



## *Steering Committee*

### *Workshop 1*

*Supported in part by the Statewide Health Improvement Partnership, Minnesota Department of Health*

# Workshop #1 Agenda

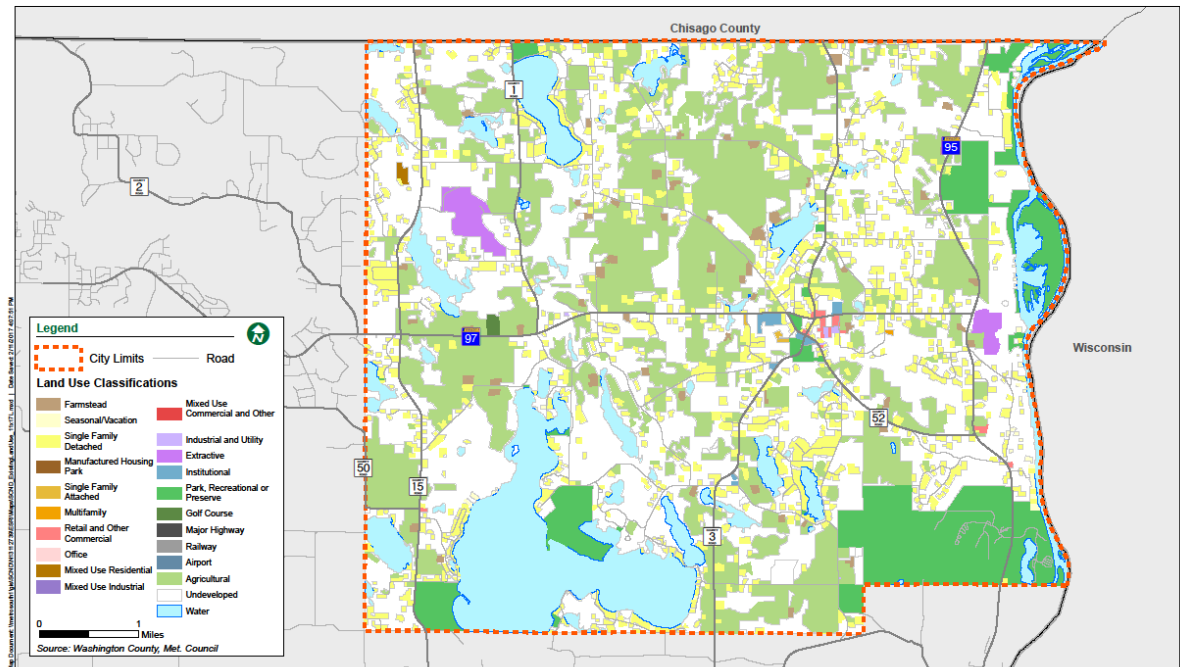
- Introductions
- The Role of the Steering Committee
- What is a Comprehensive Plan
- Part 1: Where Are We Today
  - Scandia's Physical and Demographic Characteristics
  - Public Engagement
- Part 2: Where Do We Want To Go
  - SWOT Analysis
- Next Workshop Date

## Role of the Steering Committee

- Become informed about all relevant topics to be reviewed & updated in the Comprehensive Plan
- Act as a sounding board for discussion about:
  - Community issues
  - Land use policies & goals
- Provide guidance and recommendations to the Planning Commission
- Attend 3 Steering Committee workshops

- A framework and vision for the next 20-30 years in the city's future
- Identifies goals & policies for the *physical* development of the City
- Manages anticipated growth
- Guides ALL stakeholders in making land use decisions
- Provides a legal basis for zoning & other ordinances

## What is a Comprehensive Plan?



## Why do we need to update the Comprehensive Plan?

- The current plan was adopted in 2008, must be updated every 10 years
- MLPA requires all Metro area communities update their comprehensive plans every 10 years
- An opportunity to reprioritize goals & policies for the next 20-30 years





## Part 1: “Where Are We Today”



## Location & Land Area

City of Scandia  
39.73 square  
miles

Washington  
County

423.06 square  
miles

State Highways 95, 97  
and are main routes  
in the city. Scandia is  
in central Minnesota-



# Community Designation

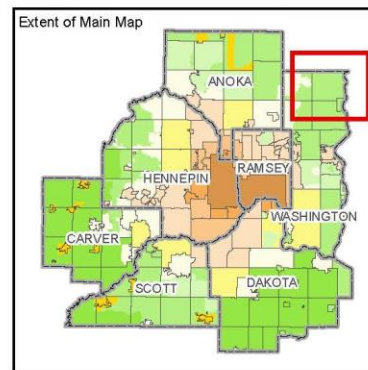
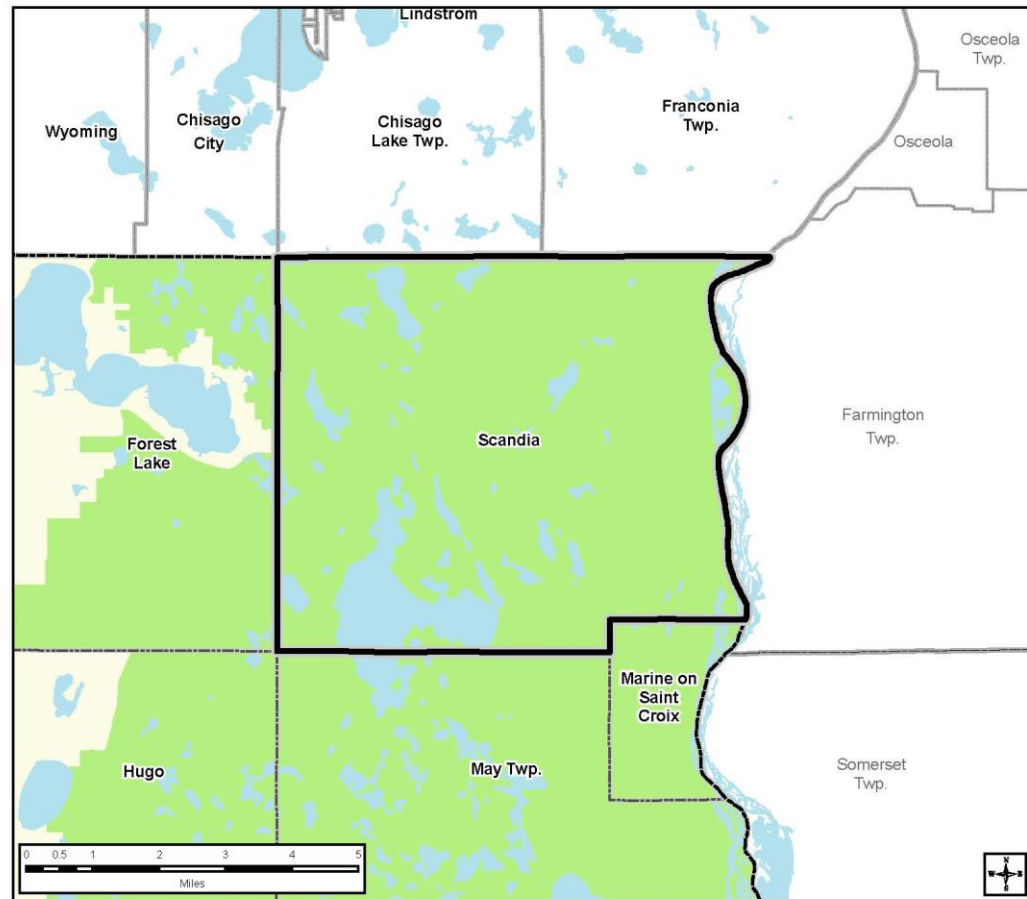
## Diversified Rural

- 4 units/40 ac

## Rural Center

- 3-5 units/acre

### Community Designation City of Scandia, Washington County



#### Community Designation

- Urban Center - Core City
- Urban Center
- Urban
- Suburban
- Suburban Edge
- Emerging Suburban Edge
- Rural Center
- Diversified Rural
- Rural Residential
- Agricultural
- Outside Council planning authority

- County Boundaries
- City and Township Boundaries
- Lakes and Major Rivers



# Population

## City of Scandia—

12% growth between 1980-1990

15% growth between 1990-2000

7% growth between 2000-2010

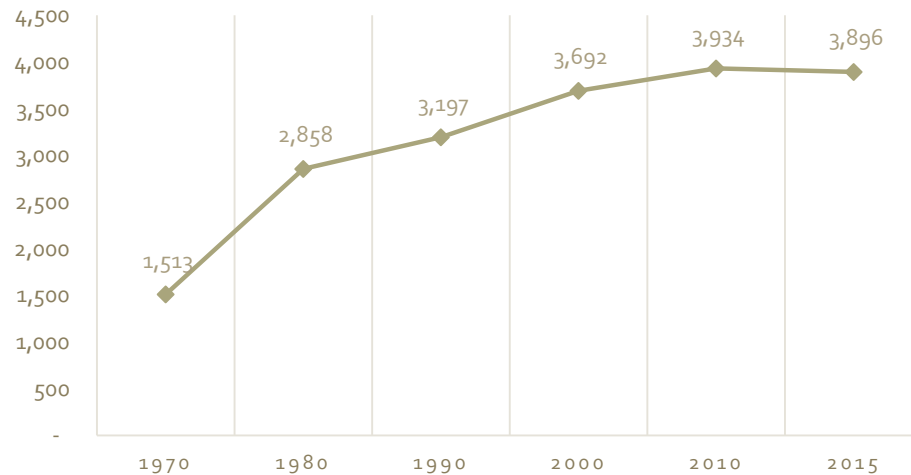
-1% by 2015

## Regional Growth —

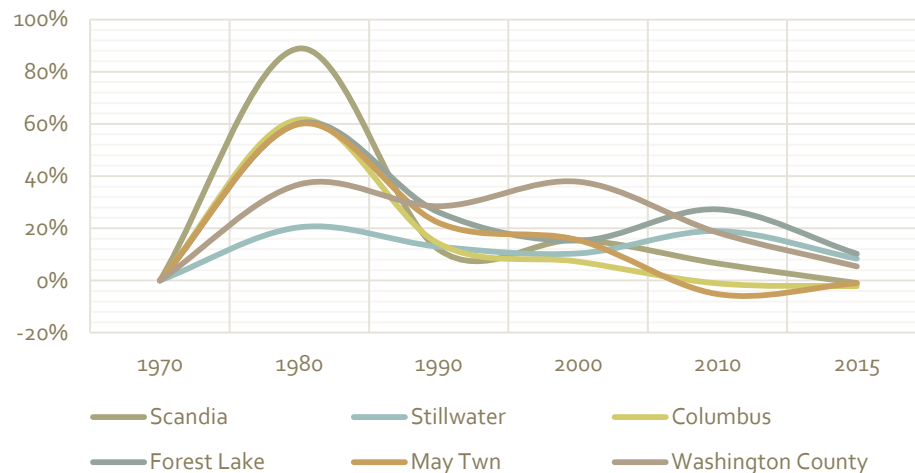
Growth patterns in Scandia are similar to other Washington County cities

Columbus, May Township, and Forest Lake have similar growth patterns, while Stillwater remained fairly stable.

