

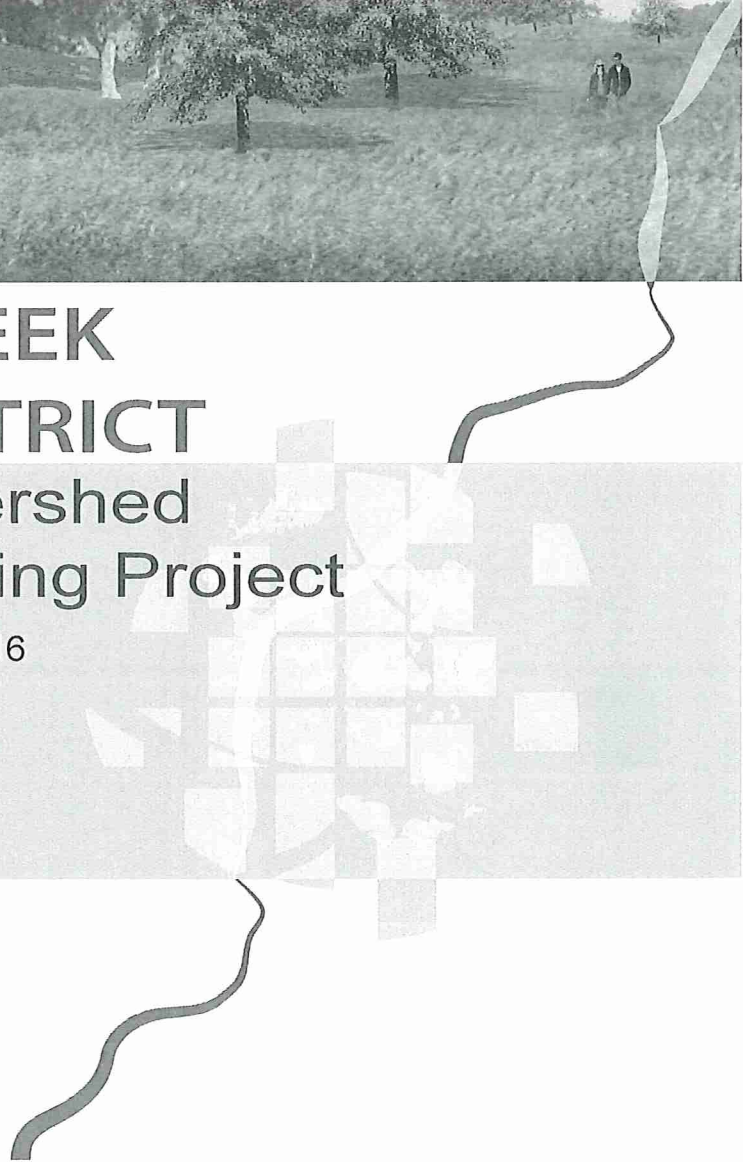


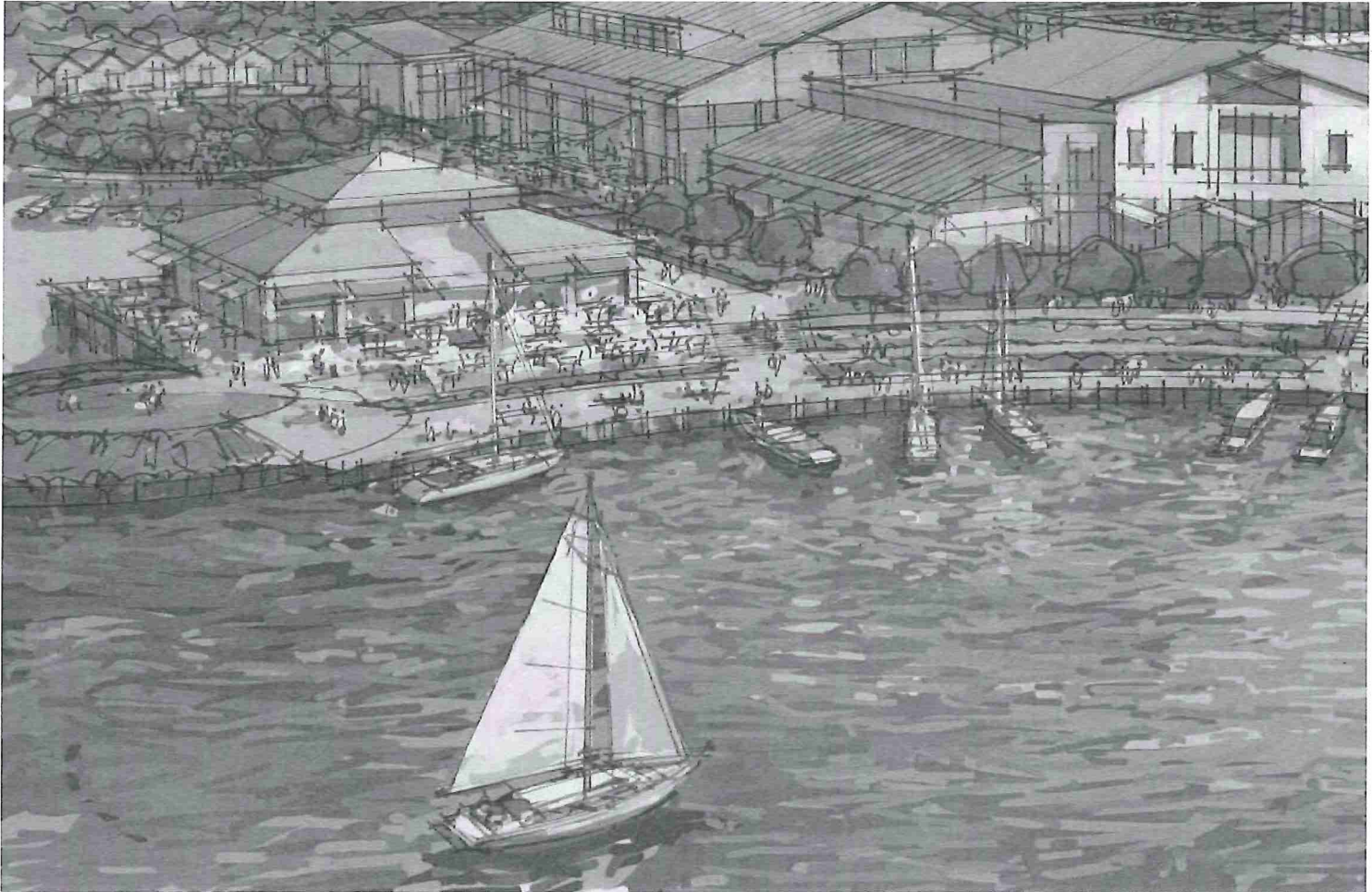
# MINNEHAHA CREEK WATERSHED DISTRICT Six Mile Subwatershed Planning Project

April 15, 2016



HART | HOWERTON

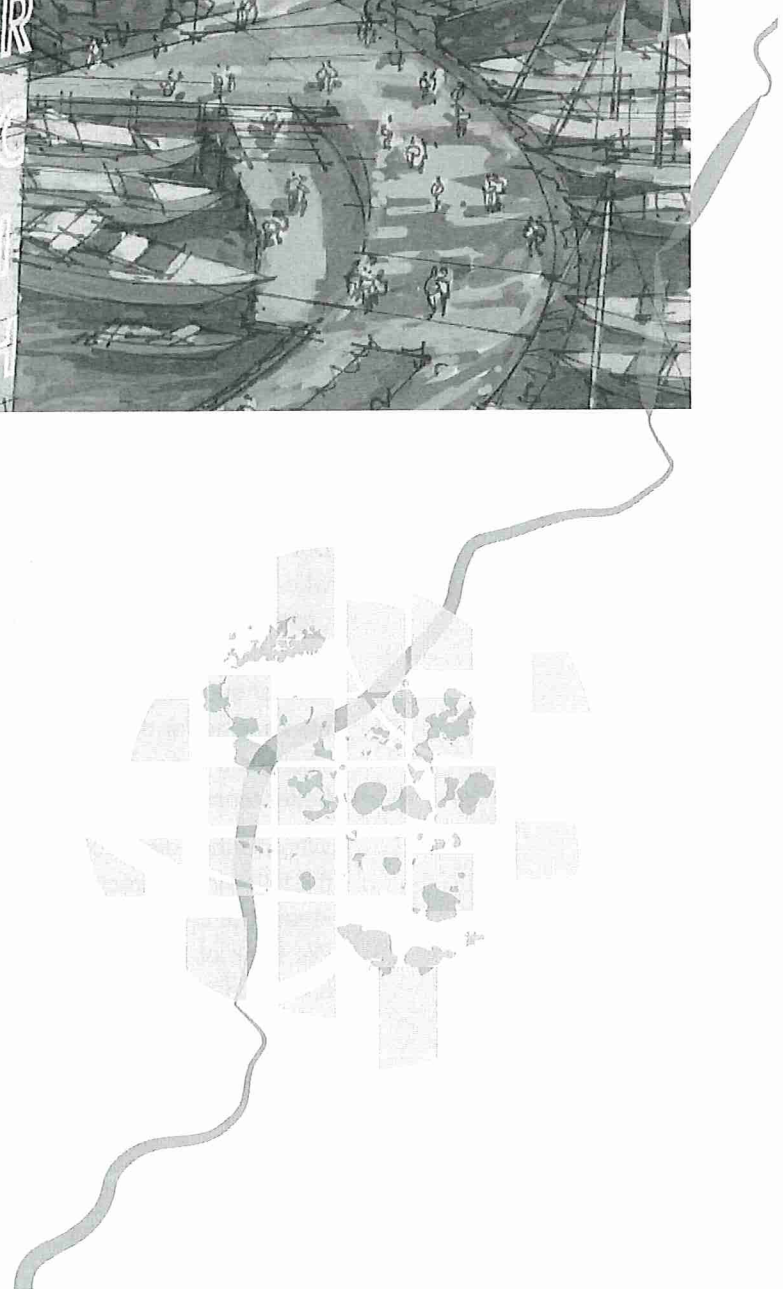


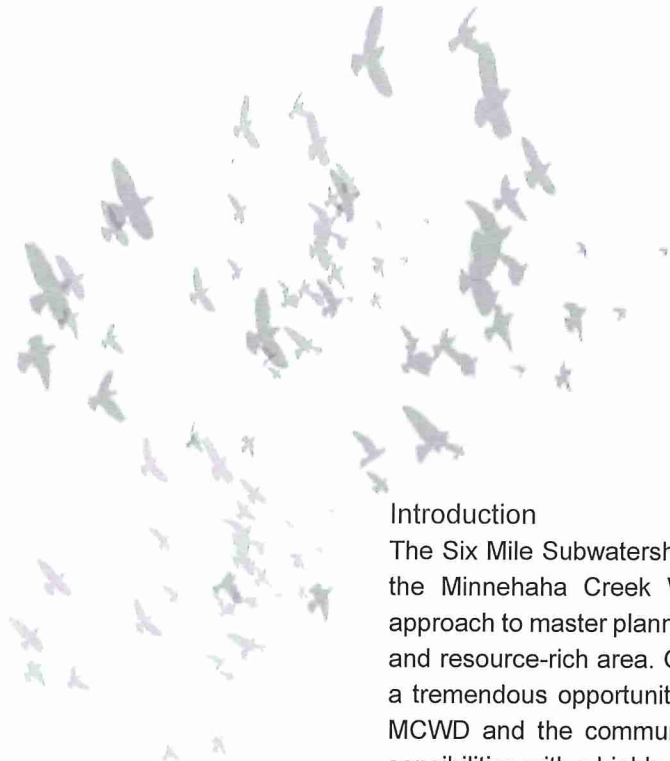


PERFORMANCE  
DRIVEN DESIGN.

HART | HOWERTON







## Introduction

The Six Mile Subwatershed Planning Project provides an exciting opportunity to bring the Minnehaha Creek Watershed District's (MCWD's) collaborative and inclusive approach to master planning and natural resource management to this rapidly changing and resource-rich area. Our team, consisting of LHB and Hart Howerton, sees this as a tremendous opportunity to use our unique and complementary skills to benefit the MCWD and the community. We believe that by combining our unparalleled design sensibilities with a highly organized and collaborative approach to project management, inter-agency facilitation, and community engagement, we can produce a final product that is beautiful, functional, and implementable.

The MCWD is experienced in forging relationships that lead to true change in key corridors, and we share your belief that this process begins with connections. It is clear that in the Six Mile area there are numerous opportunities to connect important resources such as the City of Victoria, City of St. Bonifacius, Carver Park Reserve, MCWD-owned land, and what we might call collectively the "Western Chain of Lakes." There are also opportunities to make connections to important places outside the district itself, such as the Minnesota Landscape Arboretum and the City of Waconia. A network of trails and natural resource corridors could tie these places together to create a spine that would create incentives and organize complementary development and support economic vitality while protecting the area's ecology. In some ways, that is the simple work.

But we know that in order for these plans to capture the imagination of the people who can make them happen, we must go beyond the simple. In this project, we see opportunities to mine out unique places and qualities that will transform the area. Our team believes that the magic is in the experience: the sense of discovering a hidden gem or suddenly recognizing a deeper connection to place. This is at the heart of what we imagine for the people who will eventually use the facilities developed in this plan. There is a richness and evocative nature to our design work that this team can deliver better than any other.

What further distinguishes this team's approach to land planning is a combination of the following characteristics: our planning has an overlay strategy to add market-driven ideas that can spur economic opportunities for a community. Our outlook is long term. We think of land as an asset that has the potential to provide increasing value over time. And finally, with our multi-disciplinary approach, we think and design in terms of

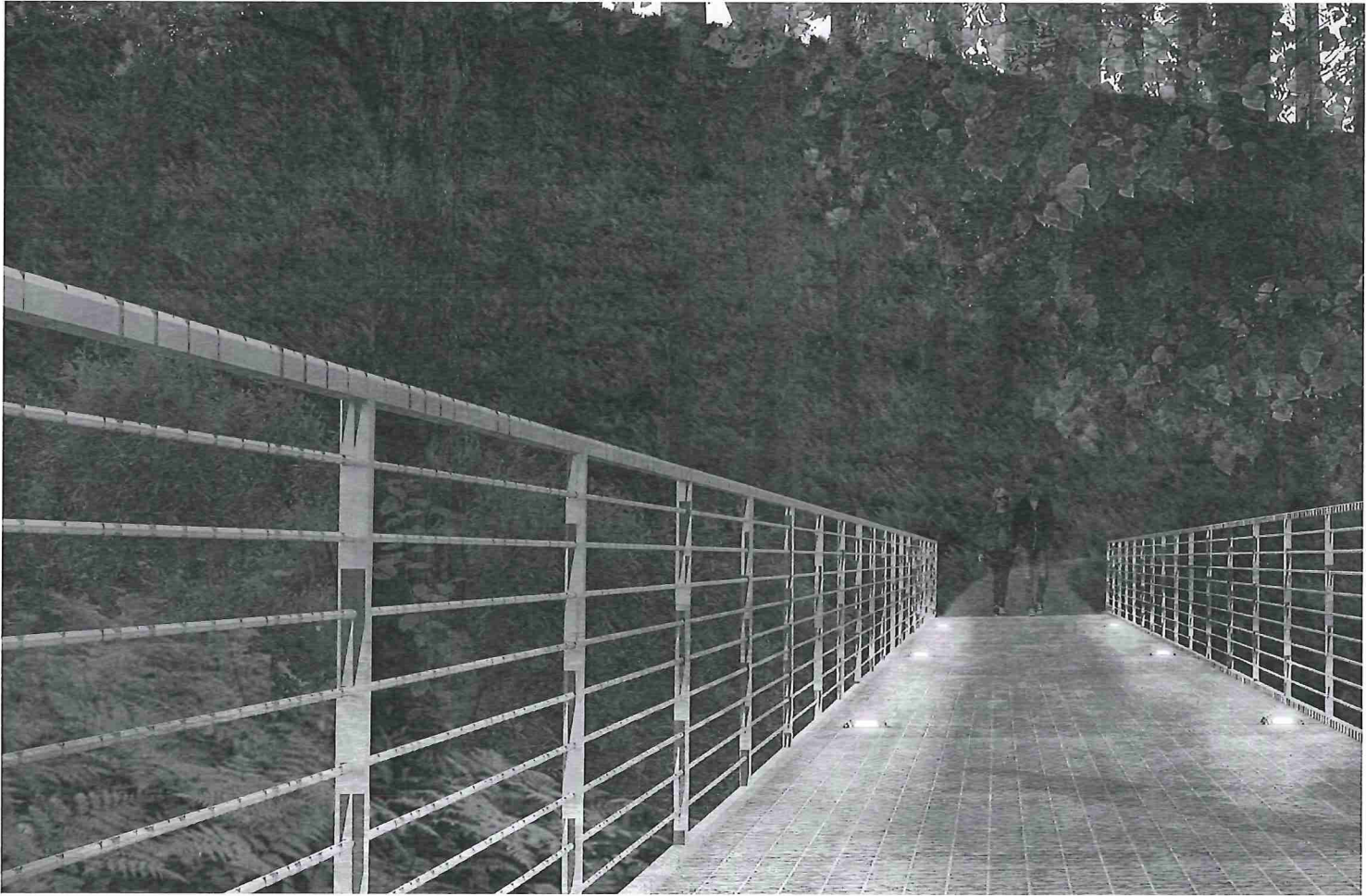


complete environments. Layered with our expertise in sustainable design, we balance environmentally sound and economically justified improvements for a truly sustainable planning approach. Our ability to fulfill these expectations derives from the extensive planning experience of the key team members who can translate planning policy at a large scale down to intimate details of design at a small scale at the same time. The conveyance of these vision opportunities through evocative graphic communications that capture the essence of the big ideas and sell them to the public are hallmarks of this team.

