

City of Mayer – District 4

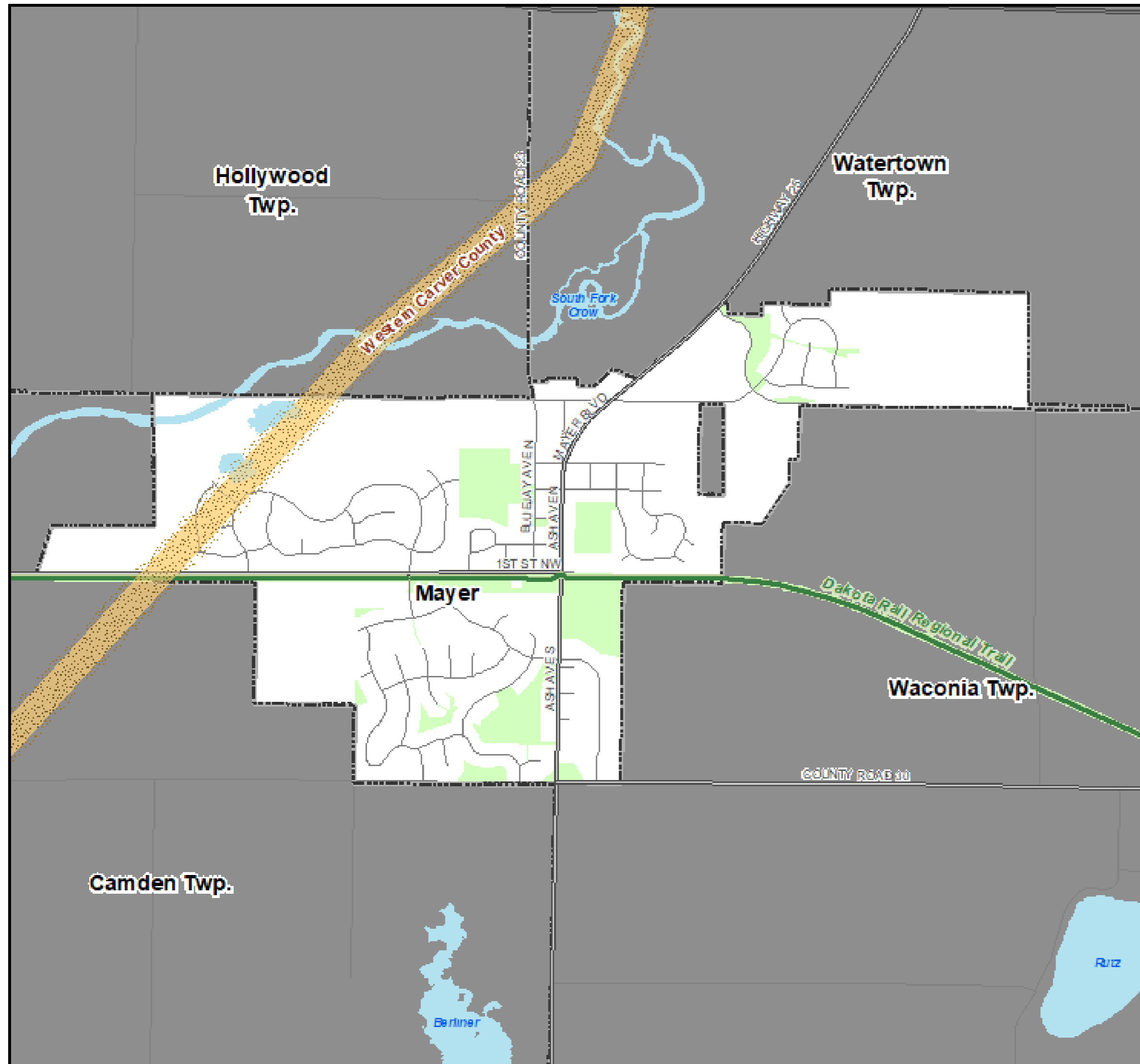
2040 Comprehensive Plan

February 3, 2020

Community Development Committee



Regional Systems



Regional Systems

Transportation

Transitways

2040 Transportation System Policy - adopted January 2015

- Existing
- Planned Current Revenue Scenario
- Planned Current Revenue Scenario - CTIB* Phase 1 Projects
- Potential Increased Revenue Scenario

