FORWARD 2040

Taking Shape Together

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MINNESOTA

Forward 2040 Advisory Committee – November 2, 2016

Why Update?

- Statutory Requirement
  - *Metropolitan Land Planning Act – Chapter 473*
- Regional coordination
- Update City goals and implementation priorities
  - *Vision document & engagement process*
  - *Data repository*
  - *Foundation for development review*

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Regional Coordination

- Thrive MSP 2040
  - *Regional development guide*
  - *Outcomes: Stewardship/Prosperity/Equity/Livability/Sustainability*
- Metropolitan system and policy plans
  - *Transportation Policy Plan*
  - *Regional Parks Policy Plan*
  - *Water Resources Policy Plan*
  - *Housing Policy Plan*
- Community Designations – *"Urban"*
- Local System Statements – *September 2015*

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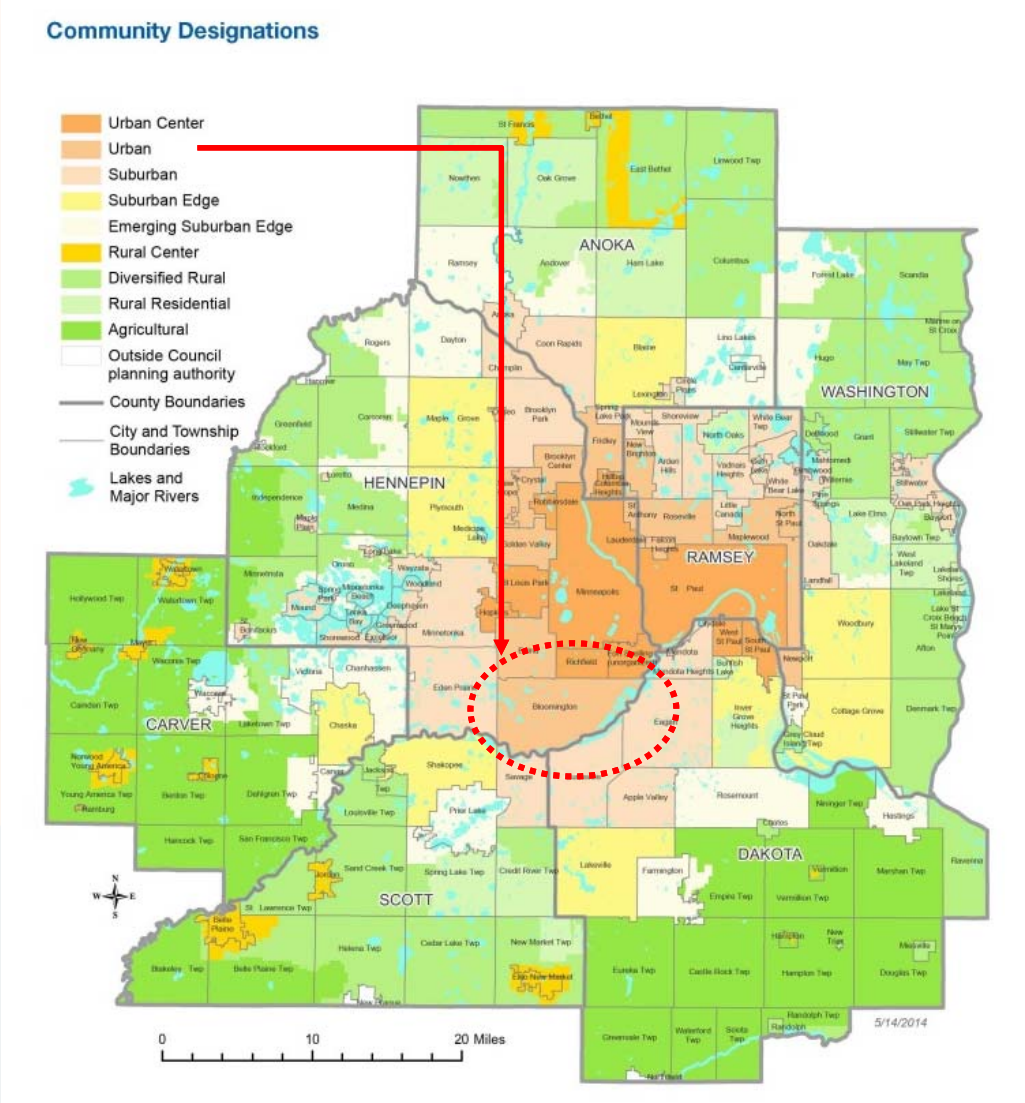
Community Designations



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Community Designation – "Urban"

- **First-ring suburbs**
  - *Major growth post WWII through 1970s*
  - *Auto-oriented development pattern*

- **Redeveloping**
  - *Aging infrastructure and housing stock*
  - *Accommodate greater mix of uses*
  - *Expand transportation options (bike, walk, transit)*

- **Other Examples**
  - *Edina*
  - *Golden Valley*
  - *Roseville*

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Bloomington System Statement

- 2040 Forecasts: population, HH, employment

	Population	Households	Employment
Existing (2014)	86,652	37,479	89,087
2040 Forecast	93,300	41,250	109,700

- Density guidance
  - *"urban" = overall 10 du/acre for new & redevelopment*
- Affordable housing need allocation
  - *586 new units total (2021-2030)*
  - *2008 – 961 new units (2011-2020)*
- System plan changes affecting Bloomington

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Comprehensive Plan Elements

Element	Required 2018	Included 2008	Notes
Land Use	✓	✓	
Transportation	✓	✓	
Utilities	✓	✓	
• Waste Water	✓	✓	
• Surface Water	✓	✓	
• Water Supply	✓	✓	
Parks, Trails, Open Space	✓	✓	
Housing	✓	✓	
Resilience	✓	✓	Solar only
Economic Competitiveness	✓	✓	Redevelopment only
Implementation	✓	✓	

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Update Schedule Overview

2016

- *Public outreach and visioning*
- *Data gathering: existing conditions & trends*

2017

- *Topic specific issues & opportunities*
- *Draft policies and priorities*

2018

- *Public review of draft policies and priorities*
- *Final draft submitted by December 31, 2018*

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Progress to Date

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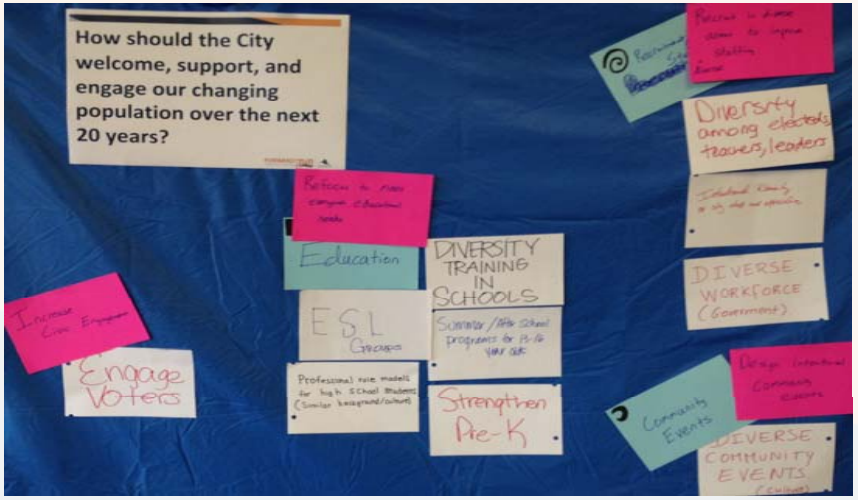
Town Hall Meetings

- Facilitated discussions:
  1. *Sustainability*
  2. *Diversity & Engagement*
  3. *Community Assets*

- Attendance: 140+



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Community Events

- Farmers Market
- Summer Fete
- Creekside
- Music in the Parks
- Heritage Days
- Assumption Church (Spanish)

