

# **UPDATE:**

# **A Typology of Change in Suburban Neighborhoods**

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Land Use Advisory Committee

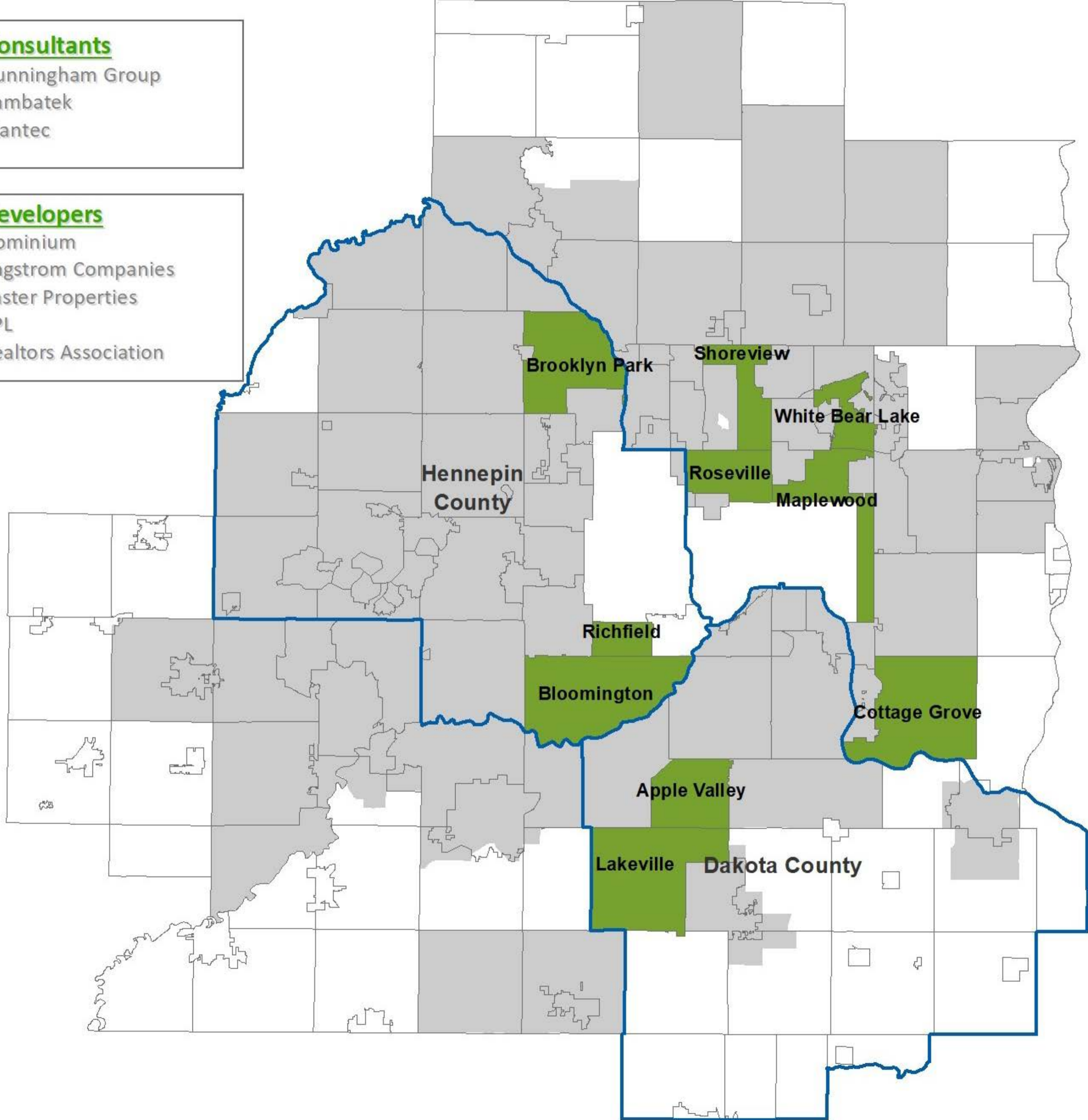


**Consultants**

Cunningham Group  
Sambatek  
Stantec

**Developers**

Dominium  
Engstrom Companies  
Paster Properties  
PPL  
Realtors Association



# Positive Feedback

## Developers/Consultants

- Findings align closely with knowledge of the metro
- Facilitates connection between peer cities
- Helps cities set realistic development expectations
- Provides insight on drivers of change and development in each community
- Especially useful resource for smaller developers

## Cities/Counties

- Informative resource for city council members
- Help city staff contextualize their city within the region
- Useful for communities that don't have the ability to do in-depth analysis
- Useful for new city employees to learn about recent trends and characteristics of their city

# Areas of Improvement

## Developers/Consultants

- Lack of clarity as to the study purpose
- Data is static; need for periodic updates to data
- Engagement with smaller developers
- Typologies should be easily understandable and objective

## Cities/Counties

- General uncertainty of how the study translates into actual decision-making at a local level
- City staff already have a nuanced understanding of their community and neighborhoods
- Doubt about the applicability to areas beyond first ring suburbs
- Census tract level is too broad
- Clarify value of tool and intended audience



# Suggested Actions

## Developers/Consultants

- Incorporate information about other factors driving local change
- Make data more customizable and accessible
- Create an interactive map
- Include analysis of other regional trends
- Provide case studies
- Consider age of infrastructure in study

## Cities/Counties

- Consider how to connect to the business community, as well as to school districts
- Consider how the tool is applicable to communities beyond the first ring suburbs
- Disaggregate the data further, use block group level data
- Develop an online tool with interactive overlay layers
- Refine the language of typology narratives

# Next Steps

- Continued Ground truthing
- Focus Group Session at MnAPA
- County HRAs/EDAs Focus Group
- Joint Session Focus Group
- Resource Development

# More Information

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