City of Wayzata Housing and Redevelopment Authority
Annual Meeting Agenda
Thursday, October 31, 2013

7:30 am – 8:30 am
Wayzata City Hall Community Room
600 Rice Street East
Wayzata, MN 55391

1. Call to Order – Chairman Shaver

2. Approval of Agenda

3. Approval of Minutes of September 5, 2013

4. Annual Meeting 2013
   a. Election of officers
   b. Appoint Executive Director
   c. Receipt of Financial Report
   d. Confirm 2014 meeting schedule: January 23, April 24, July 24, & October 23

5. New Business
   a. Discuss Developer Feedback re: Meyer Dairy site
   b. Wayzata Lake Effect - Review Draft Framework

6. Next Meeting Date: Thursday, January 23, 2014

7. Adjournment

HRA members present: B. Ambrose, T. Shaver, D. McGill, B. Petit
HRA members absent: R. Wothe
City Staff/HRA Executive Director present: Heidi Nelson
City Staff present: Darla Frink
Also present: Trudy Halla, Briggs and Morgan; and, Stacie Kvilvang, Ehlers & Associates

Chairman Shaver called the meeting of the HRA to order at 7:40 a.m.

APPROVAL OF AGENDA
McGill motioned to approve the September 5, 2013, meeting agenda as presented, seconded by Ambrose. The motion passed 4/0 by voice vote.

APPROVAL OF MINUTES – MINUTES OF JULY 25, 2013
Petit motioned to approve the July 25, 2013, minutes as presented, seconded by Shaver. The motion passed 4/0 by voice vote.

PUBLIC HEARING TO CONSIDER THE ISSUANCE OF A MULTIFAMILY HOUSING REVENUE NOTE AND ON A PROPOSAL FOR A HOUSING FINANCE PROGRAM (HAMMER RESIDENCES, INC. PROJECT)
Trudy Halla, Briggs and Morgan, explained that revenue notes are being issued for the Hammer Residences, Inc. to refinance three bonds. Ms. Halla stated the Wayzata Bremer Bank has agreed to buy the bonds, if approved, in the total amount of $5.5 million as a direct purchase. Ms. Halla stated the City issued $2.5 million of bonds for Hammer Residences, Inc. in December of 2006. She explained the Wayzata HRA was formed in the 1970s, which precedes a statute giving cities, HRAs, and EDAs the ability to issue bonds. Therefore, the City Council has to grant that authorization. In this case, the Wayzata City Council adopted an ordinance authorizing the HRA one-time authority to issue bonds for the Hammer Residences, Inc. project. Ms. Halla provided an explanation of the difference between bank qualified and non-bank qualified bonds.

Shaver opened the public hearing at 7:48 a.m.

There being no additional public comment, Shaver closed the public hearing at 7:48 a.m.

The HRA agreed to reorder the agenda and next consider New Business.

NEW BUSINESS

a. Consider Resolution Approving the Issuance and Sale of a Multifamily Housing Revenue Note (Hammer Residences, Inc. Project), Series 2013 and Authorizing the Execution of Documents Relating Thereto

Petit made a motion, seconded by Ambrose to adopt Resolution No. 01-2013HRA, Approving a Housing Program and the Issuance and Sale of a Multifamily Housing Revenue Note (Hammer Residences, Inc. Project), Series 2013 and Authorizing the Execution of Documents Relating Thereto. The motion passed 4/0.

OLD BUSINESS

a. Update on Lake Effect Planning Process

Nelson reported on the well-attended Lake Effect Open House on August 13, 2013, where Scenarios A, B, and C had been presented and a new scenario, Scenario D, developed. She stated the City Council authorized Scenario D to be presented during James J. Hill Days to obtain additional input. It was noted the most controversial issues relate to the need to accommodate parking, the parking lot by Sunsets, and the Mill Street ramp. It was noted Scenario D creates a parking plaza that can easily be transitioned for event use.

Ambrose asked about approval from other jurisdictional agencies (Watershed District, DNR, and Conservation District). Nelson stated staff will research possible tradeoffs through a green perspective to meet the goals of those agencies as well as the Lake Effect. She noted a key factor is safety along the Lakefront and downtown as people like to walk the tracks and ability to provide another opportunity to walk along the lakefront other than the train tracks. Another issue is determining the right amount of activity that can still maintain a "small town" nature.

Nelson stated the Framework will continue to be refined and next steps include meetings with jurisdictional agencies and Burlington Northern to assure safety issues are addressed. Within the next three months, the Framework, which is a ten-year plan, will be presented to the Planning Commission, Park Board, Heritage Preservation Board, and HRA. At that time, prioritization will also occur.

The HRA briefly discussed components of the Framework and asked questions of Nelson relating to how elements such as the green lawn by the Depot will be brought forward. Nelson stated the Boatwork's lake access has not been a specific focus and it is the intent for the City to partner with the private property owner to determine their goals and future development opportunities.

Petit asked how the pieces will be designed. Nelson stated it may be by competition or RFP. She advised that the City Council decided to hold off on sidewalks on the north side of the 600 block to see where the pedestrian design goes before moving forward. Nelson stated this sidewalk issue will be considered over the winter months.

Petit asked whether the process is going forward as anticipated by staff. Nelson stated the process has gone above and beyond expectations because of the high level of input by the community (30-40% resident participation).

Ambrose asked about civic venues in the 600 block and whether a civic venue/convertible street is part of Scenario D. Nelson explained the term had been changed to "parking plaza," which may be a cobblestone parking area that can easily be converted to an event space. Ambrose stated he hopes the Framework contains viable pedestrian space that will also benefit downtown businesses.

b. Update on Priority Redevelopment Sites

Nelson stated the top redevelopment site is Meyer's Dairy building so staff reached out to three developers to ask how it might look. She stated this building is not officially listed as an historic structure but due to the age/construction of the building, there is

desire to retain some of the City's history. Nelson stated it will depend on what is financially feasible.

Stacie Kvilvang, Ehlers & Associates, stated they have spoken with three developers, Beard Group, George Sherman, and Anderson Builders, about the Meyer's Dairy site and what the market will bear as far as size, structure, types of reuse, and challenges. The goal is to generate activity for the west end. Kvilvang explained that due to the building's structure, a full reconvert to restaurant/bar is not feasible functionally and in addition, there is not sufficient density given land costs. All three developers indicated, at a minimum, bringing in the adjoining property (car wash) to create a larger site, additional square footage, and opportunity to address parking. All three developers mentioned vertical mixed use and underground parking. Kvilvang stated two of the three developers (Beard Group and George Sherman) have preliminary site plans and are preparing numbers for presentation to staff. Once that information is presented, it will be brought before the HRA for review and input.

Ambrose asked about abatement of asbestos and/or mold. Kvilvang stated there are many remediation options and one of the challenges to the developers is to determine what portion of the Meyer's Dairy building can be saved.

Petit asked about the value of the property. Nelson indicated a broker has been engaged on the property and met with staff.

Shaver stated the property is environmentally challenged and there will be need for remediation because of the building's age, fueling of trucks, and other activities that occurred on that property. He suggested the issue of blight be addressed so the HRA can offer TIF as a redevelopment tool.

Petit asked how motivated the property owners are to sell. Nelson stated she does not get the sense that there is urgency. Petit stated he spoke with David Graham who develops apartments and condominiums about the number of land dollars you can apply per unit. He stated there may be a disconnect between what the property owner wants and the property is worth, which may be an issue. Ambrose stated that is also his sense.

Shaver stated a lot combination with the car wash property, an on-going business, may further complicate the process.

Petit stated the variable relates to the land cost and it would be interesting to determine the impact of including the car wash property on the per square foot land costs. Shaver stated it would probably increase the land costs on a per foot basis, causing it to be even more difficult to make the mixed-use structure proforma work.

Kvilvang pointed out that adding the car wash property will increase efficiency of the site and broaden opportunity for how it can be used.

Shaver asked who is doing the project east of the car wash. Nelson stated a construction firm is re-facing the building for its own use.

NEW BUSINESS

a. Consider Resolution Approving the Issuance and Sale of a Multifamily Housing Revenue Note (Hammer Residences, Inc. Project), Series 2013 and Authorizing the Execution of Documents Relating Thereto

This item was considered prior to Old Business.