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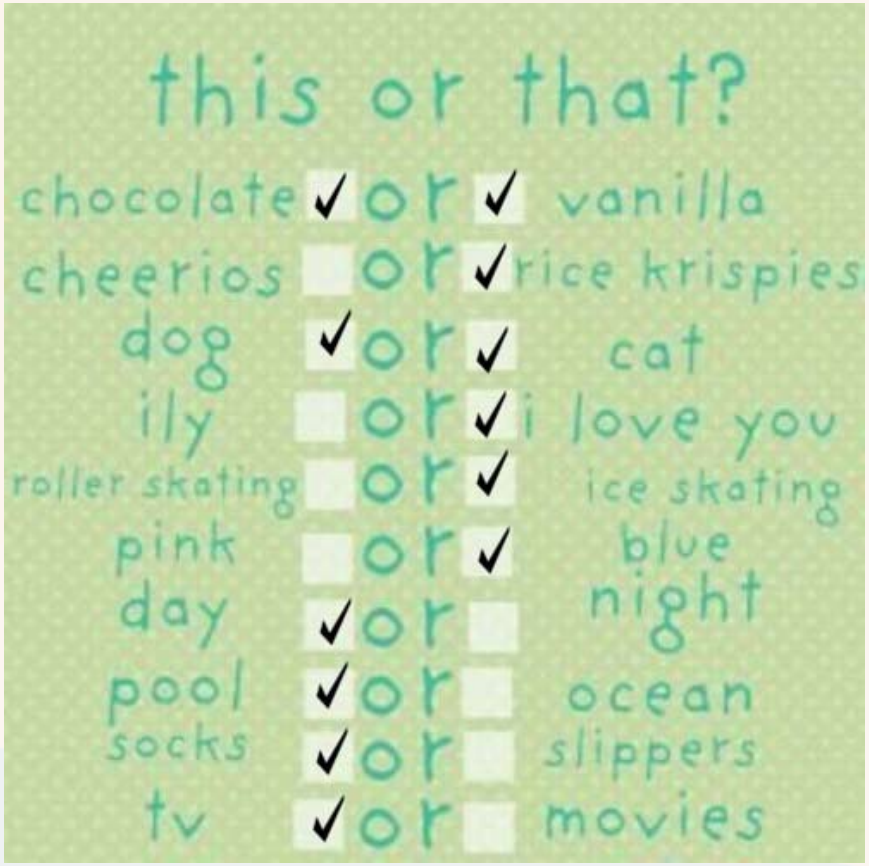
Online Survey

- Open: June 10 – Aug 19
- 13 questions
- Responses: 258



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Social Media Input

Q1: In 20 years, how do you hope residents describe Bloomington?

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Social Media Input

***Q2:** When you visit other communities, have you found something that made you say, "We need that in Bloomington?" If so, what was it?*

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Social Media Input

Q3: Where do you like to take out-of-town visitors in Bloomington?

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Steps to Complete

2017

- Define overarching vision & goals
- Identify opportunities and challenges
- Draft policies and strategies
- Public review of draft policies and strategies *(late summer/fall 2017)*

2018

- Refine policy and strategy recommendations
- Compile draft plan
- Distribute draft for official review
- Finalize plan
- Submit to Metropolitan Council by December 31, 2018

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Engagement & Decision Making

City Council

Planning Commission

Other Commissions

Advisory Committee

Project Staff

Technical Work Groups

Community & Stakeholders

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Meeting Protocols

PREPARATION

- Start and end meetings on time.
- Complete homework and come to meetings prepared.

PARTICIPATION

- Be respectful.
- Encourage a free exchange of ideas.
- Provide lots of ideas
- Listen to each other.
- Make sure that everyone has an opportunity to speak and to be heard.
- Stay on topic.
- Provide clear and concise delivery of ideas.
- Challenge assumptions in a respectful manner with the intent to learn and understand.

DECISION-MAKING

- Contribute towards building consensus
- Consensus?
- Majority?

Questions?

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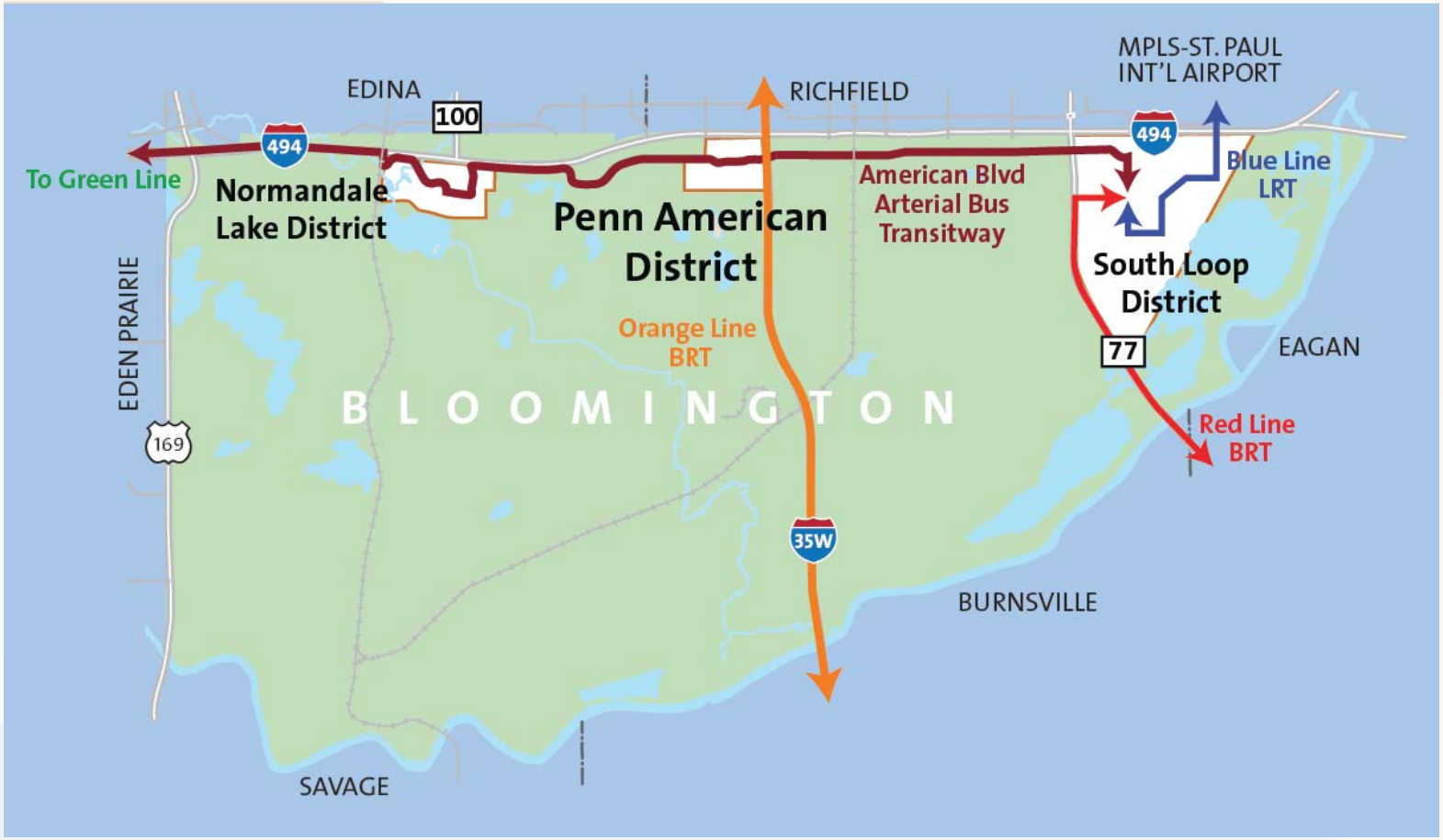
District Plans - Overview