### Scandia Historic Population



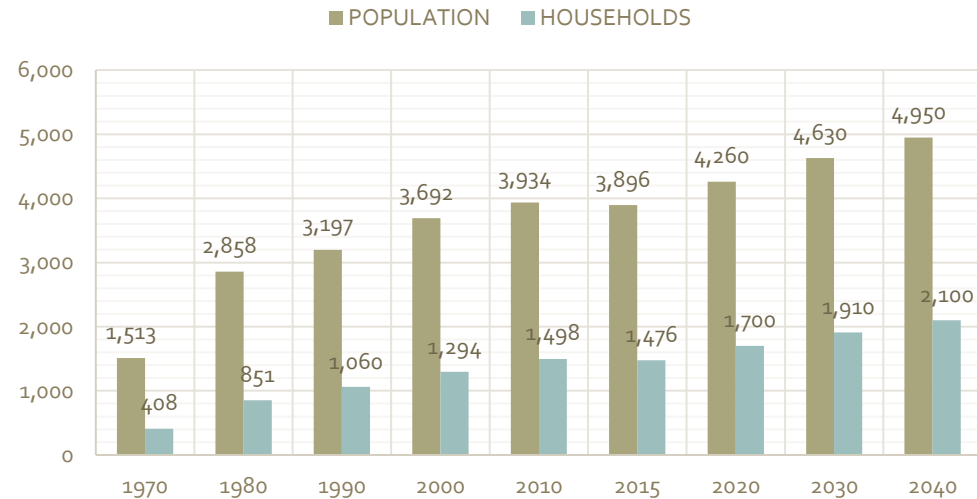
### Regional Growth



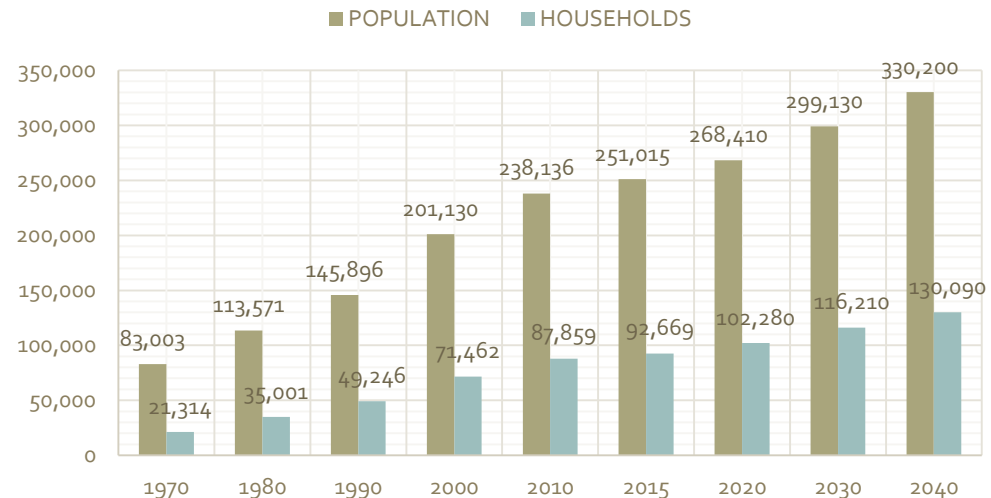
## Population Projections

- Metropolitan Council projections show Scandia's population growing by 690 people by 2040
- Not as great an increase as Washington County as a whole

## Scandia Forecasts



## Washington County Forecasts



# Population Comparison

## Largest Age Groups

- Total Population 50-59 (23%)
- 60-69 (19%)