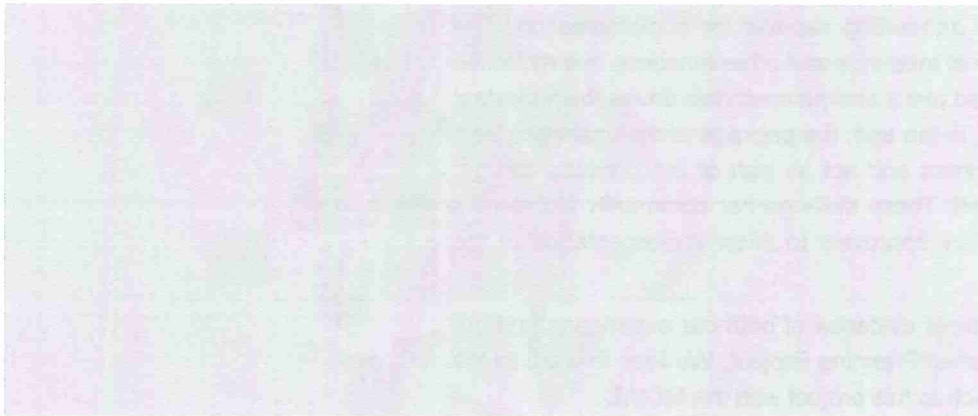
As we work with the MCWD on these transformative design opportunities, we believe that there is also transformative magic in the process. Conducting a highly coordinated and collaborative process supports the development of long-term relationships. We have seen many times that dialogues begun during a planning process have tremendous power to make positive change happen. Our team has experience in a wide range of inter-agency and community engagement processes and brings a powerful set of tools to the Six Mile planning project. From our interactive approach to public meetings to our methods for goal-tracking across the many stakeholder and committee meetings planned as a part of this project, we believe that effective process management is key to supporting the design outcomes.

In truth, the design and engagement processes are inextricably linked and, at their core, rely on high quality communication. Written communication maintains an open dialog throughout the process, clarifying and exploring project goals and outcomes. Graphic communication goes beyond simply describing elements of the design and often becomes part of fundraising and generating support for implementation. The ability to effectively present project ideas at meetings and other functions in a multitude of ways that includes evocatively rendered plans and perspectives drives the important conversations that need to happen. And, in the end, the package of the final document must go beyond summarizing the outcomes and act as part of the project's design, ensuring that this plan is useful and used. These skills garner community excitement and support while ensuring the necessary approvals to allow implementation of the grand vision

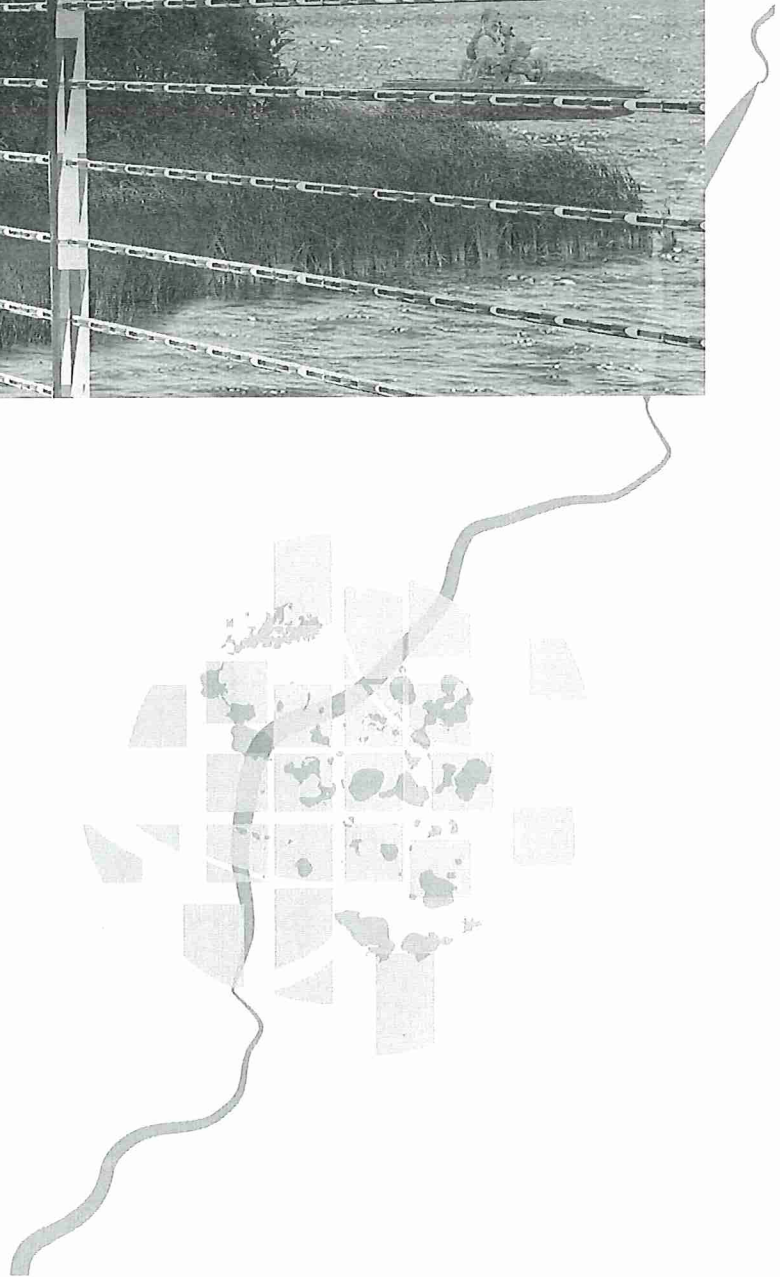
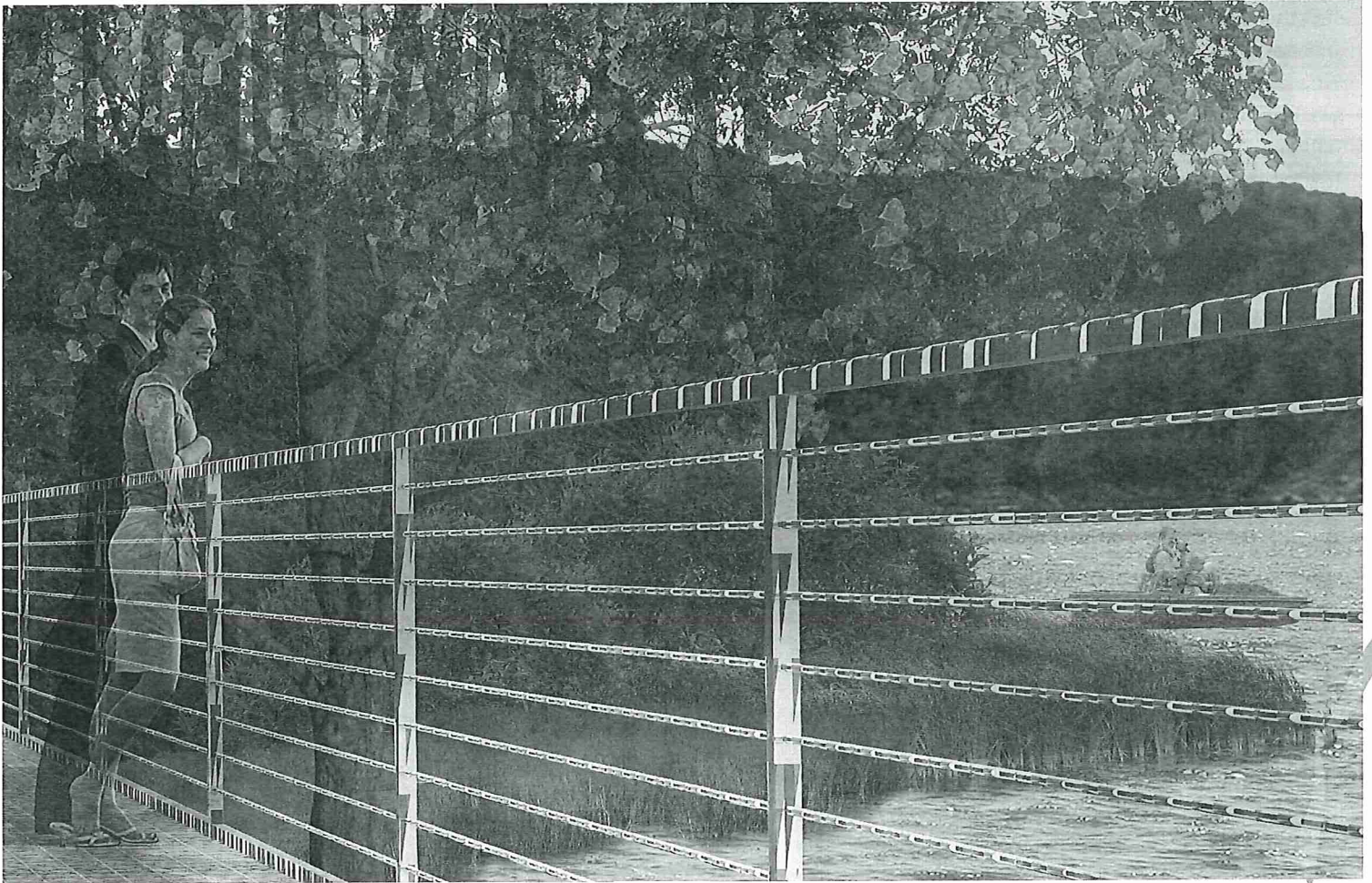
In this proposal, we hope you will find ample evidence of both our experience and our skill at delivering the Six Mile Subwatershed Planning Project. We look forward to the opportunity to further discuss our approach to this project with the MCWD.



# TEAM COMPOSITION +PERFORMANCE







## Team Composition

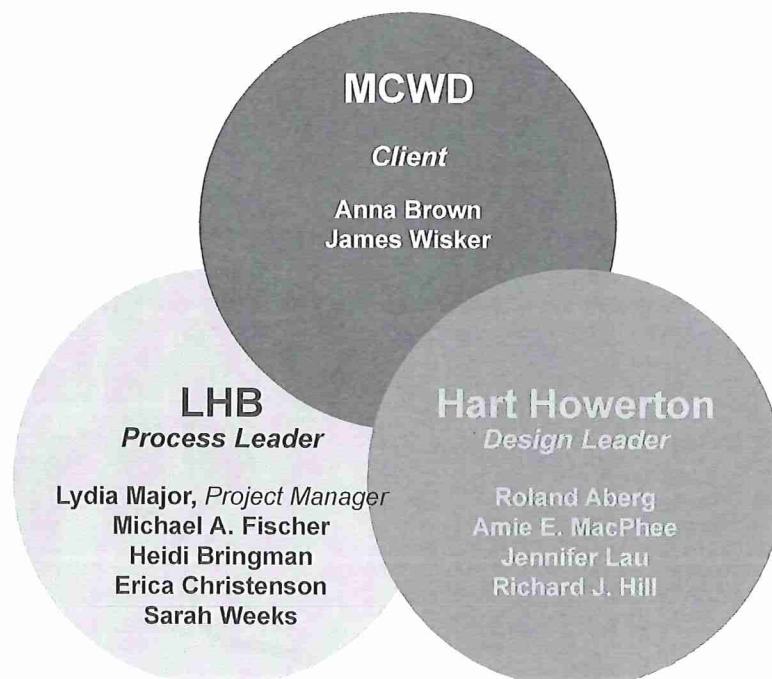
For the purposes of this response, our team consists of unique and complementary firms: LHB and Hart Howerton. However, as we look forward to the project process, we believe that ours will truly be a three-part team, in conjunction with the Minnehaha Creek Watershed District (MCWD). We will optimize the strengths of both firms and the MCWD if we allow for flexibility, collaboration, and overlap in our efforts.

Of course, we also want the MCWD to understand the general structure of the team and who has primary responsibility for various aspects of the project. LHB will orchestrate the project process, be responsible for organizing data, lead community engagement and inter-agency discussions, and deliver the final document. Lydia Major, from LHB, will act as Project Manager and be the primary point of contact for the consultant team. Hart Howerton will lead design efforts and provide both "big picture" direction for the master plans as well as the more detailed area wide master plans and site plans. Roland Aberg will be the lead principal and planner for Hart Howerton and will bring his expertise to bridge public and private sector interests in the plan into a harmonious approach as well as provide the necessary sensitivity in planning and design to create truly special responses for this fragile landscape and watershed environment. Amie MacPhee will be an integral part of the overview of agency and stakeholder plans and will be part of the think tank in assessing fundamental and unique "opportunities" that will

help to craft the overall vision based on her very special experience with rural and open space planning strategies from other parts of the country. Jennifer Lau will provide a further level of experience in planning while also using her special talents in graphic communications. Staff from both firms, and several potential additional resources, will participate in design workshops and charrettes to maximize the creative potential of this dynamic team.

The core members of our team have the experience and skill to cover the scope of work described in the Request for Qualifications (RFQ). However, in discussing this project in detail, we see that there may be some other areas of opportunity. In particular, this project clearly has the potential to support economic development in the area. We see value in bringing Rick Hill (marketing and development specialist) to the project in order to help the stakeholders understand market and economic opportunities and how that might be translated in the planning and design process to maximize this plan's economic impact. We also believe that educational interpretation is likely to be an important aspect of the final project outcome. Both firms have often worked on projects that incorporate those elements and are able to provide related design services in-house.

What follows are brief descriptions of both firms, as well as potential additional resources to support the project, followed by resumes for key project personnel.





## LHB

The Landscape Architecture and Planning group at LHB is dedicated to providing catalytic design and planning services to communities throughout the Midwest. Using participatory design strategies—ones that truly engage stakeholders—LHB helps a community frame a vision of its future, one that is shared among the many diverse interests of the community, and one that encourages a community to forge a new common language as they move forward.

This process, which focuses on exploration and discovery, helps communities better understand themselves, the issues they face, and the opportunities that lie ahead. It creates compelling solutions to tough problems, and allows for a more strategic approach to implementation based on the community's unique resources.

As a result of our commitment to sustainable design and community involvement, LHB's Landscape Architecture and Planning group works on an incredibly diverse range of projects in the urban realm—from community master planning to streetscape design. This broad range of projects allows LHB's designers to bring fresh ideas and perspectives to every project type. We have assembled a strong team of veteran collaborators and thoughtful designers. LHB's local team of landscape architects and urban designers will be complemented by the design and planning expertise of Hart Howerton.