Bloomington Development Districts



Future Growth Potential

- *Normandale Lake – 15%*
- *Penn American – 5%*
- *South Loop – 65%*

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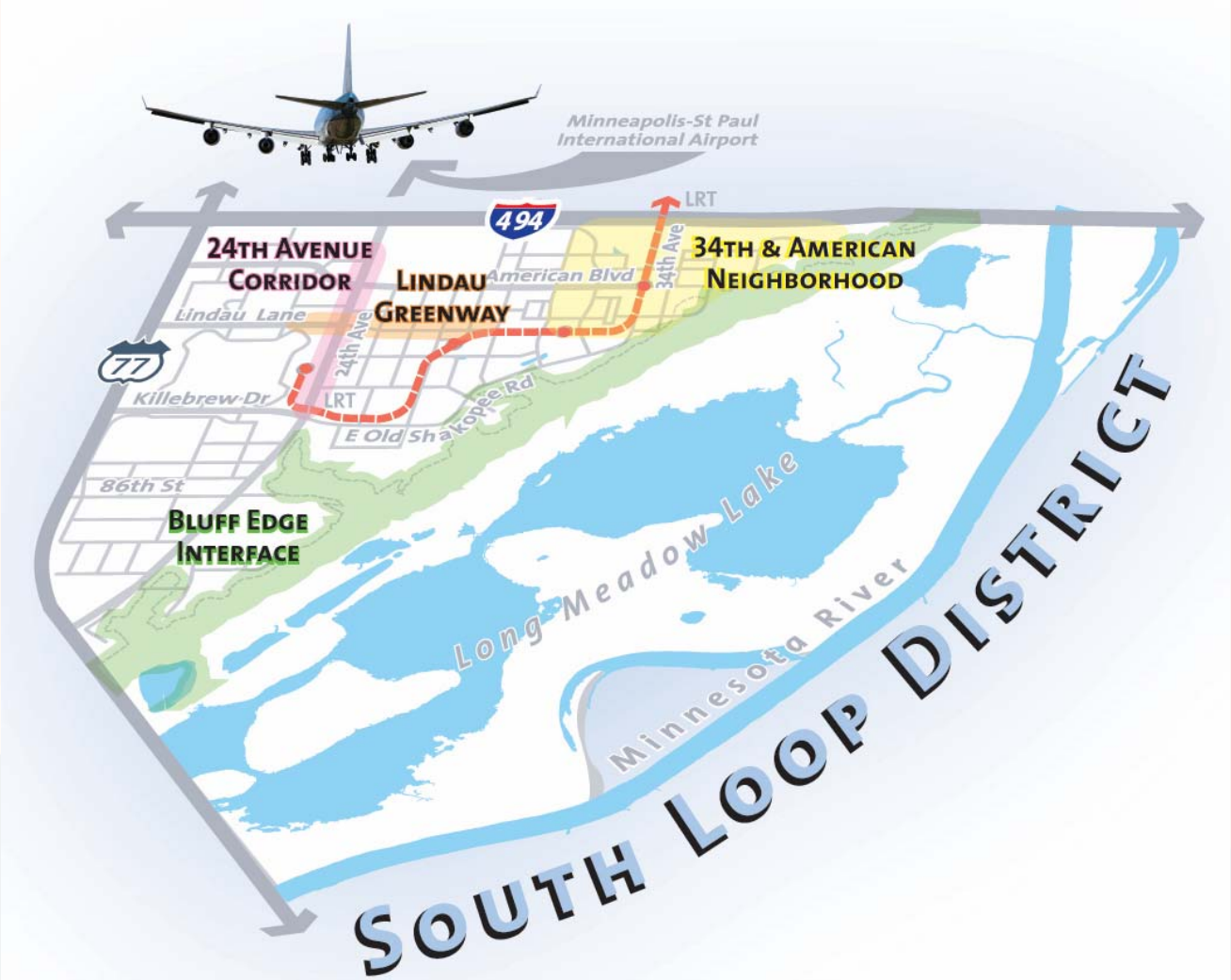
South Loop District Plan



Vision

Transform a dispersed, suburban commercial area into a **walkable urban neighborhood** that attracts residents, office tenants, hotel guests and shoppers by virtue of its **unique character and assets.**

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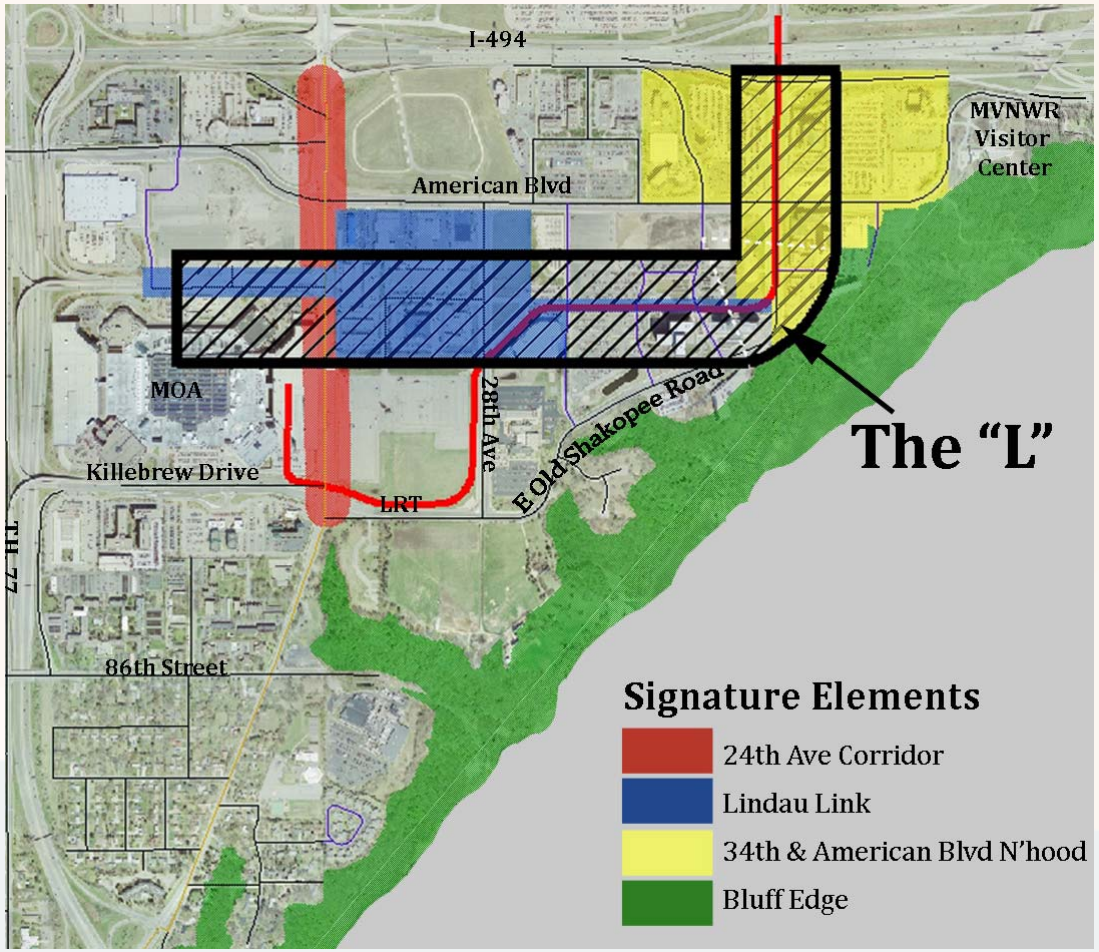
Strategy: Focus Development in the "L"



- **Strategic public investments:**
  - *Lindau Lane extension – create an attractive, walkable spine connecting BCS and MOA*
  - *LRT station areas and access*
  - *Improve pedestrian and bike environment*
  - *Improve Refuge access*
- **Implement development regulations:**
  - *Land use*
  - *Zoning*
  - *Design guidelines*