- Males – 60-64

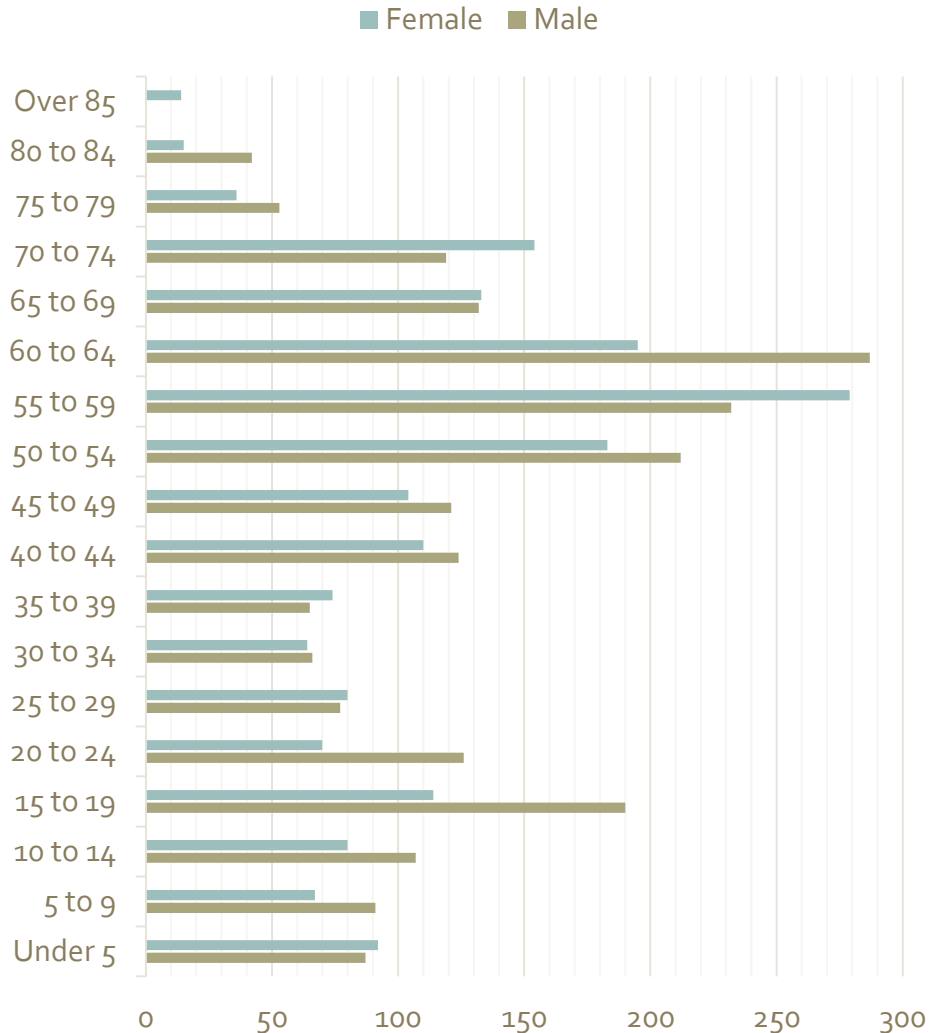
- Females – 55-59

## Smallest Age Groups

- Total Population – 80+ (1.78%)
- Males – 85+
- Females – 85+

Median Age – 51.7

## Age by Gender



# Age Distribution Comparison

## 45-64

- Scandia – 40.4%
- County – 29.2%
- Average Cities – 30.3%

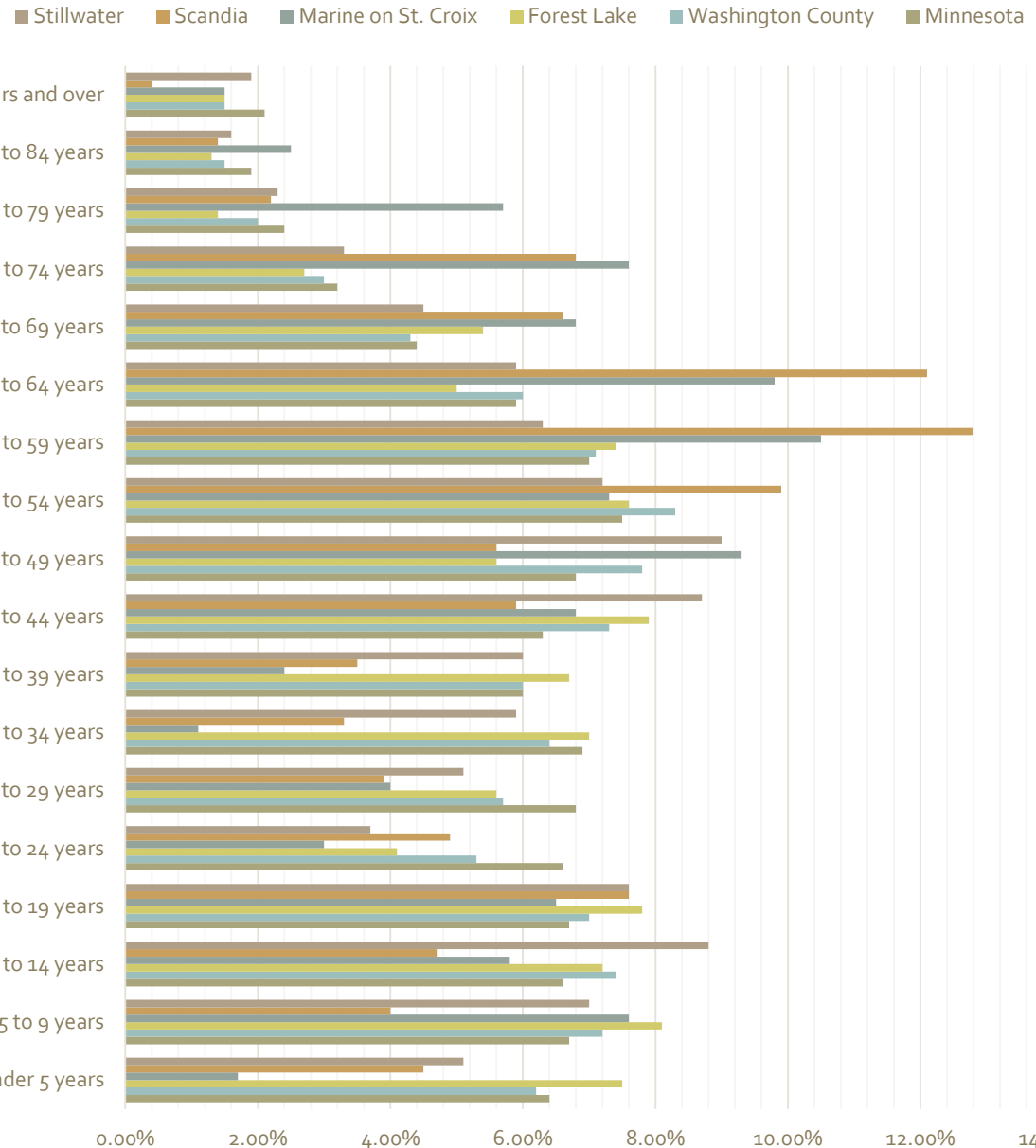
## 25-44

- Scandia – 16.6%
- County – 25.4%
- Average Cities – 22.4%

## Under 24

- Scandia – 25.7%
- County – 33.10%
- Average Cities – 30.5%

## Age Distribution Comparison

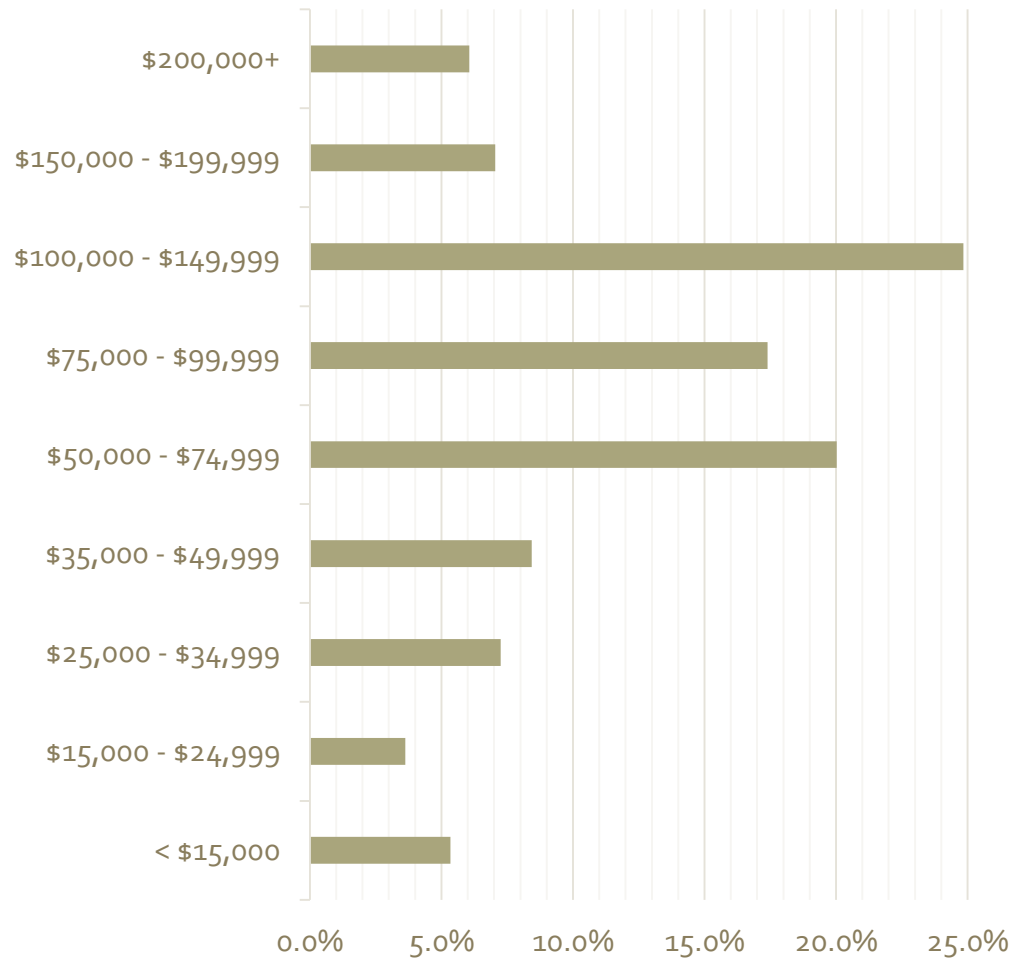


Source: 2015 American Community Survey

## Income

- Median HH Income:  
\$84,130
- Average HH Income:  
\$109,920
- Per Capita Income:  
\$36,491