**PERFORMANCE  
DRIVEN DESIGN.**

### Locations

701 Washington Avenue North  
Suite 200  
Minneapolis, MN 55401  
612.338.2029, 612.338.2088 Fax

21 West Superior Street  
Suite 500  
Duluth, MN 55802  
218.727.8446, 218.727.8456 Fax

63 East Second Street  
Suite 150  
Superior, WI 54880  
715.392.2902

200 3rd Ave NE #100  
Cambridge, MN 55008  
763-689-4042

## Hart Howerton

Hart Howerton is a group of planners, architects and landscape architects who understand the complexity and challenges of planning land responsibly and successfully in today's world. We partner with our clients to develop the best value and planning strategy for their land assets and to achieve the overall vision.

We collaborate with clients to understand their vision, planning and design objectives, and other opportunities including market strategies. An integrated approach to planning requires understanding the natural environment, historical, social, political, and financial conditions. We seek out the best local partners and experts to form teams that can effectively create and execute a project vision. We often implement projects from conceptualization to completion and beyond as community visions take shape and new environments develop.

Hart Howerton's whole systems approach to responsible planning and development – combining the disciplines of planning, landscape architecture and architecture into a single profession - involves a fully integrated spectrum of strategies and disciplines which we call "Designing Complete Environments." We work with cities, agencies, private land owners, and institutions from conceptualization to completion to realize the full potential of their land and create places of lasting legacy.

## HART | HOWERTON

### Locations

13911 Ridgedale Drive Suite 220  
Minnetonka, MN 55305  
952.476.1574

10 East 40th Street  
New York, NY 10016  
212.683.5631

One Union Street  
San Francisco, CA 94111  
415.439.2200

1280 Massachusetts Ave  
Cambridge, MA  
617.234.4409

1188 Fort Street  
Honolulu, HI 96813  
808.445.9676

Room 203, No. 1  
Lane 388  
South WanPing Road.  
Shanghai 200030, China  
86.21.5489.0453

## Lydia A. Major, w, LEED AP

Project Manager



### Registration

Licensed Landscape Architect in Minnesota

### Accreditation

U.S. Green Building Council  
Leadership in Energy and  
Environmental Design Accredited  
Professional (LEED AP)

### Affiliations

American Society of Landscape  
Architects (ASLA), Member

### Education

Master of Landscape Architecture,  
University of Minnesota

Bachelor of Arts in Honors English,  
University of Wisconsin-Madison

### Recognition

2015 ASLA-MN Honor Award,  
Central Riverfront Regional Park  
Master Plan

2014 ASLA-MN Merit Award, MCTC  
Fine Arts Plaza

2013 Minneapolis Downtown  
Improvement District Greening  
Award, Best Plaza, MCTC Fine Arts  
Plaza

2005 ASLA National Merit Award for  
Minnesota Student  
Mary Brabyn Wackman Award  
from the Department of English,  
University of Wisconsin, 2001

Member of Phi Beta Kappa

Member of Sigma Lambda Alpha

Lydia works with clients and communities to create vibrant public, commercial, and residential places. She uses a collaborative design process to develop solutions that benefit the client, the community, and the environment. Her projects include community, park, trail, and transportation system planning projects, where her skills with public engagement to help generate support and real solutions, as well as smaller public and private projects, where she focuses on the details that create memorable experiences. Lydia integrates technical and communication skills to produce compelling plans, models, renderings, and other presentation materials. Communication is a critical component in all projects, and Lydia uses her education as a writer to create project documents, including master plans, reports, city submittals, and other communications materials that become living documents in support of real progress to positively impact people's lives.

### Project Experience

- Downtown Service Area Master Plan; Minneapolis, MN
- Central Mississippi Riverfront Regional Park Master Plan, Minneapolis, MN
- Roseville Parks and Recreation System Master Plan; Roseville, MN
- Roseville Parks and Recreation Renewal Program; Roseville MN
- Three Rivers Intercity Trail Master Plan; Richfield, MN
- Cloquet Parks and Recreation Master Plan; Cloquet, MN
- Hennepin County Road 19 "Mid-Lake Boulevard" Trail Concept; Shorewood, Tonka Bay, and Orono, MN
- St. Louis County Union Depot Area Master Plan; Duluth, MN
- Highland Station Master Plan Initiative; Highland, MI
- North Lake Calhoun/South Lake of the Isles Design Charette; Minneapolis, MN
- Downtown Buffalo Visioning; Buffalo, MN
- RecQuest System/Comprehensive Planning; Minneapolis, MN
- Douglas Drive Corridor Plan; Golden Valley, MN
- Victory Memorial Drive; Minneapolis, MN
- Wayzata Bay Center Redevelopment; Wayzata, MN
- Firemen's Park; Chaska, MN
- Lilydale Regional Park Roadway and Shelter; St. Paul, MN
- Minneapolis Community & Technical College, Fine Arts Plaza; Minneapolis, MN
- Marshall Site Legacy Project; Marshall, MI
- East Phillips Park Community Center; Minneapolis, MN



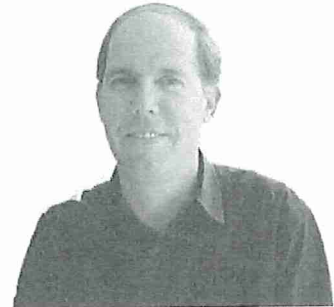
## **Roland Aberg, PLA, ASLA** *Regional Planner/Landscape Architect*

Roland is a regional planner, site/master planner and registered Landscape Architect with over 40 years of experience in serving public and private clients. Roland joined Hart Howerton in 1988. He subsequently became a Principal and now heads the Minnesota office. He has been a Principal with the San Francisco office for most of his tenure with Hart Howerton and divides his time between both offices.

Roland has proven to be an exceptional team leader of multi-disciplinary teams that address highly complex projects including master planning for highly sensitive ecological areas, existing and new communities, town centers, parks and mixed-use developments as well as lake, river and ocean waterfronts. His education and training as a landscape architect, planner and architect together with his hard-won experience in approval processes and completed projects makes him a unique design talent on any team. He brings these special skills to all projects he is involved in while consistently adding new vision, innovation and ideas resulting in future built environments to be considered from a complete design perspective. He is an excellent planner and sensitive designer and has won many regional and national awards. His long term experience and technical abilities extend thru all project phases including initial visioning, planning and design, documentation and construction thru to completed projects. It is this ability to think as a master planner while considering the design implications at the smallest level that has allowed Roland to help create landmark places.

### **Project Experience**

- White River Park Master Plan & Riverfront Promenade; Indianapolis, IN
- Minnehaha Creek Greenway Master Plan; Hopkins and St. Louis Park, MN
  - Reach 20 Boardwalk and Trail System
  - Cottageville Park
  - Cold Storage and Retail Zone Master Planning
- Redwood City Inner Harbor Master Plan; Redwood City, CA
- City of Minnetonka Creek and Greenway Visioning Plan; City of Minnetonka, MN
- Vision Plan for Gateway Valley; Orinda, CA
- Pagosa Springs Riverfront and Historic Downtown Revitalization Plan; Pagosa Springs, CO
- Bridges of St. Paul; St. Paul, MN
- Pellissippi Town Center; Knoxville, TN
- Sun Valley Airport Visioning and Redevelopment Plan; Hailey, ID



### **Registration**

*Licensed Landscape Architect  
in MN, CA, WA, PA*

### **Associations**

*Urban Land Institute  
American Society of Landscape  
Architects*

### **Education**

*Bachelor of Science in Landscape  
Architecture, Cornell University  
Master of Landscape Architecture,  
University of Oregon  
Master of Architecture, University of  
California, Berkeley*

### **Recognition**

*White River Park Promenade and  
Outdoor Gallery  
ASLA National Award for  
Excellence*

*Washington State Convention and  
Trade Center Roof Gardens and  
Esplanade  
ASLA National Award for  
Excellence*

*West Point Treatment Plant  
Mitigation and Waterfront Park  
ASLA National Merit Award*

*Gateway Valley Master Plan  
ASLA National Merit Award*

*Friedman Memorial Airport  
Redevelopment Master Plan  
ASLA Merit Award, MN*

---

## Erica Christenson, PLA

*Landscape Architect*



### Registration

*Licensed Landscape Architect  
in Minnesota*

### Affiliation

*American Society of Landscape  
Architects*

Erica is an award winning designer who is enthusiastic about parks and open space and has designed numerous parks, cultural institutions, campuses and interpretive projects in the Twin Cities. Her design approach reflects the client's needs and responds to the potential opportunities that each project and site brings. Most recently she led a landscape team through a successful process with Dakota County to design and construct Phase 1 Improvements at the brand new Whitetail Woods Regional Park. She has led many different types and scales of projects and is known for her ability to manage complex processes in a collaborative manner. Erica also has extensive experience in managing and facilitating landscape restoration projects and teaches courses at the University of Minnesota on sustainable landscapes.

---

## Heidi S. Bringman, PLA, LEED AP BD+C, CDT, CCCA, WDCP

*Wetland Specialist*



### Registration

*Licensed Landscape Architect in  
Minnesota and Wisconsin*

### Certification

*MN Certified Wetland Delineator  
(CWD)*

*Construction Documents  
Technologist (CDT)*

*Certified Construction Contract  
Administrator (CCCA)*

Heidi has 14 years of experience as a Landscape Architect. Prior to joining LHB, she worked at the Minnesota Landscape Arboretum in Chanhassen and at Lutsen Resort where she was responsible for the design, implementation and maintenance of landscape and site development projects.

She works on both small and large scale projects where detailed and broad-based design techniques are utilized. Heidi's areas of specialization include master planning, site development and planning, drainage, native planting designs, graphic illustrations, wetland delineation, restoration, and mitigation design. She also assists many clients with permit writing, processing, and regulatory approvals for site disturbance development projects.

Heidi has an underlying philosophy that in order to achieve a successful design, one has to consider both human and natural systems. She strongly believes in educating clients and colleagues on the importance of sustainable design.

We understand that MCWD staff and Wenck Engineering will be providing comprehensive technical water resource and engineering services. However, we have included Heidi Bringman on our team in order to deepen our understanding and connection with that aspect of the project. Heidi is both a Licensed Landscape Architect and a Wetland Specialist and therefore brings a unique perspective on how water resources can be integrated into the experiential design of the landscape to create a deeper sense of place.



---

## **Aimee E. MacPhee, LEED** *Regional Planner*

Spanning 35 years, Amie has a long and varied career in helping clients deliver notable places in unique natural and urban environments. Her background in planning and landscape architecture has given her a wide-range of project experience in community, conservation, and site and landscape design. Amie is a leader and team-builder of planning and design teams that address highly complex environmental planning and entitlement processes. She is LEED accredited and her training, in landscape architecture and environmental planning, has given her a broad understanding of how to think through the process of creating places that have lasting value. She has led the industry in crafting comprehensive entitlement documents that involve multiple jurisdictions and has completed many design guideline and development standard documents that have been integral in reinforcing and defining the overall vision of the communities and environments she has worked in.

Amie was a Principal in with Hart Howerton for over a decade in a planning position that spanned 30 years. Amie is a founder of Cultivate Studio, a full service community, landscape, planning and design practice dedicated to the ideas of collaboration, craft and hard work to cultivate places of lasting value. She continues to work in collaboration with Hart Howerton on many unique and challenging planning projects. On this project, she will lend her expertise to crafting the overall project vision, contributing examples and new ideas that have not been done before here in Minnesota.



### **Education**

*University of California, Berkeley,  
College of Environmental Design,  
Bachelor of Arts in Landscape  
Architecture, 1981*

---

## **Jennifer Lau, AICP** *Planner and Graphic Artist*

Jennifer is a senior planner and project manager at Hart Howerton with over 10 years of experience. Since joining the firm, Jennifer has worked on a range of large scale master planning projects including Hollywood Park in Los Angeles, Middle Green Valley in Solano County California and Three Sisters Mountain Resort in Alberta, Canada. In addition, she has worked with the Minnehaha Creek Watershed District on a series of planning and restoration projects since 2010, including the Minnehaha Creek Preserve, Cottageville Park and Cold Storage Acquisition. Jennifer specializes in land use policy, entitlements and communication graphics.

Prior to joining Hart Howerton in 2005, Jennifer was a Project Manager at KenKay Associates where she participated in public outreach, local consensus building and community input for a variety of public sector projects including the Downtown Vallejo Specific Plan, the Cottle Transit Village in San Jose, California and the Lawrence Hall of Science expansion in Berkeley, California.



### **Associations**

*American Institute of Certified  
Planners  
Urban Land Institute*

### **Education**

*Bachelor of Landscape Architecture  
with Community and Regional  
Development Emphasis, University  
of California, Davis*

---

## **Sarah Weeks,** Associate ASLA *Landscape Designer*



### **Affiliation**

*American Society of Landscape  
Architects (ASLA), Member*

### **Education**

*Master of Landscape Architecture,  
College of Design,  
University of Minnesota  
Minneapolis*

Sarah approaches projects thoughtfully and creatively, and is dedicated to a design process that integrates the needs of the client with those of the community and the environment. She works across scales to envision and create compelling places: her projects have ranged from broad-scaled park and community master plans, to streetscape design, to smaller, more intimate sites. Sarah combines her skills with the Adobe Creative Suite, AutoCAD, ArcGIS, SketchUp and Rhino with her background in studio arts to create evocative renderings, plans and 3D models that communicate sense of place and design intent. She also brings her experience in writing and research to produce effective project documents, including master plans, design guidelines, proposals and presentation materials.

---

## **Michael A. Fischer,** AIA, LEED AP *Principal*



### **Registration**

*Licensed Architect  
in Minnesota and Wisconsin*

### **Accreditation**

*U.S. Green Building Council  
Leadership in Energy and  
Environmental Design Accredited  
Professional  
(LEED AP)*

Michael has 28 years of experience as project principal, project manager, project designer, and project architect on planning, urban design, educational, commercial and governmental projects. He has become an expert on Tax Increment Finance District analysis assisting over 100 cities with strategic planning for TIF Districts. In addition, Michael has experience working with local, regional, State, and Federal agencies to secure funding for a variety of projects. He is a Senior Vice President at LHB and currently leads the Minneapolis office.

Michael completed a two-year Bush Fellowship, studying at MIT and Harvard in 1999, earning Masters degrees in City Planning and Real Estate Development from MIT. He has served on more than 50 committees, boards and community task forces, including a term as a City Council President and as Chair of a Metropolitan Planning Organization. Most recently, he served as Chair of the Edina, Minnesota planning commission. Michael has also managed and designed several award-winning architectural projects, and was one of four architects in the Country to receive the AIA Young Architects Citation in 1997.