NEXT MEETING DATE

Following discussion of availability, Shaver made a motion, seconded by Ambrose, to schedule the next meeting on Thursday, October 31, 2013. The motion passed 4/0.

ADJOURNMENT

There being no further business; McGill motioned to adjourn at 8:25 a.m., Shaver seconded the motion and the motion carried 4/0.

Respectfully submitted,

Becky Malone
Deputy City Clerk
City of Wayzata

Drafted by Carla Wirth
TimeSaver Off Site Secretarial, Inc.

DRAFT

CITY OF WAYZATA, MINNESOTA
HOUSING AND REDEVELOPMENT AUTHORITY
(DISCRETELY PRESENTED COMPONENT UNIT)
COMBINING BALANCE SHEET
DECEMBER 31, 2012

	304 Central Area Tax Increment	314 Widsten Tax Increment	316 Bay Center Tax Increment	440 Housing	Total
ASSETS					
Cash and temporary investments	$ 4,518	$ 321,989	$ -	$ 342,402	$ 668,909
Cash with fiscal agent	192,850	-	-	-	192,850
Receivables					
Accrued interest	-	-	-	12,643	12,643
Notes	-	-	-	46,825	46,825
Due from other funds	-	9,490	-	-	9,490
TOTAL ASSETS	$ 197,368	$ 331,479	$ -	$ 401,870	$ 930,717
LIABILITIES AND FUND BALANCES					
LIABILITIES					
Accounts payable	$ -	$ -	$ 1,183	$ -	$ 1,183
Due to other governments	2,521	1,215	-	-	3,736
Deposits payable	-	-	-	703	703
Due to other funds	-	-	9,490	-	9,490
TOTAL LIABILITIES	2,521	1,215	10,673	703	15,112
FUND BALANCES					
Restricted for economic development	194,847	330,264	-	-	525,111
Committed for housing and economic development	-	-	-	401,167	401,167
Unassigned	-	-	(10,673)	-	(10,673)
TOTAL FUND BALANCES	194,847	330,264	(10,673)	401,167	915,605
TOTAL LIABILITIES AND FUND BALANCES	$ 197,368	$ 331,479	$ -	$ 401,870	$ 930,717

Total fund balances reported above	$ 915,605
Amounts reported for the Housing and Redevelopment Authority in the statement of net position are different because	
Capital assets used in the Housing and Redevelopment Authority are not financial resources and therefore are not reported as assets in the funds.	
Cost of capital assets	2,092,900
Noncurrent liabilities, including bonds payable, are not due and payable in the current period and therefore are not reported as liabilities in the funds. Noncurrent liabilities at year-end consist of	
Bond principal payable	(970,000)
Plus: unamortized bond premium	(26,537)
The funds do not report a liability for accrued interest until due and payable.	(1,775)
Total net position - Housing and Redevelopment Authority	$ 2,010,193

CITY OF WAYZATA, MINNESOTA
HOUSING AND REDEVELOPMENT AUTHORITY
(DISCRETELY PRESENTED COMPONENT UNIT)
COMBINING STATEMENT OF REVENUES, EXPENDITURES AND
CHANGES IN FUND BALANCES
FOR THE YEAR ENDED DECEMBER 31, 2012

	304 Central Area Tax Increment	314 Widsten Tax Increment	316 Bay Center Tax Increment	440 Housing	Total
REVENUES					
Tax increment	$ 1,152,998	$ 487,410	$ -	$ -	$ 1,640,408
Investment earnings	4,627	5,117	-	2,998	12,742
TOTAL REVENUES	1,157,625	492,527	-	2,998	1,653,150
EXPENDITURES					
Current					
Housing and economic development	1,538,021	471,215	1,321	72	2,010,629
Debt service					
Principal	595,000	250,000	-	-	845,000
Interest and other	15,770	21,025	-	-	36,795
TOTAL EXPENDITURES	2,148,791	742,240	1,321	72	2,892,424
NET CHANGE IN FUND BALANCES	(991,166)	(249,713)	(1,321)	2,926	(1,239,274)
FUND BALANCES, JANUARY 1	1,186,013	579,977	(9,352)	398,241	2,154,879
FUND BALANCES, DECEMBER 31	$ 194,847	$ 330,264	$ (10,673)	$ 401,167	$ 915,605

CITY OF WAYZATA, MINNESOTA
HOUSING AND REDEVELOPMENT AUTHORITY
(DISCRETELY PRESENTED COMPONENT UNIT)
RECONCILIATION OF THE COMBINING STATEMENT OF REVENUES, EXPENDITURES
AND CHANGES IN FUND BALANCES TO THE STATEMENT OF ACTIVITIES
FOR THE YEAR ENDED DECEMBER 31, 2012

Total net change in fund balances	$ (1,239,274)
Amounts reported for the Housing and Redevelopment Authority in the statement of activities are different because	
The issuance of long-term debt provides current financial resources to the funds, while the repayment of principal of long-term debt consumes the current financial resources of the funds. Neither transaction, however, has any effect on net position. Also, the funds report the effect premiums, discounts and similar items when debt is first issued, whereas these amounts are deferred and amortized in the statement of activities. The amounts below are the effects of these differences in the treatment of long-term debt and related items.	
Principal repayments	845,000
Amortization of bond premium	9,925
Interest on long-term debt in the statement of activities differs from the amount reported in the funds because interest is recognized as an expenditure in the funds when it is due, and thus requires the use of current financial resources. In the statement of activities, however, interest expense is recognized as the interest accrues, regardless of when it is due.	2,823
Change in net position - Housing and Redevelopment Authority	$ (381,526)

Memo

To: Wayzata HRA

From: Stacie Kvilvang

Date: October 31, 2013

Subject: Meyer's Dairy Redevelopment Opportunities

At your September 5, 2013 meeting, staff updated you on meetings we had with three developers to discuss the opportunities and barriers surrounding the potential redevelopment of the above referenced site. Staff stated that at your October meeting, we would invite the developers to come and speak with the HRA regarding their thoughts on the site.

One of the three developers provided staff with preliminary site drawings and a detailed analysis of the site. The other two developers did not provide site plans, but were willing to come and discuss their thoughts with the HRA. Unfortunately, these two are unable to attend the HRA's meeting due to conflicts in their schedules.

Bill Beard of the Beard group will be in attendance to overview his perspective on the site, including:

1. How he analyzed the site for future redevelopment, including looking at potential reuse of the existing building

2. Why additional parcel(s) may be appropriate to include in the redevelopment

3. What he sees as barriers to redevelopment of the site(s)

4. What he sees as the opportunities for redeveloping the site(s), including overview of a preliminary site plan

Mr. Beard is providing a site plan as a concept only to spur a dialogue with the HRA. The discussion should focus on:

1. Importance of retaining the existing building and/or a portion of it (i.e. portion of the façade, etc.)

2. Importance of having retail or a use that will generate "activity" at this end of Main Street

3. Is housing an appropriate use for the site, and if so, is there a preference for rental or owner occupied housing

4. Views on building height and design aesthetics

5. Importance of addressing adequate parking for the site(s)

It is anticipated that there would be significant interest from the development community in redeveloping the site(s). Additionally, city staff continues to be in contact with the broker for the property.

Please contact me at 651-697-8506 with any questions.