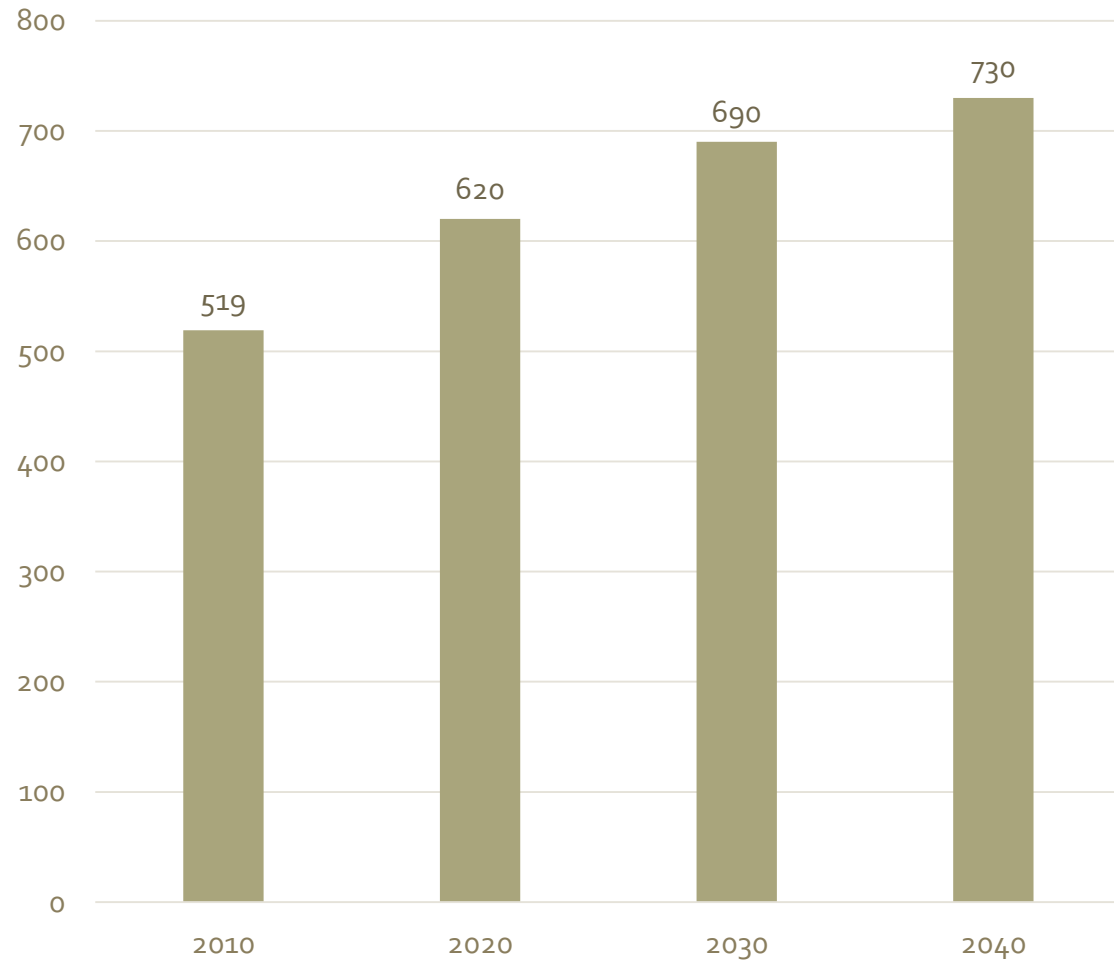
## Household by Income



## Employment Projections

- Employment is expected to increase by 18% between 2020 and 2040

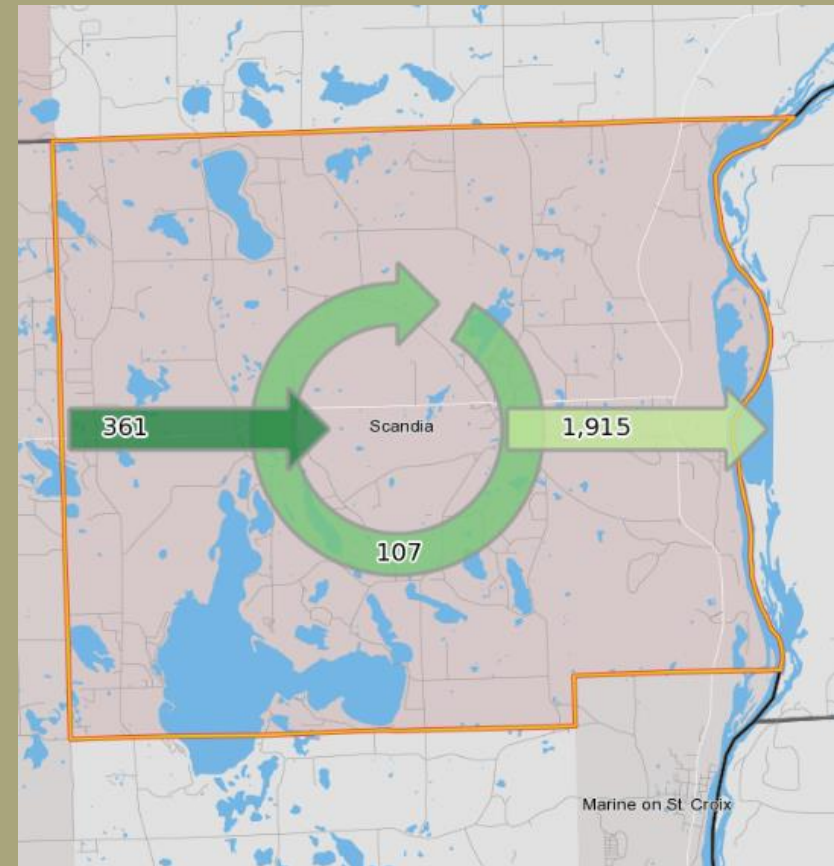
### Employment





# Employment Inflow/Outflow

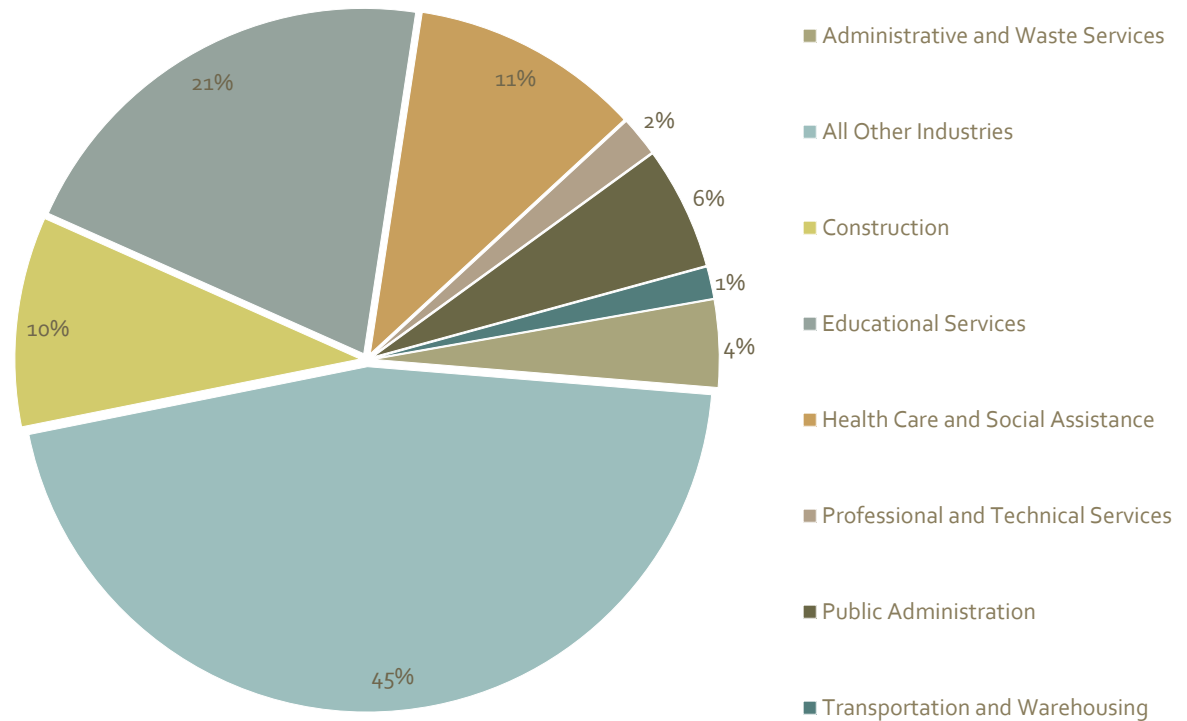
	Count	Share
Living in Scandia	2,022	100%
Living and Employed in Scandia	107	5.3%
Living in Scandia but Employed Outside	1,915	94.7%



## Businesses

- There are 129 businesses in Scandia
- Largest group of employment classified as other by Metropolitan Council, 246 people
- Second largest in education, 112 people.

Employment by Industry in Scandia



# Education

- Scandia Elementary is part of the Forest Lake School District and the only school located within Scandia.
- Forest Lake School District serves the majority of Scandia for junior and senior high.
- The northern part of Scandia is served by Chisago Lakes School District

Forest Lake School District			Chisago Lakes School District		
Name	Enrollment	Grades	Name	Enrollment	Grades
Scandia Elementary	316	K – 6	Chisago Lakes Elementary	485	K – 2
Central Montessori Elementary	108	K – 6	Lakeside Elementary	552	3 – 5
Southwest Junior High	775	7 – 9	Chisago Lakes Middle	809	6 – 8
Century Junior High	852	7 – 9	Chisago Lakes High School	1093	9 – 12
Forest Lake Senior High	1501	10 – 12	TRIO Wolf Creek	178	9 – 12
Forest Lake Area Learning Center	93	10 – 12			

# Education Attainment

- A majority of Scandia's citizens have some college or an Associate degree (69.40%)
- 2.6% of Scandia's citizens have less than a high school diploma, less than both County and State

## Educational Attainment – 25 Years and Over

	Scandia	Washington County	State of Minnesota
Less than High School Graduate	2.6%	4.0%	7.5%
High School Graduate or Equivalent	28.1%	22.0%	26.1%
Associate Degree or some College	36.9%	32.3%	32.6%
Bachelor Degree	23.2%	27.3%	22.5%
Graduate or Professional Degree	9.3%	14.3%	11.2%

# Housing Types

- Dominantly single family detached
- City has considerably less multifamily housing than County and State
- Lower % of Mobile Homes than State, comparable with County

Housing Type	Scandia	Washington County	Minnesota
Single Family-Detached	93.5%	68.7%	67.2%
Single Family-Attached	3.3%	16.3%	7.4%
2 units	0.5%	1.0%	2.3%
3-4 units	0.0%	2.0%	2.1%
5-9 units	0.6%	2.1%	2.2%
10-19 units	0.6%	1.4%	3.4%
20+ units	0.0%	7.3%	11.8%
Mobile Homes	1.4%	1.2%	3.4%

## Home Ownership & Value

- Nearly 99% of all units are occupied

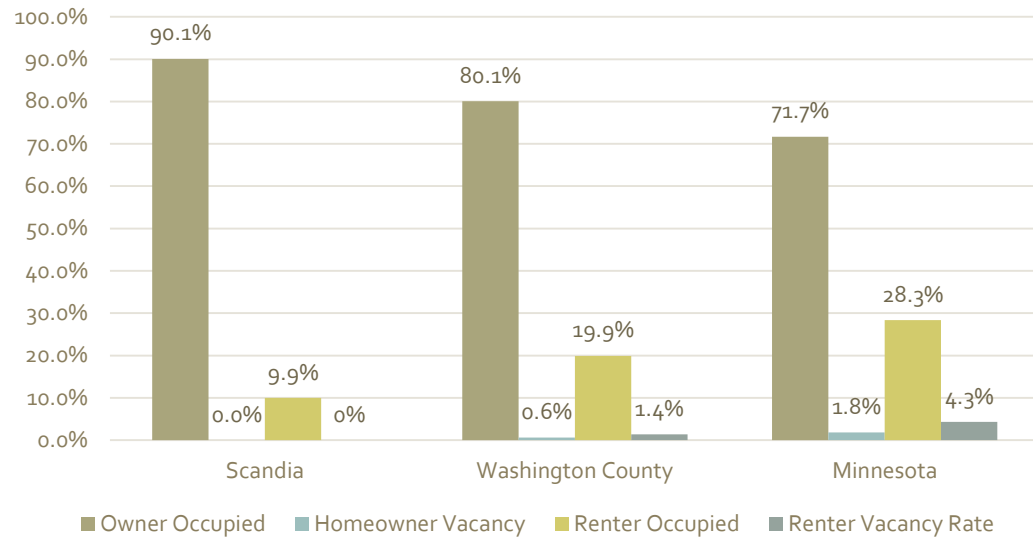
	Scandia	Washington County	Minnesota
Median Home Value	\$293,700	\$243,600	\$186,200
Owner Occupied	90.1%	80.1%	71.7%
Renter Occupied	9.9%	19.9%	28.3%
Homeowner Vacancy Rate	0%	0.6%	1.4%
Rental Vacancy Rate	0*%	1.8%	4.3%



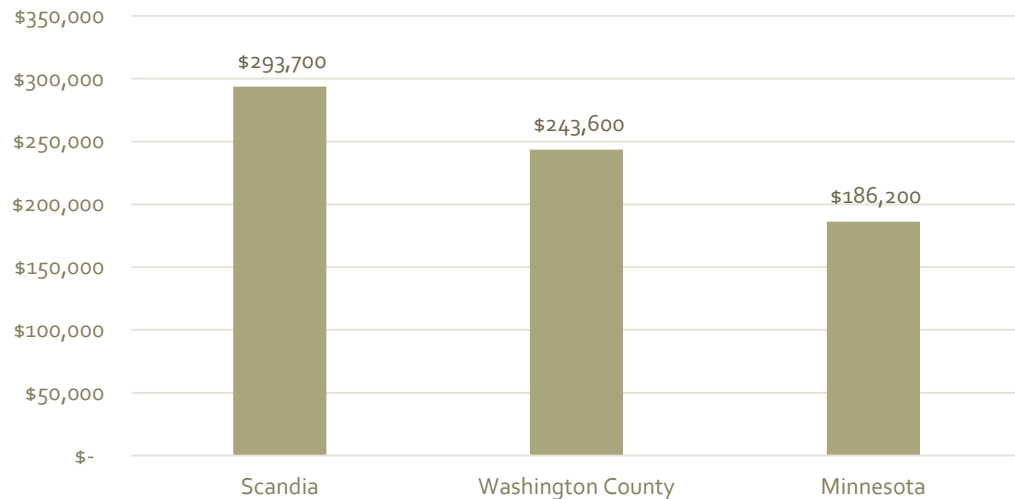
# Ownership & Value of Homes

- The City of Scandia has a higher percentage of owner occupied homes compared to the County and State
- The Median home value in Scandia is higher than the County and State.