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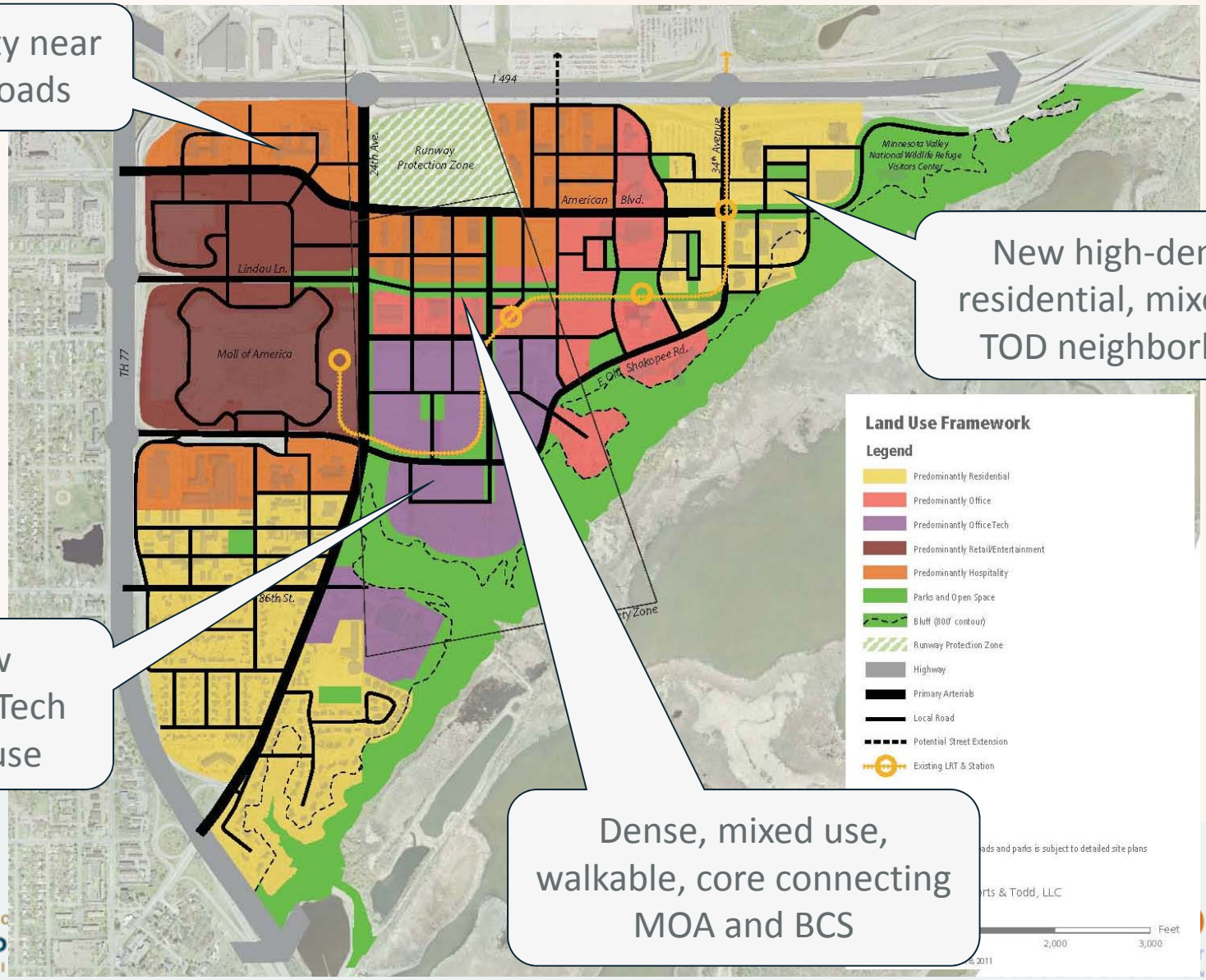
Land Use Framework Highlights

Hospitality near major roads

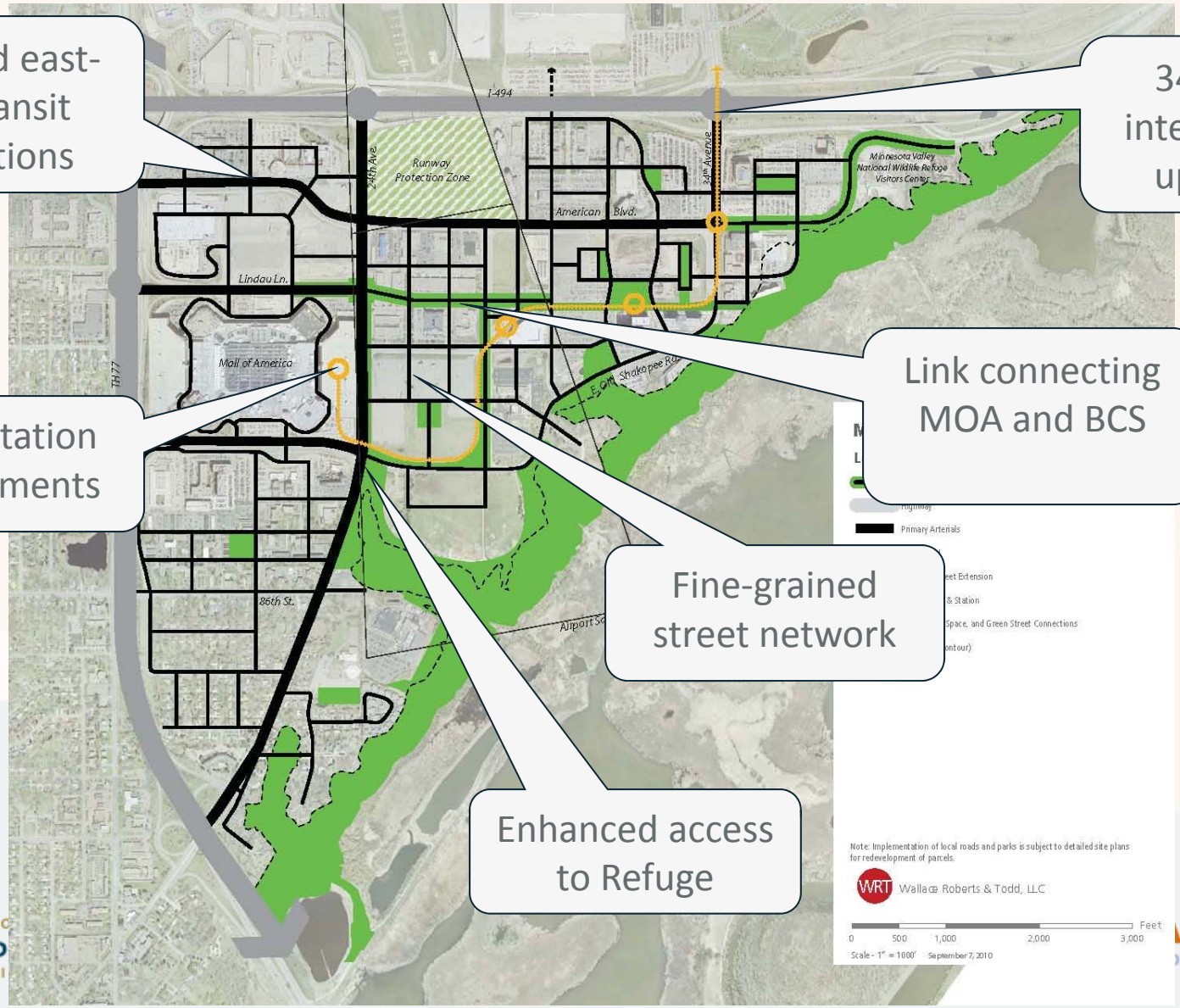
New high-density residential, mixed use TOD neighborhood