CITY OF WAYZATA

PLANNING DEPARTMENT

MEMORANDUM

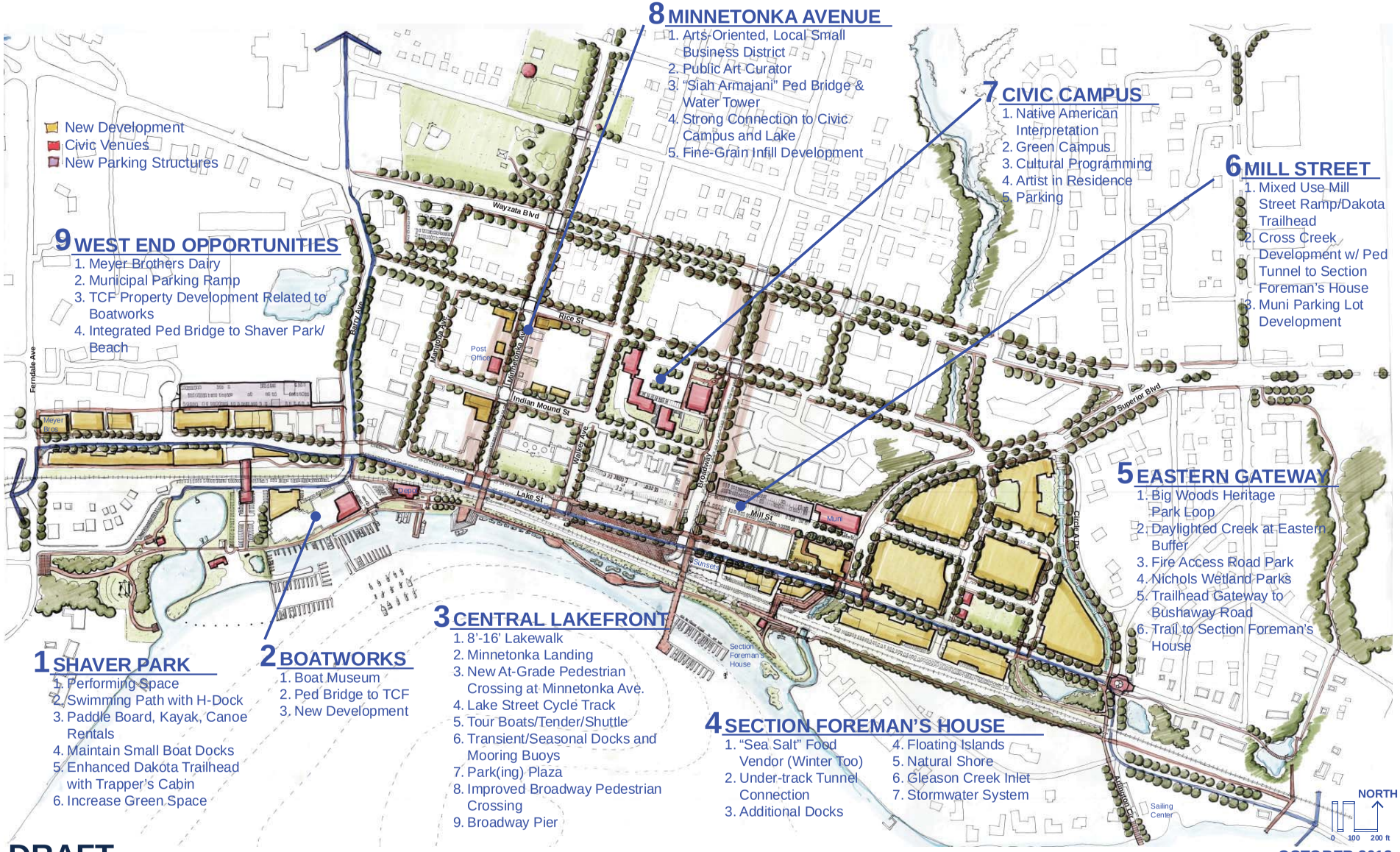
To:	HRA Members
From:	Bryan Gadow, City Planner
Date:	October 24, 2013
Re:	Lake Effect Project Update and Scenario D Feedback

As you may be aware, the City is in the midst of a sixteen month long community engagement effort, named the "Lake Effect" to develop a ten year plan for the City's lakefront. In July of 2012, the City hired the Saint Paul Riverfront Corporation (SPRC) to assist with the community engagement process. Over the course of the last year, the City has held open houses, small group focus groups, community design workshops, utilized social media, and had booths at community events to solicit community input and feedback on ideas for the lakefront. The SPRC design team has gathered these ideas for projects, programs, and policies, and depicted them on illustrated concept maps. At this stage in the process, we have gone through three different concepts, and are now on a fourth concept called "Scenario D", which reflects the community feedback received to date.

The next step in the community process is to gather feedback on Scenario D from our various city boards and commissions (i.e. HRA, Planning Commission, etc), and other governmental jurisdictions like the DNR, Minnehaha Creek Watershed District, and Three Rivers Park District. Once this feedback on Scenario D is received, the SPRC team and City staff will develop the final ten year plan for City Council review and adoption. Included in this final plan will be cost estimates, project phasing, and funding analysis for the various lakefront projects. It is anticipated that the final plan will be implemented over the course of the next ten years, as grant opportunities and other funding sources permit.

The SPRC team and City staff are asking for the HRA's feedback and comments on the proposed Scenario D concept plan.

Attached to this memo are some additional background information on the Lake Effect process, the Scenario D concept plan, and a list of metrics associated with Scenario D.



DRAFT

LAKE EFFECT FRAMEWORK

OCTOBER 2013

FRAMEWORK SCENARIO D--METRICS
Tuesday, September 3, 2013

1. **Lake Walk**
   - Continuous lake walk from Shaver Park (big beach) to the Section Foreman House, and then to the Fire Access road (little beach)
   - Shoreline improvements
   - One (1) improved pier (Broadway)
   - One (1) new overlook (Minnetonka)
   - Additional transient and seasonal boat slips

2. **Lake Access**
   - Improves four (4)current at-grade railroad crossings (Broadway, Boatworks, Ferndale, Circle Drive)
   - Adds one (1) additional at-grade railroad crossing (Minnetonka)
   - Improves view corridor at two (2) street ROW (Walker, Manitoba)
   - Adds two (2) grade separated crossings (TCF and Cross Creek)

3. **Enhance Lakefront Venues**
   - Section Foreman House—repurposed as community venue
   - Boatworks as home to Museum and possible future development
   - Shaver Park as "home town "recreation venue
   - City Hall campus as a destination

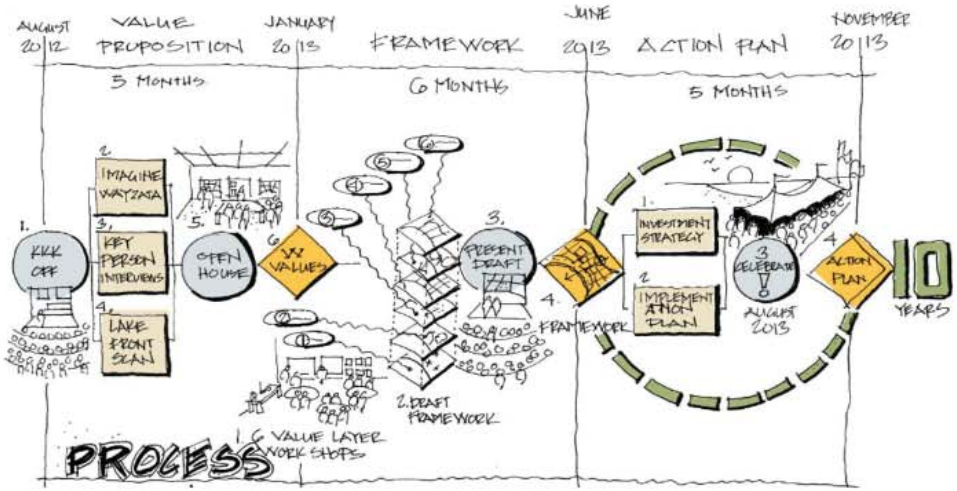
4. **Connections**
   - Cycle Track connecting Dakota Trailhead to Circle Drive and to Bushaway Corridor
   - Dedicated bike lane connecting Dakota Trailhead to Luce Line
   - Enhanced sidewalk network throughout Wayzata
   - Signage and Wayfinding Program, emphasizing Gateways
   - Natural systems and landscapes

5. **Balanced Approach to Parking and Circulation**
   - Dedicated bike lanes
   - Improve pedestrian crossings/sidewalks
   - Net increase in Transient and Seasonal boat slips/moorings
   - Retain on-street parking
   - Multi Use of Municipal Parking Lot at Broadway
   - Net increase in parking via parking ramps

6. **Purposeful Public Investment**
   - Meyer's Dairy and TCF on the West End
   - Mill Street and Cross Creek on East End
   - Increased all season programming

PROCESS

In order to arrive at the 10 Year Lakefront Plan, a 16-month Community Planning and Engagement process is being executed. This process is broken down into three phases:



Phase One: Community Value Proposition

During the first phase, we encouraged community participation to stimulate new ideas and voices through a series of community events, surveys, activities, and forums. With your input and feedback, we will determine a set of agreed upon value statements that reflect the community's aspirations for the future of the lakefront.