## Ownership and Vacancy

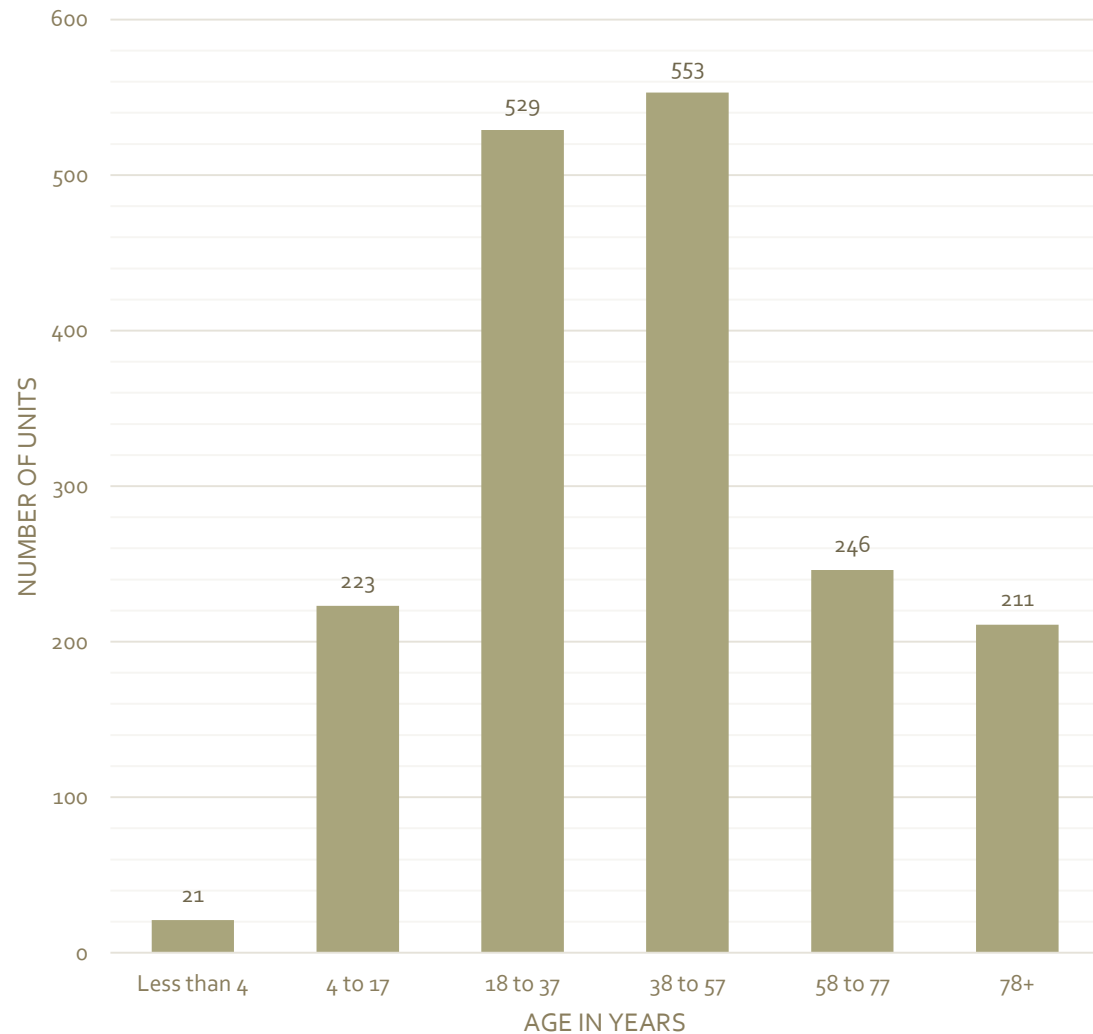


## Median Value



# Age of Housing Units

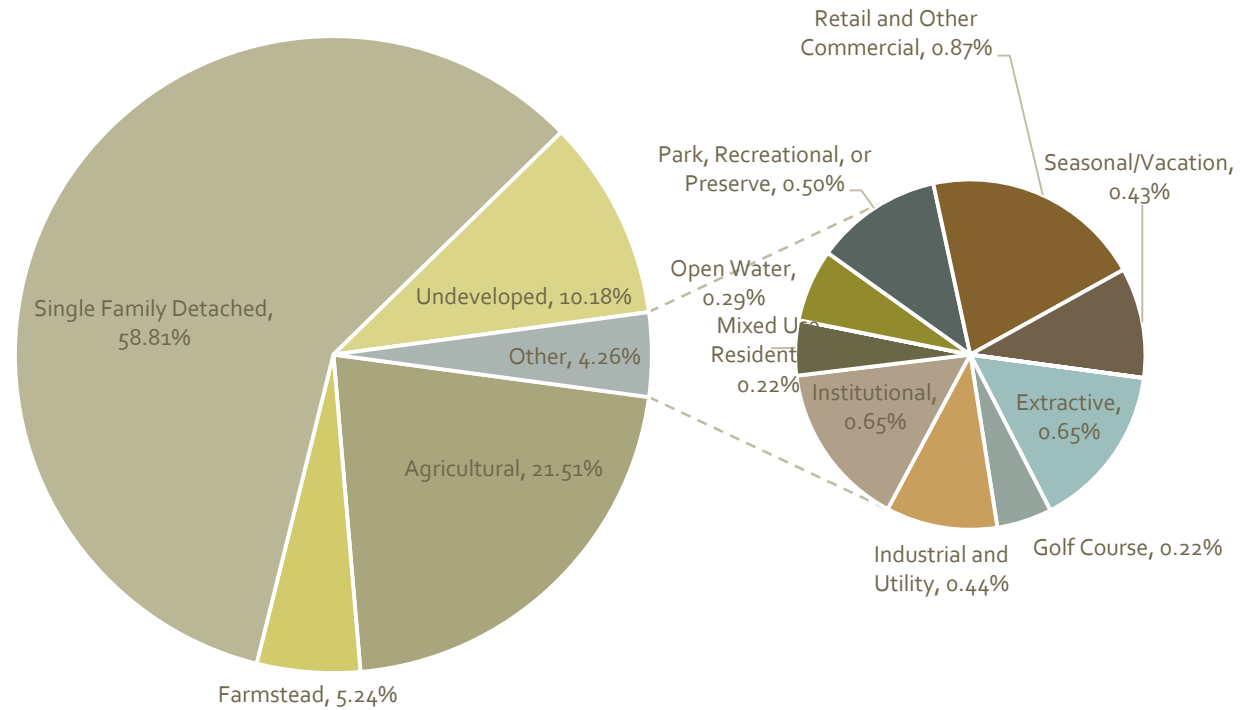
- As of 2015 ACS, there were 1762 housing units
- 26% of housing stock was built in 1950 or earlier
- 61.3% of housing stock was built between 1960 & 1999
- 12.7% of housing units are less than 17 years old



# Land Use

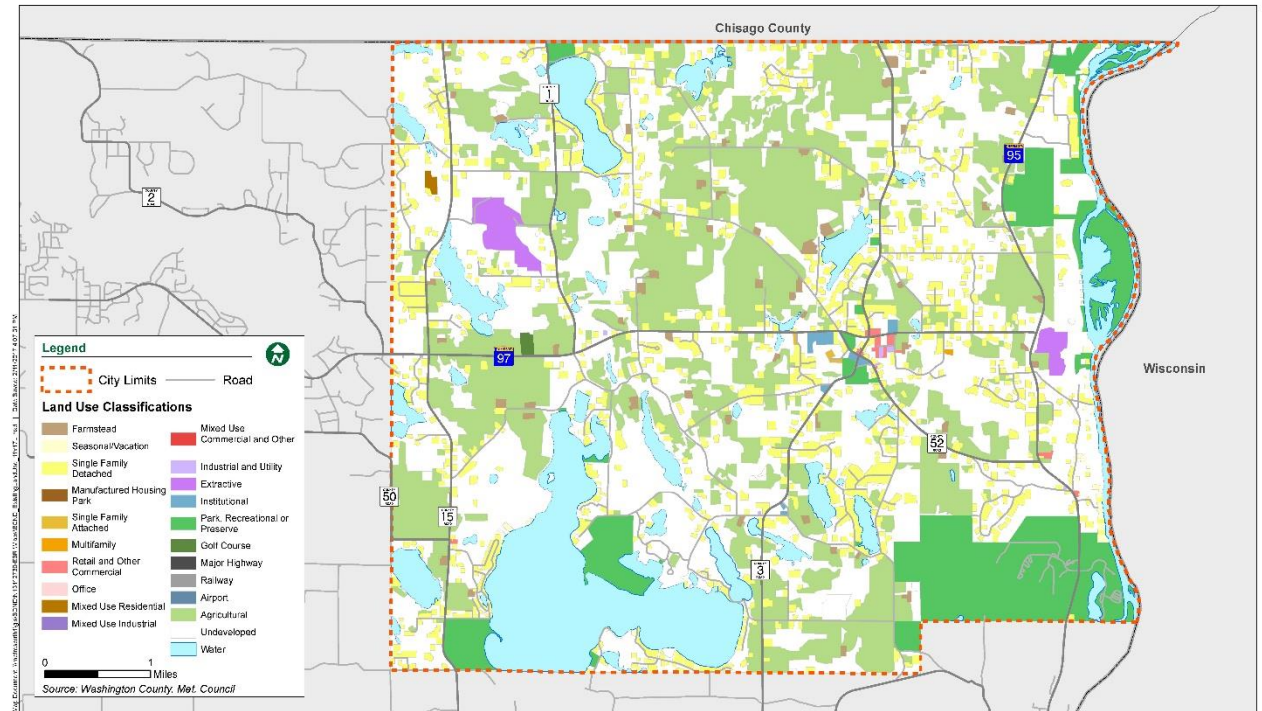
Agricultural	21.51%
Extractive	0.65%
Farmstead	5.24%
Golf Course	0.22%
Industrial and Utility	0.44%
Institutional	0.65%
Mixed Use Residential	0.22%
Multifamily	0.00%
Open Water	0.29%
Park, Recreational, or Preserve	0.50%
Retail and Other Commercial	0.87%
Seasonal/Vacation	0.43%
Single Family Detached	58.81%
Single Family Attached	0.00%
Undeveloped	10.18%