Regional Highway System

- Existing Principal Arterials
- Planned Principal Arterials
- Existing Minor Arterials
- Planned Minor Arterials
- Existing Other Arterials
- Planned Other Arterials

Regional Park Search Areas and Regional Trail Search Corridors

- Boundary Adjustment
- Search Area
- Regional Trail Search Corridors

- Local Streets
- Existing State Trails
- Other Parks, Preserves, Refuges and Natural Areas

* Counties Transit Improvement Board (CTIB)

Recreation Open Space

Regional Parks

- Existing (Open to Public)
- In Master Plan (Not Open to Public)
- Planned Units

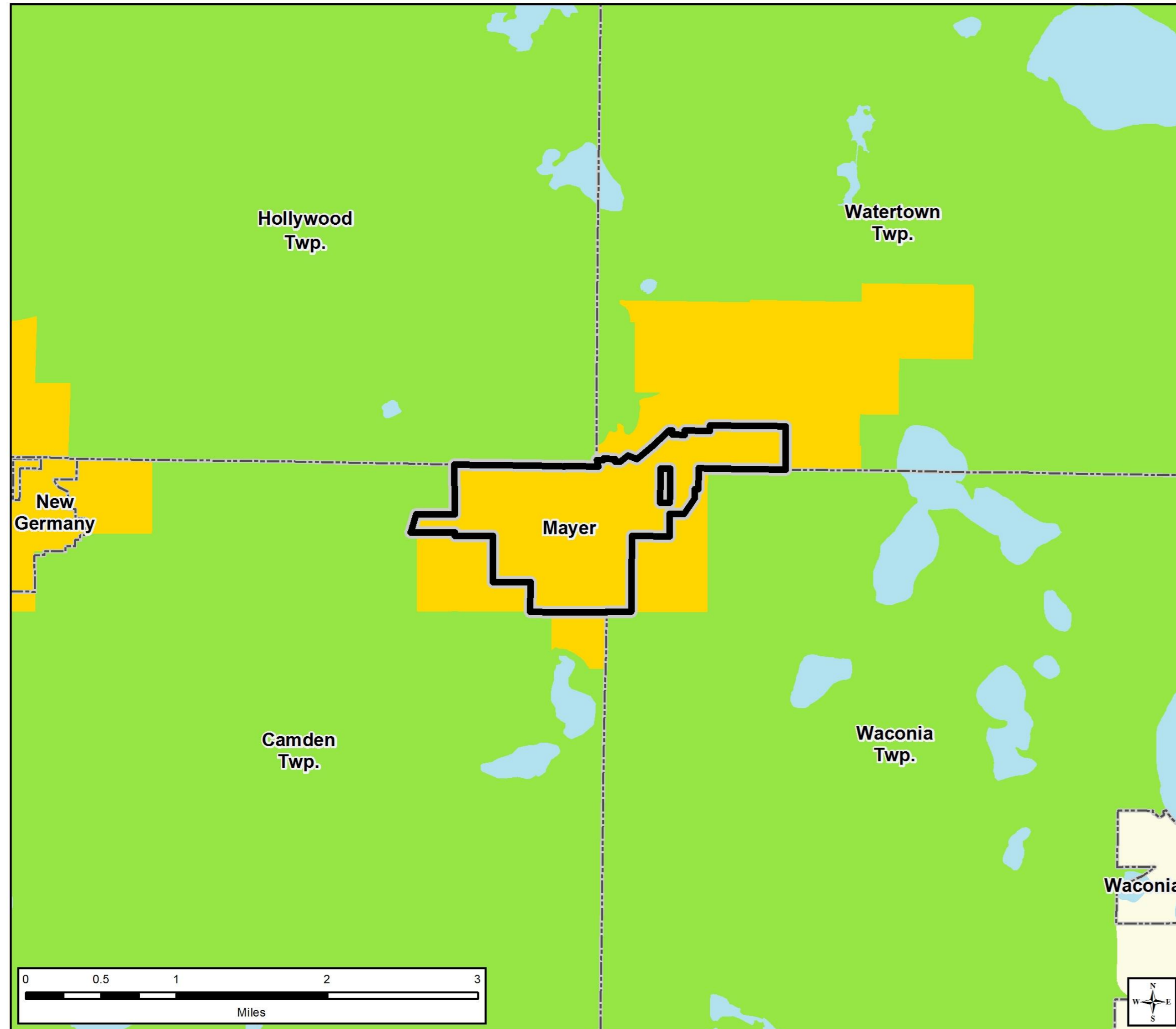
Regional Trails

- Existing (Open to Public)
- Existing (Not Open to Public)
- Planned

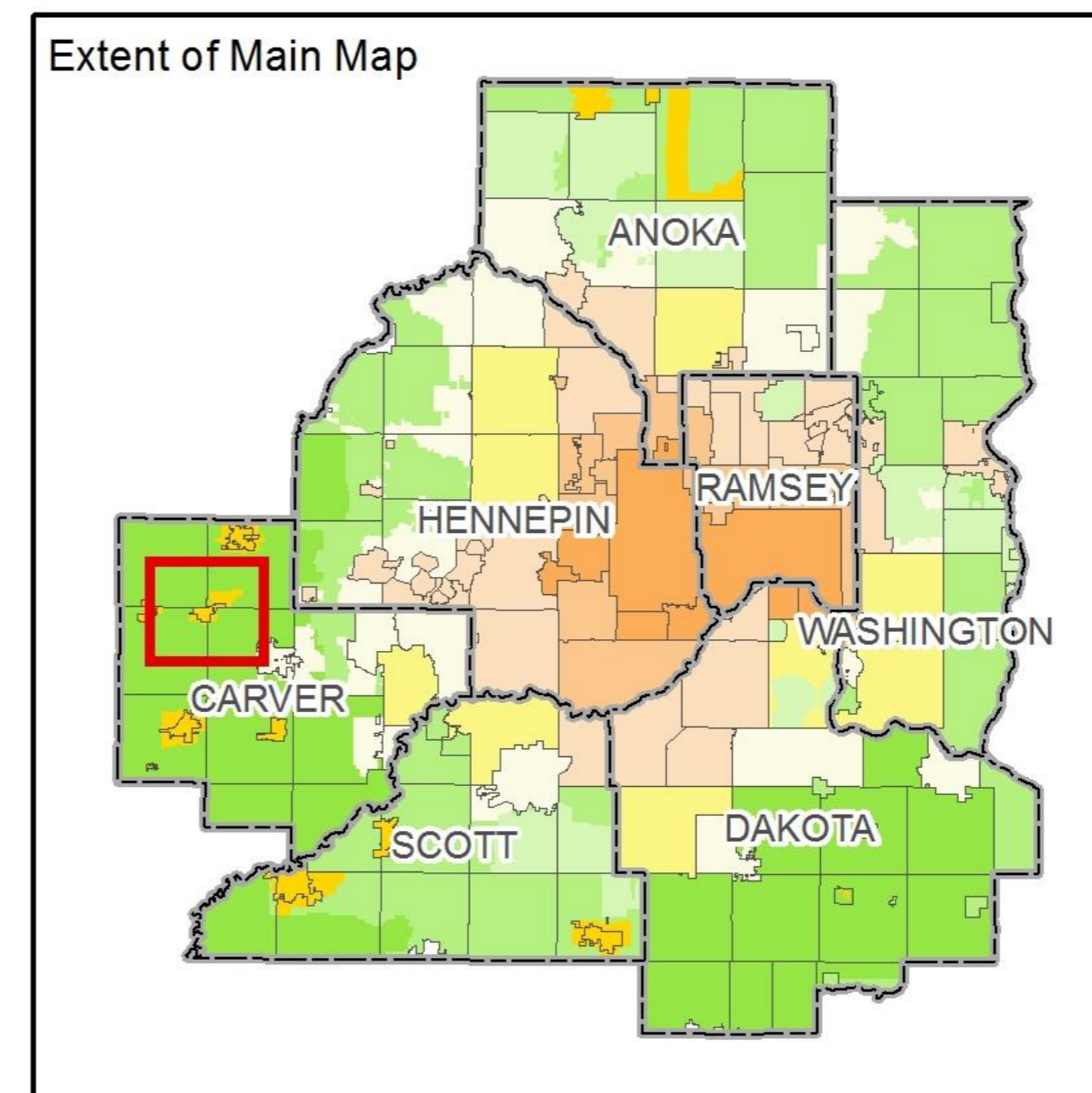
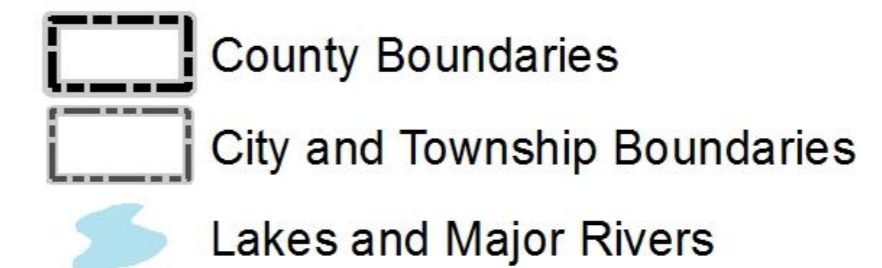
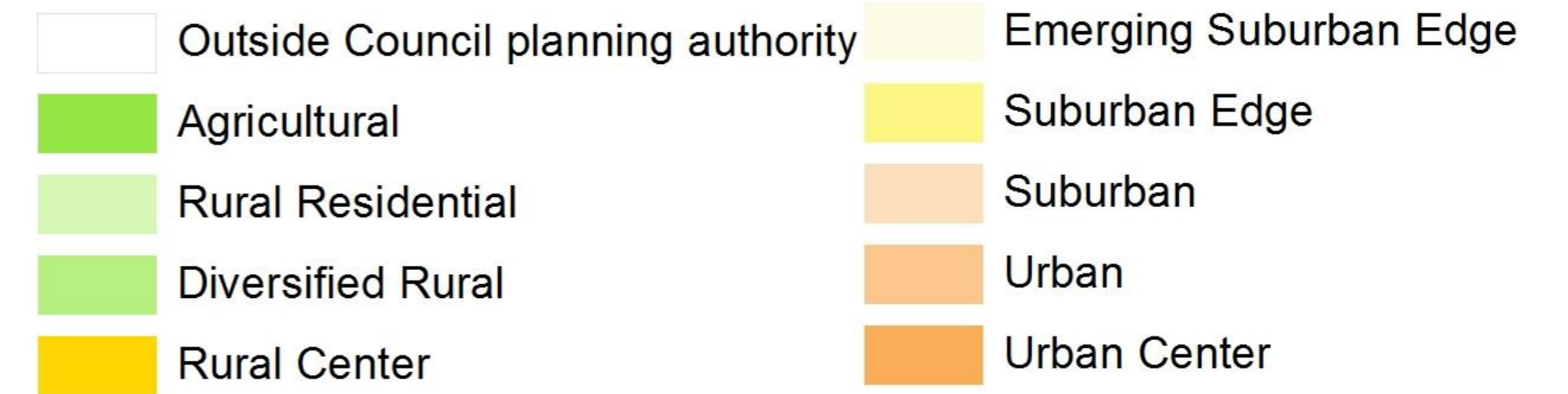
Wastewater