Phase Two: Transformation Framework

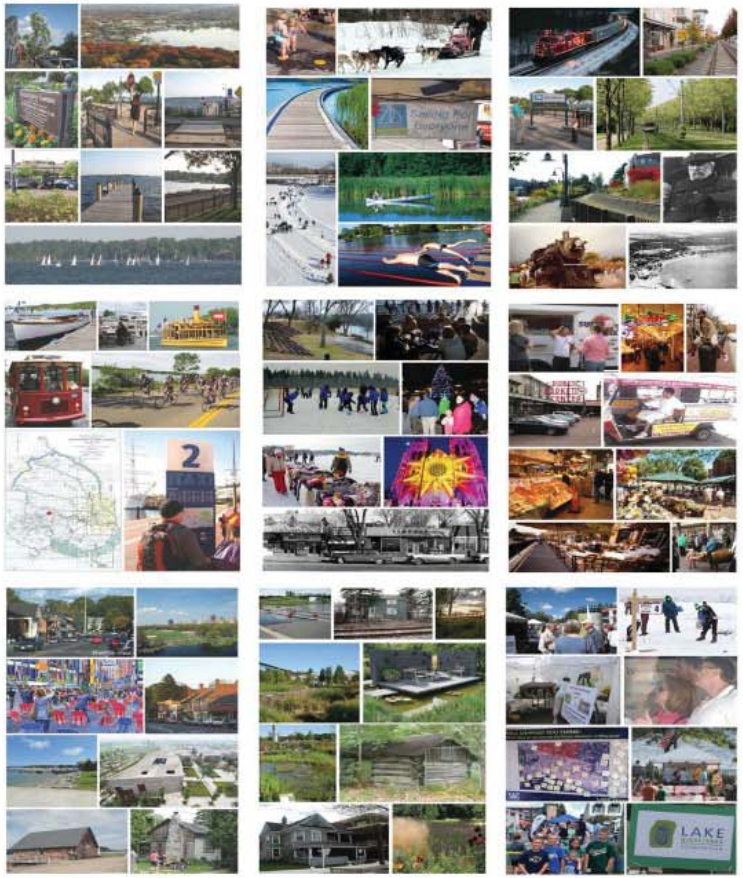
The second phase continues and builds upon the community engagement process initiated in Phase One. Through our hands-on community design process, all interested community members become a part of the design team along with design professionals. When this phase is complete, a community-embraced framework emerges.

Phase Three: Action Plan

The third and final phase takes the framework that was developed in Phase Two and turns it into a actionable, 10 year Lakefront Plan.

PRECEDENTS

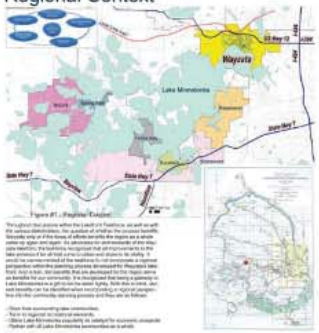
Lake Effect: Inspiration from Around the World featured an inspiring keynote presentation by Ed Freer with images of lakefronts from across the globe, as well as a community discussion where community members began offering their input.



LAKEFRONT SCAN

Early in Phase I, a thorough inventory of the lakefront was compiled. This data was used to understand the existing conditions on the lakefront and to identify our community's strengths and opportunities for development.

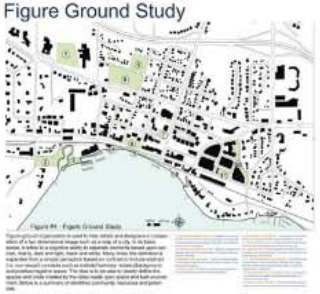
Regional Context



Base Map

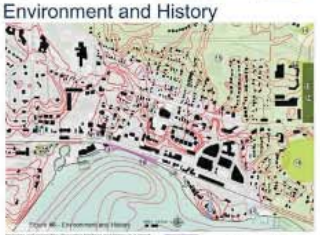
Aerial Photography

Figure Ground Study

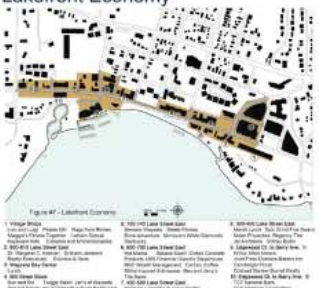


Access and Safety

Environment and History



Lakefront Economy



Landuse/Landcover

Public Realm

Values Illustration

Opportunity Analysis

Synthesis Diagram

COMMUNITY VALUES

Community input from phase I was compiled and used to create a set of value statements that reflect the community's aspirations for the future of the lakefront.

Be Wayzata
Wayzata is a charming family friendly community that welcomes visitors as the Gateway to Lake Minnetonka. Be Wayzata; honor and build on Wayzata's unique lakefront location, history, ecology, scale, architecture, retail, service, cultural, and neighborhood assets. Draw from the Hippocratic Oath: First Do no harm.

Embrace the Lake
Lake Minnetonka's physical, recreational, scenic, and spiritual assets are keys to Wayzata's unique sense of place, year round appeal, culture, and economic vitality. The residential, retail, and commercial community faces, embraces, and integrates with the lake's many assets. Enhance the quality of life and lake-living culture. Visitors will go where the locals go; touch the water, boat, swim, fish, and skate the lake. Protect important view corridors.

Reimagine the Railroad
James J. Hill's historic lakeside railroad preserved the community's view to the lake and saved the lakeshore from private development. Its operation simultaneously compromises access to and from the downtown and the lake, use of the lakefront, and raises safety concerns for both the railroad and community. Reimagine the railroad to realize opportunities and address issues along the BNSF downtown reach.

Access for All
Wayzata's lakefront downtown serves the local community and is also part of a regional network of shopping, entertainment, service, and recreation. Provide safe, affordable, all-season universal access – for all ages and abilities, residents and visitors – to walk, bike, boat, drive, park, see and connect Wayzatians and regional visitors to Lake Street retail and services, lakefront amenities and activities, and the lake. Connect the parts visually, physically, and with information and "way finding" signage.

Lively, But Not Rowdy
Wayzata is a peaceful and vibrant family community that invites and welcomes visitors by providing diverse attractions and experiences for all ages. Enhance and develop a variety of affordable every day and unique opportunities for year 'round shopping, dining, culture, recreation, celebration, gathering, and relaxation.

Thoughtful Economic Growth
Continue economic growth with small focused projects and programs that create direction, success, synergy, and momentum toward community plans and goals. The sum is greater than the parts. Restore, repurpose, build and program with balance and diversity. Champion local businesses and encourage a mix of affordable retail and service businesses.

Design Matters
Wayzata's lakefront downtown picture postcard should look great. From storefronts to housing, from landscaping to signage, design matters. Invest in, and build upon, the identity of the lakefront downtown with quality design, architecture, and signage, of appropriate scale, that safely knits together and connects the fabric of Lake Street and the lakefront.

Environmental and Historical Stewardship
The environmental health and history of Wayzata and the Lake Minnetonka watershed are integral to Wayzata's economy, sense of place, and community well-being. Stewardship and sustainable development practices will support a healthy ecology, Wayzata's heritage, and strengthen the community development partnership. Wayzata's natural beauty and cultural heritage means you don't have to "go up north" for a resort experience, when you already live in, or near, Wayzata.

Engaged Community
Wayzatians care about the future and actively participate in shaping their community. Everyone's voice and involvement is important. Continuing community engagement is key to long term success.

COMMUNITY WORKSHOPS

Through a hands-on community design process, all interested community members became part of the design team and worked alongside design professionals to translate the Community Values approved in Phase I into project ideas and design concepts specific to Wayzata. Anyone who lives, works or loves Wayzata was invited to participate.