## Scandia Zoning by Area



# Existing Land Use Map

Agricultural	21.51%
Extractive	0.65%
Farmstead	5.24%
Golf Course	0.22%
Industrial and Utility	0.44%
Institutional	0.65%
Mixed Use Residential	0.22%
Multifamily	0.00%
Open Water	0.29%
Park, Recreational, or Preserve	0.50%
Retail and Other Commercial	0.87%
Seasonal/Vacation	0.43%
Single Family Detached	58.81%
Single Family Attached	0.00%
Undeveloped	10.18%

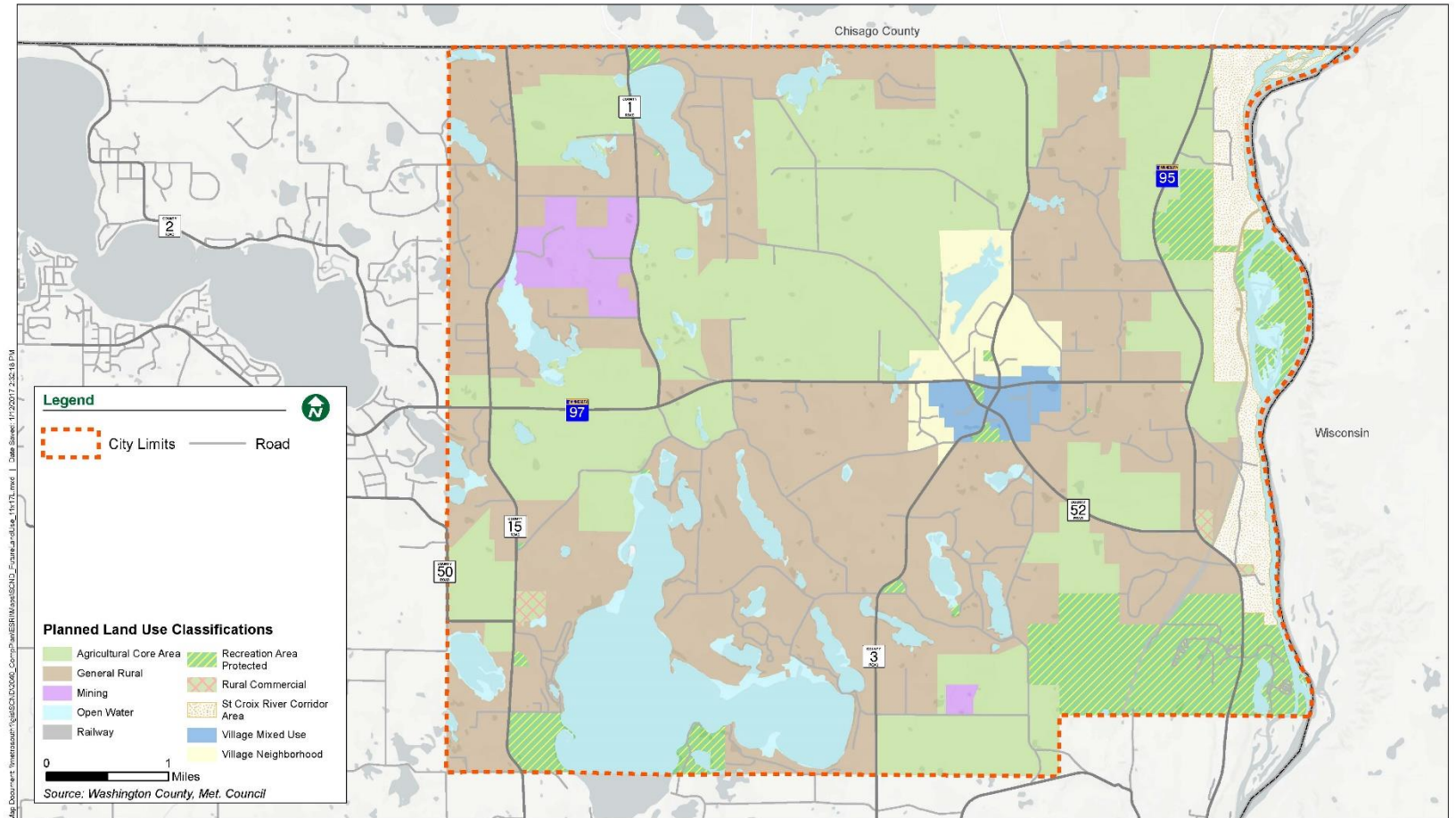


# Future Land Use Plan Map

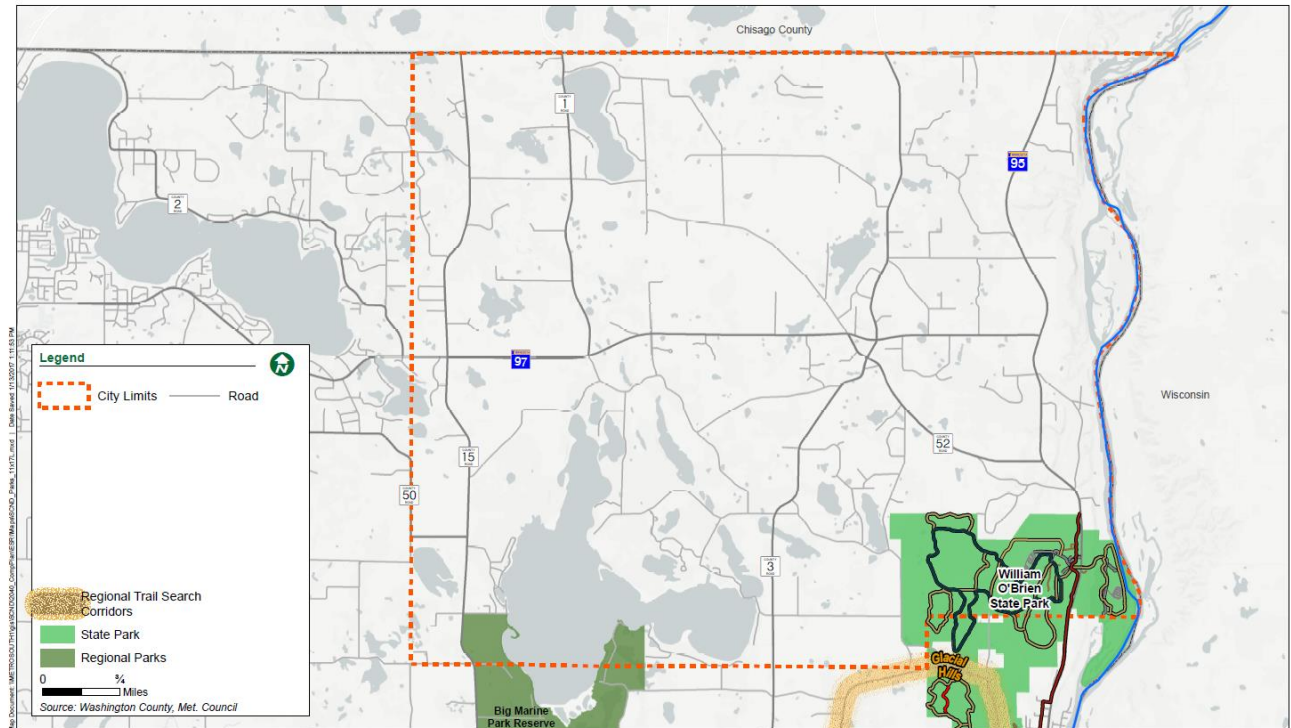


**Comprehensive Plan**  
Scandia, Minnesota

**Future Land Use**  
January 2017







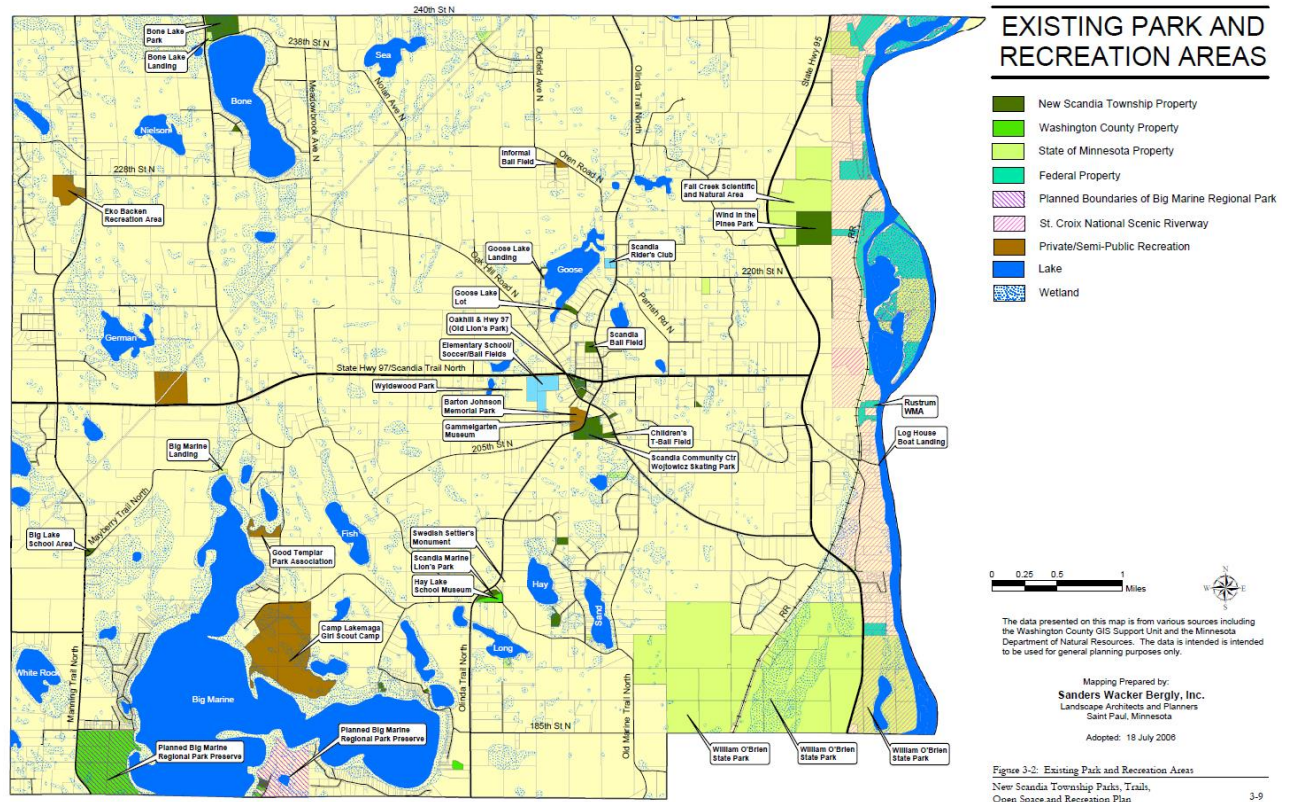
# Regional Parks

- William O'Brien State Park to the southeast which includes 16 miles of hiking trails 5 minutes from Scandia Village
- Big Marine Park Reserve includes 1.5 miles of walking trails, 1.5 miles of bicycle trails, and 1.2 miles of cross-country skiing trails 12 minutes from Scandia Village



# Local Parks and Open Spaces

- The parks and open spaces around the core of the city are primarily ball fields
- Throughout the limits of the city are public and private parks
- In the northeast corner of the city's limits contains Wind in the Pines Park which is praised as having one of the most ecologically diverse areas.