- Meters
- Lift Stations
- MCES Interceptors
- MCES Treatment Plants

Community Designation



Community Designations



Forecasted Growth

Table 1. City of Mayer Forecasts

	Census 2010	Estimated 2017	Council Forecasts		
			2020	2030	2040
Population	1,749	2,127	2,070	2,520	2,950
Households	589	697	750	980	1,200
Employment	151	127	180	190	200

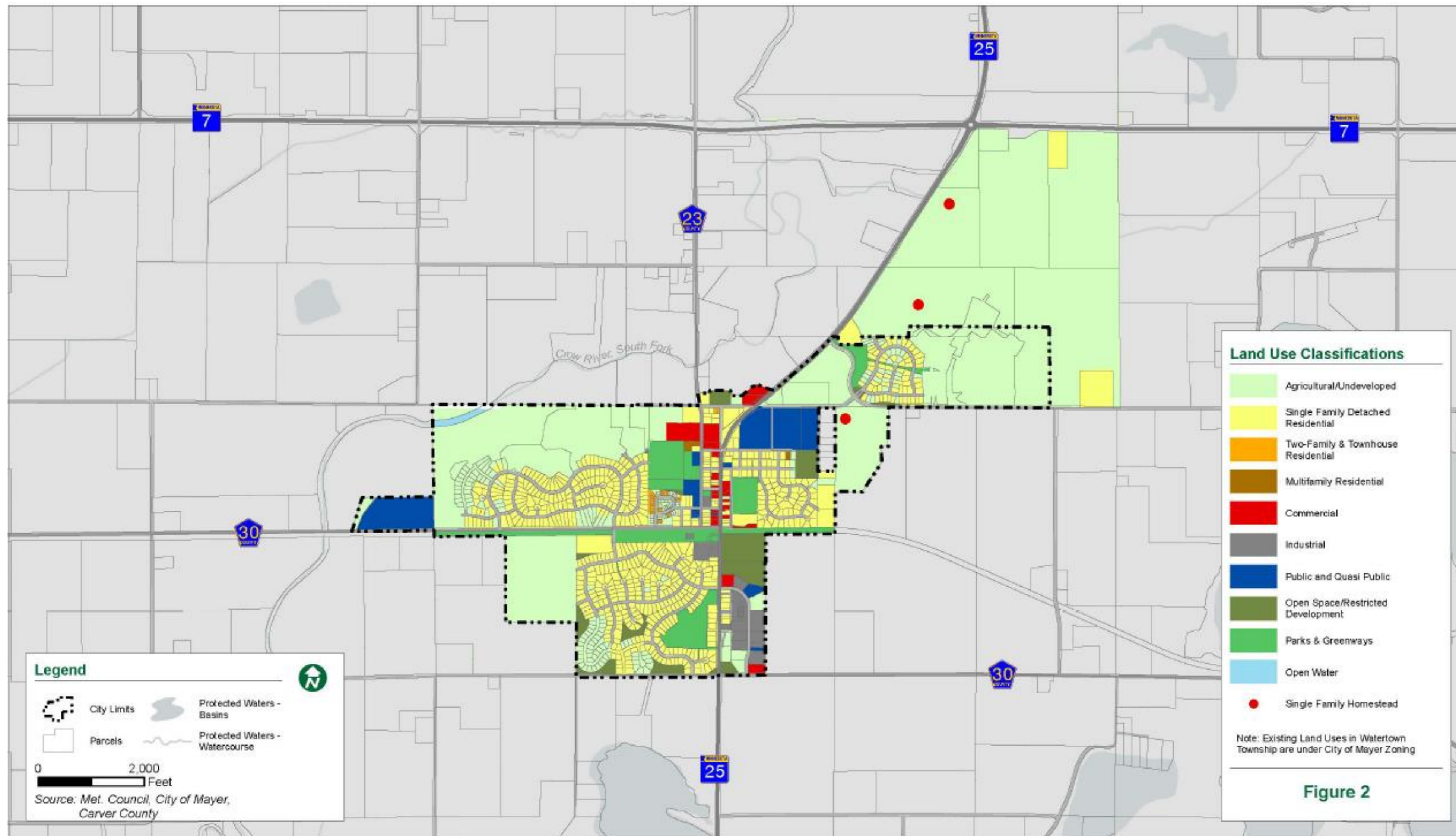
Planned Residential Density

Table 2. Planned Residential Density, City of Mayer

2018-2040 Change

Category	Density			Min Units	Max Units
	Min	Max	Net Acres		
Low Density Residential	1	3.9	104	104	406
Medium Density Residential	4	9.9	55.2	221	546
High Density Residential	10	22	22.1	221	486
TOTALS			181.3	546	1,438
Overall Density				3.01	7.93