COMMUNITY WORKSHOPS

Community members offered hundreds of suggestions for lakefront improvements. The following list was compiled from the maps and brainstorm portions of the workshops.

Independent Submissions
Amphitheater, Beach/Shaver Park
Lakeside Park, Expand Depot Park
Boardwalk, Shaver Park to Starbucks
Boat Museum, Next to Depot, Eastman Swamp
Bridge Over Tracks, Sunsets
Curling, Roof Top Park of Muni Ramp
Community Center/Sculpture Garden, Sunsets Parking Lot
Lawn Bowling, Muni Parking Ramp Roof
Public/Private Marina, 3 Locations, Beach Park, Center, Roadmaster
Transient Boat Slips, All Along Boardwalk
Boardwalk Concept
Native American Lake Heritage Museum, In Front of City Library into Hill, Eastman Swamp
Rooftop Dining, Wouldn't's Building, Meyer's Dairy, Muni Ramp
Roundabout with Public Art/Fountain, In Front of Hotel for Pres Homes
Swim Lane, Location TBD
Tree Lined Gateway, Bushaway Road to Roundabout
Ped Tunnel Under Tracks, Sunsets/Starbucks/Boatworks
Visitor Center/Public Bathroom, Renovated Beach House
Public Art
Parking Ramp on Mill Street
More Docks for boats and people
Board Walk that includes access to the Depot
Public Restrooms
The new bicycle path needs to start closer to downtown Wayzata
More benches
Historical markers on downtown buildings
Wayzata Historical Society needs to display their possessions in space??
Entertainment
Sampling Space where local wineries could have taste tasting. It could also be used by other business's that want to display their wares.
Long term the city need to build a parking ramp by the beach
What about a Trolley like we used to have?
We need a tourist Go-To place for the tourists; museum, train display, etc.
We need the Chamber to be re-located, so the Wayzata Historical Society could housed, with displays in the Depot Building

Workshop 1
Canoe/Kayak Rental at beach
Yoga on the beach
Food carts on beach, Food trucks
More picnic tables
Extend walkway (boardwalk) over water east of Depot
More upkeep of rental properties and sidewalks along Rice & Superior
Walking/stop access up hill at Wells Fargo
Garbage cans needed throughout
Benches on east end of Lake needed
Footpath (paved) access to Foreman's house
Better upkeep of Foreman's house yet keeping area natural, add benches & picnic tables
Need sidewalk on west side of Broadway
Public restrooms
More public boat docks needed, include large pier on lake
Need to be able to walk along lake east from Depot
Better use of Section Foreman's House
Parking structure
Consistent sidewalk maintenance
Improve landscaping of city sidewalk areas
Boardwalk from Rice Creek to west
Meyer's Dairy & East: opportunity for redevelopment
Bike trail connections
Train garden
Reclaim lakefront parking for lake access (i.e., Sunset's pkg lot)
Addition of natural features along Lake Street (trees, planters, etc)
City design requirements for homes
Utility building blocks view of lake from Blue Point
Boulevard needs landscaping attention
Station Foreman's house underutilized - boat rental
Lake/Superior crossing needs to be more ped friendly
Lighter-Quicker-Cheaper: Short term experiments like conversation pits, multi-use farmers market space
Waterfront connection: continuous walkway
Lake walkway: close enough to touch the water; interactive experience of the lake
Maintain views of lake
Promote Wayzata as a walkable city
Maintain natural elements
Add benches on lakefront to triangulate conversation
Underutilized west end needs development
Create trailhead for Dakota Trail
Fire pit at Depot
Beach as driver of economic growth
City policy to enforce maintenance of rental properties
Height limitations on construction
Maintain natural quality of Rice Lake/SF House but make more accessible
Balance of boaters, walkers, bikes on Lake St
Wetland at SF House needs cleanup
Excursion boats
Shaver park improvements
Rooftop hangouts
West end as destination
Stopped access on Rice St
Pilot (inexpensive) projects - see what works/doesn't work
Handicap access
Multi-use street (Nice, France: Central Park)
Ease RR crossing
Areas for exercise - e.g. Library steps, along lake
Improve aesthetics of fencing @ Met Transit parking, more natural
Farmers Market at Lakefront
Retain views of lake
Branding - take the snootiness out of Wayzata (perception/image)
Books - library, bookshop
Boutique shops, local businesses
Offer activities for whole family - parents, grandparents, children, teens
Microbrewery at Meyer Bros Dairy
4 Season activity on Lake – Skating
Shaver park: Family Friendly
Bike rentals at Shaver park
Pavilion in Shaver Park – event/performance space
Concert/movies at Depot
600 block: Active Zone
Lake street pedestrian only on weekends
Section Foreman house: "reflective", meditation garden
Structure parking along Mill St west of Muni
Complete streets on lake – supports bike/walk
Roundabout
Opportunity to age in place
Exercise: boot camp stairs by library
Trailhead near beach
Make Lake St bike friendly
Development opportunity at Boatworks
Meyer Bros Dairy revitalization
Better visual/physical connection to west side
Outdoor dining at Boatworks
View of lake along 600 block is sacred
Lake walk – NOT a boardwalk, more natural
Water taxi
Need sidewalk along Broadway
Sidewalk along Circle A Drive
Connection down to lake at Sailing School
Ice Skaters road across lake in winter
Fill or structure along lakefront
Development at West End/Meyer Bros Dairy
More boat parking
Nature reserve with boardwalk east of strip mall at Circle Dr & Lake St
Improve connectivity from Shaver Park (trailhead) into downtown
Shaver Park: promote & educate re: ecology
Pier at beach
Steps down to the water
Winter bonfires on lake
Extend shoreline (fill)
Ice skating, CC Skiing, broomball on lake (winter)
Improve view of city from lake
Reconfigure Sunsets block
Multiuse/convertible space in Sunsets parking lot
Utilize commercial parking for Art events on weekends
Activate Shaver park: bikes, boats, kiosks
Make docks more inviting
Love RR – keep as is
Barry St RR crossing needs to be ADA compliant
Public art
Museum at Depot
Access across RR needed at Minnetonka Ave
Enhance landscaping on RR property
RR Rides for kids & kids at heart
Celebrate RR theme & RR movement
RR themed gateway at Broadway
Improve aesthetics or remove utility building (blocks lake view from Blue Point)
Rail transit to/from Minneapolis
Shade canopies
Pop up restaurants
Tunnel under RR
Enforce rental property maintenance
Sidewalks/connections
Boardwalk retaining – pedestrian connection
Legible walkways
Park benches
Auxiliary building in Shaver Park – use?
Walk up rental & concessions in restroom (Shaver Park)
Coordinate signage
Landscaping along Superior
Additional restrooms, visitor center at beach/Shaver park
Connection: quiet ends, lively center
Views from lake of backs of shops is unsightly
Welcoming piers
Presbyterian Homes looks too massive
Muni building looks cheap, like a moved-in old barn. Let's not use this architect again.
Junk, plastic, etc thrown in hillside opposite 815 Rice (apts) & next-door apts on Rice/Grand
930 Rice (apt) unkempt lawn, all dandelions
Let's keep all big shade trees on Lake Street, don't listen to offices, stores, apt owners who want to remove them – these trees belong to ALL people.
Library area outside for little kids is beautiful but needs shade trees on west side against afternoon sun.
Lovely, peaceful area at Rice Lake should be kept as a park, NOT developed.
Section Foreman's house: coffee shop, other uses?
Rice Creek park – keep natural, beautify
Historic Rice Creek
Continuity/fence – path of desire along tracks from Depot to Sunsets
Access under tracks (tunnel) at Broadway
Connect to Section Foreman's house
Milfoil/weeds along lake at SF house – needs clean up
Convention Center at Boatworks
Activate Post Office & park
Keep shoreline natural, but make ADA accessible
Butterfly garden at Shaver Park
Docks to lake/Harbor to natural
Lakefront at DT is a sacred zone
Expand public docks east toward SF house
Better purpose for open space along Barry
Sunsets parking: historically was green space
State bank/Restrooms & Visitor Center (corner of Barry & Lake)
Boardwalk goals: Commerce generator – boat rentals, food
Indoor/outdoor theater
Protect & promote lake views via policy
Promote small scale local businesses/startups
SF House: party rentals
Hotel
Hardware store
Drug store
Open streets/Summer streets
Embrace winter season
Activities are different from commerce
Bandshell
Need an east bike trail
Give people options for activity
Shaver park needs better signage, better aesthetics (more welcoming)
Activities for Shaver Park
Rice Lake/SF House: Natural habitat, minimal investment, preservation area – a pedestrian destination
Reclaim parking
Attract & welcome boaters, more like Excelsior does
Family friendly activities
Skate park
Creative public spaces
Build upon desire lines
Respect natural beauty
Keep lakefront open from Broadway to Minnetonka
Quiet the RR whistle
Put RR in tunnel
Reschedule RR
Move RR in one right of way
Better regulate access across/over tracks
Signage czar to coordinate & regulate safety/visual pollution
Convert commercial to public parking at certain times
Make lakefront an educational experience
Address small wheel (baby buggy & walker) issues at rail crossings
Let people touch the water
Create seating for gathering
Draw people from Dakota Trail to lake
600 block of Lake St widen 6 feet on north side
Table benches drainable
Separate bikes & walkers
Lake front ecology & education
Need continual contamination alerts
Need bioswales/pollution control
Need better notices of beach OK to use & under control
Get rid of fences behind & east along RR
Clearly identify ped access
Landscape aesthetics along track
Hide Biffy
Five Swans Preservation
Openness in center of shore
Fish house contamination
Geothermal @ WB Development
Keep trees for shade
Policies for Arch – unique theme
No Biffy
Additional trash cans
Interpretive/Historical signage/kiosks