New Office/Tech land use

Dense, mixed use, walkable, core connecting MOA and BCS



Circulation Framework Highlights



Enhanced east-west transit connections

34th Ave interchange upgrade

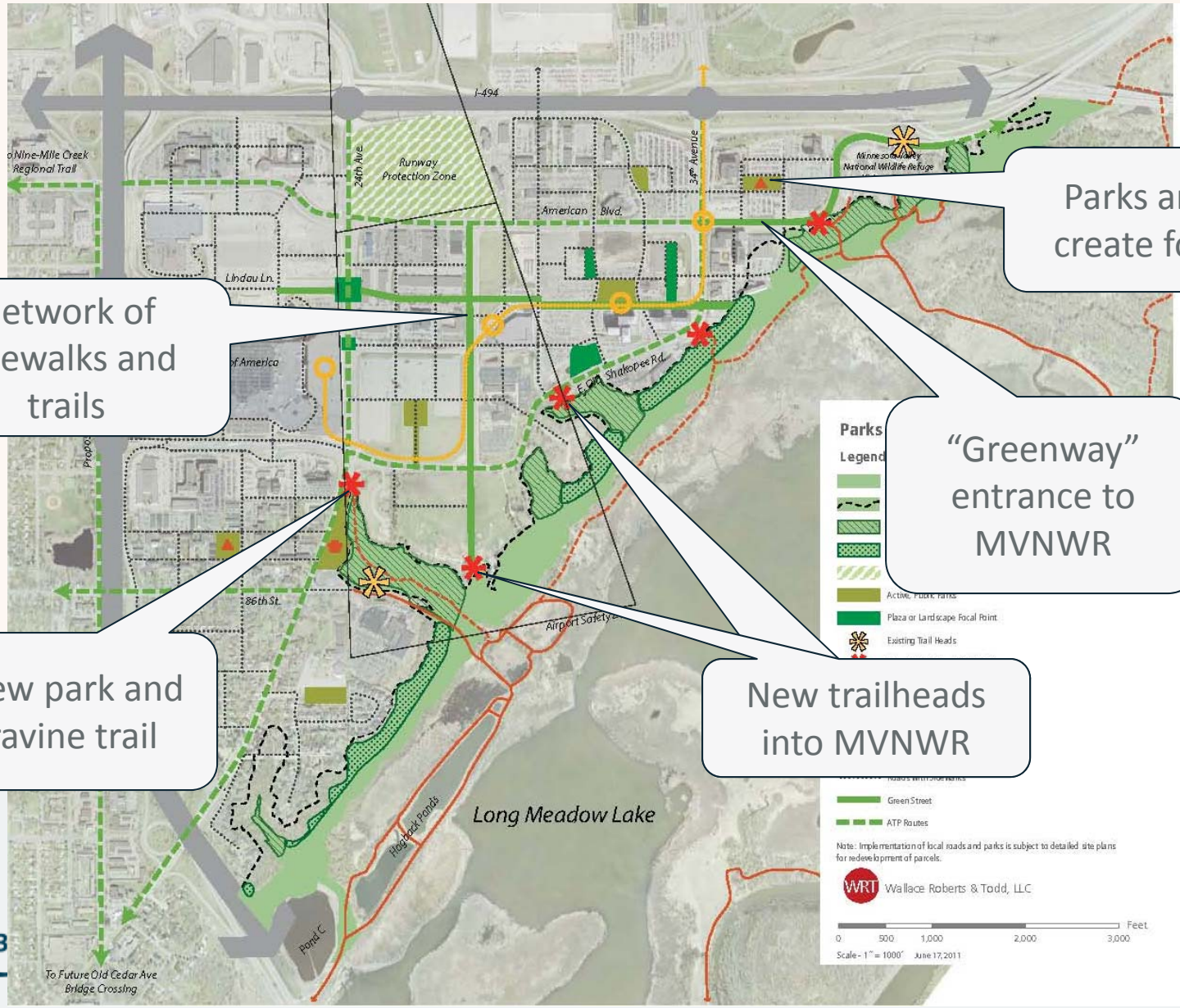
Link connecting MOA and BCS

Transit station improvements

Fine-grained street network

Enhanced access to Refuge

Parks & Open Space Framework Highlights



Parks and plazas create focal areas

Network of sidewalks and trails

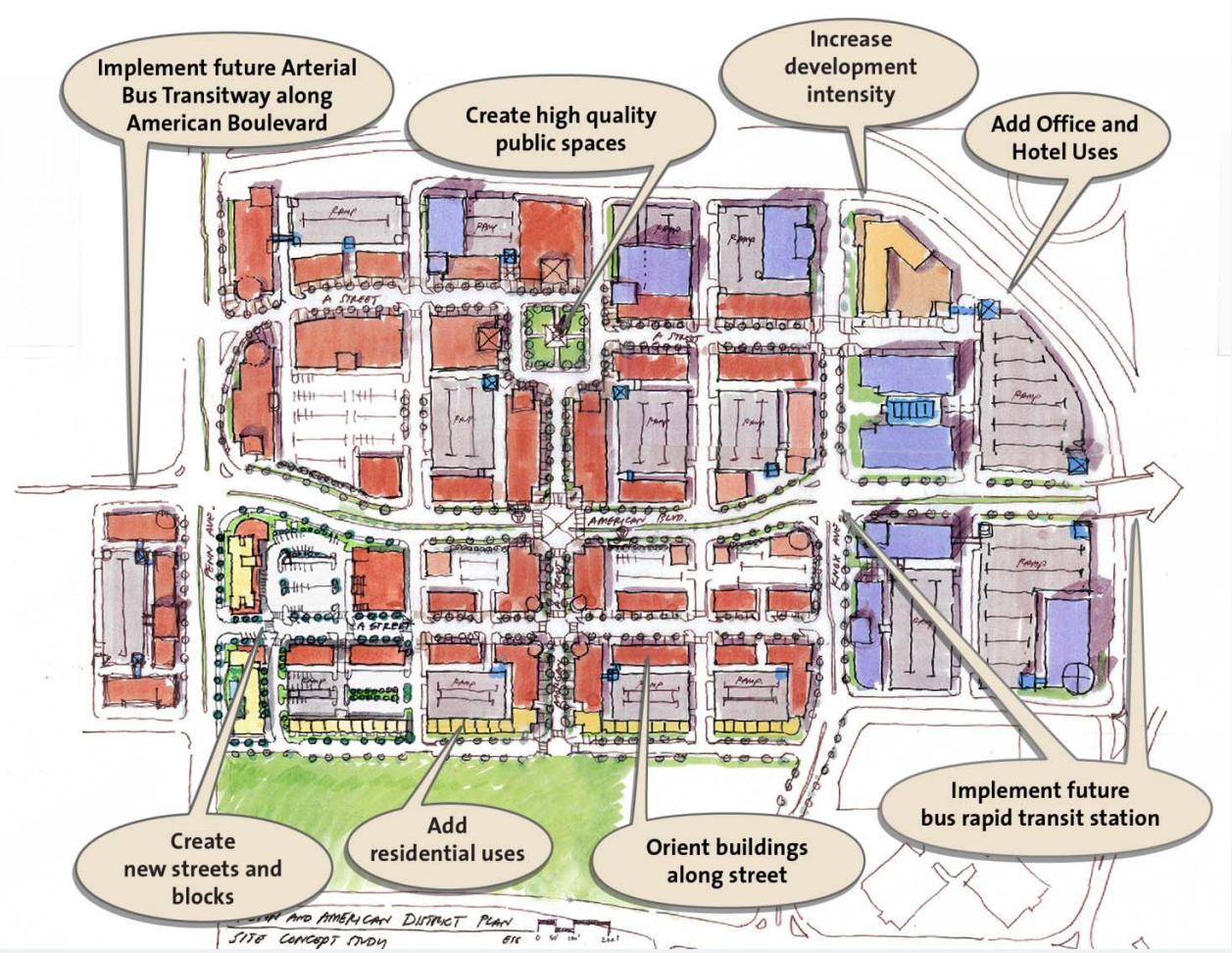
"Greenway" entrance to MVNWR

New park and ravine trail

New trailheads into MVNWR

Penn American District Plan

Vision



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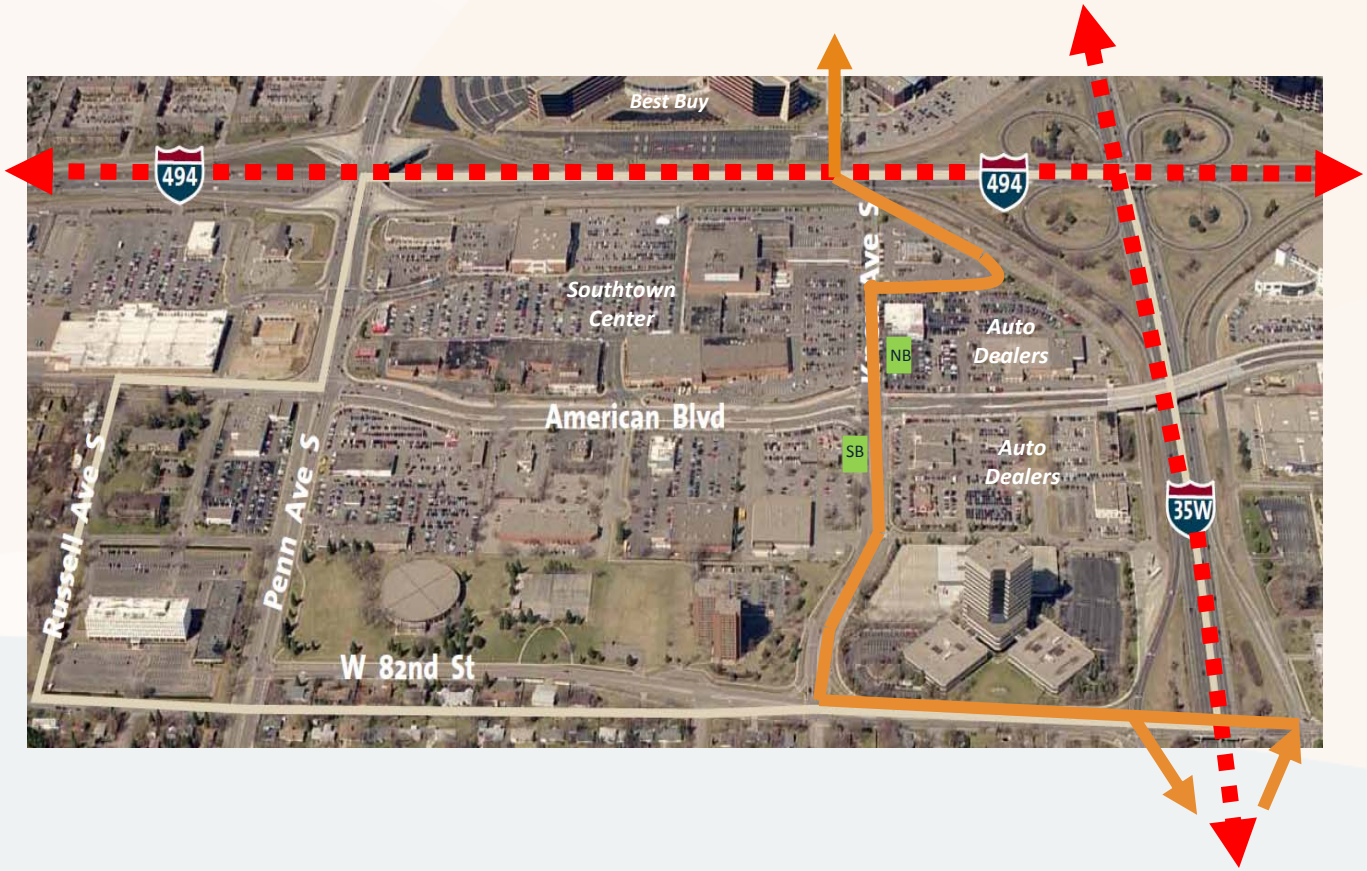