Existing Land Use



2040 Future Land Use

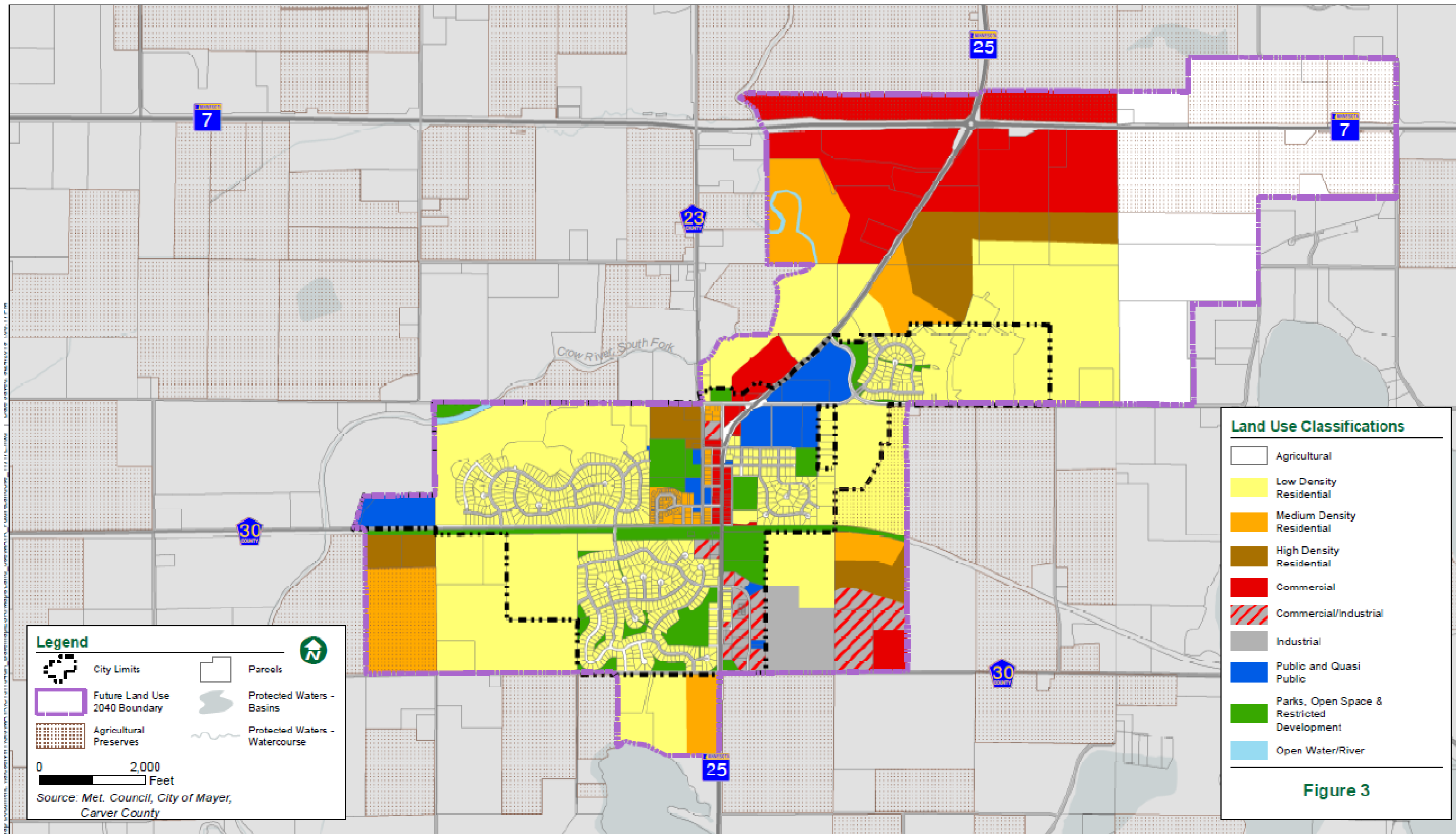


Figure 3

Proposed OAA Modification

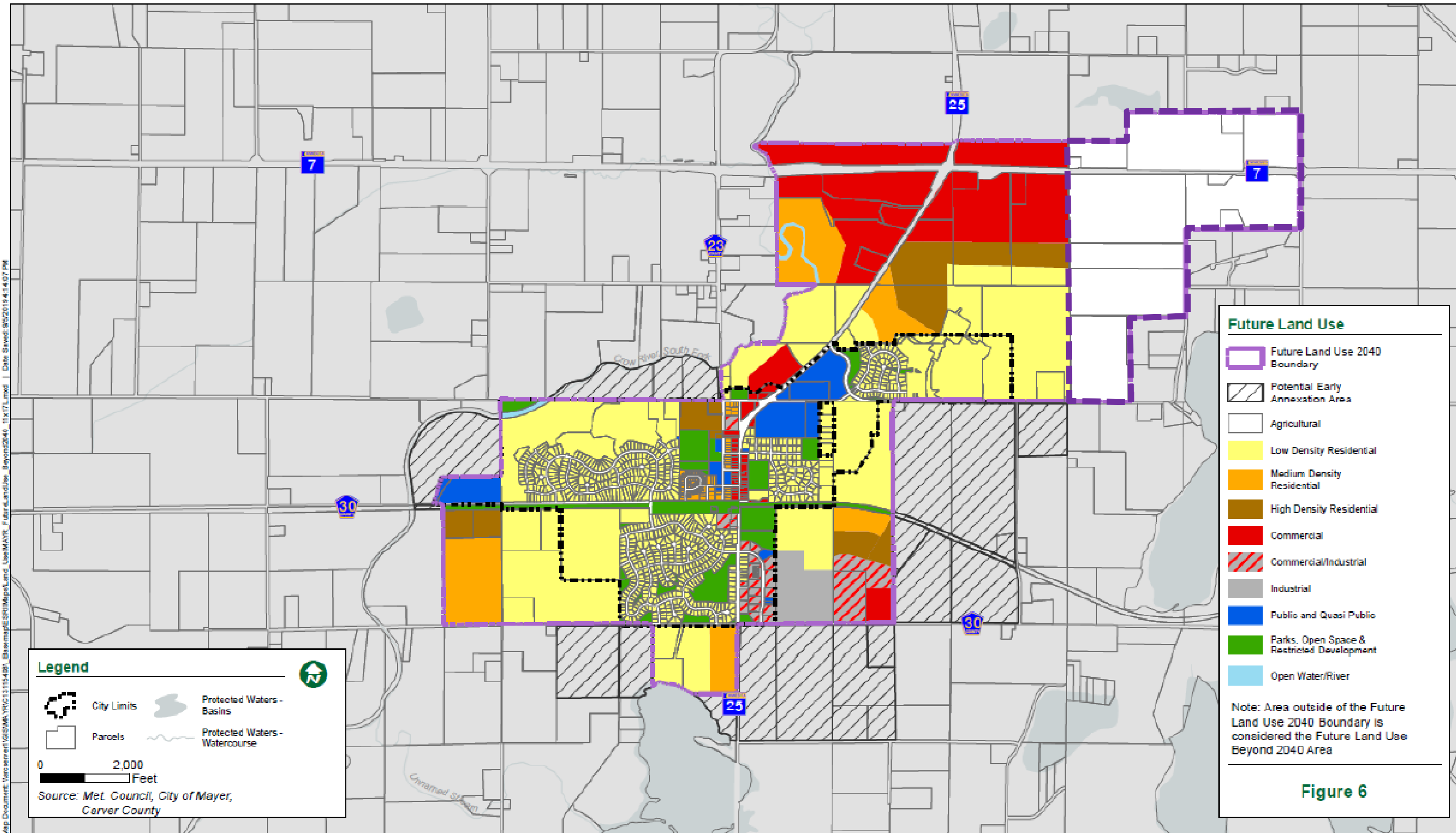


Figure 6

Beyond 2040 Areas

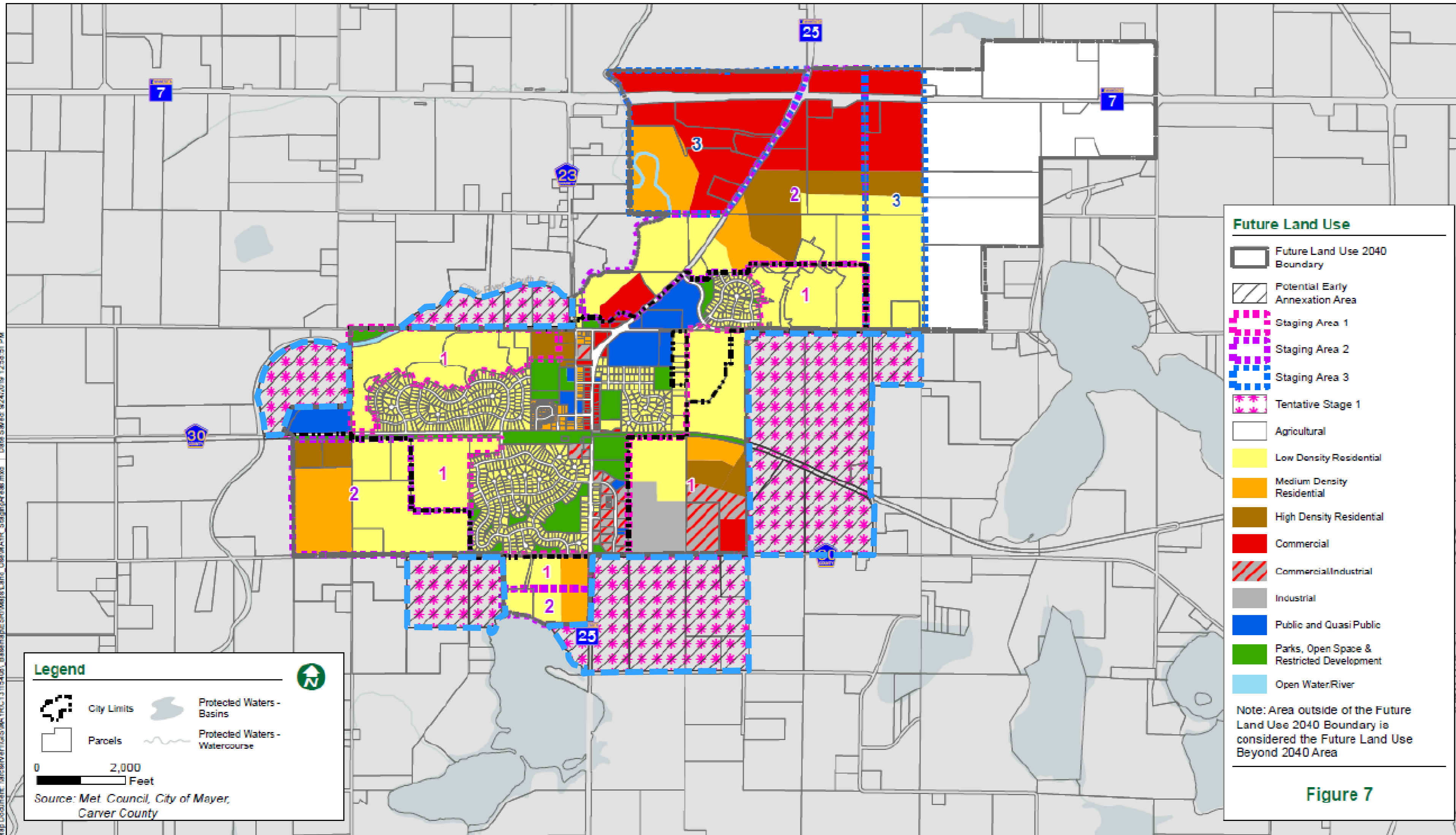


Figure 7

Proposed Findings

That the Plan:

- Conforms to Metropolitan system plans
- Consistent with Council policies
- Compatible with the plans of adjacent local governmental units and affected jurisdictions

Meeting Schedule

- Environment Committee on Tuesday, February 11
- Metropolitan Council on Wednesday, February 26

Proposed Action

- Authorize the City of Mayer to place its 2040 Comprehensive Plan into effect.
- Advise the City of Mayer that the Council has reviewed the remainder of the Plan and has found no regional system conformance or policy consistency issues at this time. Because the City does not have the legal authority to plan and zone for areas within Camden, Hollywood, and Waconia Townships identified in the Staging Plan for 2040 Growth Boundary Map (Figure 6 of this Report) as “Tentative Stage 1.” Be advised that in the absence of an OAA, the City may not put those portions of the Plan into effect at this time. At such time as the City of Mayer acquires jurisdiction of the lands planned for future urbanization in township areas either through an Orderly Annexation Agreement or annexation by ordinance, the City will need to submit appropriate plan amendments to the Council for further review and action.

Proposed Action (continued...)

- Any authorization of the City of Mayer's Plan by the Council refers only to the 2040 planning period, and any references to post-2040 or beyond 2040 growth areas are not included in any actions taken by the Council. Be advised that the City may not put those portions of the Plan into effect.
- Advise the City to implement the advisory comments in the Review Record for Surface Water Management, Land Use, and Water Supply.

Questions