Workshop 2
Bandshell – east or west bookend
Gateway to Lake Mtka
Boardwalk/lake walk
Consider parking
Feels like a vacation
Fire pits & gathering spaces
Floating restaurant
Shops behind Sunsets – extend views to lake
Bridge across RR Tracks – access & safety
Nie Ride/Rentals/cater to bike/restaurant
Bike Lane
Native American museum
More use of Shaver Park
Stormwater treatment before water gets to lake
More docks
Arch boardwalk from Sunsets to Depot
Skating on lake
Dakota Trail connections
Brewery at Meyer Bros Dairy
RR Museum
Fountain at Lake St
Connect to Luce Line trail
More gathering spaces & benches
Valet in downtown
Parking/close lake access
Trolley/Fundraiser
Junior High lot
Park & Ride
Spread out use/activities
Milfoil cleaning stations
Use the space of the shore
Sunsets parking lot could be so much more
Boatworks/Shaver Park – Restaurant
Shaver park – more visible, more places to sit
Bandshell in Shaver Park
Fur traders cabin – move into Shaver park
Split kayak/paddleboat use from beach
Some don't like feel of 600 block – architecture, too close to parking
Lake street feels bare – no real shade trees
Old shops vs modern architecture – what is theme?
Train – some find enjoyable, family friendly (fun for kids to see)
Train is part of our history, live with it & accept it
Train is a barrier to the lake
Get over the tracks with glass elevator system
Historical walking tours for kids, make more visible
Create park in Sunsets parking lot
Connection from beach to foreman's house
Walker street feels like a barrier – people don't know there is more to see
Depot – add interactive things, sculpture for children
Educate people that depot is there
Bring people down to docks at Depot
Schools should be tied
Continue shops, buildings, etc so people know there is more to see towards boatworks, depot, etc.
Move offices to the west down Lake St
Let the connection be a boardwalk for fishing and transient boat docking
Environment means water quality of lake – does city have standards to reduce runoff? Need to consider this
Wayfinding/signage history needed. For biking history, etc. Like the Grand Rounds signage: 3 Rivers does it well.
Campanile idea for Great Tower – icon & views. Maybe this should be up on hill by library
No port-a-pottys. Put restrooms in buildings (we can't all go!)
Bring back the movie theater in 600 block
Meyers Dairy rehab – Entry
More ramp parking by Muni
Valet parking at waterfront (Sunsets lot)
Green path from Depot to SF house
Parking along Lake St across from new development on east side
Garden at SF house
Movie theater/multi-use performance space
Small-town businesses meeting daily needs of residents
Cheaper rents
Tax incentives for local businesses
Farmers market, bike rentals at Boatworks
Museum at SF house
Outdoor food court style seating for restaurants
Auto free times on Lake St – pedal cabs, horse carriages, foot traffic
Rooftop decks
Revive Mill Street
Winter activities – snowshoeing, skating like Rockefeller Center
Yoga on beach
Amphitheater in Shaver Park
Parking concerns/lack of parking – distribution along lakefront, off of lake street, ramps
Art in Wayzata – art fairs, galleries, public art
Balance development along lakefront
Bring back trolley
Go slow with development
No inexpensive housing
Keep building height down
Increase building setbacks
Vertical mixed use
Meyers Dairy – service bikers
Artist studios in Meyer Bros building
No more office buildings
Access for boats/kayaks/canoes (from beach)
Warming hut on lake for ice skating in winter
Garden park at depot
More access points to lake & places to inhabit
Historic & Interpretive signs at Depot
Interpretive kiosks
Bricks bad on broadway
Segway
High class piano bar
Bandstand at lake front (Walker Ave)
Keep Sunsets parking lot as is
Cruise trips
Water taxi
Food boats (like food trucks, but on water)
Boat piano bar
Dining out on the water
Add trees, flowers, grass all around city
SF house as ecological area
Dining train trip
Rooftop restaurants with piano bar
Bridge over RR
Create community center for condos north of Muni parking lot
Access points should announce Wayzata character, introduce & celebrate Wayzata
Bike lane on Lake St to connect Dakota Trail
Repurpose existing buildings
Brick walkways are dangerous
Lake edge path/boardwalk & universal access to it
Shuttle boats to other communities
Food barge
Kids fishing
Develop more lake habitat
Preserve green spaces
Better & more wayfinding – create iconic symbol
Park to communicate Wayzata better
Be Wayzata – go slow & sure
Boardwalk from Section House to Yacht Club
Build on RR history
Healthy lifestyle
Direct Lake St to Gordon Park
Better canoe access to lake

