



EVENT RECORD

Loring Park Neighborhood Master Plan

October 2, 2010

Community Workshop I “Discovery”

Event Summary

Event Preview (published ahead of the event by web & email)

Guide to Oct 2 Discovery Workshop (handout at event)

Who We Are (handout at event)

Discussion Notes: Confirming Community Principles (by Bill Weber)

Focus Area Walkabout Results (sticky note issues, notes on issue presentation)

Nicollet

Harmon

Loring Park Edge

Neighborhood Perimeter

Study by John Novak: Urban Gardening in Loring Park



EVENT PREVIEW

Loring Park Neighborhood Master Plan

Event Summary

by Peter Musty, updated October 25, 2010.

Over thirty community members, including steering committee members, turned out on Saturday October 2 for the first of four three hour workshops planned to engage the public in gaining information for the master plan. The first workshop, titled Discovery, included a review of community principals, a neighborhood walk-about, and four focus area team slide shows, presenting key physical issues discovered in the neighborhood.



Review of Community Principles

The first goal of the workshop was to review and critique a list of principles developed by the Master plan Committee in the months leading to the Request for Proposals to develop the Master Plan (see ‘Who We Are’ included later in the this record). All tenants survived the cursory review with some suggested modifications;

We are Both Historic and Contemporary: General agreement. One group recommended that it may be important during the development of guidelines to distinguish these sometimes conflicting characteristics and establish policies in the Small Area Plan - in order to set rationale that will better guide future review of development applications.

We are very Dynamic: General agreement.

We are very Public: General agreement.

We are very Diverse: General agreement.

We are Sustainable: General agreement, with several recommending stronger mention of *economic* sustainability.

One potential additional characteristic was suggested;

“We are both Aesthetic and Natural”.

It was explained that the consultant team would revise and submit a slightly modified and reformatted list of principles to the Steering Committee to review and consider later in the process, eventually to serve as the Statement of Community Purpose and Cultural Principles, a foundational document placed at the beginning of the Master Plan.



EVENT PREVIEW

Loring Park Neighborhood Master Plan

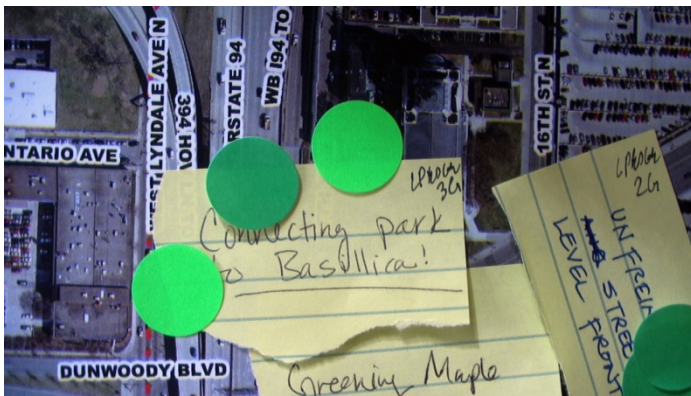
Neighborhood Walkabout

The participants were divided in four groups by focus area (Harmon District, Nicollet District, Loring Park Edge, Neighborhood Perimeter), with consultant team members and steering committee members leading each team. Each focus area team sent out groups of three participants to take snapshots of key issues in their respective focus areas. These small teams were then asked to return to report their issues to team leaders and to download their photos. A synthesis then began for each focus area; What were the most important issues? What did we discover? Issues were written onto sticky notes and placed around base maps of each focus area. (See full results later in this event record.)



Synthesis of Issues: Four Focus Areas

All four groups presented their issues and slides, and then everyone was given the opportunity to identify their three favorite issues and three least favorite issues within each focus area:





EVENT PREVIEW

Loring Park Neighborhood Master Plan

Saturday, October 2

Community Workshop “Discovery”

The Woman’s Club of Minneapolis, 1407 Oak Grove

Saturday 9am-noon (*coffee at 8:30*)

PREVIEW: Citizens for a Loring Park community have set up a public planning process in support of the Neighborhood Master Plan effort. Each stage of the process will engage the public in a series of group and individual interviews, informal gatherings, and four community workshops;

Workshop I – **Discovery** (October 2, 2010)

Workshop II – **Visioning** (November 6, 2010)

