy.
- e. Incorporate the use of life-cycle assessments and commissioning.
- f. Participate in utility-sponsored energy conservation programs.

*draft policy provided by Lauren Huynh*

## 4.2.2. Increased Transit Oriented Development

**Intensity** (near to Loring Village / Nicollet Avenue-regional Primary Transit Network)

- a. Participate in utility-sponsored energy conservation programs Maximize development capacity of the site
- b. Support mixed-use developments
- c. Incorporate building and site design that provides safe, accessible, convenient and lighted pedestrian access and wayfinding to transit stops and stations
- d. Incorporate pedestrian scale design features at the street level such as adequate sidewalk space, street trees, greenery and landscaping, street furniture, and sidewalk cafes
- e. Provide for alternative modes of transportation by installing secured bike storage with showers

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and changing facilities or public shared vehicle programs

### **4.2.3. Walkability & Connectivity**

- a. Comply with the goals and recommendations of the City of Minneapolis Pedestrian Master Plan.
- b. Maintain open and accessible cross connections at super blocks where the street grid has been interrupted.
- c. Identify and promote new cross-block connections in large blocks where connections do not currently exist or are not direct due to land features, lack of public right of way, or infrastructure impediment.
- d. Encourage functional entries as often as possible, street facing building facades and entries to be located within 18 feet of the property line, ground floor clear glazing and windows, on street parking as often as possible, elevate ground level living units 24 inches above sidewalk, reduction of target speeds on city streets. Comply with any and all city codes and ordinances with regard to the above.
- e. Discourage gated entries, blank facades, deep setbacks, increased traffic volume.
- f. Continue to promote multimodal transportation options.

### **4.2.4. Recycling, Composting & Waste Reduction**

*Draft provided by John Van Heel, Steering Committee:*

- a. Establish park events related waste reduction and recycling plan with MPRB
- b. Add recycling/trash bins across neighborhood (est. goal for bin density)
- c. Pursue improved residential/commercial recycling services
- d. Measure current levels of home recycling. Promote increased levels.

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- e. Establish neighborhood wide residential composting program.

*Draft provided by Sean Alter of Urban Compost:*

### ***Organic Waste***

- f. Organic waste processors should be made available at each multi-unit residence. The size and type of each processor will be designed to fit the needs of each location.
- g. A system to set-up and deliver and pick up the processed organic material. This could be by bike or local truck. Organic material can also used at each building.
- h. If no space exists for organic processing on-site a pick-up service will be required. This could include bicycle pick-up for local use or motorized pickup from the city.

### ***Recycling***

- i. A site separate from the trash for usable items will be available. This would be indoors to prevent weather damage to items that can be donated or used by another party.
- j. A reduction in the size of waste bins and an increase in recycling bin size.

#### **4.2.5. Green Surfaces**

- a. Establish community gardening program in Loring Park with MPRB and other potential partners such as Friends of Loring Park, MCTC, etc.
- b. Facilitate community gardening efforts across neighborhood. Identify potential community garden locations such as an urban orchard in Loring Park.
- c. Pursue vertical greening at blank walls across neighborhood. Identify potential locations.
- d.

#### **4.2.6. Reduction of Off-Street Surface Parking**

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- a. Establish aggressive program to permanently turn unused parking stalls back to green space, community garden plot, bicycle parking, street vendor stall or other use.
- b. Convert unused surface lots to building sites.
- c. Establish district parking structures to reduce demand for surface parking by stacking parking in structures underground or midblock out of sight of the street. (*See District Parking policy in Public Realm Chapter*).
- d. Establish shared parking agreements where applicable.
- e. Support transit and multi-modal investments at a local and regional level as a strategy to allow community members of Loring to drive less, resulting in lower demand for parking over time.

