

### **CNO policy on zoning / planning inquiries**

The Corcoran Neighborhood Organization (CNO) often receives inquiries from community members who wish to increase the number of rental units in their building or rezone their property to allow a different use, and from developers exploring large-scale residential/commercial projects. The City of Minneapolis has sole authority over such matters, but CNO offers the following advice to interested parties:

- Inquire with Minneapolis Development Review (MDR), which offers free drop-in consulting to the public from 8:00 to 3:30 Monday through Friday at 250 S. 4<sup>th</sup> St Room 300. MDR can advise what city process and departments will be involved, and comment on the feasibility of what you wish to do.
- If MDR advises that rezoning is required, this may involve an application and fee, drawing up site plans at your expense, and approval by the City Planning Commission and City Council including a public hearing.
  - In this case, we recommend you seek feedback from your City Council member (612-673-2209) before submitting an application.
  - We also recommend you first seek feedback from neighbors.
- If you decide to submit an application and a public hearing is scheduled, the city will invite neighbors and CNO to participate. Before the public hearing, CNO may invite the applicant and neighbors to a neighborhood meeting to facilitate conversation about the project.
- The CNO board may or may not choose to take a position on the project. In no case will CNO take a position on a zoning / planning application until the city has received an application and has scheduled a public hearing.