Workshop III – **Transportation & Public Realm Plan**

Workshop IV – **Land Use & Development**

Task #1: Confirmation of Principles. The first objective at this workshop will be to review and confirm, via small group discussions, the statement of principles). that served as foundation for the master plan scope, process and work plan. *See ‘What We Are’ on separate page, copied from the CLPC Master Plan Committee’s Request for Proposal (RFP) for consultant services.*

Task #2: Team Walk-About. Our second objective is to collect information (‘snapshots’) about important issues and the physical state of the neighborhood. We will leverage the power of numbers to divide and conquer, sending several three person teams to walk and briefly photo-document issues in one of four focus areas: ‘Nicollet’, ‘Harmon’, ‘Loring Park Edge’, and ‘Neighborhood Edge’. This is a simple attempt to make sense of the neighborhood by walking through it, capturing our thoughts as we go. WEAR YOUR WALKING SHOES!

Task #3: Download, Debrief & Discuss. Our third task will be to synthesize our discoveries. The three person walk-about teams will report back to their team leaders with the ‘snapshots’, and will join others in downloading and synthesizing the information gathered, preparing for presentation and discussion with the larger group.

More Information...Community members that would like to participate in the walk-about should wear walking shoes and, if you like, bring a camera phone or digital camera with memory card. In case of lightning – we’ll cancel the walk-about, stay in - referring to aerial maps look at previous photos taken. CLPC and the Master Plan Steering Committee will be organizing, promoting, and conducting logistics for the event. Consultant team lead Peter Musty will be running the workshop exercises with consultant team members Tom Borrup, Bill Weber, John Lauber & Michael Lau. Full documentation of the event will be available at www.loringpark.org.

Updated September 30, 2010.

The Loring Park Neighborhood Master Plan
Request for Proposal

Citizens for a Loring Park Community

April 10, 2010





Loring Park Neighborhood Master Plan

Guide to Oct 2 Discovery Workshop

(copies to be placed at each table)

Participants will be asked to seat themselves at any table to begin the morning.

9:00 Welcome *(by John Van Heel & Robert Cook, Master Plan Steering Committee Co-Chairs)*

9:05 Orientation *(Peter Musty & Jana Metge?)*

Review Thursday's Gathering

Overview of Master Plan Work Plan, Highlighting Public Process

- Discovery

- Synthesis & Vision

- Urban Design

- Policy Development

Overview Workshop Exercises:

- Confirm Community Principles

- Pick a Focus Area

- Walk-a-bout (Physical Observation of Neighborhood & Documentation of Issues)

- Record & Synthesize Key Issues

- Large Group Review, Ranking

9:10

Confirming Community Principles

Peter Musty will issue instructions once to the whole group, then turn it over to table captains. Eight table captains should request that folks read and consider each principle, one at a time. Each are then voted on, discussed or debated: 'approved as written', 'approval with revisions', 'no confidence', or participants can even suggest entirely new principles. Participants will each be given a sheet with full text of the principles, and should be encouraged to circle words, phrases, or sentences that capture the essence of Loring especially well. All suggestions are recorded by captains on flip chart paper, and sheets will be collected that have specific suggestions or revisions.



Loring Park Neighborhood Master Plan

9:30

Forming Four Focus Area Teams

Team Captains stand up at their tables while Consultant team members bring four easels with Focus Area Base Maps closer to their respective tables. Participants are asked to choose which focus area they would like for the walk-about exercise. Those that do not care to pick for themselves, or simply don't know yet, can wait and see – or ask to be assigned to a group. Participants will be asked to move to the appropriate tables.

Tables 1 & 2

Nicollet District

Tom Borrup

Table captains:

Steve Barberio

Paul Hinderager

Tables 5 & 6

Loring Park Edge

Peter Musty

Table captains:

Christopher Hoffer

John Van Heel

Peg Larson

Tables 3 & 4

Harmon District

John Lauber

Table captains:

Dick Sandberg

Reede Webster

Tables 7 & 8

Neighborhood Perimeter

Bill Weber

Table captains:

Neil Reardon

Robert Cook

Lauren Huynh

Janine J. Seale

Walkabout! Table Captains Send Out Three-Person Sub-Teams

Peter Musty will issue verbal instructions once to the entire group; Three person walkabout sub-teams (convened near four stations) are formed by the team leads and sent out to walk the focus area, recording important issues. They are asked to take a clip board and record things they think about as they go – and to 'map' some of the key issues. Teams are encouraged to take photos of key issues, to assist the review process. Three person sub-teams are asked to return no later than 10:30 to download photos and announce their issues to team captains. Table captains will walk the district as well but must be back ahead of three person sub-teams in order to conduct the synthesis and download any photos taken by participants. **BE CAREFUL - AND BE BACK NO LATER THAN 10:30!**