### 4.2.7. Mixed Income Diverse Community

- a. Leverage public dollars with private investment to rehabilitate existing housing.
- b. Maintain all building stock types that offer majority of their units at market rate or below.
- c. Promote new development which includes diverse housing options including but not limited to: a mix of owned and rental units; affordable housing units (as define by households earning below the area median income(AMI)); live-work units; accessory dwelling units; units accessed directly from street level; large, medium, and small units by square footage (<750sf; >750 sf to 1,250 sf; >1,250 sf)  
**(THIS SECTION REQUIRES FURTHER DEVELOPMENT to include language calling for the specific expansion of life-cycle housing and housig for families with children.)**

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**4.3 Measuring Progress: LEED-ND score** – Set goals for neighborhood wide improvement in the areas defined in LEED-ND. Immediately following USGBC Minnesota’s study of credits, determine an estimated baseline score (certified, silver, gold or platinum) from data derived by the three field research initiatives through Fall 2011. Set mid range and long range goals for increasing the score and/or certification level of the neighborhood. Set up a timeline for measuring improvement(s) to the score (either through formal USGBC certification or by informal analysis). Develop GIS data set in secure location that will allow efficient evaluation of performance within each credit over time.

**4.4 Certification in LEED for Neighborhood Development** - Explore certification of the entire neighborhood in LEED–ND as

- a) ‘*Small Area Plan*’ pilot per the recent CLPC Board resolution:  
“*CLPC supports the development of a LEED-ND pilot project in collaboration with the USGBC Minnesota Chapter and national USGBC, including the following actions: 1) registering the project with USGBC/ GBCI and 2) assistance in seeking funding opportunities working towards pilot project certification.*”

**4.5 Guide Projects & Investments Toward Achievement of Goals** – guide individual projects toward contribution to sustainability goals.

- through publication of goals and indicators to a developer or building owner audience (*see Developers Checklist in Land Use & Built Form Chapter*) and incentivizing the achievement of those criteria, through, for example, neighborhood level approval, the waiving of development fees or the granting of conditional uses (*list of incentives to be refined*)
- Augment public sector design guidelines as a guide to gauge the merits of specific capital improvement projects
- Utilize information developed by LEED-ND based research to help secure government grants or other support from agencies that are familiar with LEED-ND rating system or that directly utilize LEED-ND standards as performance criteria

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### *Additional Items:*

- *Integration of Homegrown Minneapolis to be explored and determined...*
- *Engaging with County on Waste and Recycling Goals*
- *Consideration of Letter from City of Minneapolis Sustainability Program Coordinator...*

*“Peter,*

*Below are a few comments on the Sustainability chapter of the Loring Park plan. Sorry for our delay in responding. Overall, the chapter is great, and the Neighbor and you deserve a lot of credit for tackling such a diverse set of sustainability issues. Great work. We especially appreciate the alignment with the City’s overall sustainability targets.*

*Here are some comments:*

- *Open space targets – These are extremely ambitious in my opinion, but certainly something for the neighborhood to work towards.*
- *Surface parking reduction – Like open space targets, very ambitious. Obviously this will take careful coordination with property owners and developers as new projects move forward. Is there a possibility to reference shared parking arrangements, which could perhaps still meet property owners needs and allow parking reductions?*
- *When the plan references the “Primary Transit Network”, does this only include Nicollet? For the LEED ND analysis, there are a number of bus stop locations on Hennepin that also meet the required service levels.*
- *Also in reference to the transit network, there is a question mark about the total square footage within walking distance. For the LEED ND analysis of NPD p2, I figured out there is roughly 11.4 million sqft of*

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*floor area above ground in the pedestrian shed (walk distance on streets, not as crow flies).*

- *My calculations for NPD c2 show we could probably get 2 points for density, this might change some text. The lack of non-residential FAR was holding us back from getting more points.*
- *The energy efficiency section (4.2.1) references the pedestrian plan. Probably a carry-over from other sections?*
- *The TOD section (4.2.2) references utility energy conservation programs. Same as above?*
- *You could consider adding text in the section on organics to say something about supporting the City's efforts to increase organics composting collection. We will soon have an updated Sustainability target of increasing the recovery of source-separated organics to 7% annually by 2015.*
- *You reference the County's recycling goals, the City will also soon have an updated recycling goal - recycle 67% of all recyclable materials from the residential waste stream by 2014.*

*That's all for now. I assume you are also sending this to Beth Elliott in Community Planning for review? She might have more specific comments about development goals and parking lot reductions.*

*Again, great work. We look forward to seeing the final product.*

*Brendon Slotterback, AICP, LEED AP | Sustainability Program  
Coordinator | City of Minneapolis | 612.673.2349 |  
[www.minneapolismn.gov/sustainability](http://www.minneapolismn.gov/sustainability)”*