

SITE PLAN REVIEW

RESIDENTIAL (1-3 UNITS) POINT SYSTEM

All new residential construction with 1-3 units must have at least 17 points. Designs must also comply with all other applicable standards in the Zoning Code.

TREES

Total diameter of trees retained or planted equals 3 inches per 1,000 square feet of total lot area or fraction thereof. The diameter of each tree shall be at least 2.5 inches. Tree diameter shall be measured at 4.5 feet above grade

EXTERIOR BUILDING MATERIALS

Exterior building materials are masonry, brick, stone, stucco, wood, cement-based siding, and/or glass

BUILDING HEIGHT

Height is within one-half story of the predominant height of residential buildings within 100 feet of the site

DETACHED GARAGE

At least 1 off-street parking space per dwelling unit is provided in a detached structure located entirely in the rear 40 feet of 20% of the lot (whichever is greater) and is at least 20 feet from any habitable portion of the principal structure

4 POINTS

6 POINTS

4 POINTS

3 POINTS

1 POINT

1 POINT

3 POINTS

3 POINTS

2 POINTS

STORMWATER QUALITY CREDIT

Qualifies for and provides proof of receipt of a City of Minneapolis Stormwater Quality Credit

FRONT PORCH

The structure includes a 70 square foot open and covered front porch which is not enclosed with windows, screens, or walls - provided at least one existing porch exists within 100 feet of the site, guardrails are no more than 3 feet high and 50% opaque, the porch matches the finish and trim of the dwelling, and is not raw or untreated lumber

STREET-FACING WINDOWS

At least 20% of the walls on each floor facing a public street are windows (does not include half stories)

REAR/INTERIOR SIDE WINDOWS

At least 10% of the walls on each floor facing a rear or interior side lot line are windows (does not include half stories)

Consult Section 535.90 of the City's Zoning Ordinance for how to calculate window area

BASEMENT

The structure includes a basement as defined by building code

FOR MORE INFORMATION

Consult Section 530.280 of the City's Zoning Ordinance Online at:
https://library.municode.com/mn/minneapolis/codes/code_of_ordinances