Loring Park Neighborhood Master Plan

10:45

Focus Area Teams Return to Download & Synthesize Discoveries

Team members return with digital photos and a list of issues. Team captains assist them in who transcribing issues onto 3x5 sticky notes, and to download the photos into a shared folder or powerpoint file. Each group will have a laptop running nearby for this purpose. Synthesis begins to happen immediately, with ongoing discussion, getting ready for 11 am review and discussion with greater group. (if it rains – we'll use maps and projected photos provided by team.) This part of the morning will likely be chaotic and noisy as we race to get ready for the group review!

Large Group Review of Issues (& Photos)

With or without aid of photos, key issues will be listed by each of the four focus area teams. (~15 minutes each focus area). Broader neighborhood wide trends will be noted and summarized by all four consultant team members. This will be a central discussion facilitated by Pete Musty and consultant team members. (Again; no worries, discussion can and will proceed beginning at 11am for each focus area irregardless, whether or not photos are ready for projection on the central screen.)

Summary of Themes

Community members will be given an opportunity to identify larger themes.

On Your Way to Lunch: Rank the Issues

Community members will be given four dots per focus area (twelve per participant), and will be given another chance to identify the issues (strengths, opportunities, challenges or questions/concerns) they feel are most important.

Noon

Wrap (*Jana Metge*)

Upcoming Events, Access beyond Gatherings, Workshops & Steering Committee Meetings (Email, Phone, Web)

Walk to Community Lunch at Loring Kitchen & Bar. (*pay your own way*)

THANK YOU TO ALL PARTICIPANTS!!



Loring Park Neighborhood Master Plan

What We Are

The Loring Park neighborhood is blessed with a wonderful urban and natural setting. At its center is Loring Park, a beautiful mix of greenery, water and human activity. To the south of the park is the historic ridge known locally as Loring Hill. To the east and west are Nicollet and Hennepin Avenues, two of the city's most important commercial and civic corridors. And finally, to the north, the towers of downtown Minneapolis rise nearby. We comprise some of Minneapolis' most unique residential areas, some of the region's most important institutions and much more. It is a complex and interesting place.

We are both Historic and Contemporary.

The structures in the neighborhood reflect the whole history of settlement in Minneapolis. Some of the mansions built when the area was first settled remain to this day and lend an aristocratic quality to the area. A number of large and beautiful churches define the neighborhood. Amongst the urban fabric are buildings reflecting the continuous history of development in Minneapolis, culminating with the ultra-modern Walker Art Center just across Hennepin Avenue.

We are very Dynamic.

Population flows in and out continuously: residents, daily workers, visitors, college students, school children, clientele, customers, conventioners, entrepreneurs, festival attendees, theater patrons and churchgoers. There are many people, whose starting point

and destination are not here, but who must pass through the neighborhood to reach where they are going. This includes pedestrians, bicyclists, drivers and transit riders, all making us a very dynamic, ever changing community.

We are very Public.

City and region-wide festivals, park activities, destination restaurants, theaters, large historic churches, etc. make the Loring Park Community a very public place.

We are very Diverse.

The residents of Loring Park choose the area not only for its location, but also for its rich diversity. The neighborhood reflects all the diversity Minneapolis has to offer. People of all ages and incomes live and work in the neighborhood. The Park hosts the annual Gay Pride Festival and the Loring Art Fair, bringing thousand of people from around the region. Students at MCTC reflect the cultural diversity of Minneapolis' immigrant communities. The neighborhood is considered by those who reside there to be welcoming to all.

We are highly Sustainable.

We are diverse in our population, commerce, institutions, community enterprise and activity. We are highly compact, walkable, and transit oriented. These factors make us a highly sustainable community, now and going into the future.

These principles were created by the Master Plan Steering Committee and published in the Request for Proposal during the Consultant Selection Process. Please let us know if we have missed anything in this statement. We welcome your thoughts and comments. Please email Jana - clpc@visi.com or call the CLPC office at #874-9002.