Workshop 3
Create winter area at beach
Extend Dakota trail connection into town
SF house: winter area on lake
Rentals at SF house
Break the barrier (fence) along tracks east of broadway
Focus on two blocks from Broadway to Minnetonka
Don't forget Spirit Island – connect to Native history
Any steep grassy slope should be planted with native grasses
Area for sale at corner of Broadway & Indian Mound – create terraced green or greenroof place on top of parking ramp expansion
Sunsets parking – move parking, create green space (music/dancing?)
Bring Indian Mound Rd through to Walker
Could there be a loop road – get traffic off of Lake St
Different zones for different activities/programming – use public art to represent zones
Winter kite flying
Active areas vs private or passive
Nice Ride bike rentals
Create more access to the lake
Play up the idea of different activity zones/different views: Recreation vs History vs Passive vs Business/Restaurant. But history is everywhere so on top of hill/mounds could be a starting point for the views/tour – frame architecture to visually connect to Spirit Island
Stormwater management solutions – consider design e.g., under Gray's Bay Bridge, headwaters behind Minnetonka City Hall
Create Art District up Minnetonka Ave – use Post Office, draw people up the street
Create an iconic fountain
Rent paddles & canoes or license to be fishing guide. Not sure where this is located. Non motorized, rent bikes area, pedi-cab
Med Council pump station is smelly
Access for peds by RR barrier would automatically go down & not be able to go between buildings east of Starbucks
Detention pond & creek outlet at SF house area
Hire someone to live at & renovate SF house rent free, use building for city purposes
Great access for lake @ beach, the place that makes
Dairy as farmers market, retain history
State Bank is important to save – chamber of commerce, art gallery, coffee house
Design matters – does it matter, store front architect is a can of worms
Beach area is more lively, section house is more passive
Green roofs, urban agriculture/public gardens – bring up slope into town
Safe harbor area for canoes/kayaks near SF house, connect to the natural habitat edge idea.
Farmers market at Meyer Bros, develop as a destination
Public art in Shaver Park
Outdoor dining at beach/park
Safe boat launch at Depot
Lake street – Trolley, bike, ped, rickshaw lane
Fountains to buffer noise in condo green space on Lake St
RR crossing needed at Walker
Preserve lake views from Library green
Parking & winery on Mill St
Lake Street as pedestrian only zone
Remove Sunsets parking lot
Public boat park with sign
Welcome sign at Broadway for visiting boaters
No on-street parking on lake street
Floating island
Fountain on the lake
Canoe carnival/parade
Ice road to Excelsior
Lake as large skating rink in winter
Water taxi, ducks, trolley boat
SF House – improve pond aesthetics, renovate & use as recreation rental location
Gate crossing on RR with movable panels to block crossing when trains pass through & signage when train will arrive
Indian museum built into hill south of library
Connection needed from SF house east onto Lake St
Economic development tools for small businesses
White noise fountain
Create Wayzata icon
Better pedestrian circulation
Remove Sunsets parking
Diversify west end businesses
Attract people to west end
High tech sensors for parking
More public bathrooms
Engage community in voluntourism
Light the lake – summer or winter
Have non intimidating visitor experiences
Use technology for connecting
Renovate SF house for all-season rental: pedal pubs, skis, bike, canoes, snowshoes, ice skates, warming house
Special attraction for out of towners
Lake edge seating
Concert on the lake
Build more vigor one block north of Lake Street
Spread out attractions/services
Quaint, unique waterfront, family friendly, diverse, relaxing
More outdoor dining
Bronze animal statues for kids to climb on – interactive
Diverse design eras
Bring back trolley
Lake Minnetonka interurban
Event rentals at Depot
Additional development on west end – hardware store, movie theater, bait shop, farmers market, coop
Welcome & incorporate teens – teen board, teen center
Retain summer feel in winter
Floating platform for performance space, fireworks, etc
Connect lake communities with winter activities
Parking ramp with green roof for activities on Mill St
Nighttime use
Fill in harbor on west side, expand Shaver Park, move boat slips out onto lake
Water Skiing
Marquee announces train arrivals
Steam engine
Caboose concession stand
Lower the train tracks (but not underground)
More at grade crossings
Move RR tracks north to create more space near lake
Fountain at condo lawn
Fire pit alcoves
Tai Chi on beach
Parking overflow to HS
Concerts/arena for concessions
Bandshell in Sunsets parking lot
Lake cleaning island
Thoughtful mix of old & new buildings
Family friendly bike path
Sledding hill in Shaver Park
Meyer Bros building as teen center/theater/cultural center with roof top garden
Sensor to alert people to coming trains
Reroute traffic from Lake Street to Rice St.
Outdoor dining
Dog park / Pets matter
Boat rental at Foreman's house
Music - bandshell
Lake cleaning island w/ entertainment on top
Flowers on Walker
Ped & Bike friendly
Lake Access
All-season activities
Trolley + Stops
Access connections - East to West
Concessions on the lake
Capitalize on topography: Views of Lake
Convert Sunset's parking lot to public plaza
Section Foreman's house - programming
Meyer Bros Dairy - reuse
Ecological enhancements - native plants, habitat
History & Nature - artwork
Bump-ins: curbside drop-offs
Bike rentals
Programming for City Hall/Library green space
Touch the water
Farmers market
Close some parts of street to autos
Convertible street - e.g., closed Sundays
Maintain quiet area at SF House
Extend Indian Mound street to reduce traffic on Lake St
Foreman's House - museum, café
Blue Point access
Spread out attractions beyond 2-3 blocks of Lake St
Rooftop decks w/ lake views

Workshop 4
Lake walk - all seasons
More boat docks/pier
Winter activities - ice skating, skiing, etc
Bike rentals
Parking
SF house: family activities
Boat/canoe rentals
Reorient businesses to focus on lake
Dairy should be pub/brewhouse
Advertise businesses near post office park
Music festival/bandshell
Preserve small town feel (scale)
Build aesthetics to enhance business activity
Signage: uptown, downtown, neighborhoods
Walkability, bikability
Service businesses (hardware, clothing, etc)
Policies to attract "right" businesses to town
Reconfigure boatworks parking
Connect/move trailhead for Dakota Trail
Be mindful of project phasing
Incentivize business development westward
Need picnic areas
make it attractive to bike through town
More kid-friendly winter festivals
Food trucks by local restaurants
Shops for young families on Lake Street
Be able to touch the water
Visitors are important!
Shaver park - needs to be more active
Clarify signage, stop for visitors as they enter Wayzata
Architecture contributes to charm
Need more handicap accessible parking
JJ Hill monument @ section house or depot
Bridge over railroad, but don't block views
Curve lake street toward lake in 600 block
Winter events on the lake
Don't lose any parking – it is all used/must remain
Balance visitors with residents
Welcoming gateway
Convert Sunsets parking to green space
Boardwalk on the water with seating options
Re-examine permit area (more parking for Dakota Trail)
Safe overpass of RR
Better signage/wayfinding to the lake
More interpretation of RR (destinations, what it's carrying)
Structured parking with green roof by Muni (don't obstruct lake views)
Sidewalk too narrow on Minnetonka Ave
Address utility boxes
Need facade enhancement on Walker St
Shaver park underutilized
Revitalize west end
Keep buildings low
More piers & docks
SF House – revitalize, add ice room, rental space, bike, food
Expand along entire lake front
Train can't be stopped/blocked
Underpass under RR
Second RR line – Folk/Fun RR activity, pump vehicle/RR)
Keep natural lake edge
More places to fish
Share the lake
Bike safety
More inviting lake access – "gateways"
Attract multi age
Connect bike trail through to boatworks
Curve Lake street out toward lake to create plaza at 600 block
Architecture – keep scale, mix materials
More tables
Enlarge sidewalk/sidewalk seating
Move utility building next to SF house
SF House – potential bandshell or reuse
Limit Lake Street parking – one-way traffic with bike lane
Maintain small-town feel
Programs that enhance small-town feel
Businesses that support local needs
Bike racks in downtown
Connect Dakota Trail & Luce Line
Connect bike trails eastward
Fix traffic conflicts
Bury utilities, better landscaping
Repurpose building on Barry Ave (private parking)
Boardwalk around docks at Boatworks Building
Lakewalk (all seasons)
Draw people east to west
Broadway pier
Reorient business/expand toward lake
More parking near Boatworks, bike access
Dairy as greenhouse – fresh produce
SF house – more family activities, ice rink, warming house
SF house – maintain historical site, B&B
Bathroom near Sunsets by train crossing
Amphitheater in Shaver park
Better signage
SF House – car free: history, catering
Rip rap is bad on shore – prevents people getting to water
Art fairs on the water
Farmer's market on Mill St
"Charm" – architecture – history, preservation
Need more handicap accessible parking by Muni
Access to service businesses
Break up building facades
Draw business development west with incentives
Trail brings in tourism – is there more we can do? Marketing for "Come back visit"
No good picnic spots – need more picnic tables
Shops for young families on Lake Street
Enhance area around SF house
Visitor Center along lake, glassed in for view
Floating pier! "green"
Public restroom on west side of Sunsets parking lot
Retail opportunities on Indian Mound
Market Lake Street from Bluff Area
Embrace railroad – incorporate into downtown
Safety concern – sight lines at Rice & Walker intersection
Roundabout could be option? Safety at Ferndale with bike crossings
Glass bottom boat to see ecology of lake
More public docks – do people know they are public? Need signage
Connection – gardens, public arts
Dakota trail connections
Love flowers – natural but maintained, concern for invasive species
Improve holding pond at SF house (ecology focus)
Trail connection at Bushaway via Eastman
Connection for biking along tracks vs on street (don't make it all about bikes)
Meyer Dairy – some retail/community engagement /business opportunity
Like eclectic mix – don't prescribe design too much
Murals on blank walls or electric panels cover with art
Stretch connections west/east for commerce
Expanding sidewalk in 600 block (how to accommodate parking? Important for downtown)
Structure parking considerations at Mill Street – negative feelings about West End parking, option for valet
Attract people off lake
Bring back trolley
Lake views – Trimming trees/protecting eco. The right trees. Garden; Character of lake
Walker street needs better sidewalk – ped safety & landscaping (plantings)
Depot as "Heart of Wayzata"
Landmarks – Volunteers, people's history, boat building, signs/walking tour
Educational partnerships – regional colleges, sailing school
Winter – dog joring
Delivery to boats
Bird watching, picnicking at SF house
Footbridge over RR at Broadway connecting to SF House
Catering from Muni to SF House
Outdoor dining
Fire pit at raised garden
Bridge over RR tracks at Walker but don't block view
Crossing arms for ped crossings on RR
Shade structures in Shaver park

COMMUNITY VALUES

Community input from phase I was compiled and used to create a set of value statements that reflect the community's aspirations for the future of the lakefront.