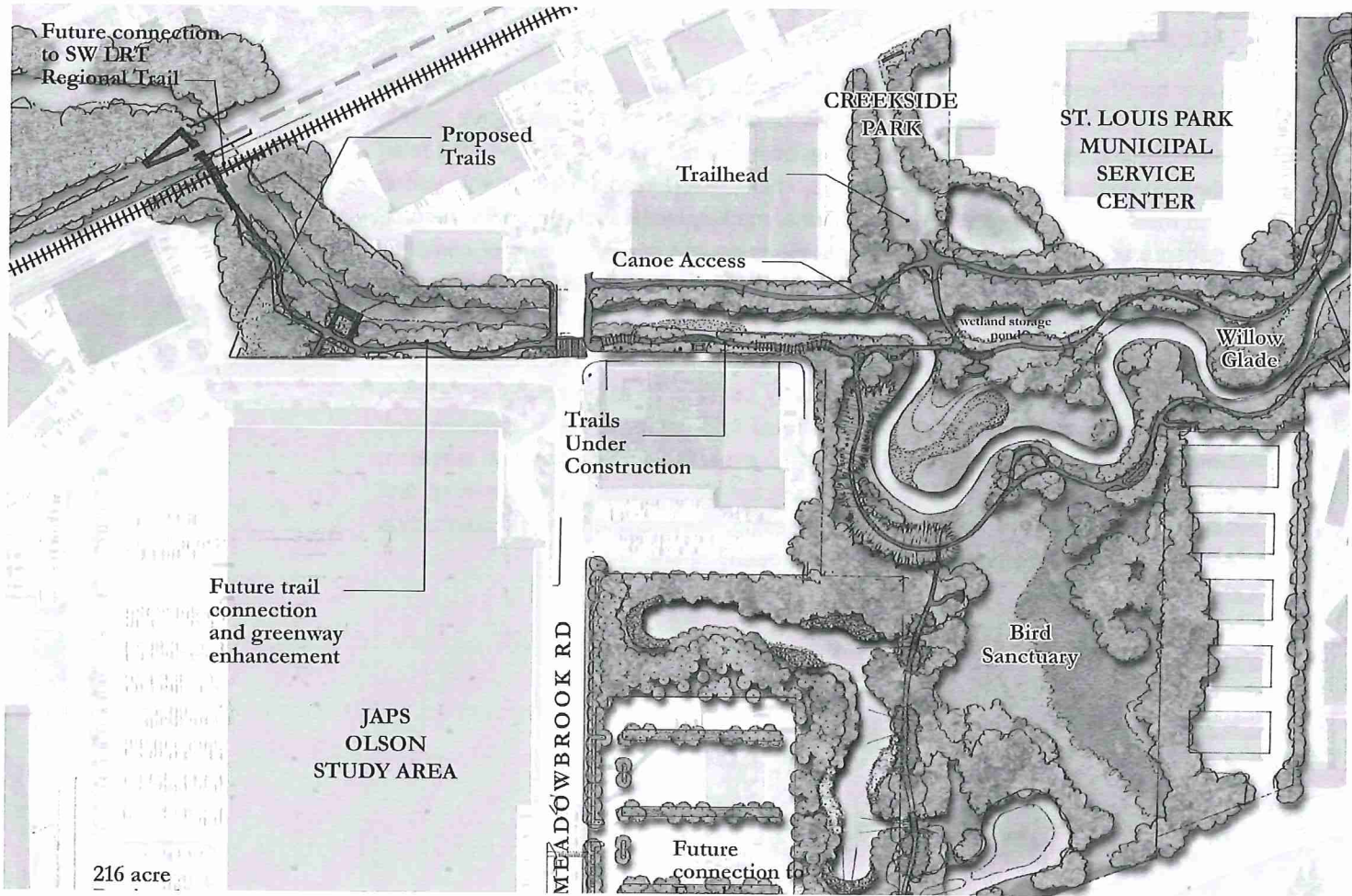
## Richard J. Hill

*Market and Economic Opportunity Strategist*

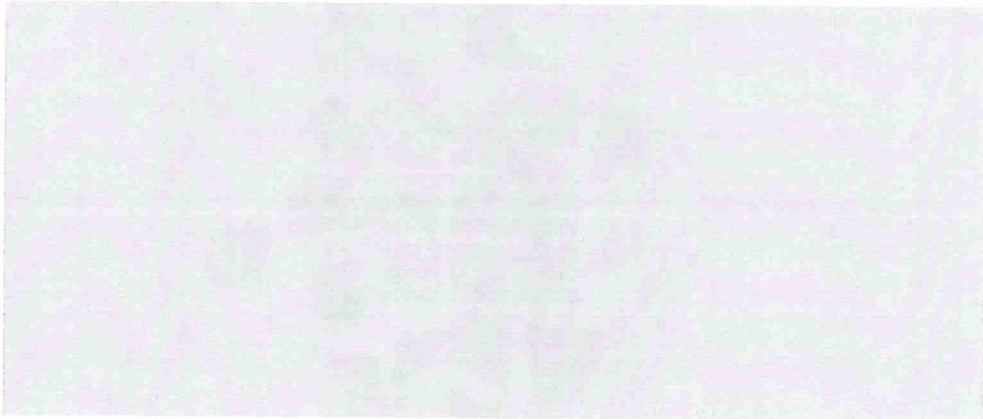
Over his 35-year career, Rick Hill has successfully planned and directed the retail, dining, entertainment, attraction, and visitor attractions for 146 properties, parks, districts, and resorts. He has masterminded many of the nation's pioneering retail developments including lifestyle, entertainment, resort, high streets, town centers, and mixed-use centers and non-traditional marketplaces such as parks, resorts, transportation centers, and attractions. He is sought out by owners of complex, strategic, and one-of-a-kind sites and destinations that require innovation and creativity. He has won numerous national and international awards for his work.

Rick is known as a leading innovator in the creation of consumer marketplaces – often in strategic destinations not ordinarily considered to be shopping centers. His experience includes all aspects of retail real estate strategy, development, implementation, and operations. Areas of expertise include market research, financial planning, strategic planning, concept development, site planning and design management, merchandising, leasing, development and construction management, consumer marketing, and property operations.

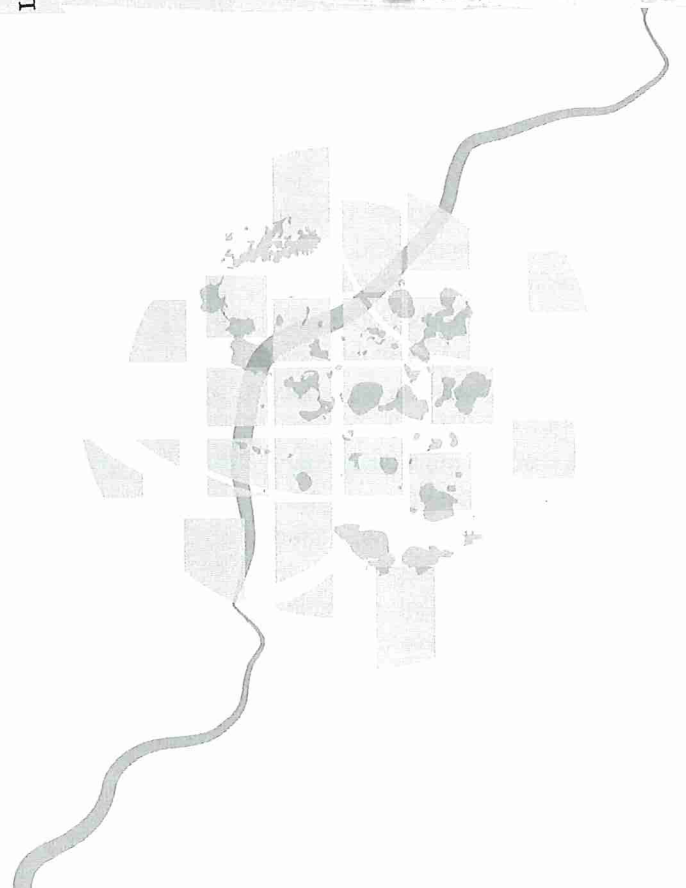
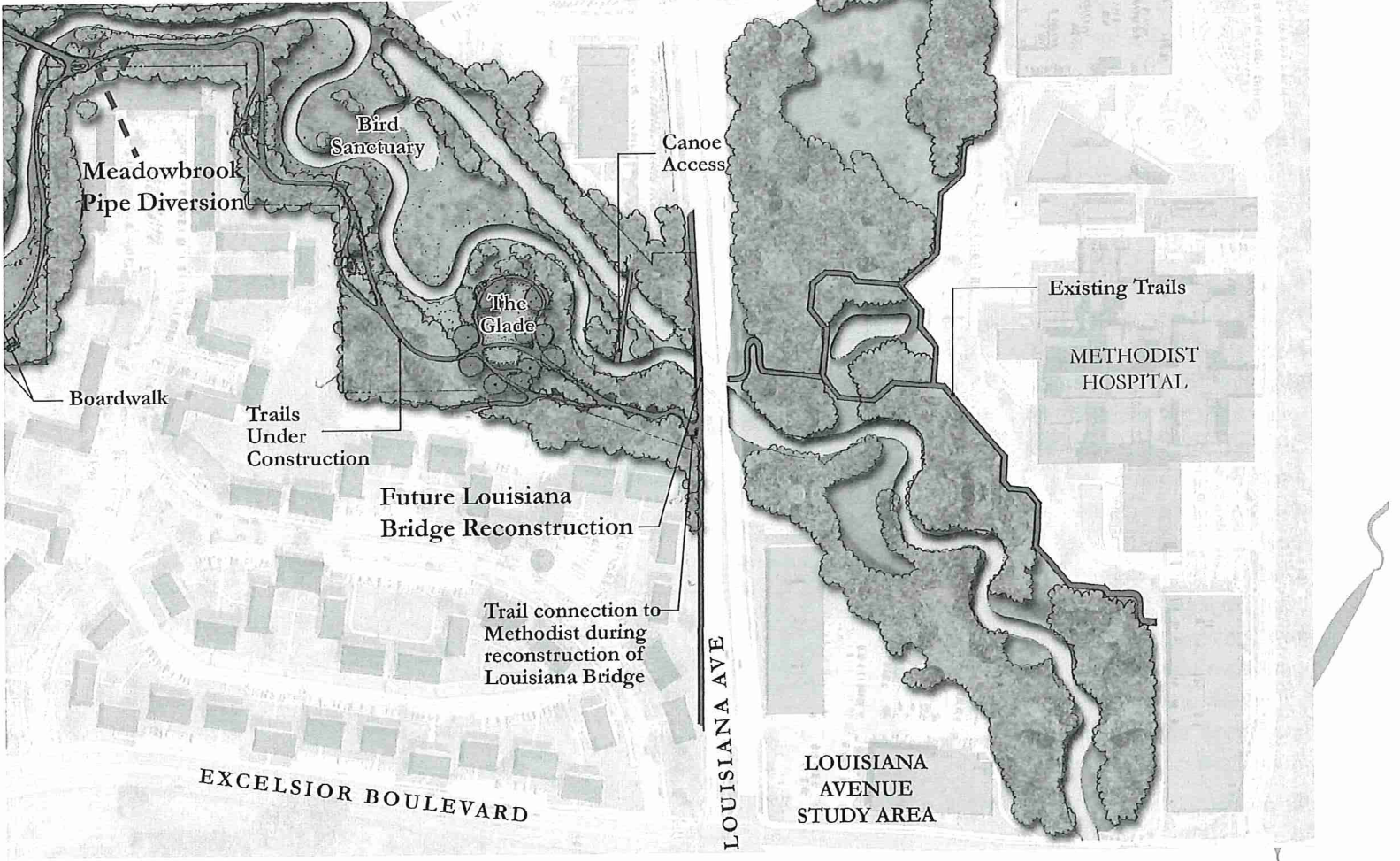




# PROJECT EXPERIENCE









# Reach 20—Minnehaha Creek Greenway Corridor

## Project Type

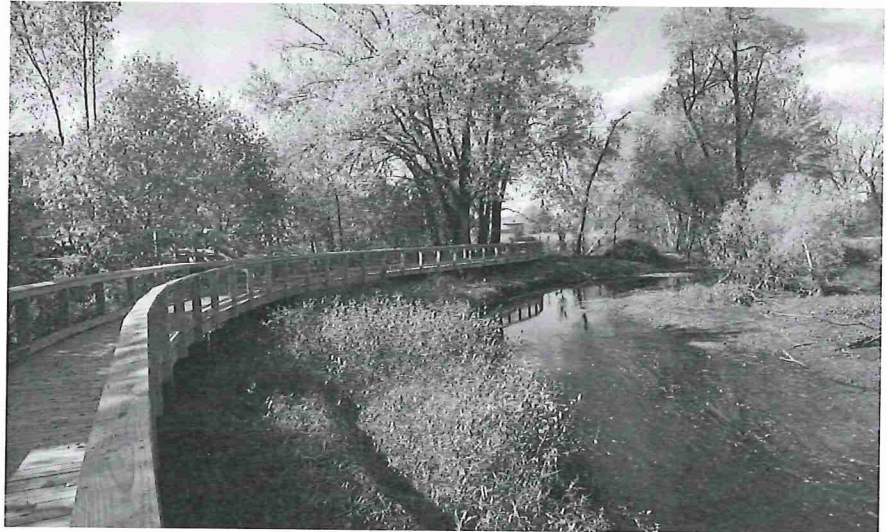
*Master Planning, MN*

## Client

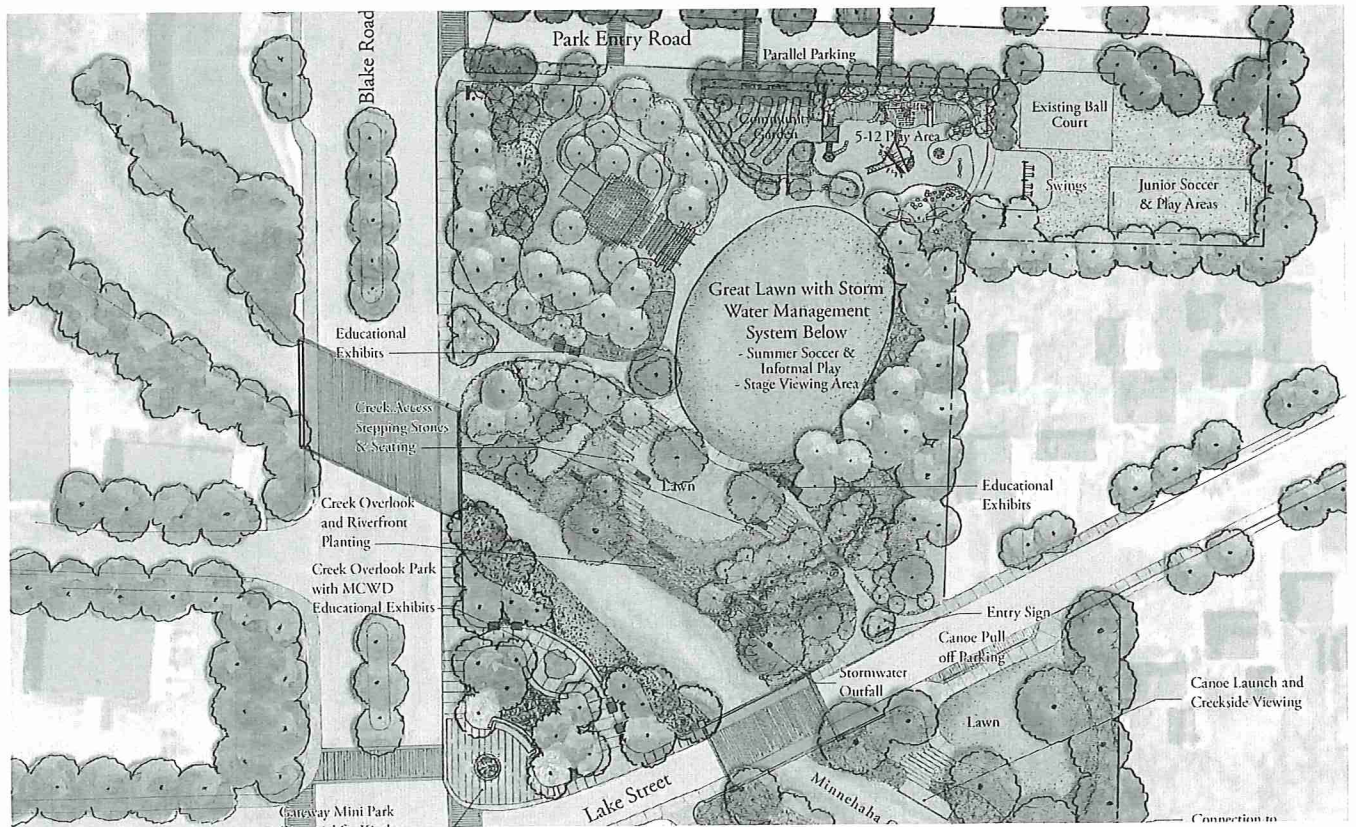
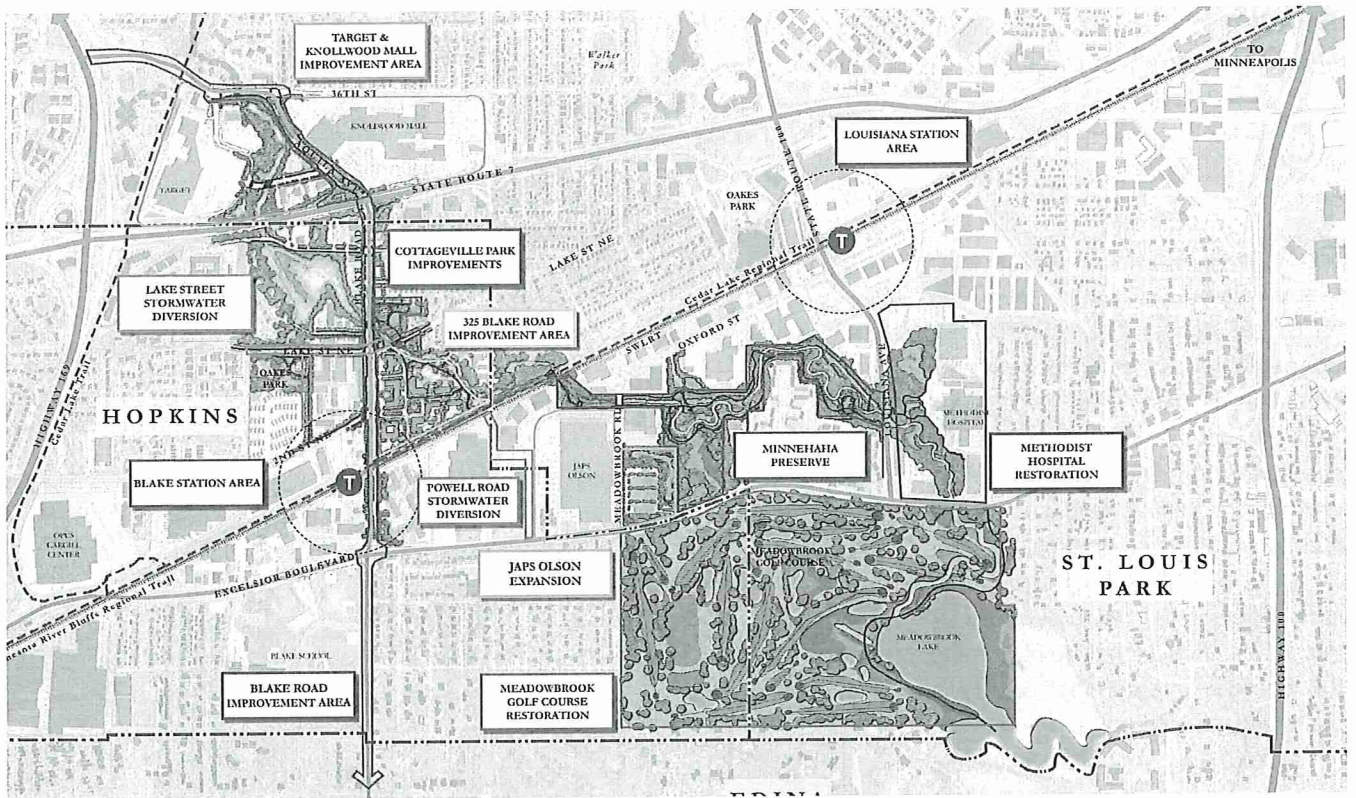
*Minnehaha Creek Watershed District  
(MCWD)*