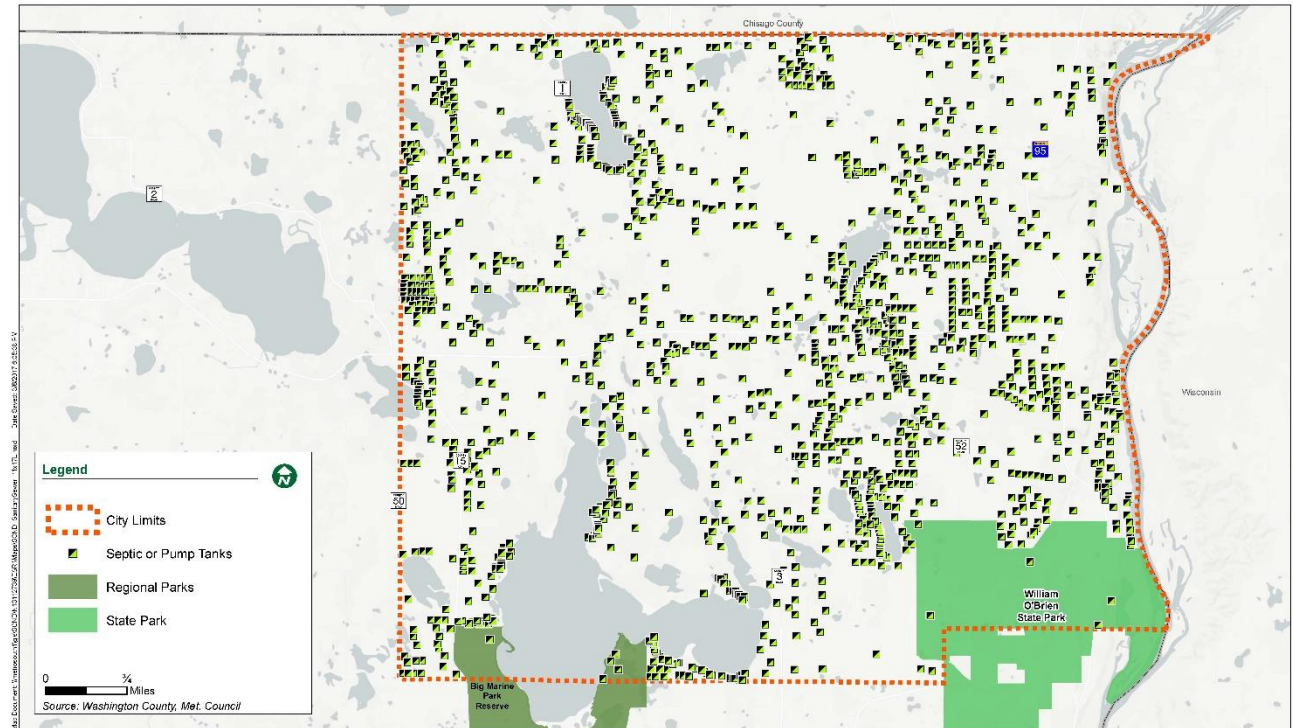


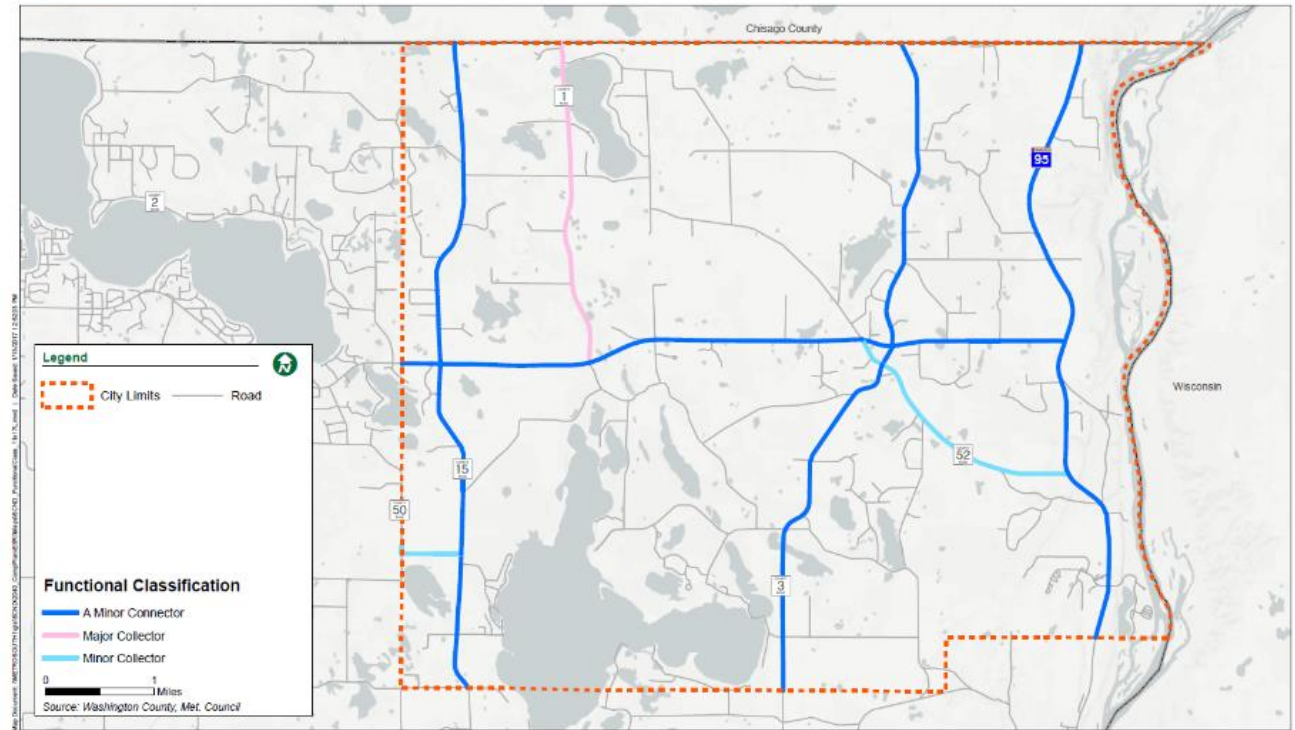
# Water Management & Sanitary Sewer Facilities



**Comprehensive Plan**  
Scandia, Minnesota

**Sanitary Sewer**  
March 2017







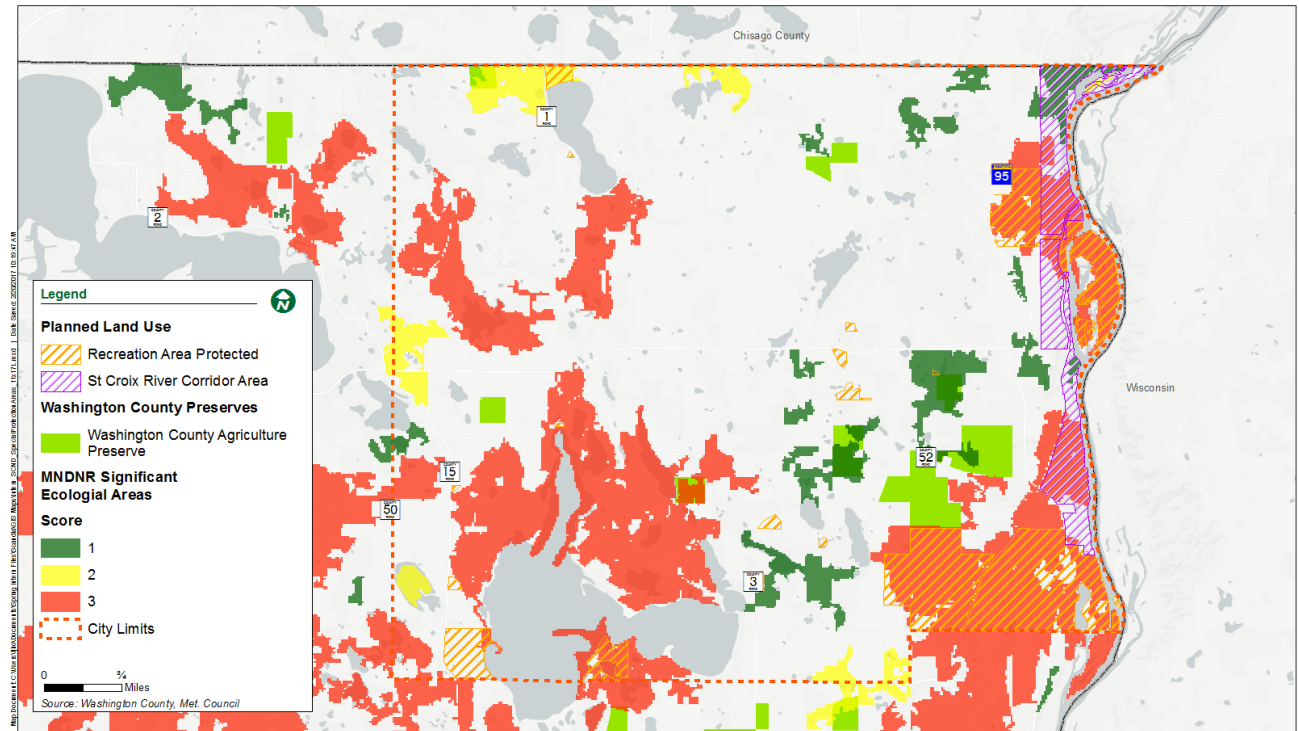
# Special Protection Areas

- St. Croix River Corridor Area is currently zoned in accordance with Washington County's current ordinances