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Notes on Discussion: Confirming Community Principles (notes from Bill Weber's group)

“Opening Review of the Five Major characteristics of the Loring Park Neighborhood

Perimeter Group:

- ***Historic and Contemporary:*** *It will be essential in the planning process to reconcile these sometimes conflicting characteristics and establish policies in the Small Area Plan that will guide future review of development applications.*
- ***Dynamic:*** *The neighborhood has many “paths.” It embraces social diversity. It places many demands on public spaces. It is a destination for many people from outside the neighborhood. Many people pass through the neighborhood daily.*
- ***Public:*** *The neighborhood has excellent public space (the park).*
- ***Diverse:*** *Especially economically and demographically.*
- ***Sustainable:*** *Including economic sustainability.*
- ***Additional Characteristic:*** *We are Both Aesthetic and Natural. “*



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Focus Area: Loring Park Edge
WALKABOUT RESULTS

Community Members:

Steering Committee
Members: John Van Heel,
Mike Marn

Issue Map Sticky Notes
w/Large Group dot votes

Connecting park to basilical ●●●
Greening Maple Street
Community garden, parking meters, bike racks (note pointing to Harmon Place 60' in front of diagonal parking in front of Lurcat, alley entry, Joe's Garage, etc.) ●●●●●●●●
Unfriendly street level frontage (MCTC) ●●
Softer lighting? Enough lighting? Historic appeal? (note near MCTC @ Harmon) ●●
Crosswalk from Greenway, extension of sidewalk on the parkside from Harmon Ave, past the Greenway, and to Grant.
Pathways are confusing going into park. ●●●●

Grant Street crosswalk and soil? replacement
Asset – old apartment buildings along West 15 th & Willow (notations indicating Willow & 15 th)
Garbage bin – screen it? Relocate? Compost bin instead? (note placed diagonally at corner of Park at 15 th & Willow) ●●
Ugly utility lines ●●●●●●
Possible locations of steps (Spanish style) ●●●●●
Street crossing Oak Grove and West 15 th Street ●●●
Change of street name is confusing ●●●●●●●●
Use of Stage (note pointing to location at Hennepin at Loring Park Edge 100' north of 15 th Ave intersection) ●●●●●●
Screen/greening the freeway (note placed between Sculpture Garden and west edge of Loring Park) ●●

Notes from Team
Presentation by John Van Heel & Mike Marn – notes by Bill Weber

- Many paths meet the park and cross the park. Routes across the park are unclear.
- Some locations near the park need greening.
- Need for “Spanish Steps.” Would require a 15th Street cross walk – a Woman’s Club and two other possible locations.
- Nice old apartment buildings – people congregate on the steps
- The old single-family house. Possible redevelopment site.
- Unattractive apartment building at 15th and Willow Streets. Not ped friendly. Too plain. Dumpster is evident.
- The large apartment building on the north side of Willow at the north end of the park is too close to the street (?).
- The Eitel Building. Nice relationship and transition to the park. Nice



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relationship to all the surrounding streets.

- The bike path along Hennepin overwhelms peds in that vicinity
- The Southwest entrance to the park is confusing and unattractive. It is scheduled to be rebuilt in 2011.
 - Paint art on the utility box.
 - The ped path guides peds into the middle of the park, which

sometimes feels unsafe.

- The former urban edge of building on the western side is now gone.
- Park opens up to the highway – very harmful to the park – noise, sights, salt spray.
- The art wall with a stage – curious
- The parking meter street (Harmon) – an

unattractive edge to the park

- There is a possible garden location near there (?)
- Willow Street – needs a cross walk from / to the park – this has been recommended in two plans. The narrow sidewalk makes it difficult to circumnavigate the park on foot.
- There is a dumpster at the SE entrance to the park.



EVENT RECORD

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Focus Area: Nicollet

WALKABOUT RESULTS

Community Members

???, ???

Steering Committee Members

Paul Hinderager, Mark Nelson

Consultant Team

Tom Borrup

Issue Map Sticky Notes w/Large Group dot votes

Public art 'salt & pepper' signage ●●●
Overhead power lines ●●
Nicollet Mall ●
Strip mall Grant & LaSalle neighborhood hub ●
The Greenway entrance
Rent -a-bikes ●
How to soften meter farm?
Parking meter outside convention center-barren ●
Active / viable businesses on Nicollet
Convention Center, need more landscaping / Lack of landscaping behind Convention Center
Landscaping along freeway