Hart Howerton was initially hired by the Minnehaha Creek Watershed District agency (MCWD) to be the master planners for a five mile segment of Minnehaha Creek, to restore the creek to its original channel, create a restored habitat, provide environmental education programs and create a dynamic local community trail and boardwalk system connected to the Cedar Lake Regional Trail system and the new light rail corridor. As a result of innovative planning and design, the boardwalk and trail system received unanimous approval from all related municipalities, as well as funding.

As part of the project, the MCWD is purchasing land adjacent to the Creek to create comprehensive stormwater management systems that will also serve to connect local and regional trail systems and provide recreational opportunities. The MCWD has also recognized that these bicycle, pedestrian and canoe corridors are not only reinforcing the regional trail systems, but they are also increasing property values on adjacent land and orienting development to the creek corridor. Hart Howerton is currently working as part of a multi-disciplinary team, including market strategists, transportation consultants, and water management engineers, to help guide development strategies for land adjacent to the creek and interconnected with the proposed new light rail line, slated to be constructed by 2018.









# City of Minnetonka Central Greenway Park Corridor—Minnehaha Creek Master Plan

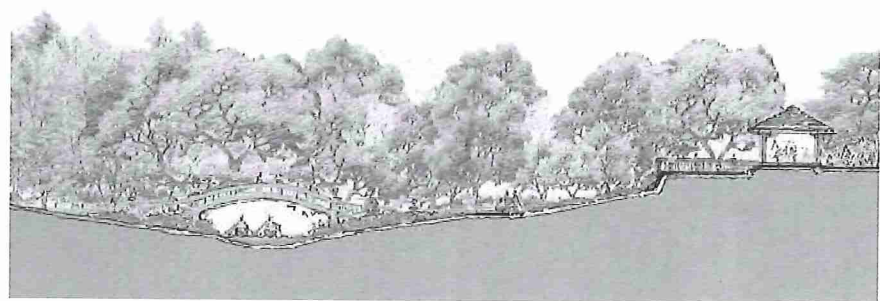
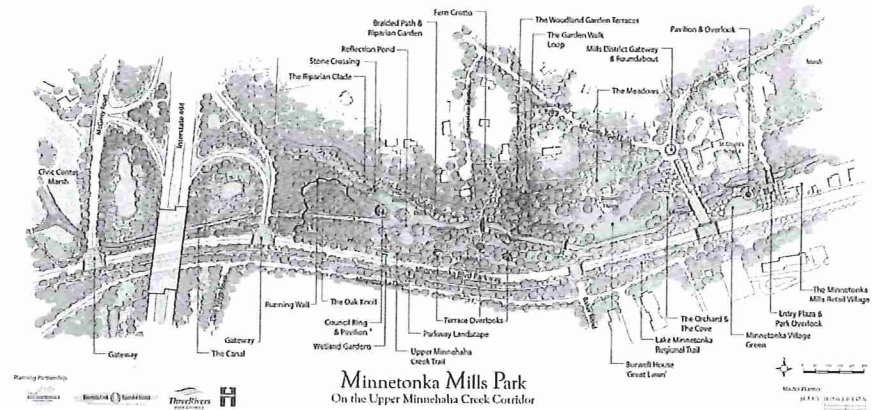
## Project Type

Master Planning, Minnetonka, MN

## Client

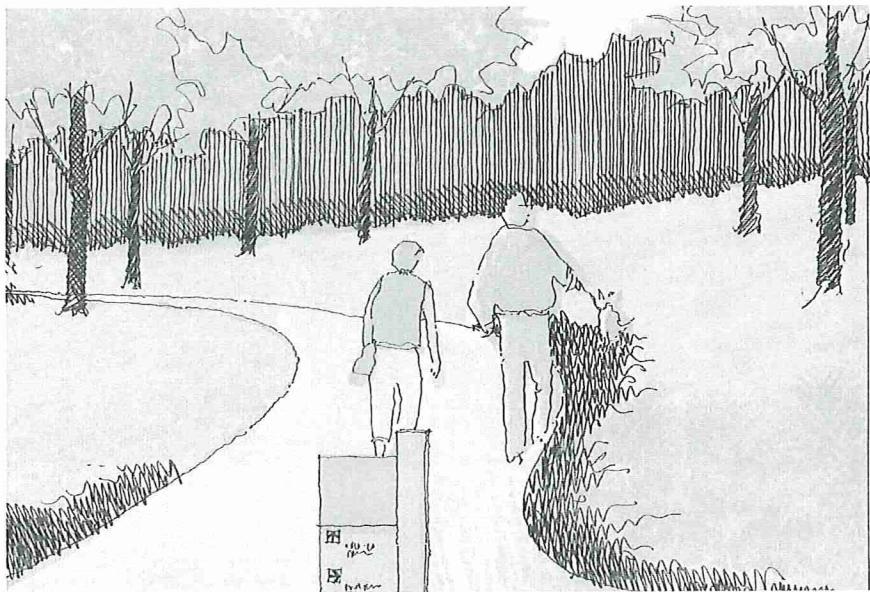
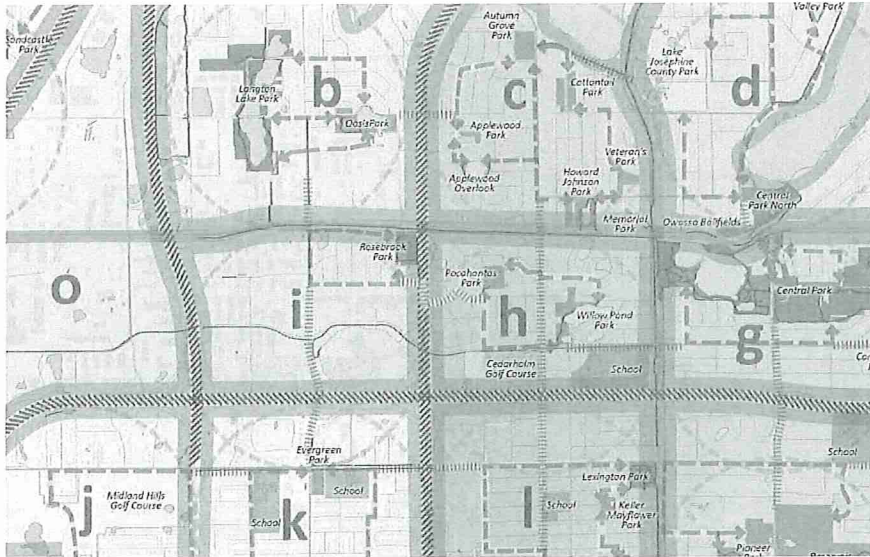
City of Minnetonka

John Gunyou and the City of Minnetonka recognized that a major resource existed within their city limits that was not only underutilized but neglected. This element was the Minnehaha Creek. The City retained Hart Howerton to do the following: Create a vision for a new linear central park that is multi-dimensional and a focal point of the community; explore all of the potential opportunities and inherent qualities of the creek corridor and make those focal points; make the corridor interconnected with a complete trail system and link those to surrounding regional systems; consider experiential opportunities from all dimensions in how people might engage with the Creek; link as many adjacent land uses to it as possible. As a response to these mandates, Hart Howerton created a vision that not only met with all of the stated goals, but introduced a plan with multiple expanded ideas and opportunities that were endorsed by the City, agencies and the Public in a unanimous approval. The City subsequently unfolded an implementation plan to implement this vision which is still ongoing.





# Parks and Recreation System Master Planning, Roseville MN



## Project Type

Master Planning, Roseville, MN

## Client

City of Roseville

During the “Imagine Roseville 2025” process—a community visioning process conducted in 2006, Roseville citizens identified parks as one of their community’s character-defining features and suggested a vision of “world-renown parks, open spaces, and multi-generational recreation programs and facilities.”

In 2009, LHB was hired to create a master plan that would engage citizens, refine their vision for parks, and establish a program of improvements to guide parks and recreation investments and programming for the next twenty years.

Realizing a key element of the planning process is public engagement, LHB crafted a multi-faceted process that includes community-wide meetings, park sector meetings, “meetings in a box,” listening sessions, questionnaires, and a nearly 30 person Community Advisory Team charged with guiding the process.

By the conclusion of the planning process, the parks and recreation department contacted a significant percentage of the community through these techniques, building awareness of the process, the need for a strong park system, and eventually generating enough momentum to fund nearly \$16M of improvements in 2014 and 2015.



# Middle Green Valley Specific Plan and Environmental Impact Report (EIR)

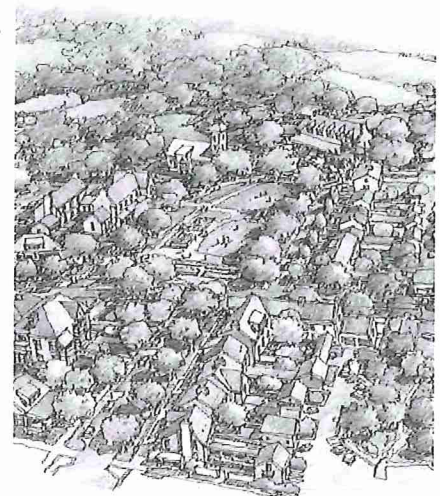
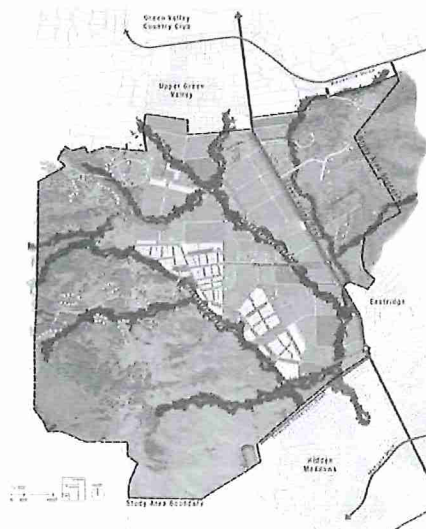
## Project Type

Planning, Solano County, CA

## Client

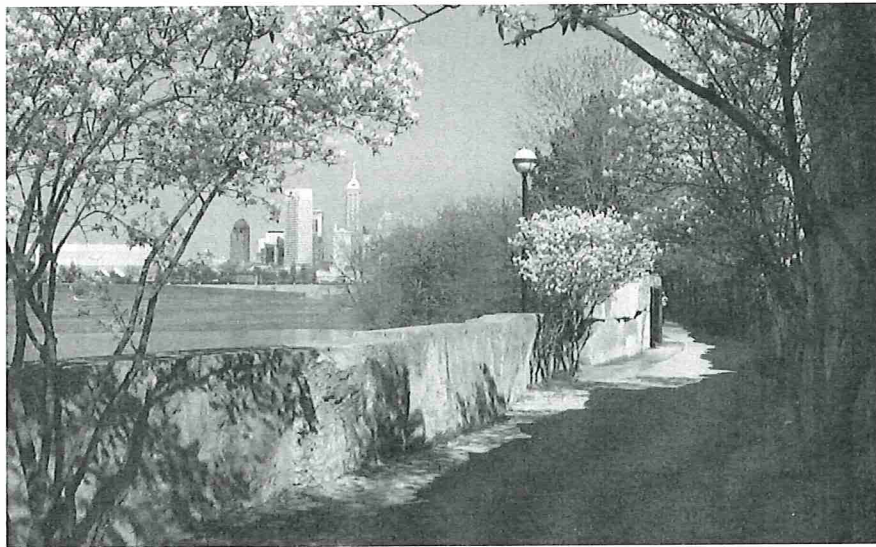
Solano County

Located approximately 40 miles northeast of San Francisco, Middle Green Valley is 1,900 acres of land with a rich agricultural and ranching history. We worked with Solano County to prepare a Specific Plan and Environmental Impact Report (EIR) that aims to preserve its rural and cultural legacy. Leading a team of consultants, we met with regulatory agencies and facilitated the community advisory process to craft a long term development plan that utilizes the concepts of clustered development and transfer of development rights to limit environmental impacts and preserve agricultural lands. The Specific Plan places more than 75% of the land into preserved open space and agriculture while accommodating a community of 400 new homes. Aimee McPhee was the project manager for this plan while at Hart Howerton.





