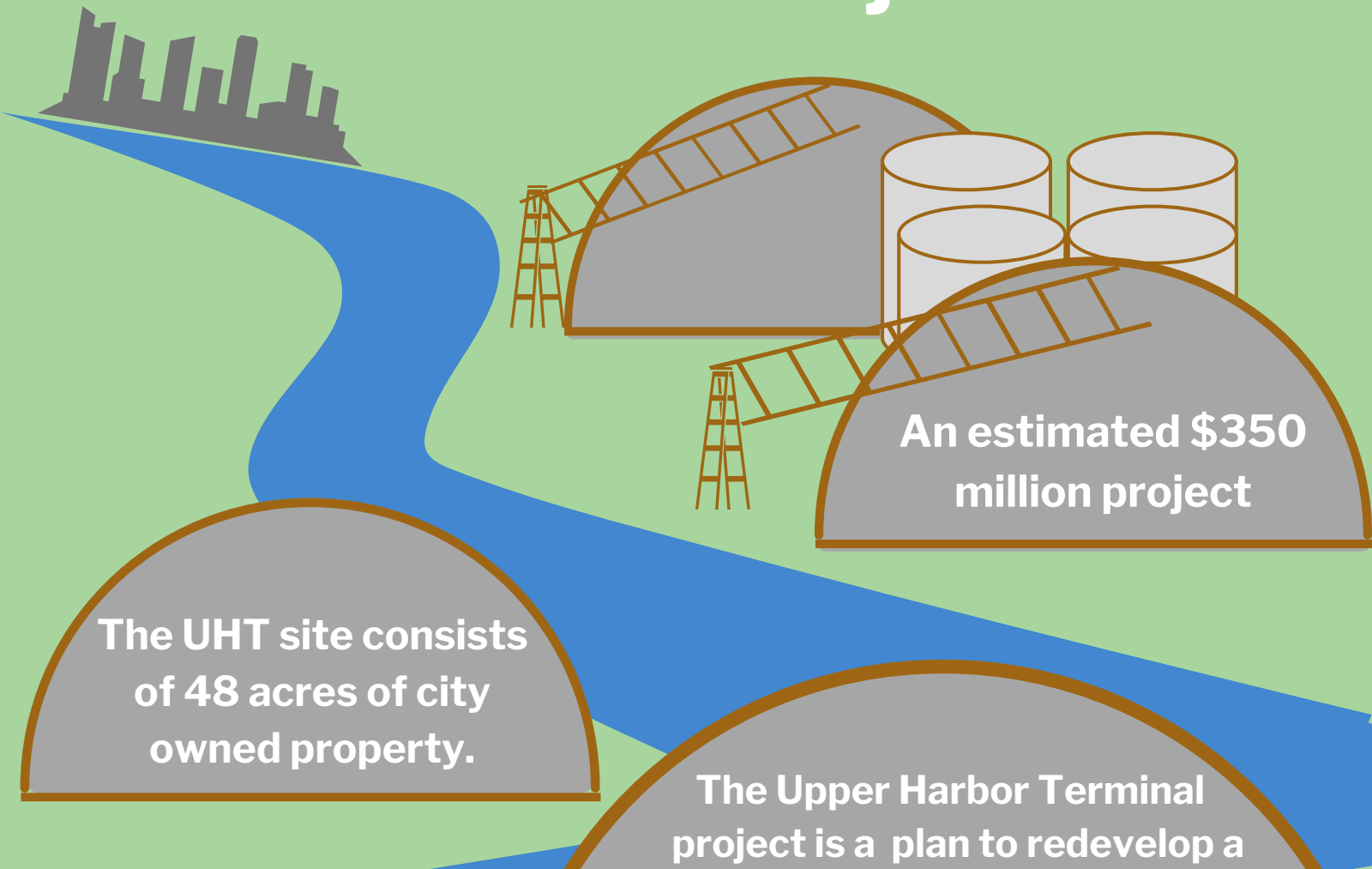


# What is the Upper Harbor Terminal Project?



An estimated \$350 million project

The UHT site consists of 48 acres of city owned property.

The Upper Harbor Terminal project is a plan to redevelop a barge shipping terminal located on the Mississippi River in the McKinley neighborhood in North Minneapolis.

The redevelopment plan will be carried out by United Properties, with a development overview that includes:



## 19-20 Acres of Parkland

Meant to reconnect the community with the river



## Commercial Real Estate

Office space, businesses, restaurants, etc



## A Promise of 300 New Jobs

Permanent or temporary still remains unclear



## Affordable Housing

Will it be affordable to the close community?



## A Health and Wellness Hub

Will to be built during Phase 2 of construction



## And a New Music Venue

Owned by First Avenue ; 10,000 person capacity

# North Minneapolis and Environmental and Racial Disparity

The UHT site is part of the Northside Green Zone, which was established to address the overlapping environmental, racial, and economic marginalization in that area.



Harmful and polluting establishments like the GAF shingle plant, Northern Metals, and I-94 are all examples of environmental disparity in the North Minneapolis area. As a result, air pollution and asthma rates in the surrounding neighborhoods are incredibly high.