International Coffee neighborhood hub
Center House – low density façade inhospitable ●
Barren concrete without greenery – LaSalle bldgs is one example, multiple others
Need for gas stations ●
Lack of bicycle parking
Gardening - rooftop, ledges
Views of downtown from between buildings& over parking lots
Lack of grocery store ●●●●●●
Bridge over 94 on Nicollet not friendly ●
Personal safety concern - pedestrian ●●●
Buildings that did landscaping
Trees / Green Spaces ●
Cultural Assets (to keep) - 19 Bar, Red Eye, Music Box
Shabby buildings on the south end of Nicollet ●

Need – further develop pedestrian pathways (eg LaSalle & Freeway)
How to draw downtown pedestrian traffic further on Nicollet ●●●
Development Opportunities on Nicollet 14 th >>> Freeway ●●
Empty Lots on LaSalle ●●
Chain link fences
Unaesthetic parking lots - eg 14 th St W, Nicollet Ave ●●●●
Dark, scary tunnel under Greenway – Pressed in on sides – Fast traffic ●●
Greenway not accessible to LaSalle
LaSalle Avenue under Greenway
Old Buildings (brownstones) ●
Brick Architecture beautifully or nicely done many ●●

▪



EVENT RECORD

Loring Park Neighborhood Master Plan

Focus Area: Harmon

WALKABOUT RESULTS

Community Members

Jan Sandberg, (MCTC Student Council president)

Steering Committee

Members: Richard Sandberg, Reede Webster

Consultant Team

John Lauber

Issue Map Sticky Notes w/Large Group dot votes

MCTC students need very low cost housing options.



MCTC - Spruce Street between Hennepin and Harmon. Pedestrian Safety



Homelessness – issue – students homeless at MCTC & around nbhd



Parking Lots – issue: ugly – opportunity: opportunities for greening & aesthetics



Rooftop utilization - Green roof: MCTC, Loring Green Condo. Rooftop Dining: Joe’s



Lunds Block - 12th / 13th / Harmon/ Hennepin Underuse due to uncertain development status



Harmon - Many open storefronts. Parking – head in option.



Wells Center – MCTC – issue - decaying Historic Building; opportunity – working with neighborhood committee & historic architects



Notes from Team

Presentation by Jan

Sandberg – notes by Bill Weber

- Fox Block – development opportunity
- Shared bikes – great
- Nice older buildings
- Some panhandling
- Alley with shop access – fabulous
- Unattractive parking lots
- Could benefit from head-in parking
- Dog park near MCTC – great benefit

- Nice landscaping at MCTC
- The Wells Building
- Many empty storefront; failed restaurants
- Street needs some greenery, trees; also the side streets (13th, Spruce)
- The grocery store at Hennepin Avenue is doing well
- “The Lund’s Block” – nearby businesses are waiting to see what Lund’s will do
- Needs better lighting
- Will this street come back?
- Not ped friendly
- Nice apartment building with character (13th Street?)
- The Wellington – attractive co-op
- The Greenway – privately maintained
- Housing is needed for MCTC students
- Green rooftops



EVENT RECORD

Loring Park Neighborhood Master Plan

Focus Area: Neighborhood Perimeter

WALKABOUT RESULTS

Steering Committee

Members: Janine J. Seale,
Neil Reardon, Robert Cook

Consultant Team Lead:

Bill Weber

Assisted by Mpls

Planning Commissioner:

Lauren Huynh

Issue Map Sticky Notes w/Large Group dot votes

<p>Identity ("This is Loring Park?") - sub-neighborhoods (independent) * Loring Hill * Laurel Village ●●●●●</p>
<p>Connectivity (to Destination Spots) > Farmers Market > Twins Stadium > Theater District > Walker Art Center ●●●●●●●●</p>
<p>Overcome (Physical) barriers, Bridge to Comm. * Nicollet Avenue (severed by I-94) * 16th & 12th Street (barriered by Convention Center) ●●●●●●●●</p>
<p>Entries: * Gateways * Edges</p>

* Unclear (no signs that you've entered Loring Park) – greeted by parking & vacant buildings ●●●

Connectivity (within neighborhood)
* Loring Hill<>Park
* St Thomas<>Yale Place
* Laurel Village<>other residential
* LaSalle<>Greenway
'Being on foot feels more natural' ●●●●●●●●

Hot Corners
* 12th & Hawthorne
* 15th & Oak Grove
* Vineland Place
* Hennepin/Lyndale (St. Marks) ●●●●●●●●