# White River Park Promenade and Outdoor Museum



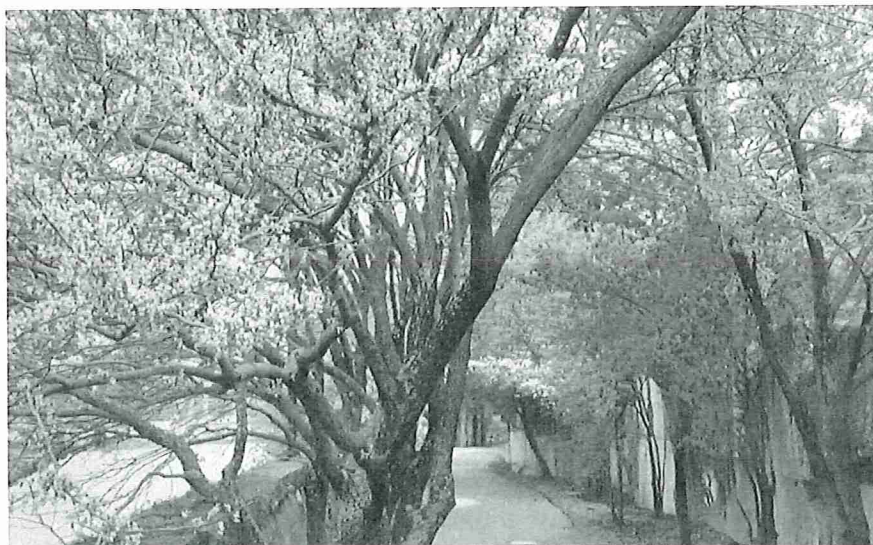
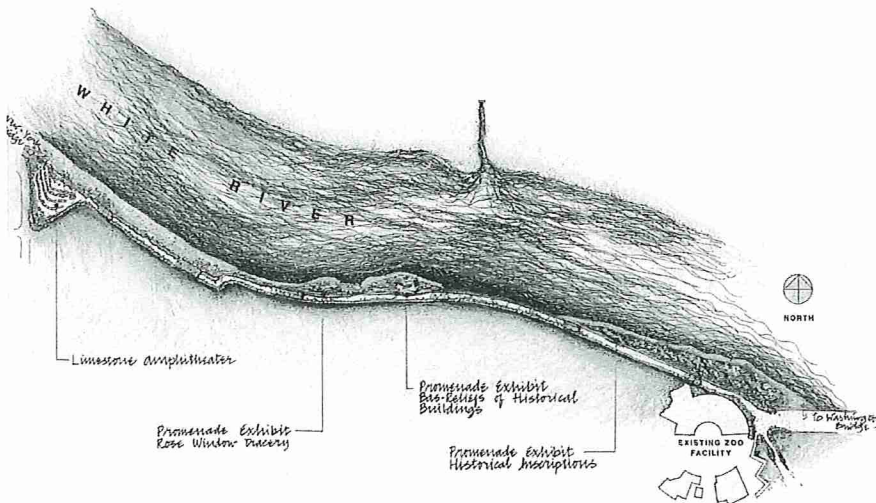
## Project Type

Master Planning, Indianapolis, IN

## Client

White River Park Commission

The Promenade design converts a formerly neglected strip of industrial land and Army Corps of Engineer's flood wall into a multi-use urban open space amenity. Located in downtown Indianapolis, it provides experiential, recreational and educational amenities for the public. The half mile long pedestrian corridor follows the White River. The integrity of the existing flood control system has been retained, yet the experience of walking along the river has now become an award winning landmark park.





# Redwood City Inner Harbor Master Plan

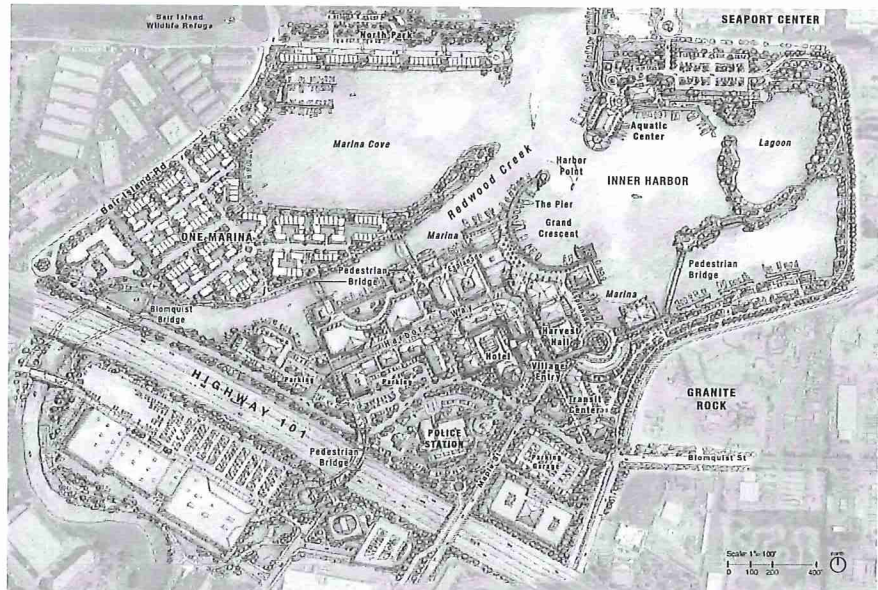
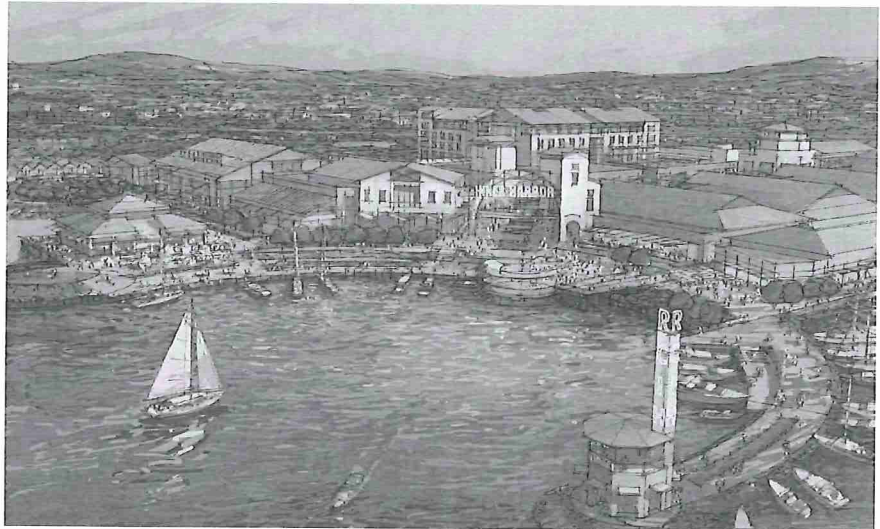
## Project Type

Master Planning, Redwood City, CA

## Client

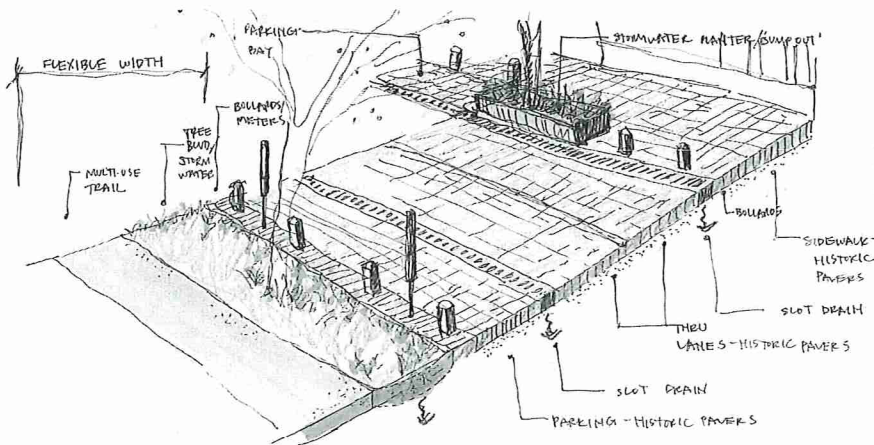
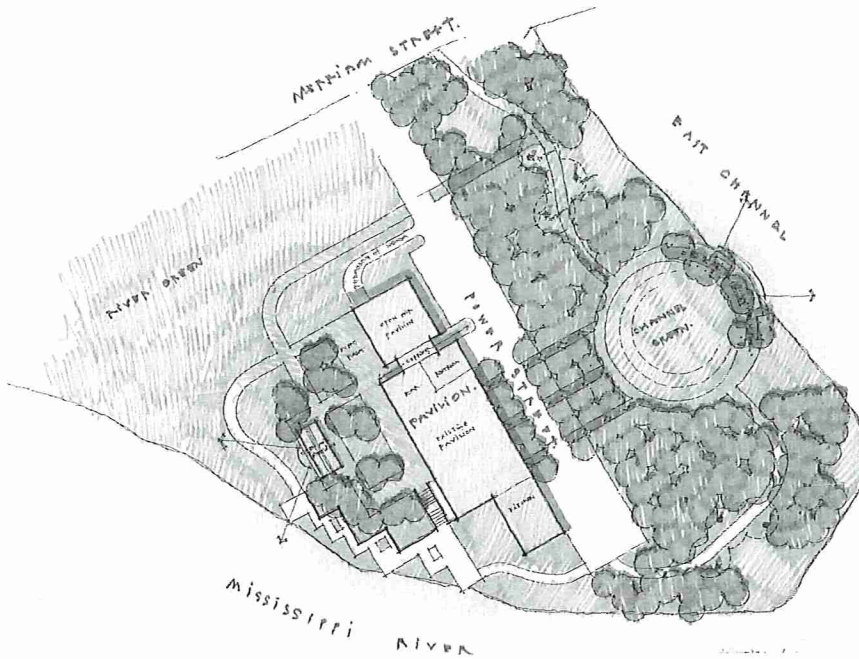
City of Redwood City Redevelopment Committee

Hart Howerton was retained by a City appointed redevelopment group to explore opportunities for repositioning this derelict industrial port that connects to San Francisco Bay, and to think through strategies that would be responsive to a number of key concerns that had plagued the City administrators for many years. These included strategies to convert this back water mud flat to a new land use that would be vibrant and an attraction for visitors to the City; creating a vision that could gain approvals from various local, state, regional and federal agencies; investigation of solutions to solve future sea level rise that threatens to flood the existing downtown, inclusion of an aquatic center for public access to the waterfront that currently doesn't exist, and the creation of a new vision for a harbor front village as a regional destination. The master plan has been catalytic to a grand vision for the City that had not been perceived before, resulting in major new initiatives for their waterfront.





# Central Mississippi Riverfront Regional Park Master Plan



## Project Type

Master Planning, Minneapolis, MN

## Client

Minneapolis Park and Recreation Board

## Recognition

2015 ASLA-MN Honor Award,  
Mississippi Central Riverfront Regional  
Master Plan

The collection of park lands, open spaces, and trails that makes up the Central Mississippi Riverfront Regional Park present an extraordinary opportunity. This is a place where residents and visitors to Minneapolis can live, work, recreate, and gather at the interface between a great urban environment, a historic resource and one of our nation's most important natural features.

LHB worked with a talented team of planners and designers to update the community's vision for this incredible place for the first time since 1983. The project included public outreach, visioning, concept development and refinement, master plan document preparation, review, and approvals.

# Coyote Agricultural Feasibility Study

## Project Type

Feasibility Study

## Client

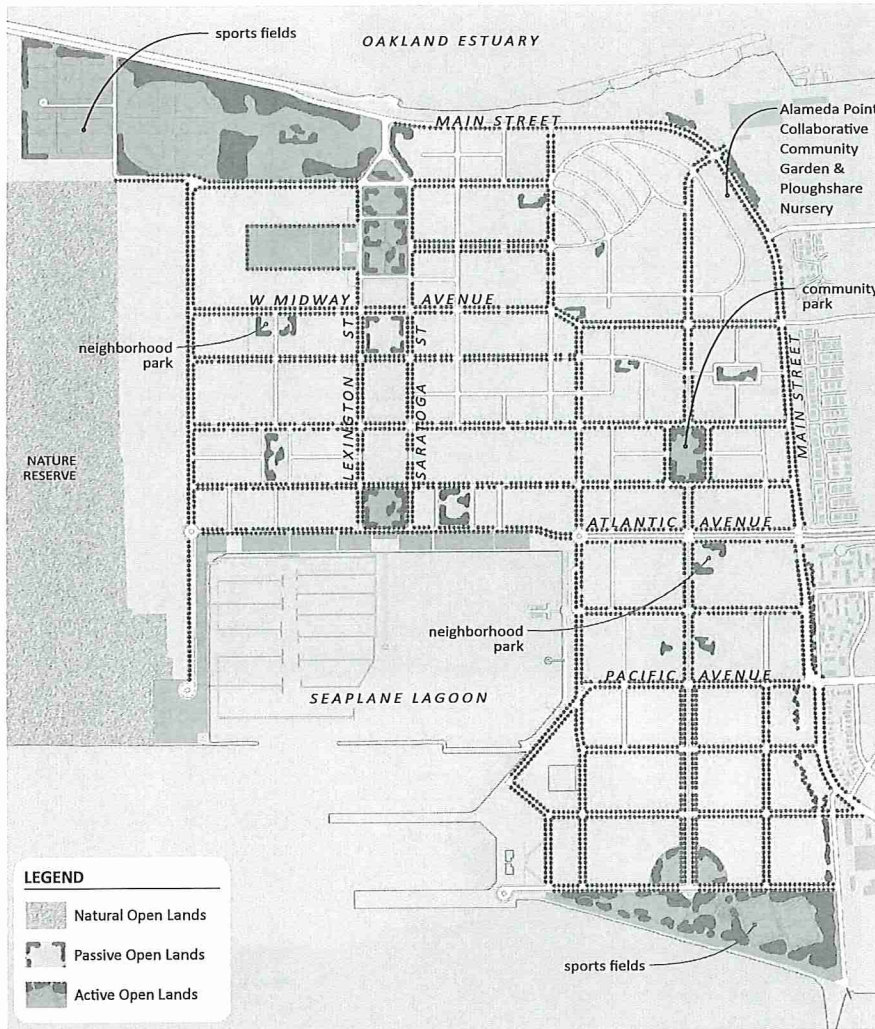
Santa Clara County and California Coastal Conservancy

Working with Sustainable Agriculture Education (SAGE), Cultivate was the project manager for the preparation of a comprehensive feasibility study called "Sustaining Agriculture and Conservation in the Coyote Valley." This collaborative effort envisions a multi-faceted system to create a permanent agricultural resource area with the 7,000 acre valley near San Jose. Along with a comprehensive community outreach effort, this project also included an in-depth analysis of the local, regional, state and federal policy context in order to demonstrate the range of policies supportive of sustaining agriculture and conservation in the Coyote Valley and South Bay.





# Main Street Neighborhood Specific Plan—Alameda Point



## Project Type

Planning, Alameda, CA

## Client

City of Alameda

Cultivate is part of a collaborative team leading a community process to prepare a Specific Plan for this new neighborhood on the site of the former Naval Air Station. This includes preparing alternative plans, working with the community, state and federal agencies on the proposed programming, and compiling this information into a comprehensive Plan that builds on the community's vision to create a new, sustainable, Alameda community.