**Comprehensive Plan**  
Scandia, Minnesota

**Special Protection Areas**  
February 2017



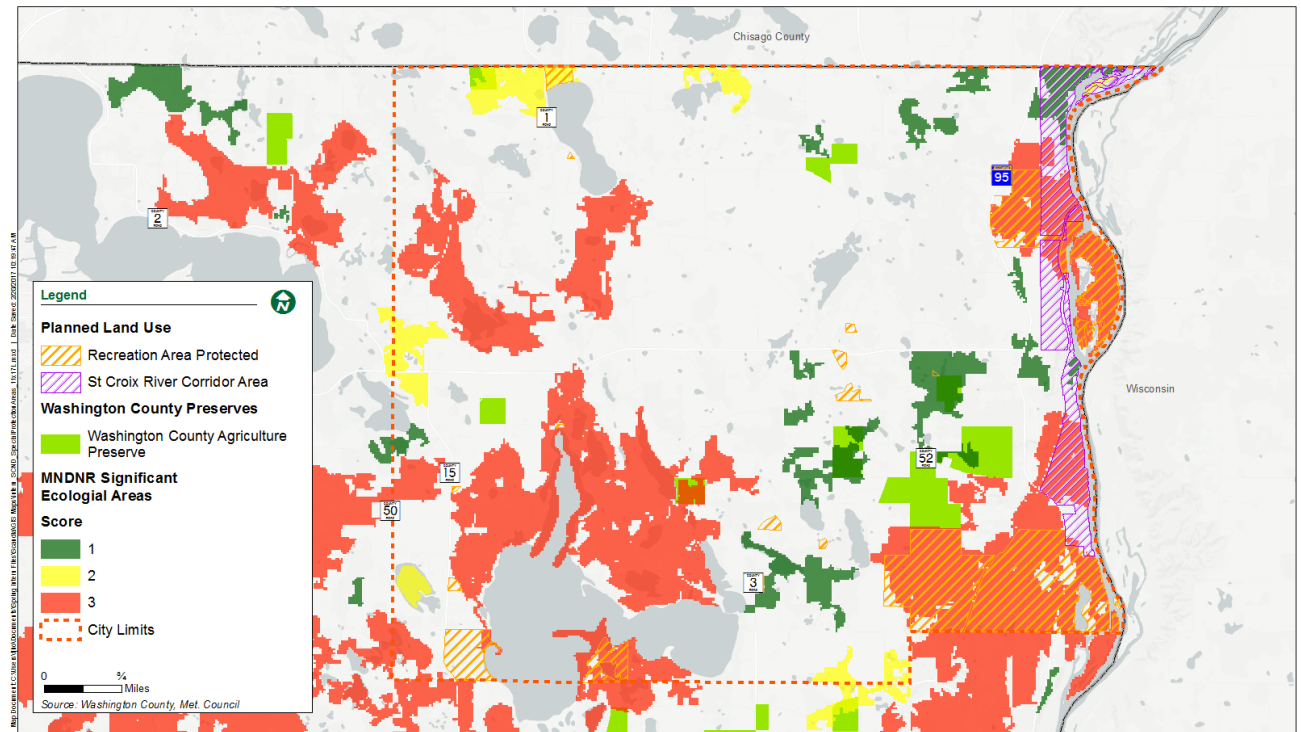
## Special Protection Areas

- The Minnesota DNR has designated some areas as ecologically significant
- These ratings are scored 1, 2, or 3 based on standards for size, shape, connectivity, adjacent land use, and species diversity



**Comprehensive Plan**  
Scandia, Minnesota

**Special Protection Areas**  
February 2017



# Public Engagement




**Home**  
Process and Schedule  
Plan Update Survey

**Contacts**

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**What is a Comprehensive Plan?**  
A Comprehensive Plan defines the vision, goals and aspirations for the long-term development and redevelopment of a community. The plan is intended to shape land use and transportation patterns, conserve natural resources, and address needs for utilities, housing and parks and open space. The Comprehensive Plan also guides decisions on both public and private investments in infrastructure and facilities.

The City of Scandia Comprehensive Plan will address the following:

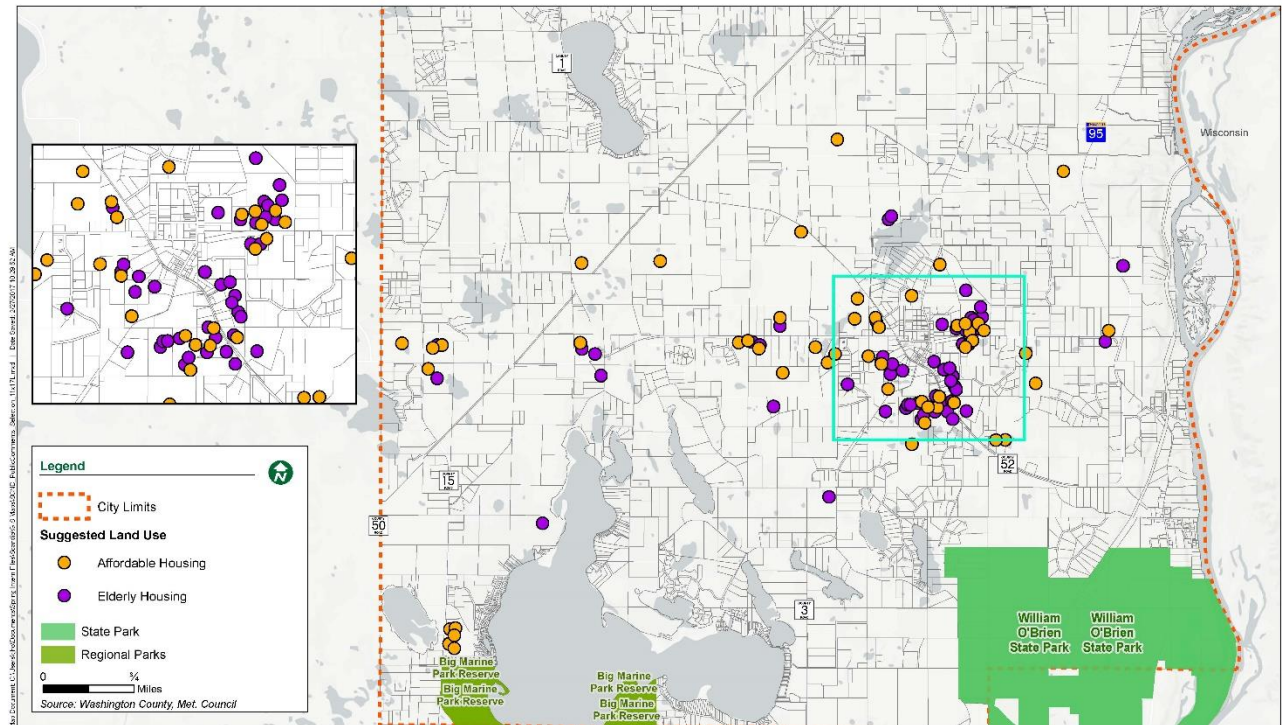
- Future Land Use
- Housing Needs
- Natural Resources
- Transportation
- Public and Individual Utilities
- Parks and Trails
- Economic Opportunities

**Why Update the Comprehensive Plan?**  
State law requires all municipalities in the 7-county metropolitan area update their Comprehensive Plans at least every 10 years. Local plans must align with the Metropolitan Council's regional system plans related to highways, transit, airports, wastewater services, parks and open space. An updated plan must be submitted for Metropolitan Council review.

# Country Messenger Outreach

	Growth	Low Growth
Housing	<ul style="list-style-type: none"> <li>• Senior/Lifecycle Housing</li> <li>• Townhomes</li> <li>• More Affordable, Family-Friendly</li> </ul>	<ul style="list-style-type: none"> <li>• Maintain Rural Feel (No New Housing)</li> <li>• Senior Housing</li> <li>• Clustered Housing</li> </ul>
Business	<ul style="list-style-type: none"> <li>• Locally-Owned</li> <li>• Restaurants</li> <li>• Art Galleries</li> <li>• Gift Shops</li> </ul>	<ul style="list-style-type: none"> <li>• Locally-Owned</li> <li>• Small Agri-Business</li> <li>• Eco-Tourism</li> <li>• Coffee Shops/Restaurants</li> </ul>
Impacts	<ul style="list-style-type: none"> <li>• Connect the Gateway Trail</li> <li>• Maintain Elementary School</li> <li>• Better Internet Access</li> </ul>	<ul style="list-style-type: none"> <li>• Appreciate Rural Lifestyle</li> <li>• Preserve Natural Areas</li> <li>• Better Internet Access</li> </ul>

# Suggested Land Use





## Pop-Up Meeting and On-Line Survey

### What Do You Value Most About Scandia?

- Rural Feel
- Natural Setting
- Lakes
- Community

### What Do You Believe is Scandia's Greatest Challenge?

- Taxes and Revenues
- Maintaining the Rural Character
- Attracting Younger Families
- Economic Development

Provide Three Words to Describe Scandia in 2040



# Part 2- "Where do we want to go?"

## SWOT ANALYSIS

- Results to be discussed at Workshop 2



# Plan Elements

- Vision, Goals and Objectives
- Land Use
- Housing
- Economic Development
- Parks and Trails
- Resilience
- Access to Healthy Food
- Water Resources
- Transportation
- Implementation