The intentional co-location of industrial facilities and structural racism in predominantly Black and Indigenous neighborhoods have made these communities more vulnerable to issues like:



Soil and water contamination



Food deserts



Noise and traffic

Nearly 60% of households in North Minneapolis make less than \$35,000 per year



The typical black family in Minneapolis earns only about 44% as much as the typical white family

# Who is Against the Upper Harbor Terminal?

Organizations such as FMR (Friends of the Mississippi River), CMEJ (Community Members for Environmental Justice), and MCEA (Minnesota Center for Environmental Advocacy), have all taken a stance against the UHT project.

## Benefits

Enhanced public access to the river; more green space

Improved water management and storm control. The site will also be cleaned up more during construction

Increased density in the area could be beneficial to local businesses

Has the possibility to solve some of the community's current problems if done right, and provide available amenities like a grocery store

## Concerns

The city is more interested in increasing property value than helping the close community

Gentrification and displacement of current residents due to increased rent and taxes from the project

Increased car traffic and noise due to the concert venue

The city failed to conduct a thorough AUAR or environmental review of the site before approving the plan, nor did they assess the project's cumulative impacts as fully as they could have

## The Issue With the CPC

To quell community pushback against the UHT back in 2019, the city created the CPC, or Community Planning Committee, a planning committee meant to be made up of North Minneapolis residents to give them a say in the project.

However, the city council mainly chose those who agreed with the UHT development plan to be on the CPC, and limited participation opportunities to residents not on the CPC. The city also prohibited recording during meetings with the CPC, which many found concerning. While the CPC did allow for some community input, certain points of the development plan, such as the concert venue, seemed settled before the CPC was even created.

**2015**

The barge terminal is officially closed down due to the closure of the Upper St. Anthony Lock and Dam and the threat of invasive carp.

**2017**

The City and United Properties enter an Exclusive Rights Agreement, guaranteeing United Properties control over at least half of the UHT site.

**2018-2019**

The Collaborative Planning Committee is proposed and established, 17 people are appointed to come to a community benefits agreement.

**2019-2021**

In 2019 the UHT's concept plan is approved by the City Council. Later in 2021 the City Council approves the UHT's coordinated plan.

**2021**

CMEJ and MCEA files a lawsuit against the City of Minneapolis in response to flaws and overlooks in the projects AUAR.

**2022**

Since the UHT's approval, protest has died down and the City's entered a technical phase, prepping for Phase 1 of construction.

## Questions to think about moving forward:

What is the balance between investing in properties and keeping it affordable to the neighborhood?

How will the UHT influence the market for surrounding privately-owned sites in the future?

How many Northside residents cannot currently afford their rent? Will they be forced to leave their homes to make room for the higher income residents the UHT will attract?

How can we use the UHT as an opportunity to reduce gentrification? How do we advocate for public funding to make housing more affordable?

How can we create ownership and wealth building opportunities for Northside residents through the UHT?

# Sources

## Advantages of Upper Harbor Terminal

<https://www.minneapolismn.gov/government/programs-initiatives/upper-harbor/>

<https://www.minnpost.com/metro/2021/01/supporters-of-minneapolis-plan-for-the-upper-harbor-terminal-say-it-will-bring-real-change-to-the-northside-some-who-live-there-remain-unconvinced/>

## Concerns of Upper Harbor Terminal

<https://spokesman-recorder.com/2021/12/04/mpls-upper-harbor-plan-ignores-climate-change/>

<https://fmr.org/river-corridor-and-land-use-updates/missing-upper-harbor-terminal-environmental-review>

<https://www.mprnews.org/story/2020/02/19/minneapolis-northside-upper-harbor-terminal>

<https://beltmag.com/minneapolis-upper-harbor-terminal-neighbors-equitable-development/>

<https://fmr.org/river-corridor-and-land-use-updates/upper-harbor-terminal-public-comment-process-begins>

<https://www.mncenter.org/UHT>

<https://sahanjournal.com/climate/upper-harbor-redevelopment-minneapolis-lawsuit-environmental-justice/>

<http://millcitytimes.com/news/upper-harbor-terminal-an-economists-viewpoint.html>

## Plans and Timelines for UHT

<https://create.umn.edu/wp-content/uploads/2019/09/UHT-Timeline3.pdf>

<http://upperharbormpls.com/wp-content/uploads/2019/01/Upper-Harbor-Terminal-Concept-Plan.pdf>

<https://www.camdennews.org/2022/03/update-on-new-regional-park-at-the-upper-harbor-terminal-site/>

[https://www.minneapolisparcs.org/project\\_updates/update-on-new-regional-park-at-the-upper-harbor-terminal-site/](https://www.minneapolisparcs.org/project_updates/update-on-new-regional-park-at-the-upper-harbor-terminal-site/)

*Project by Lucy Keenan, a summer 2022 Environmental Stewardship Institute fellow. Opinions expressed in ESI projects are those of the program participant and do not necessarily represent those of FMR.*

## Thank You To:

