

STATION AREA PLANNING

THE HENNEPIN COUNTY RAIL AUTHORITY HAS FUNDED A SERIES OF STATION AREA PLANNING ACTIVITIES IN PARTNERSHIP WITH THE CITY OF EDEN PRAIRIE, MINNETONKA, HOPKINS, AND ST. LOUIS PARK.

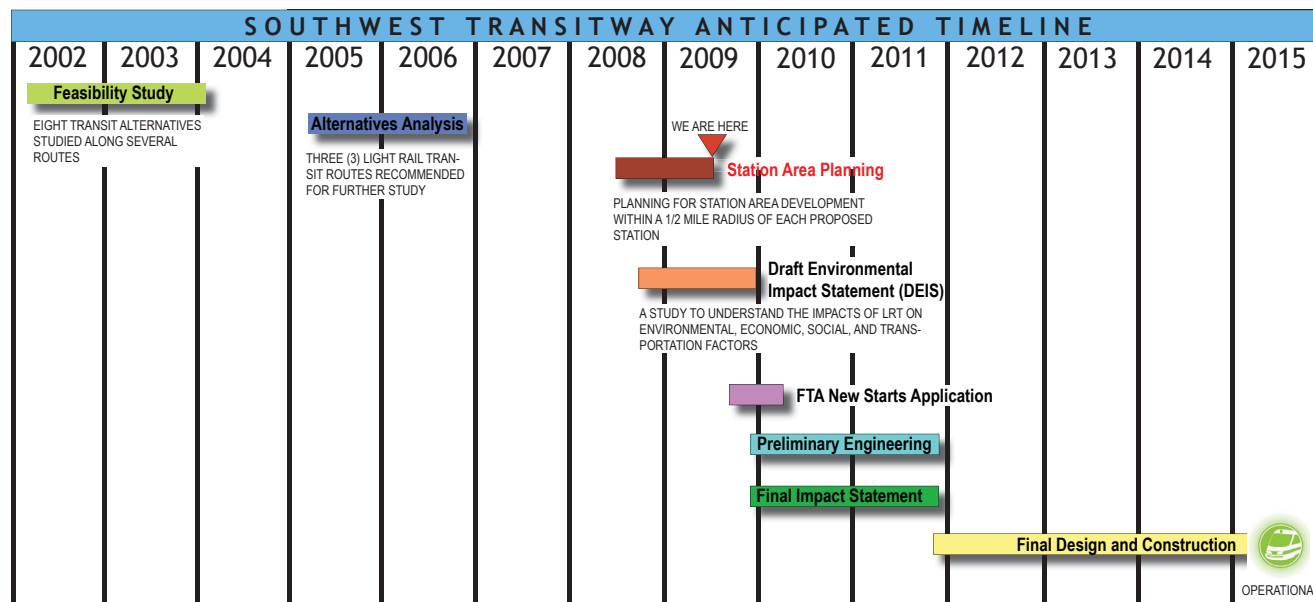
STATION AREA PLANNING IS INTENDED TO BUILD UPON THE PAST WORK OF EACH COMMUNITY. THE PRIMARY OBJECTIVES ARE TO LOOK AT HOW LRT RIDERS WILL GET TO/FROM THE TRANSIT STATIONS AND HOW DEVELOPMENT PATTERNS WILL LIKELY CHANGE NEAR EACH STATION. STRATEGIES AND RECOMMENDATIONS FOR EACH STATION HAVE BEEN DEVELOPED RESULTING IN LAND-USE PLANNING WITHIN A HALF-MILE RADIUS AROUND EACH OF THE 12 STATIONS IN THE SOUTHWEST TRANSIT CORRIDOR.

WHAT HAPPENS NEXT?

PRIOR TO LRT CONSTRUCTION, IT IS ANTICIPATED THAT EACH COMMUNITY WILL CONSIDER AMENDING THEIR COMPREHENSIVE PLANS TO INCORPORATE STATION AREA PLANNING RECOMMENDATIONS. THE PROCESS AND LEVEL OF PUBLIC PARTICIPATION WILL BE DETERMINED BY EACH OF THE PARTICIPATING COMMUNITIES.

WHEN WILL LIGHT RAIL BE HERE?

THE SOUTHWEST TRANSITWAY IS ANTICIPATED TO BE OPERATIONAL IN 2015. THE ANTICIPATED SCHEDULE FOR PLANNING, FUNDING, AND DESIGN ARE OUTLINED BELOW:



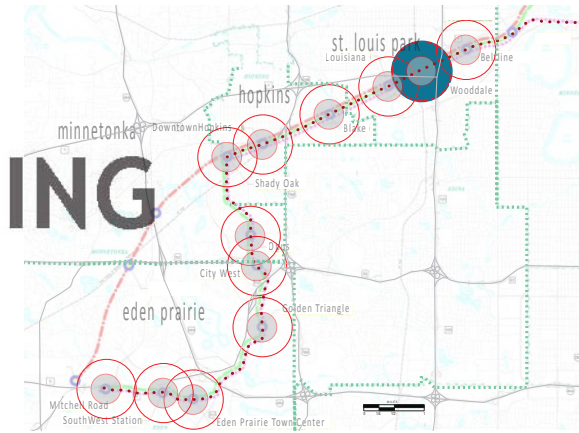
HOW CAN I GET MORE INFO?

STAY CONNECTED AND GET ANNOUNCEMENTS AND UPDATES FROM THE SOUTHWEST TRANSITWAY WEBSITE:

WWW.SOUTHWESTTRANSITWAY.ORG



STATION AREA PLANNING



THE WOODDALE STATION AREA IS PLANNED AS A PEDESTRIAN FRIENDLY, WALKABLE TRANSIT VILLAGE. HOUSING, EITHER STANDING ALONE OR WITH ACTIVE AND INVITING GROUND FLOOR USES, IS SEEN AS THE PRIMARY USE NEAR THE STATION.

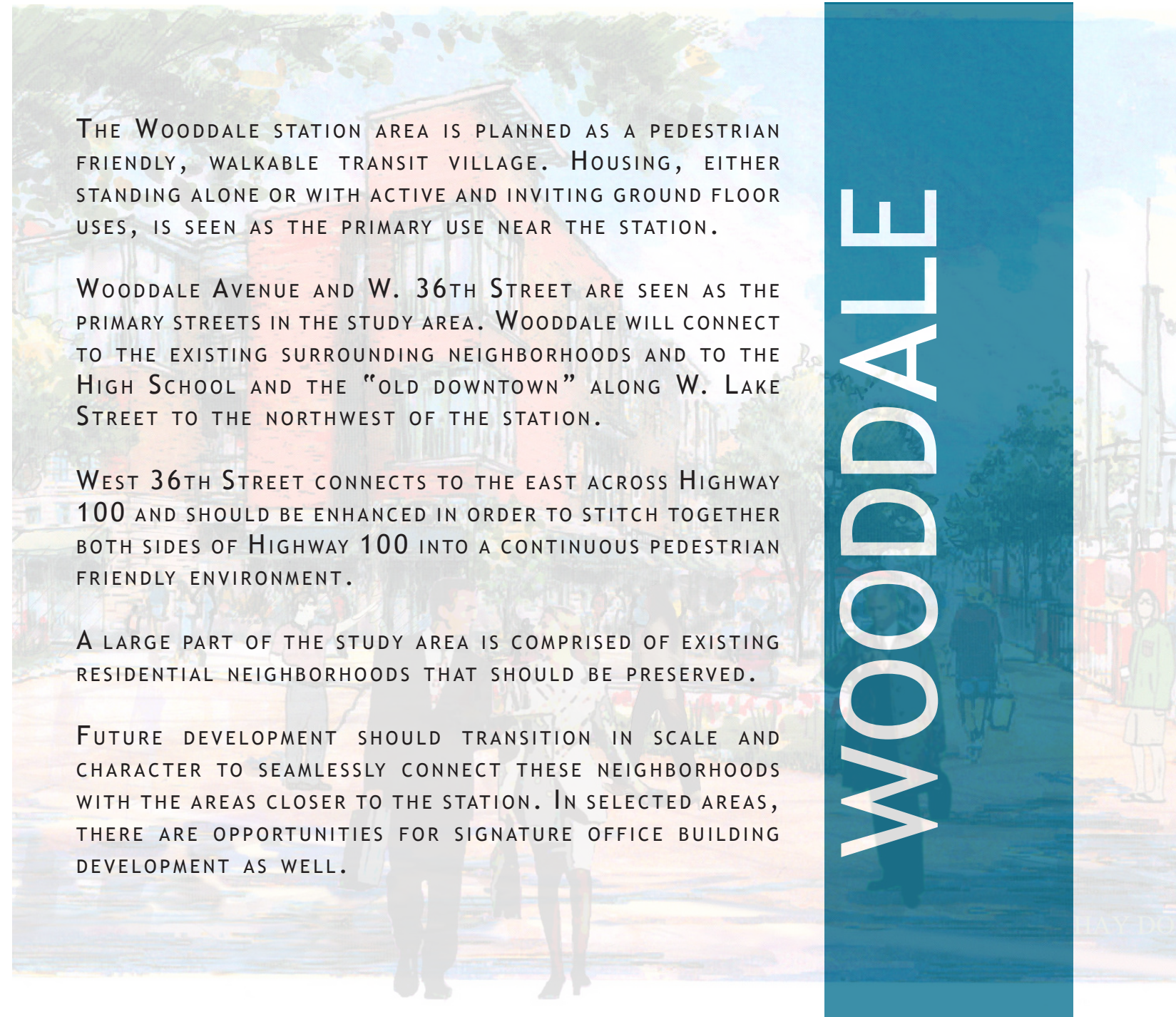
WOODDALE AVENUE AND W. 36TH STREET ARE SEEN AS THE PRIMARY STREETS IN THE STUDY AREA. WOODDALE WILL CONNECT TO THE EXISTING SURROUNDING NEIGHBORHOODS AND TO THE HIGH SCHOOL AND THE "OLD DOWNTOWN" ALONG W. LAKE STREET TO THE NORTHWEST OF THE STATION.

