Planning Commission Review
March 26, 2018
Vision: Cottage Grove is a welcoming city . . .

Themes:
- Commercial/Retail Offerings
- Business & Jobs
- Transportation Connections
- Housing Options
- Parks, Trails, & Recreation
- Mississippi River Access
- Serving All Generations
- Great Schools
- Environmental Stewardship
- Defining Our Character

Alternatives:

Plan:
- Land Use
- Transportation
- Parks & Trails
- Water Resources
- Housing
- Economic Development

Goals & Policies
COTTAGE GROVE 2040 COMPREHENSIVE PLAN

DRAFT PLAN
PREPARED FOR THE CITY OF COTTAGE GROVE, MINNESOTA
Plan Table of Contents

- Community Growth and Vision
- Land Use
- Housing
- Historic Preservation
- Parks and Open Space
- Transportation
- Water Resources
- Economic Development
- Resilience
- Implementation
Community Growth and Vision

Vision

Themes

Background Information

Demographics
Land Use

Goals and Policies
Existing Land Use
Previous Plans
Future Land Use
Utility Staging Plan
Opportunity Areas for Change
(most of the City won’t change)
New Mixed-Use areas and definition

Transitioning away from Transition Planning Area
New Mixed Use Definition:

Areas designated “Mixed Use” are intended to provide flexibility to allow complementary uses with a district. A mixed use land use pattern generally includes any combination of higher density residential, commercial services, employment opportunities, and transit. The uses within a Mixed Use district support one another and the use of walking, biking, and transit.

The City of Cottage Grove seeks to achieve Mixed Use Districts by:

• Allowing development of multiple, complementary uses that support one another.
• Promoting a walkable, sustainable development pattern that supports alternative forms of transportation (walking, biking, and mass transit) while still accommodating the automobile.
• Demanding high quality design to ensure compatibility between residential and commercial uses.
• Ensuring adequate service and retail opportunities to meet the needs of major employment areas and businesses.
• Enhancing the local labor supply through provision of higher density housing in close proximity to major employment areas.
• Creating attractive, community-oriented development that positively reflects on the image and identity of Cottage Grove.

WHAT DO YOU THINK?
Housing

Goals and Policies
Development
Stock
Tenure
Value and Rent
Cost Burdened Households
Projections and Need
Livable Communities
Strategies to Promote Diverse Housing Stock
Market & Development Context/Housing

Historic and Projected Single Family Housing Production = 150 units/yr
(other housing = 50 units/year)
Affordable housing allocation for Cottage Grove:

<table>
<thead>
<tr>
<th>Household Income Level</th>
<th>Number of Units</th>
</tr>
</thead>
<tbody>
<tr>
<td>At or below 30% AMI</td>
<td>333</td>
</tr>
<tr>
<td>31 to 50% AMI</td>
<td>221</td>
</tr>
<tr>
<td>51 to 80% AMI</td>
<td>14</td>
</tr>
<tr>
<td>Total Units</td>
<td>568</td>
</tr>
</tbody>
</table>

Source: Metropolitan Council
Historic Preservation

Goals and Policies
Inventory
Preservation Vision

NO SIGNIFICANT CHANGES
Parks and Open Space

Goals and Policies

Park and Open Space Classifications

Recreation Standards

Future Parks and Open Space

Trails

Regional Opportunities

Upcoming Park and Trail Development
Regional Opportunities

• Improved access to Ravine Regional Park

• New park identified for Lower Grey Cloud Island

• Formalizing a more direct route for Mississippi River Trail
Transportation

Goals and Policies

Roadway System

Roadway Functional Classification

Future Roadway Improvements

Rail and Freight Service

Transit
Future BRT Stations
East Ravine Parkway
Better connections to Business Park
Water Resources

Goals and Policies

Water Supply

Waste Water and Sanitary Sewer

Surface Water Resources and Stormwater

INCLUDED IN TECHNICAL APPENDICES
Economic Development – Priority Areas

**Priority Areas**

- Cedarhurst
- Langdon Village
- Gateway North District
- Cottage View District
- Business Park

**City Roles**

- Site readiness
- Marketing
- Business friendliness
- Increase industrially-guided land
Resilience

Goals and Policies

Existing Resilience Programs

Solar Access

Healthy Communities

Climate Change, Infrastructure, and Hazard Mitigation

Represents Resilience policies in other chapters

NEW CHAPTER
Figure 9-1
Gross Solar Potential

City Boundary
Gross Solar Potential (Watt-hours per Year)
High: 1279188
Low: 900001

Solar Potential under 900,000 watt-hours per year
County Boundaries
City and Township Boundaries
Wetlands and Open Water Features

University of Minnesota U-Spatial Statewide Solar Raster.
Map Data Source: Metropolitan Council

REQUIRED POLICY GUIDANCE
Other Key Themes – Are we addressing?

• **Serving All Generations** – continue to create diverse and vibrant neighborhoods with equal access to services and amenities for all citizens

• **Great Schools** – work with the school district to support strong schools, to attract and retain families

• **Environmental Stewardship** – continue to protect and enhance the natural environment, including air quality, stormwater management and energy usage

• **Defining Our Character** – preserve and enhance the variety of neighborhood experiences in the City
Next Steps

• Refine preliminary drafts, implementation:
  • Land Use, Transportation, Parks & Trails, Housing, Water Resources, Economic Development, Resilience
• April 9      Comp Plan Steering Committee
• April 23    Planning Commission review
• May 7       Comp Plan Steering Committee: Draft Plan
• May 29    Planning Commission: Draft Plan public hearing
• June 6     City Council adopt Plan
Questions/Comments
Planning Commission Review
March 26, 2018