# Pathways to Places: Downtown Public Realm Framework Plan

## Project Type

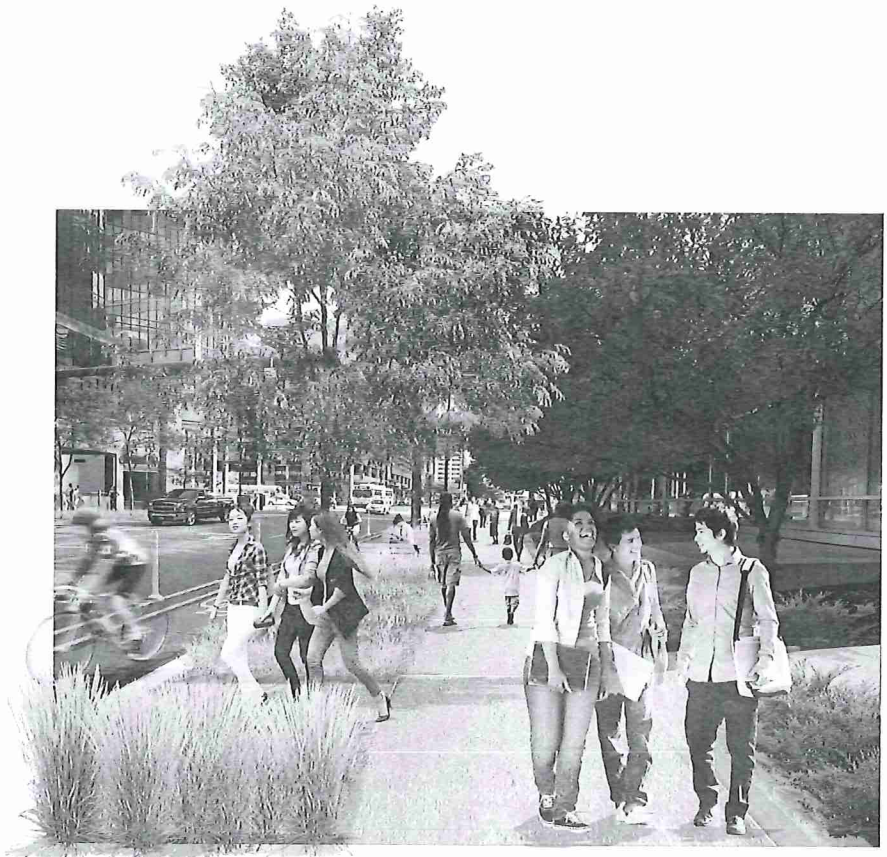
*Document Assembly and Graphic Creation, Minneapolis, MN*

## Client

*City of Minneapolis*

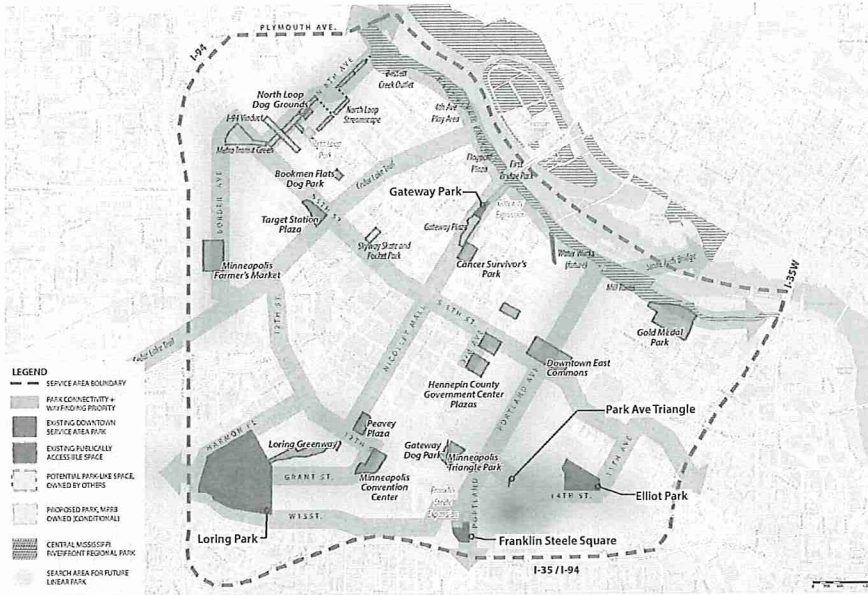
LHB is working with the City of Minneapolis on the Downtown Public Realm Framework document project, a comprehensive visual document that focuses on the creation of a legible public realm hierarchy, including character districts and streetscape corridor typologies. Along with the Downtown Service Area Master Plan, the Downtown Public Realm Framework Plan is part of Pathways to Places, a joint effort by the City of Minneapolis and the Minneapolis Park Board to arrive at a comprehensive vision for Downtown Minneapolis that integrates parks and the public realm.

LHB is working alongside City staff and the community to develop a compelling and engaging document that is dynamic, flexible, and logical. The document will ultimately be used by policy makers, developers and the general public alike; LHB is designing a visually appealing document and contributing graphics that address all of these audiences.





# Pathways to Places: Downtown Service Area Master Plan



## Project Type

Master Planning, Minneapolis, MN

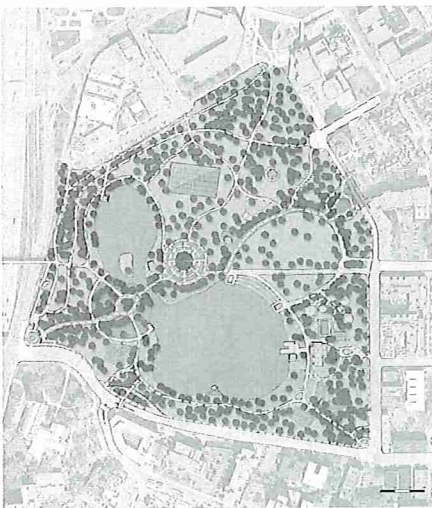
## Client

Minneapolis Park and Recreation Board

LHB is leading a national team of park and recreation specialists to work with staff from the Minneapolis Park and Recreation Board as the organization begins planning from a new perspective. The Downtown Service Area Master Plan is exploring innovative approaches to the community engagement and design process—one that is broadly inclusive and experience-focused.

The process also is reconsidering ways of delivering parks and recreation services to downtown park users, and looking across functional service areas to create a plan that is inclusive in its process, comprehensive in its content, and visionary in both approach and results.

As part of this process, LHB is also facilitating the coordination of the Downtown Service Area Master Plan with the concurrent Downtown Public Realm Framework Plan as part of Pathways to Places, ensuring that both plans are well integrated.



## COMMUNITY ENGAGEMENT DASHBOARD

### TARGET AUDIENCES AND ORGANIZATIONS



### TARGET POPULATIONS





# County Road 19 Mid-Lake Boulevard

## Project Type

County Road 19 Trail, Shorewood/Tonka Bay/Orono, MN

## Client

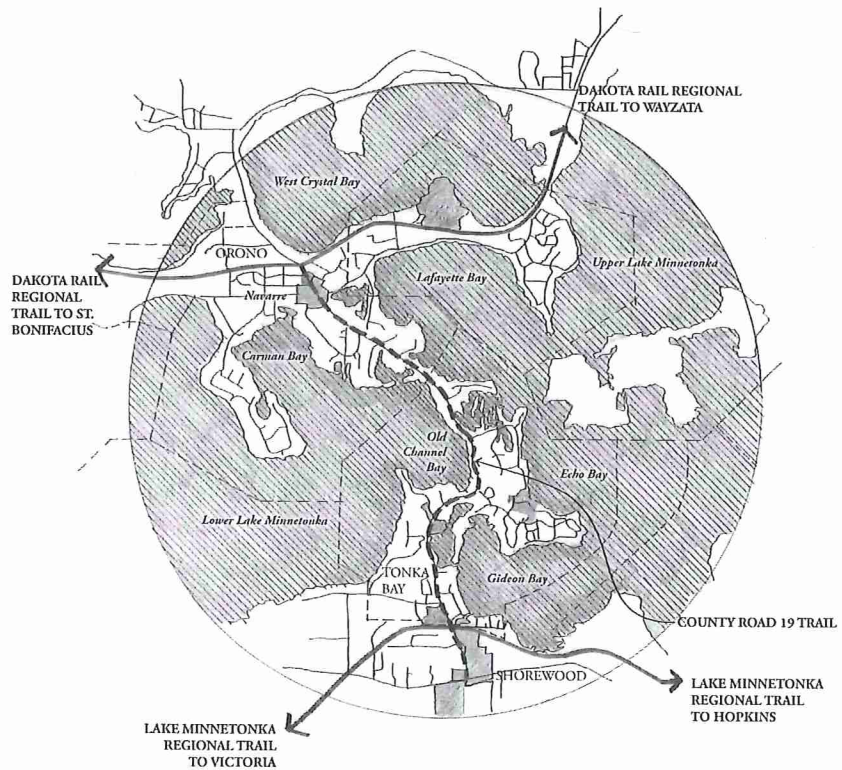
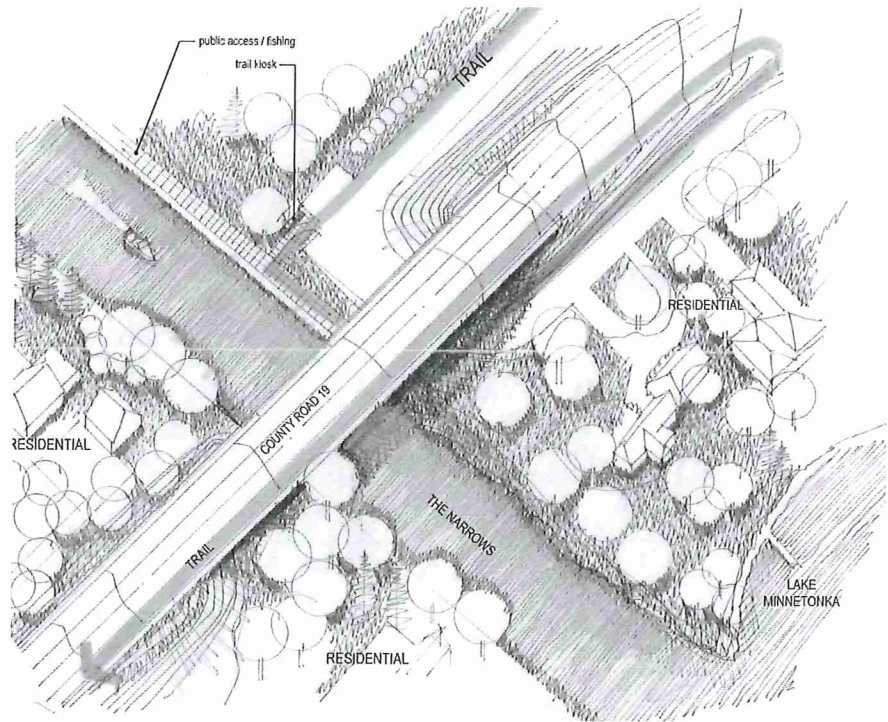
Hennepin County Department of Housing, Community Works, and Transit

Hennepin County, through its Department of Community Works, Transit, and Housing, offered the cities of Tonka Bay, Orono, and Shorewood its support in the effort to define a concept for a 2-mile long trail that would link the Dakota Rail Regional Trail in Navarre (Orono) with the Lake Minnetonka LRT Regional Trail in Shorewood.

While the trail would follow the County Road 19 corridor and link the three communities to a regional trail network, it would also offer a route around Lake Minnetonka near its midpoint—at a location known as the Narrows.

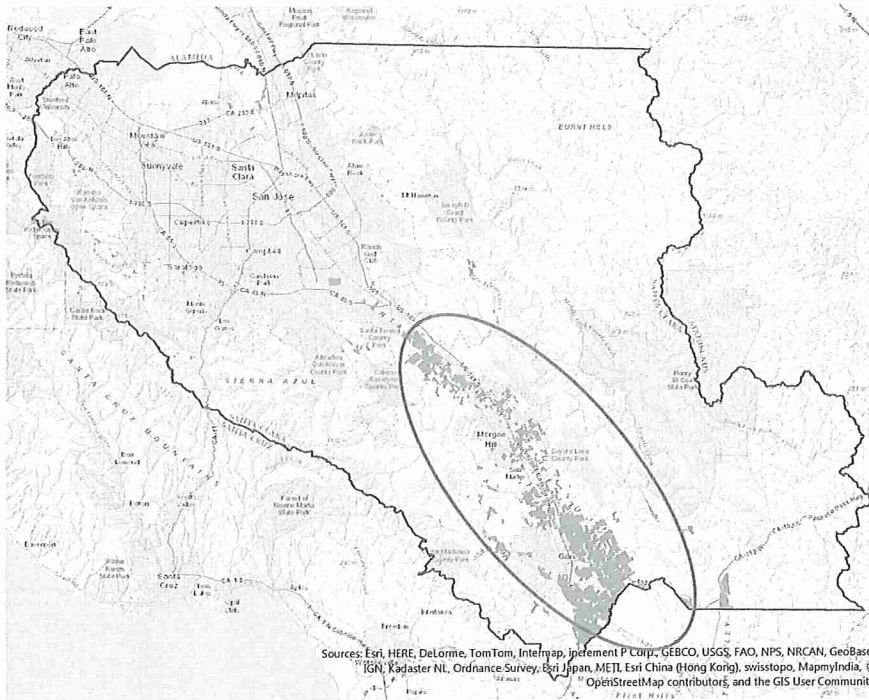
The concept design frames: an acceptable route for the connection; facilities necessary for a functional trail; amenities supporting trail use; right-of-way requirements needed to implement the trail; an implementation strategy and sequence; procedures for maintaining the trail improvements; and costs related to implementation of trail improvements as reflected in the concept design.

The concept design defines project parameters and allows each community and the county to frame further studies that define specific improvements, begin capital improvements planning, and commit to the Mid-Lake Boulevard.





# Southern Santa Clara Sustainable Agricultural Lands Policy– Framework Plan



**Project Type**  
*Framework Plan*

**Client**  
*Santa Clara County and Open Space Authority*

Cultivate is leading a multi-agency and consultant team to prepare a comprehensive agricultural preservation framework plan that builds on earlier work. The Plan's overall goal is to protect and maintain existing agricultural lands to avoid urban land conversion and the resulting greenhouse gas emissions that result from such conversions. This process includes detailed mapping of agricultural priorities in the southern County area, analyzing the existing policy, planning and economic setting, and bringing together local and regional government agencies to craft a unified policy framework for the future.



## LHB References

### **Jennifer Ringold**

Manager, Public Engagement and Citywide Planning  
Minneapolis Park and Recreation Board  
JRingold@minneapolisparcs.org  
2117 West River Boulevard  
Minneapolis, MN 55411  
612.230.6464

### **Mark Nolan**

Transportation Planner, City of Edina  
mnolan@edinamn.gov  
4801 West 50th Street  
Edina, MN 55424  
952.927.8861

### **Jeff Evenson**

Parks Superintendent, Roseville Parks and Recreation  
jeff.evenson@ci.roseville.mn.us  
2660 Civic Center Drive  
Roseville, MN 55113  
651.792.7107

## REFERENCES





# Hart Howertown References

## **Duane Horton**

President, Scenic Land Company

duane@gentechconstruction.com

820 Broad Street, Suite 300

Chattanooga, TN 37402

423.593.1613

## **Tom Schnetzer**

Project Director, Leigh/Fisher

Tom.Schnetzer@LeighFisher.com

4600 Queensland Lane, North

Minneapolis, MN 554446

612.865.2530

## **Peter Ingram**

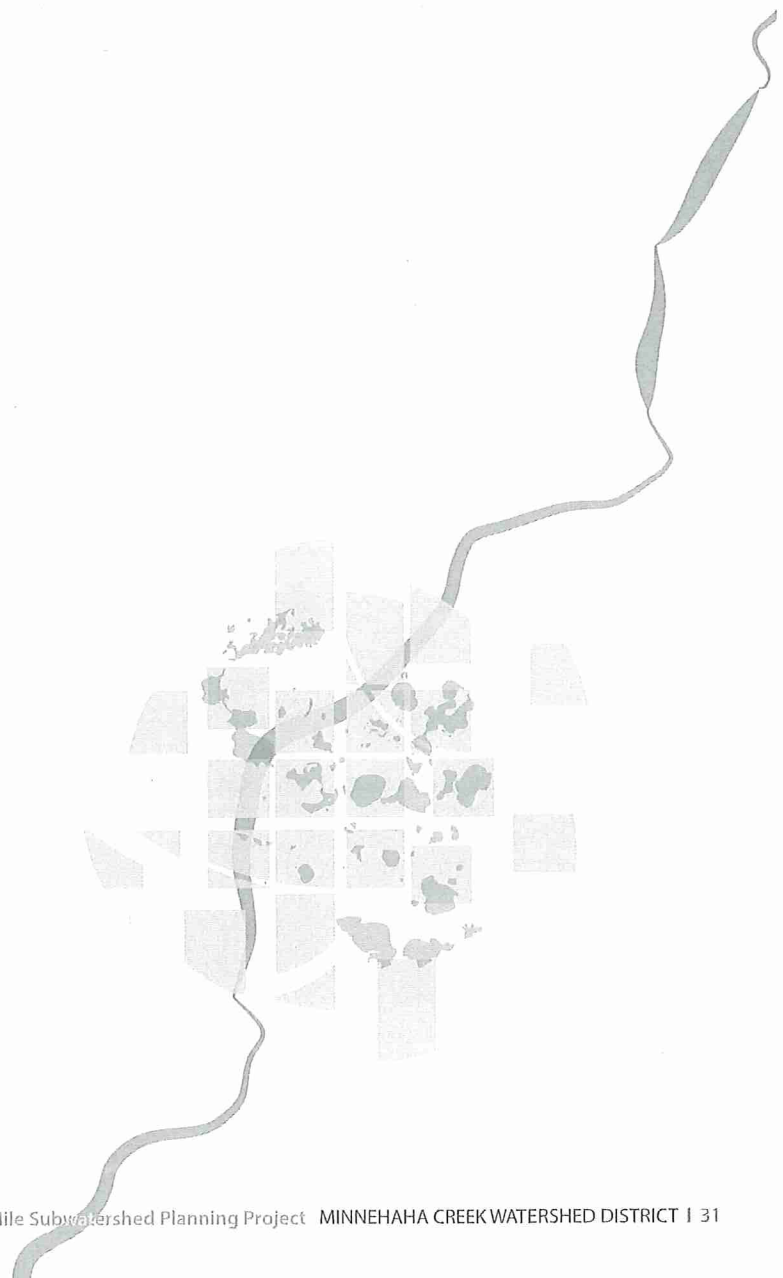
Former City Manager, City of Redwood City