WEST 36TH STREET CONNECTS TO THE EAST ACROSS HIGHWAY 100 AND SHOULD BE ENHANCED IN ORDER TO STITCH TOGETHER BOTH SIDES OF HIGHWAY 100 INTO A CONTINUOUS PEDESTRIAN FRIENDLY ENVIRONMENT.

A LARGE PART OF THE STUDY AREA IS COMPRISED OF EXISTING RESIDENTIAL NEIGHBORHOODS THAT SHOULD BE PRESERVED.

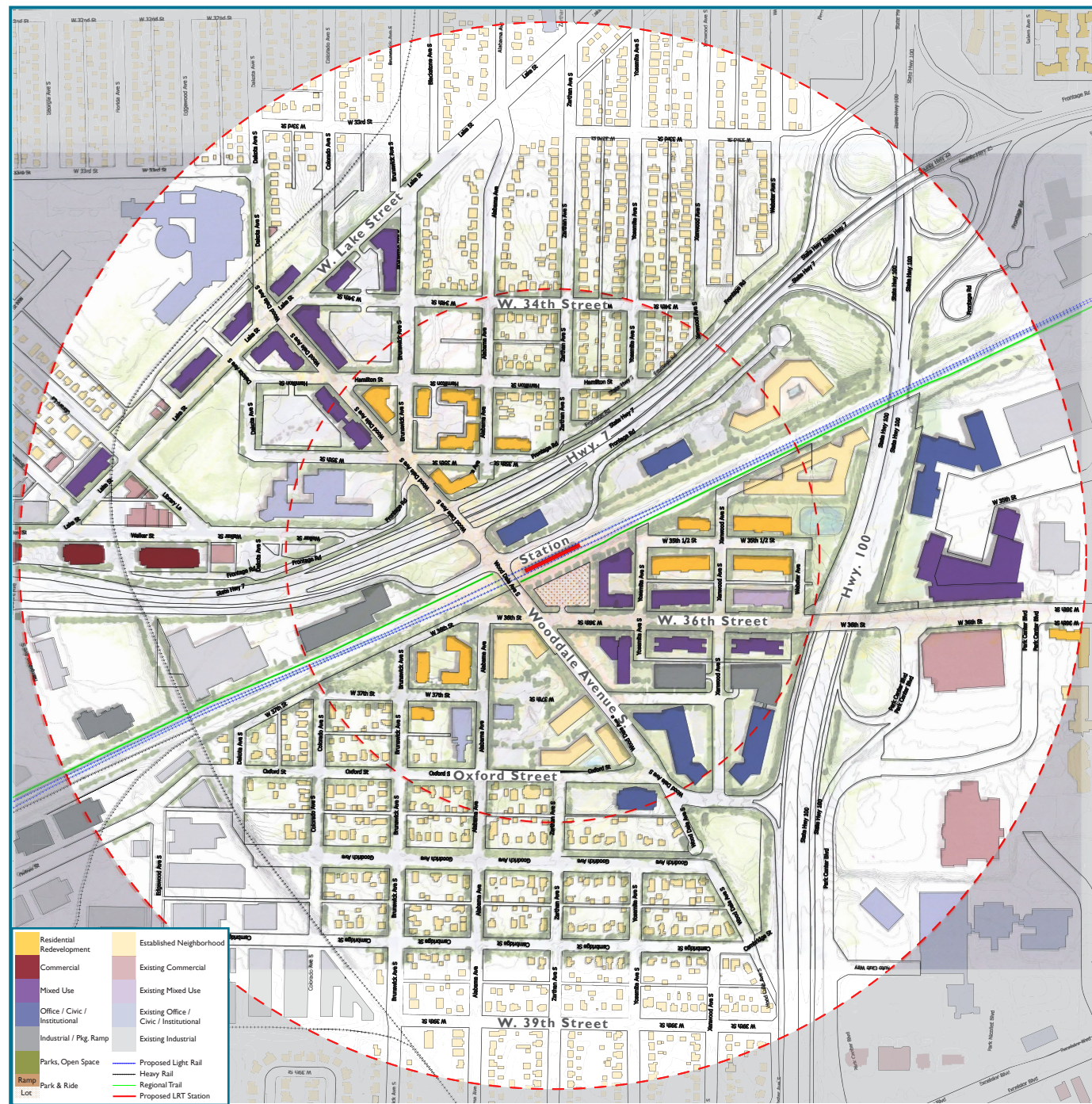
FUTURE DEVELOPMENT SHOULD TRANSITION IN SCALE AND CHARACTER TO SEAMLESSLY CONNECT THESE NEIGHBORHOODS WITH THE AREAS CLOSER TO THE STATION. IN SELECTED AREAS, THERE ARE OPPORTUNITIES FOR SIGNATURE OFFICE BUILDING DEVELOPMENT AS WELL.