Penn American District

Orange Line BRT – Knox Ave. Alignment



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Zoning Amendments

Achieve Plan Vision

Realize redevelopment potential

Avoid underutilization

Attract & Leverage Transit Investments

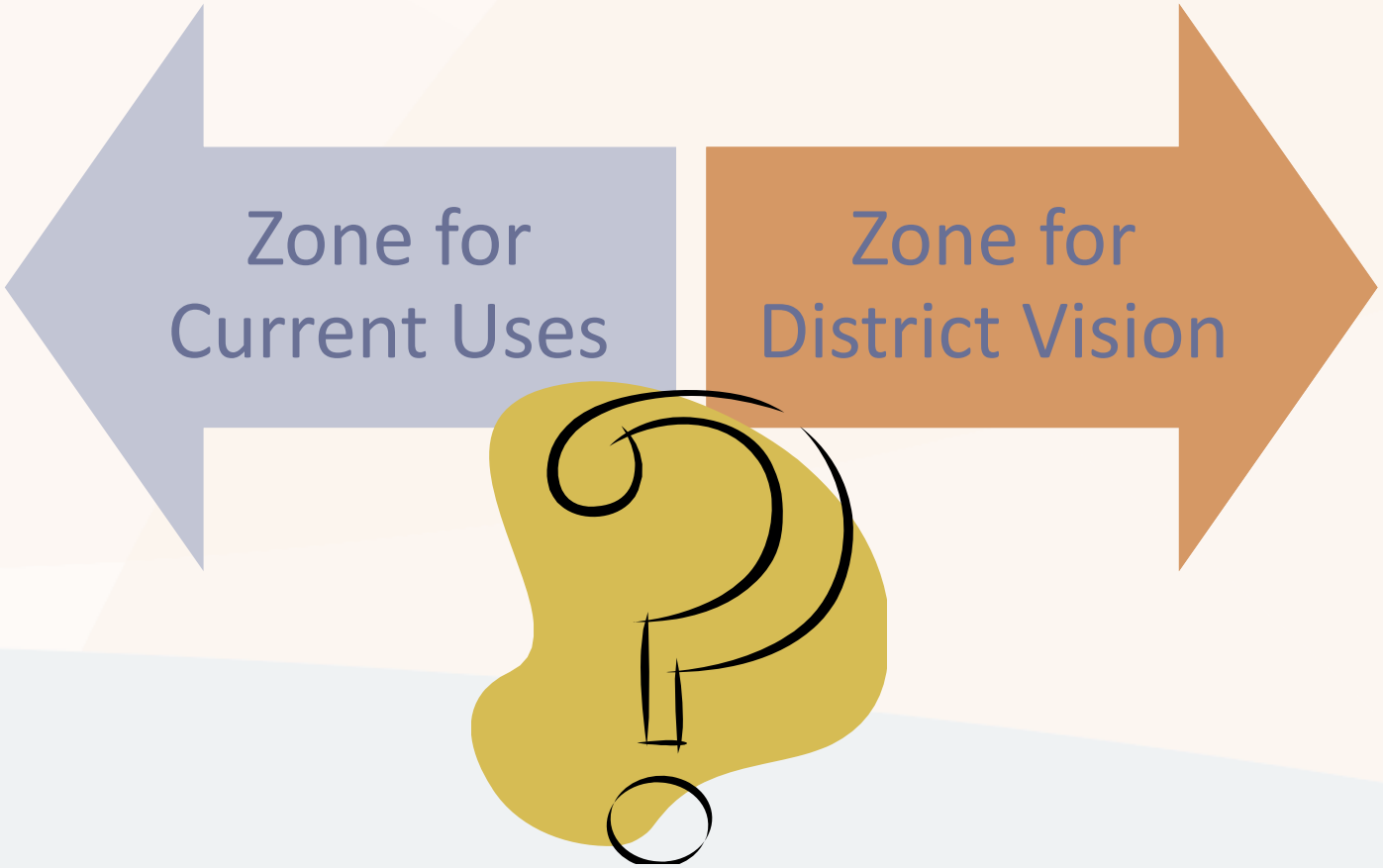
Maximize funding potential

Encourage transit supportive uses and densities

Apply new Commercial Zoning

Continue orderly phase out of old commercial zoning

Key Policy Question



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Normandale Lake District Plan

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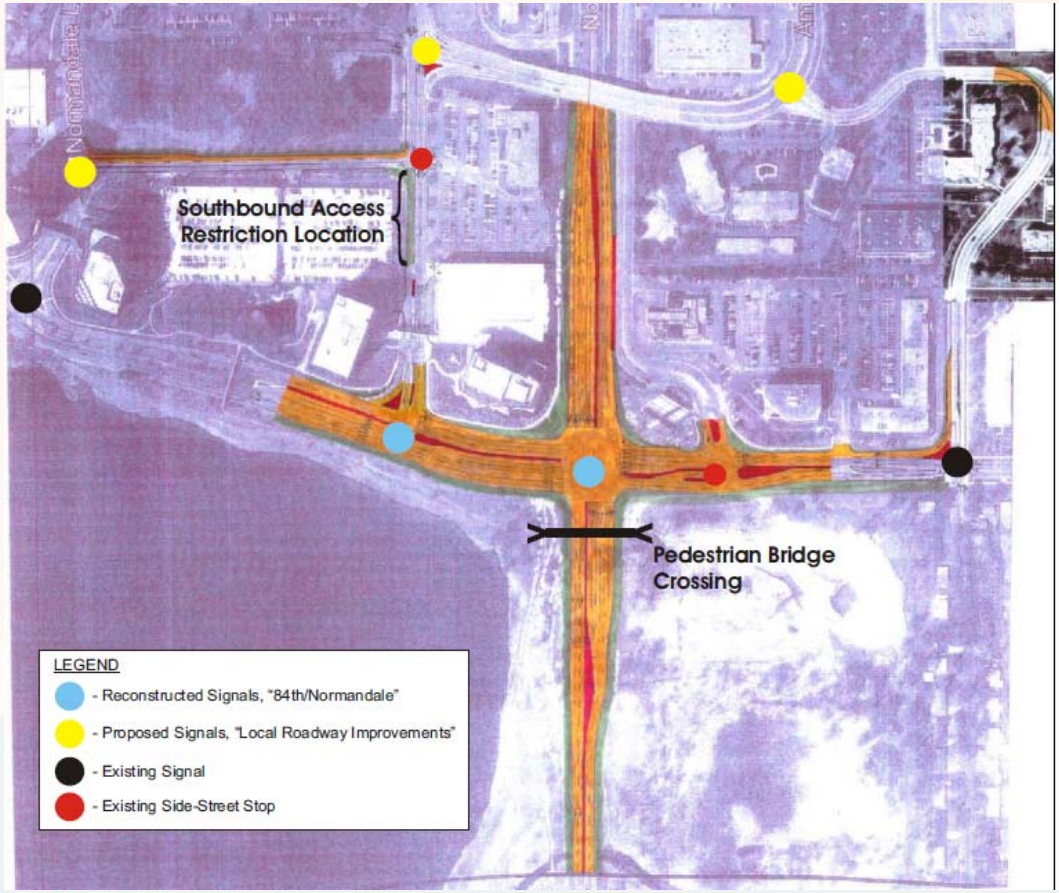
District Plan Background