Be Wayzata
Wayzata is a charming family friendly community that welcomes visitors as the Gateway to Lake Minnetonka. Be Wayzata; honor and build on Wayzata's unique lakefront location, history, ecology, scale, architecture, retail, service, cultural, and neighborhood assets. Draw from the Hippocratic Oath: First Do no harm.

Embrace the Lake
Lake Minnetonka's physical, recreational, scenic, and spiritual assets are keys to Wayzata's unique sense of place, year round appeal, culture, and economic vitality. The residential, retail, and commercial community faces, embraces, and integrates with the lake's many assets. Enhance the quality of life and lake-living culture. Visitors will go where the locals go; touch the water, boat, swim, fish, and skate the lake. Protect important view corridors.

Reimagine the Railroad
James J. Hill's historic lakeside railroad preserved the community's view to the lake and saved the lakeshore from private development. Its operation simultaneously compromises access to and from the downtown and the lake, use of the lakefront, and raises safety concerns for both the railroad and community. Reimagine the railroad to realize opportunities and address issues along the BNSF downtown reach.

Access for All
Wayzata's lakefront downtown serves the local community and is also part of a regional network of shopping, entertainment, service, and recreation. Provide safe, affordable, all-season universal access – for all ages and abilities, residents and visitors – to walk, bike, boat, drive, park, see and connect Wayzatians and regional visitors to Lake Street retail and services, lakefront amenities and activities, and the lake. Connect the parts visually, physically, and with information and "way finding" signage.

Lively, But Not Rowdy
Wayzata is a peaceful and vibrant family community that invites and welcomes visitors by providing diverse attractions and experiences for all ages. Enhance and develop a variety of affordable every day and unique opportunities for year 'round shopping, dining, culture, recreation, celebration, gathering, and relaxation.

Thoughtful Economic Growth
Continue economic growth with small focused projects and programs that create direction, success, synergy, and momentum toward community plans and goals. The sum is greater than the parts. Restore, repurpose, build and program with balance and diversity. Champion local businesses and encourage a mix of affordable retail and service businesses.

Design Matters
Wayzata's lakefront downtown picture postcard should look great. From storefronts to housing, from landscaping to signage, design matters. Invest in, and build upon, the identity of the lakefront downtown with quality design, architecture, and signage, of appropriate scale, that safely knits together and connects the fabric of Lake Street and the lakefront.

Environmental and Historical Stewardship
The environmental health and history of Wayzata and the Lake Minnetonka watershed are integral to Wayzata's economy, sense of place, and community well-being. Stewardship and sustainable development practices will support a healthy ecology, Wayzata's heritage, and strengthen the community development partnership. Wayzata's natural beauty and cultural heritage means you don't have to "go up north" for a resort experience, when you already live in, or near, Wayzata.

Engaged Community
Wayzatians care about the future and actively participate in shaping their community. Everyone's voice and involvement is important. Continuing community engagement is key to long term success.

EMERGING PRIORITIES

Based on the output from the Community Workshops, the following 6 themes are emerging as community concensus priorities.

1. Lake Walk
Path, piers, docks, etc.

2. Lake Access
Better crossings, views

3. Venues
Enhance lakefront venues (Section Foreman House, Depot, Municipal Marina, Shaver Park)

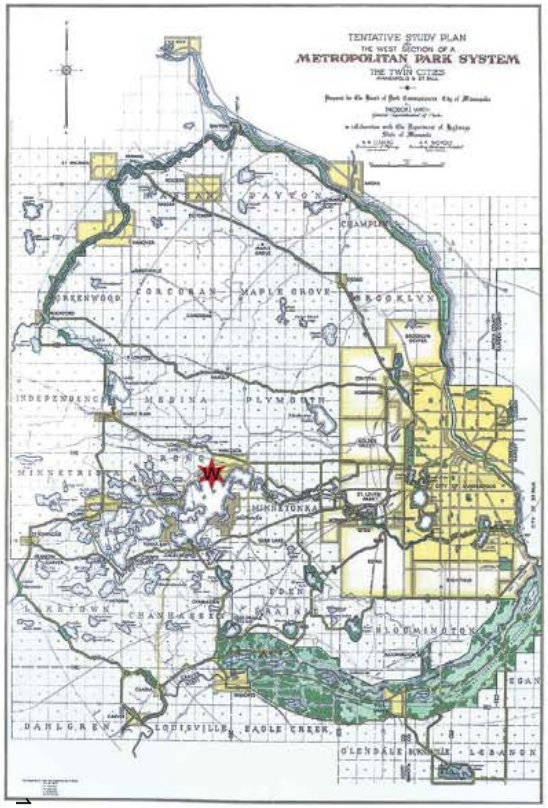
4. Connections
East/west & north/south, Connections (Physical, Visual, Spiritual, Environmental)

5. Parking and Circulation
Balanced approach to parking and circulation (Peds, Bikes, Boats, Autos)

6. Public Investment
Purposeful Public Investment (to stimulate economic development and programming)

PLAN EVOLUTION

The graphics below illustrate the evolution of a vision for the gateway to Lake Minnetonka.

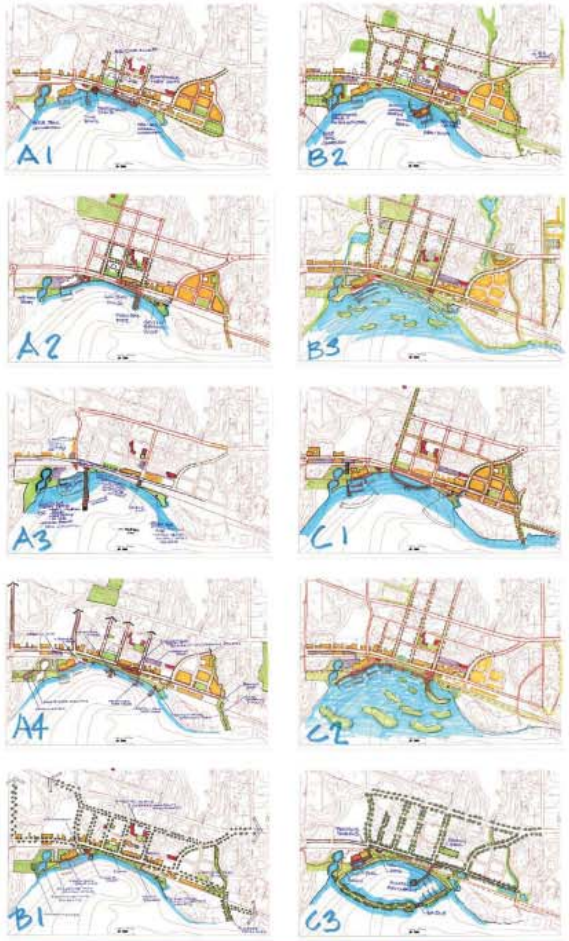


DESIGN PROCESS

Based on the output from the workshops, the design team began by sketching out individual ideas on the site map.

INITIAL CONCEPTS

The ideas and sketches were used to inspire 10 initial conceptual designs for the lakefront. City staff reviewed the initial concepts, and their feedback guided the development of the three first-round proposals.



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WHAT IS A FRAMEWORK?

The examples below, from the Saint Paul Framework plan, show that a framework provides guidance and overarching principles, but doesn't dictate what the finished projects will look like.

Upper Landing

Landmark Plaza

Harriet Island

Steps at Harriet Island