WOODDALE



WOODDALE STATION

WALKABLE, MIXED-USE RESIDENTIAL



WOODDALE CONCEPTUAL SITE DEVELOPMENT PLAN



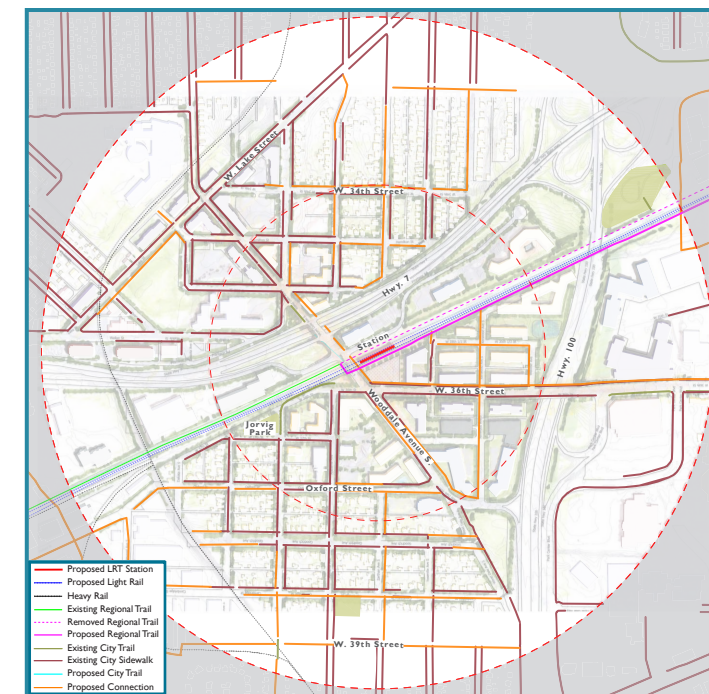
WOODDALE STATION

WALKABLE, MIXED-USE RESIDENTIAL

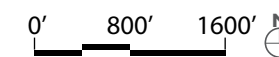
A MORE URBAN, WALKABLE, PEDESTRIAN ORIENTED DISTRICT IS ENVISIONED SURROUNDING THE WOODDALE STATION. MIXED USE DEVELOPMENT WITH ACTIVE GROUND FLOOR USES ALONG WEST 36TH STREET WILL SUPPORT STRONG PEDESTRIAN CONNECTIONS TO THE EAST OF THE LRT STATION AND ACROSS HIGHWAY 100 TOWARDS THE BELTLINE STATION. MIXED USE DEVELOPMENT ALONG WOODDALE AVENUE TO THE NORTHWEST OF THE STATION WILL CONNECT TO THE HIGH SCHOOL AND WEST LAKE STREET. ADDITIONAL OFFICE AND RESIDENTIAL USES ARE ALSO ENVISIONED FOR THE AREA. SPECIFICALLY, THE GUIDELINES OF THIS STUDY WOULD ALLOW THE MAGNITUDE AND SCALE OF NEW CONSTRUCTION AS FOLLOWS:

Building Height Recommendations and Square Footage Summary (New Buildings Only)

Residential Development	753,800 sf
	= 628 Housing Units @ 1200 sf each (2 bedroom)
Commercial Development	41,000 sf
Mixed Use Development	1,095,022 sf
	= 685 Housing Units @ 1200 sf each (2 bedroom)
Civic/Institutional/Office	1,108,800 sf
	= 2317 Jobs
Park and Ride, Surface Lot	100 Cars



TRAIL PLAN



VIEW OF PROPOSED WOODDALE STATION TRANSIT PLAZA