- **Plan Purpose**
  - *Create a Vision for the District*
  - *Identify needed infrastructure improvements*
  - *Establish an Implementation Plan*
- **District Plan approved** (May 19, 2008)
  - *Land use & zoning amendments*
- **Update in progress** (2016-2017)

Key 2008 Traffic Improvements



Intersection Improvement

(84th & Normandale)

- Expensive
  ($32M in 2013)
- Unlikely to receive grant funding
- Triple left undesirable
  (best option at the time)

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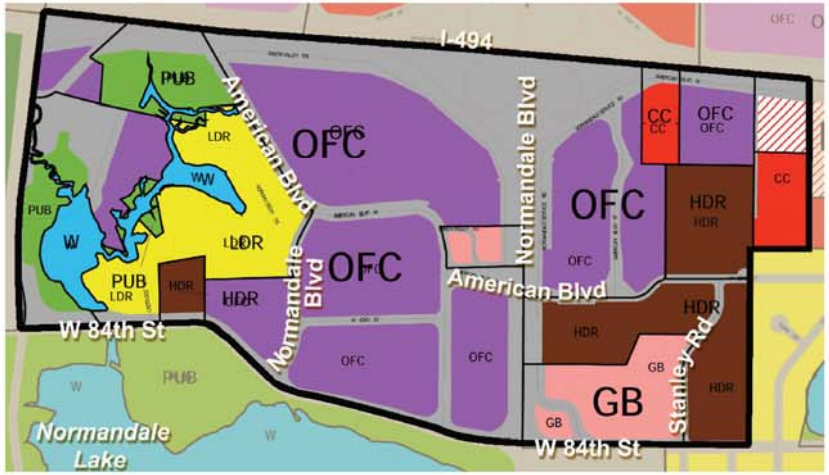
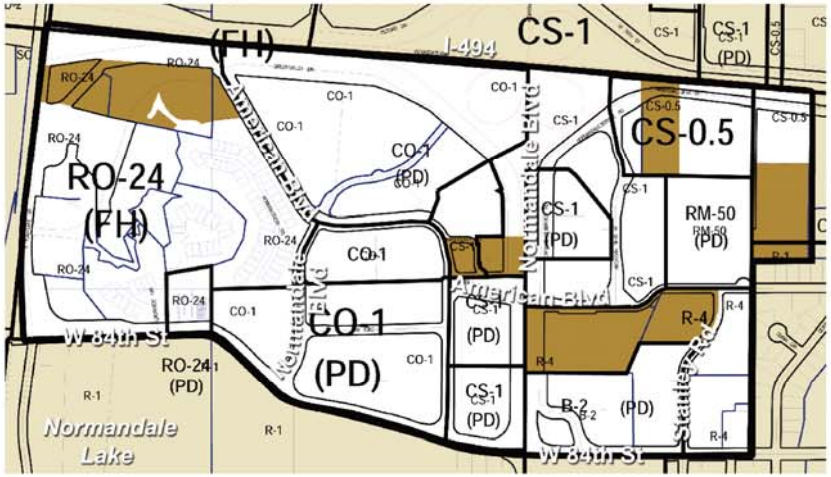
2008 Land Use Amendments – "Clean Up"

Existing Guide Plan Designations



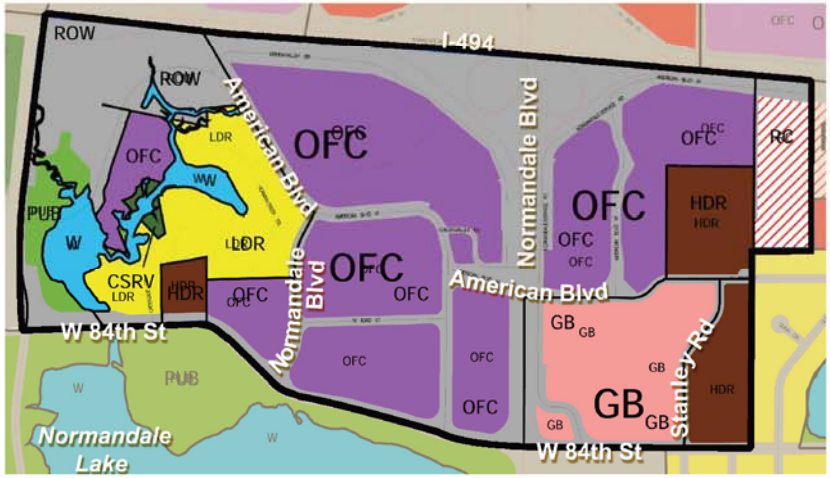
Parcels Proposed for Changes



Proposed Guide Plan Legend

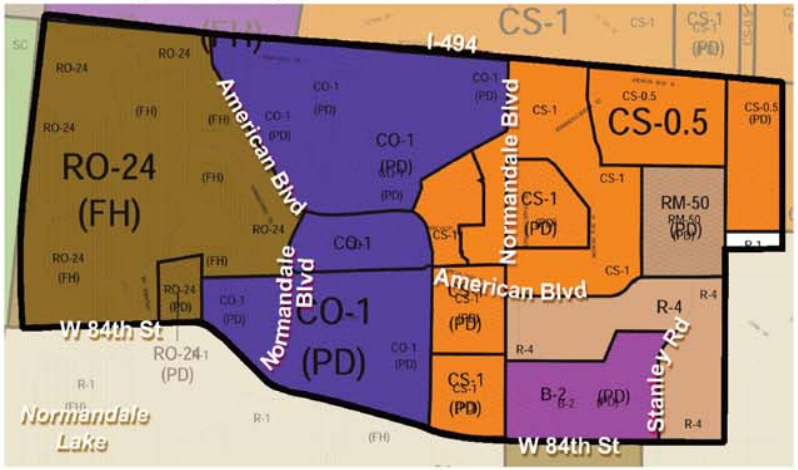
	Guide Plan Designation	Primary Uses
OFC	Office	Professional offices, hotels (if near freeway).
CC	Community Commercial	Medium scale service and retail, such as supermarkets, restaurants, theaters, offices. Excludes "big box" retail, hospitals, large shopping centers and automobile sales.
RC	Regional Commercial	Similar to Community Commercial, but allows "big box" retail, large shopping centers and automobile sales.
GB	General Business	Neighborhood commercial nodes, including smaller supermarkets, drug stores, restaurants, gas stations, offices. Excludes hotels, "big box" retail, medium and large shopping centers, automobile rental and sales.
LDR	Low Density Residential	Residential development with density of 5 or fewer units per acre. Typically single family. Can be two family and low-density townhomes.
HDR	High Density Residential	Residential development with density of 10 or more units per acre. Typically apartments and condominiums.
PUB	Public	Parks, schools, fire stations, municipal buildings, public open spaces.
CSRV	Conservation	Natural areas, park and conservation areas.
ROW	Right-of-Way	Public right-of-way; typically streets and utility corridors.