Notes from Team Presentation by Janine J. Seale – notes by Bill Weber

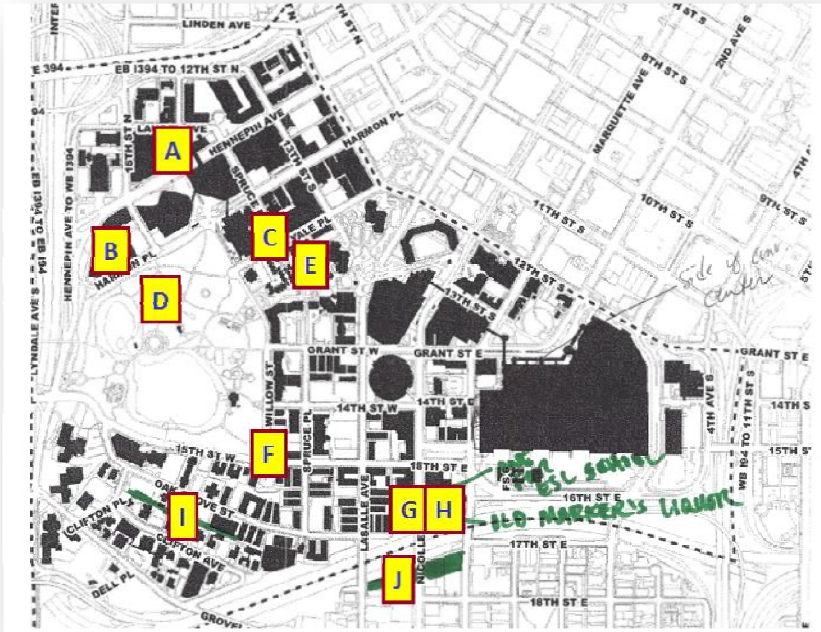
- Connectivity problems were evident: Within the neighborhood
 - Example: Laurel Village to the rest of the neighborhood
 - Example: LaSalle to the Greenway
- From the neighborhood to nearby destinations:
 - Twins ballpark
 - Royalston LRT station
 - Farmer's market

- Stevens Square neighborhood
- Lowry Hill East
- Past the convention center to the Elliot Park neighborhood
- Etc.
- You can't get there from here; confusion
- How to get into the neighborhood is sometimes a mystery and/or unattractive:
 - From I-94
 - From I-394
 - From downtown – especially by bike
 - Some neighborhood entrances have un-landscaped parking lots or vacant buildings (Hennepin Church; 12th and Hennepin)
- Neighborhood identity sometimes suffers because of the lack of clear entrances and edges and the difficulty in moving about
- Walking is the best way to get around in this neighborhood. Driving is very difficult. This not a bad thing, tho.
- The area under the Greenway (along LaSalle) is dark and uninviting. It would be nice to have a way up to the Greenway from LaSalle Avenue.



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“Urban Gardening in Loring Park

A) The center areas of the walkway in front of Laurel Village between the main tower and Davanni’s are underutilized. Garden!

B) Upside down gardening between alleyways, ex Olsen and restaurants, that would allow chefs to grow own produce. Works especially well with tomatoes and herbs.

C) Corner of Spruce and Yale. Already a berm of grass there. Could it be a garden for MCTC student use? Provide produce to homeless/low income students.

D) Turn Loring Park tennis courts into gardens.

E) Reclaim space within the Greenway for gardens. Shelters within would be great candidates for hanging gardens. The small brick planters have nice flowers – herbs, wheat grass for residents and edible grass for pets?

F) Add window boxes to new and current residential buildings. Give residents “starter kit” complete with soil, seeds, and instructions. Could be great introduction to gardening for folks who have never grown anything before and would be a low-cost option to beautify certain buildings (such as the corner of 15th and Willow).

G) Demolish Marker Liquor and turn into garden for residents of LaSalle and Oak Grove St.

H) Turn part of parking lot at Rayitos Del Sol ESL School into garden for children.

I) Tiered gardens off the walls behind apartment buildings and parking lots on the south side of Oak Grove St.

J) There is a pathway stretching between LaSalle, Nicollet, and First Ave on the south side of the I-94 bridge that would be an excellent spot for a tunnel of trees with smaller paths cutting to gardens on land that is currently parking (that is never used) and empty lots.”

- Map and text notes created and submitted by John Novak (Wesley Center director) during workshop - October 2, 2010