Proposed Guide Plan Designation

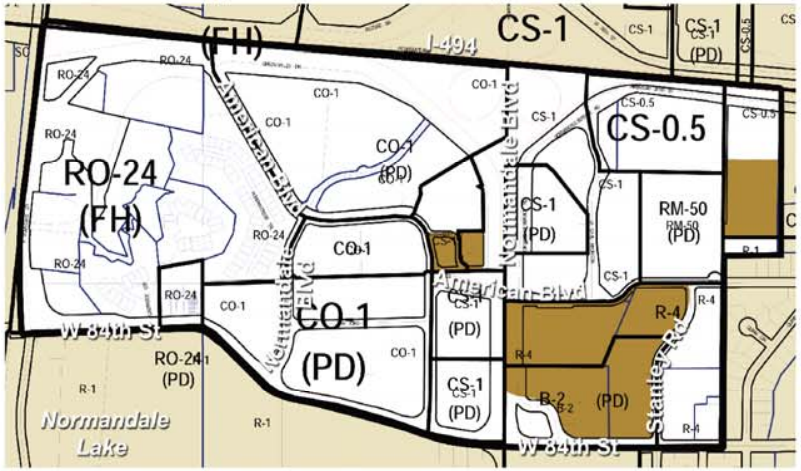


2008 Zoning Amendments

Existing Zoning



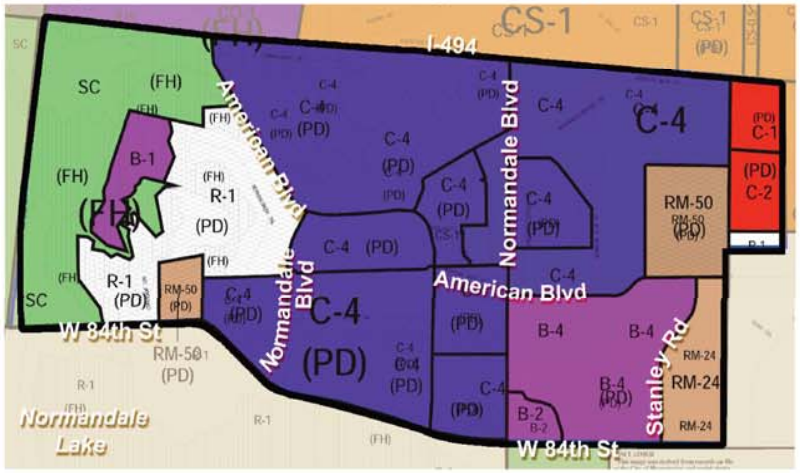
Parcels Proposed for Changes



Proposed Zoning Legend

	Zoning Districts	Allowed Uses
C-1	Freeway Office & Service	Auto Dealerships, Office, Restaurants
C-2	Freeway Commercial	Office, Hotel, Retail and Service, Auto Fueling and Service
C-4	Freeway Office	Office, Hotel, Restaurant (in office or hotel), Accessory Retail and Service
B-1	Neighborhood Office	Office
B-2	General Commercial	Office, Retail and Service, Restaurant, Auto Fueling and Service
B-4	Neighborhood Commercial Center	Office, Retail and Service, Restaurant, Residential as a Mixed Use
R-1(PD)	Single Family – Planned Development	Single family dwellings, multiple family dwellings if part of a planned development
RM-24	Multiple-family	Multiple-family dwellings (e.g., apartments, condominiums) with density of 12 to 24 units per acre, senior housing
RM-50	Multiple-family	Multiple-family dwellings (e.g., apartments, condominiums) with density of 20 to 50 units per acre, senior housing
SC	Conservation	Natural areas, conservation areas, wildlife management

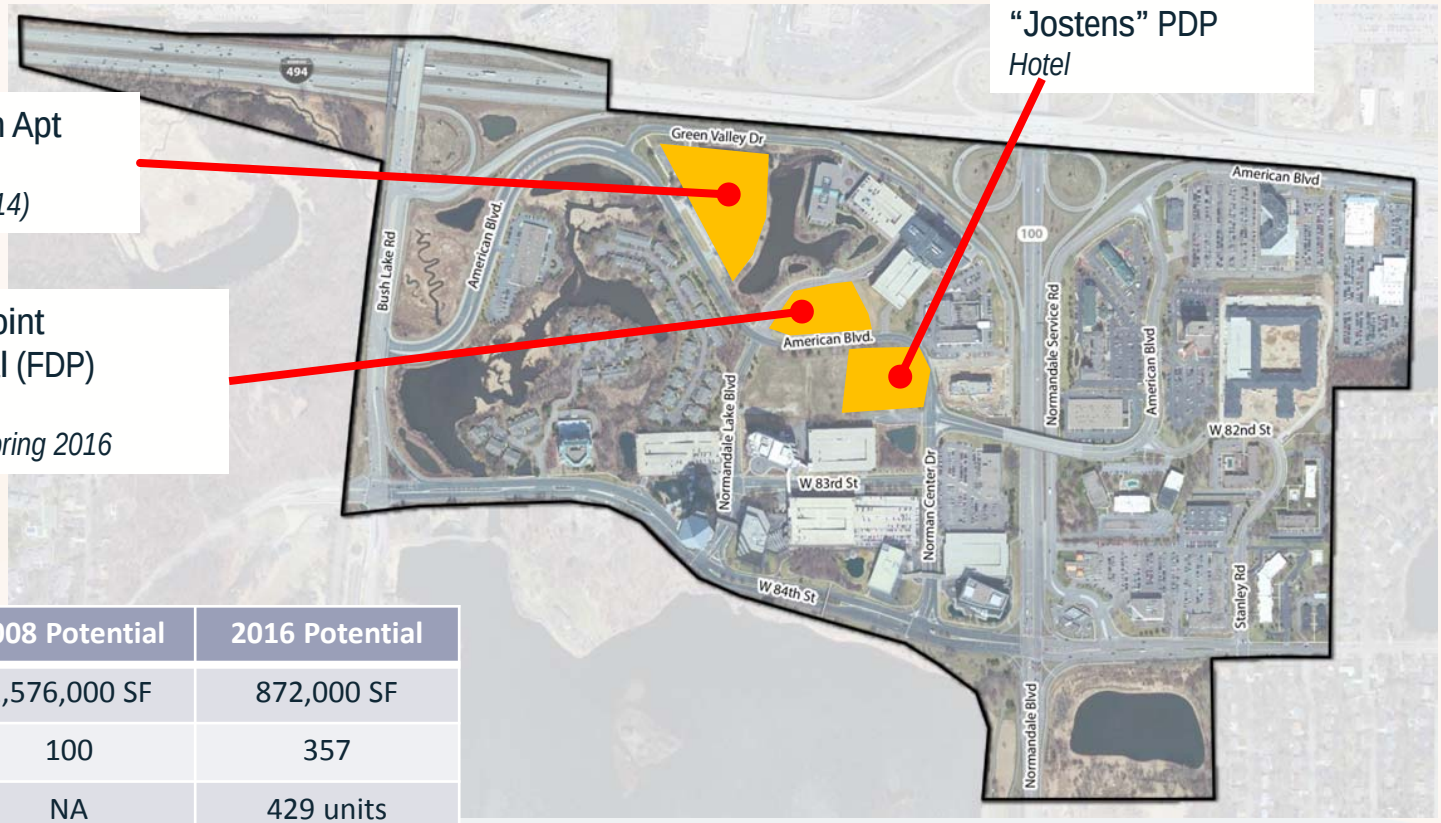
Proposed Future Zoning



Key 2016 NLDP Updates

- Update land use and traffic study
- Evaluate implementation plan and adjust timing
  - *84th/Normandale intersection – remove*
  - *Add East Bush Lake Rd WB Ramp*
  - *Add utility improvements*
- Update financing model

Key Land Use Changes since 2008



Covington Apt
Residential
(opened 2014)

Norman Point Residential (FDP)
Residential
Construct Spring 2016

"Jostens" PDP
Hotel

Use	2008 Potential	2016 Potential
Office	1,576,000 SF	872,000 SF
Hotel rooms	100	357
MF residential	NA	429 units

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I-494 on-ramp from East Bush Lake Rd.

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2016 NLDP Funding Update

- Completed work – 100% assessed ($4.1M)
- Remove Intersection (84th & N'dale) - $32M
- New Projects:
  - *EBLR Ramp - $23M*
  - *Utilities – $3.9M*

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Questions?

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