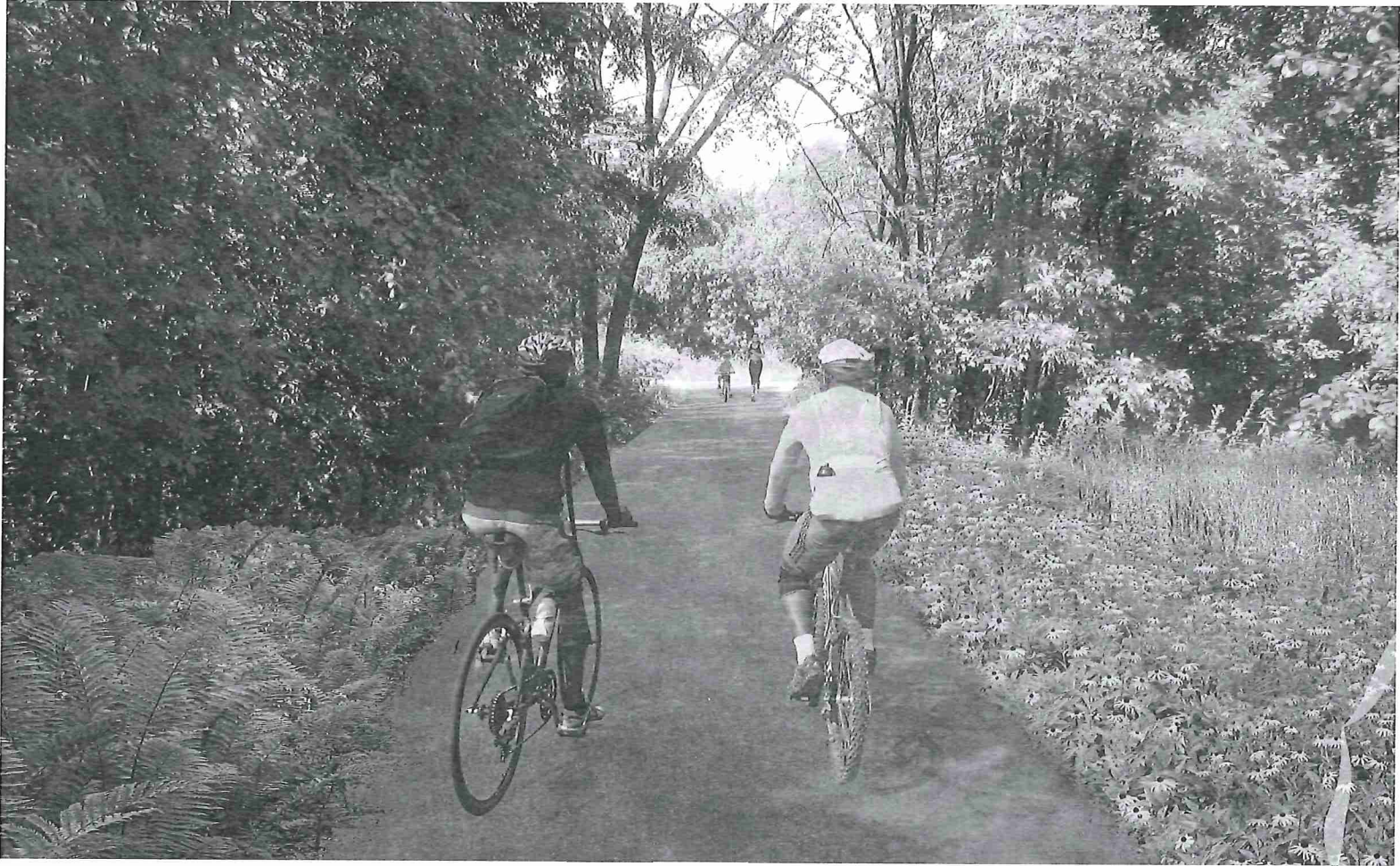
peter\_ingram@earthlink.net

2039 Cordilleras Road

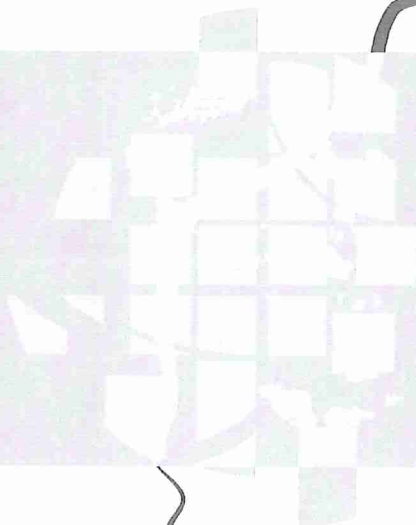
Emerald Hills, CA 94062

650.740.4779





**Lydia Major, PLA, LEED AP**  
Project Manager  
701 Washington Avenue North, Suite 200  
Minneapolis, MN 55401  
612.338.2029 | 612.338.2088 Fax  
[lydia.major@LHBcorp.com](mailto:lydia.major@LHBcorp.com)





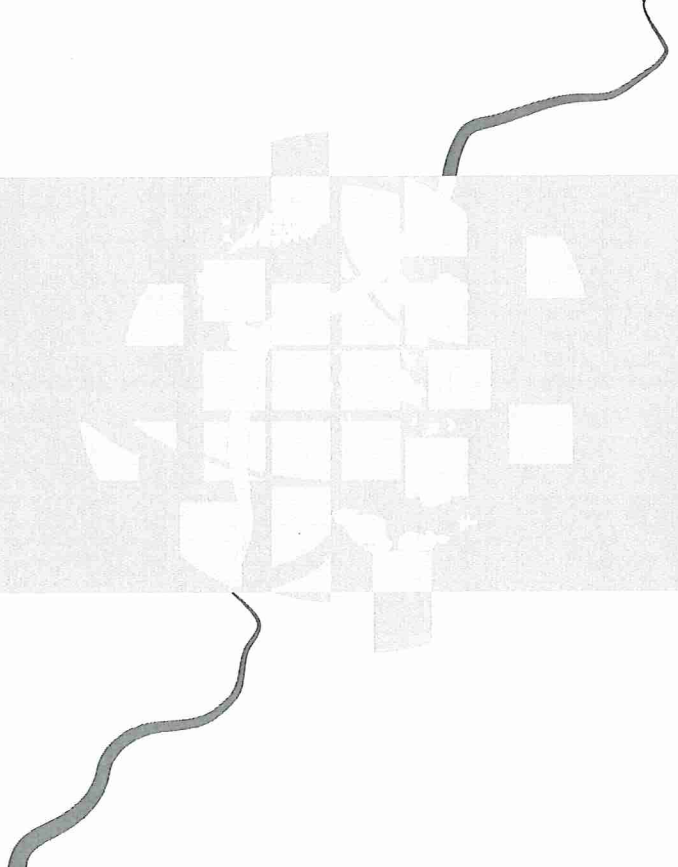


# APPENDIX



PERFORMANCE  
DRIVEN DESIGN.

HART | HOWERTON



---

# Erica Christenson, PLA

Landscape Architect

## Registration

Licensed Landscape Architect  
in Minnesota

## Affiliation

American Society of Landscape  
Architects

## Education

Master of Landscape Architecture,  
University of Minnesota

Bachelor of Arts,  
Biological Aspects of Conservation,  
University of Wisconsin, Madison

## Recognition

2014 American Society of  
Landscape Architects , Minnesota  
Chapter Award of Honor, American  
Swedish Institute

2014 American Society of  
Landscape Architects , Minnesota  
Chapter Award of Honor, Nicollet  
Corridor Visioning and Predesign

2012 American Society of  
Landscape Architects , Minnesota  
Chapter Award of Excellence, North  
Minneapolis: Planning for Recovery

## Project Experience (\*Experience prior to LHB)

- Southwest State University Campus Master Plan; Marshall, MN
- Theodore Wirth Adventure and Welcome Center;  
Golden Valley, MN\*
- Cedar Lake Farm Regional Park; New Prague, MN\*
- Surly Brewery Gardens, Minneapolis, MN\*
- Whitetail Woods Regional Park; Rosemount, MN\*
- Macalester College Janet Wallace Fine Arts Complex; St. Paul, MN\*
- American Swedish Institute; Minneapolis, MN\*
- North Minneapolis: Planning for Recovery; Minneapolis, MN\*
- College of Saint Benedict, District Masterplan and New Academic Building  
Site Design;  
St. Joseph, MN\*
- Bull Creek Residence; Austin, TX\*
- United States Land Port of Entry; Warroad, MN\*
- Gallatin River Residence;  
Bozeman, MT\*
- Greenwich South Visioning Study; Manhattan, NY\*
- Jackson Meadow;  
Marine on St. Croix MN\*



---

# Heidi S. Bringman, PLA, LEED AP BD+C, CDT, CCCA, WDCP

*Wetland Specialist, Landscape Architect*

## Project Experience

- City of Duluth/NHS/LISC Neighborhood Revitalization Master Planning; Duluth, MN
- Lake Superior College, Master Plan; Duluth, MN
- North Shore Mining, Visual Assessment and Master Plan; Silver Bay, MN
- Lilydale Park Site Improvements; City of St. Paul Parks and Recreation; St. Paul, MN
- DWP Roundhouse Greenfield Redevelopment; City of Duluth Parks and Recreation; Duluth, MN
- Grand Avenue Corridor / Zoo Entrance Site Improvements; City of Duluth Engineering; Duluth, MN
- Center City Park, Billings Park Site Improvements; City of Superior Parks and Recreation; Superior, WI
- Midway Stadium Redevelopment; St. Paul Port Authority; St. Paul, MN
- Barker's Island, Site Improvements; Superior WI

## Registration

*Licensed Landscape Architect in Minnesota and Wisconsin*

## Certification

*MN Certified Wetland Delineator (CWD)*

*Construction Documents Technologist (CDT)*

*Certified Construction Contract Administrator (CCCA)*

## Accreditation

*U.S. Green Building Council Leadership in Energy and Environmental Design Accredited Professional Building Design + Construction (LEED AP BD+C)*

## Affiliation

*American Society of Landscape Architects (ASLA), Member*

*MASLA, Minnesota ASLA Chapter, Member and Vice President and Co-Founder of the Northern Committee*

*St. Louis River Alliance, Board Member 2013-2016*

## Education

*Master of Landscape Architecture, College of Design, University of Minnesota*

*Bachelor of Arts, St. Olaf College; Minnesota*

---

# Aimee E. MacPhee, LEED

Regional Planner

## Education

University of California, Berkeley,  
College of Environmental Design,  
Bachelor of Arts in Landscape  
Architecture, 1981

## Associations

xxxx

## Recognition

ULI Award for Design and Development  
Excellence (Fashion Island)

ICSC Award of Merit (Fashion Island)

SADI Award (Fashion Island)

ICSC Maxi Award for Consumer  
Marketing (Worthington Square)

ICSC Maxi Award for Best Grand  
Opening of an Urban Retail  
Development (Cityfair)

ICSC Maxi Award for Consumer  
Marketing (Newmarket)

## Project Experience

- Main Street Neighborhood Specific Plan; Alameda Point, City of Alameda, California
- Coyote Agricultural Feasibility Study; Santa Clara County and California Coastal Conservancy
- Southern Santa Clara Sustainable Agricultural Lands Policy – Framework Plan; Santa Clara County and Open Space Authority
- Middle Green Valley Specific Plan; Solano County, California



---

# Jennifer Lau, AICP

*Planner and Graphic Artist*

## **Project Experience**

- Minnehaha Creek Greenway Master Plan, Hopkins and St. Louis Park, MN
  - Reach 20 Boardwalk and Trail System
  - Cottageville Park
  - Cold Storage and Retail Zone Master Planning
- Redwood City Inner Harbor Master Plan, Redwood City, CA
- Middle Green Valley Specific Plan, Solano County, CA
- Hollywood Park Master Plan, Inglewood CA
- Three Sisters Mountain Village, Canmore, AB
- Squaw Valley Specific Plan, Placer County, CA
- Big Sky Communities, Big Sky, MT

## **Education**

*Bachelor of Landscape Architecture with  
Community and Regional Development  
Emphasis, University of California, Davis*

## **Associations**

*American Institute of Certified Planners  
Urban Land Institute*

---

# Sarah K. Weeks, Associate ASLA

Landscape Designer

## Affiliation

*American Society of Landscape Architects (ASLA), Member*

## Education

*Master of Landscape Architecture,  
College of Design,  
University of Minnesota,  
Minneapolis*

*Bachelor of Arts in Studio Art,  
Carleton College,  
Northfield, Minnesota*

## Recognition

*2015 ASLA-MN Honor Award  
Central Mississippi Riverfront  
Regional Park Master Plan*

*President's Community Engaged  
Scholar Award, Metropolitan Design  
Center, 2013*

*Capstone Merit Award, 2011*

*ASLA Merit Award for Outstanding  
Academic Achievement, 2011*

*Federated Garden Clubs of  
Minnesota Scholarship,  
2010-2011*

*National Garden Clubs Scholarship,  
2010-2011*

*Jo Tushie Endowed Fellowship in  
Landscape Architecture,  
2010-2011*

## Project Experience (\*Experience prior to LHB)

- Minneapolis Park & Recreation Board Downtown Service Area Master Plan; Minneapolis, MN
- Central Mississippi Riverfront Regional Park Master Plan; Minneapolis, MN
- City of Minneapolis Downtown Public Realm Framework Plan Document; Minneapolis, MN
- Hennepin County Sustainable Landscape Guidelines; Hennepin County, MN
- Excelsior Boulevard Design Guidelines; St. Louis Park, MN
- Firemen's Park; Chaska, MN
- Lake Elmo Regional Park Reserve Visioning Study; Lake Elmo, MN\*
- Fargo-Moorhead Area Diversion Recreation and Land Use Master Plan; Fargo-Moorehead, MN\*
- South Loop Streetscape Master Plan and Lindau Link Master Plan; Bloomington, MN\*



---

# Michael A. Fischer, AIA, LEED AP

*Senior Vice President/Project Principal*

## **Project Experience**

- Minnesota Department of Natural Resources (MnDNR) Facilities Condition Assessment; Statewide
- Tax Increment Finance District Analysis, 90+ Cities
- Cloquet Fire Hall Predesign; Cloquet, MN
- Jackson Street Roundhouse Roof Repair; St. Paul, MN
- Minnesota Historical Society
- Northern Bedrock Conservation Corps; Duluth, MN
- Fort Snelling Museum; Fort Snelling, Minneapolis, MN
- Split Rock Lighthouse Center Roof Replacement; Two Harbors, MN
- City of St. Anthony Village TIF Inspection Services; St. Anthony Village, MN
- City of Mound TIF Inspection Services; Mound, MN
- City of Osseo TIF Inspection Services; Osseo, MN
- City of St. Louis Park TIF Inspection Services; St. Louis Park, MN
- City of New Richmond TIF Inspection Services; New Richmond, WI
- City of Superior Administrative Office Planning Study; Superior, WI
- Norwood Young America Public Facilities Plan; Norwood Young America, MN
- Superior City Hall, Project Manager; Superior, WI
- Mower County Multipurpose Building; Austin, MN

## **Registration**

*Licensed Architect  
in Minnesota and Wisconsin*

## **Accreditation**

*U.S. Green Building Council  
Leadership in Energy and  
Environmental Design  
Accredited Professional  
(LEED AP)*

## **Affiliation**

*American Institute of Architects  
American Planning Association  
Sensible Land Use Coalition  
Economic Development  
Association of Minnesota*

## **Education**

*Master of City Planning  
Master of Science in  
Real Estate Development  
Certificate of Urban Design  
Massachusetts Institute  
of Technology (MIT)  
Bachelor of Architecture,  
North Dakota State University*

## **Recognition**

*Hugh Hampton Young Fellow  
Bush Fellow  
Recipient of 1996 AIA  
Minnesota Young Architects  
Citation  
Recipient of 1997 National AIA  
Young Architects Citation*

---

# Richard J. Hill

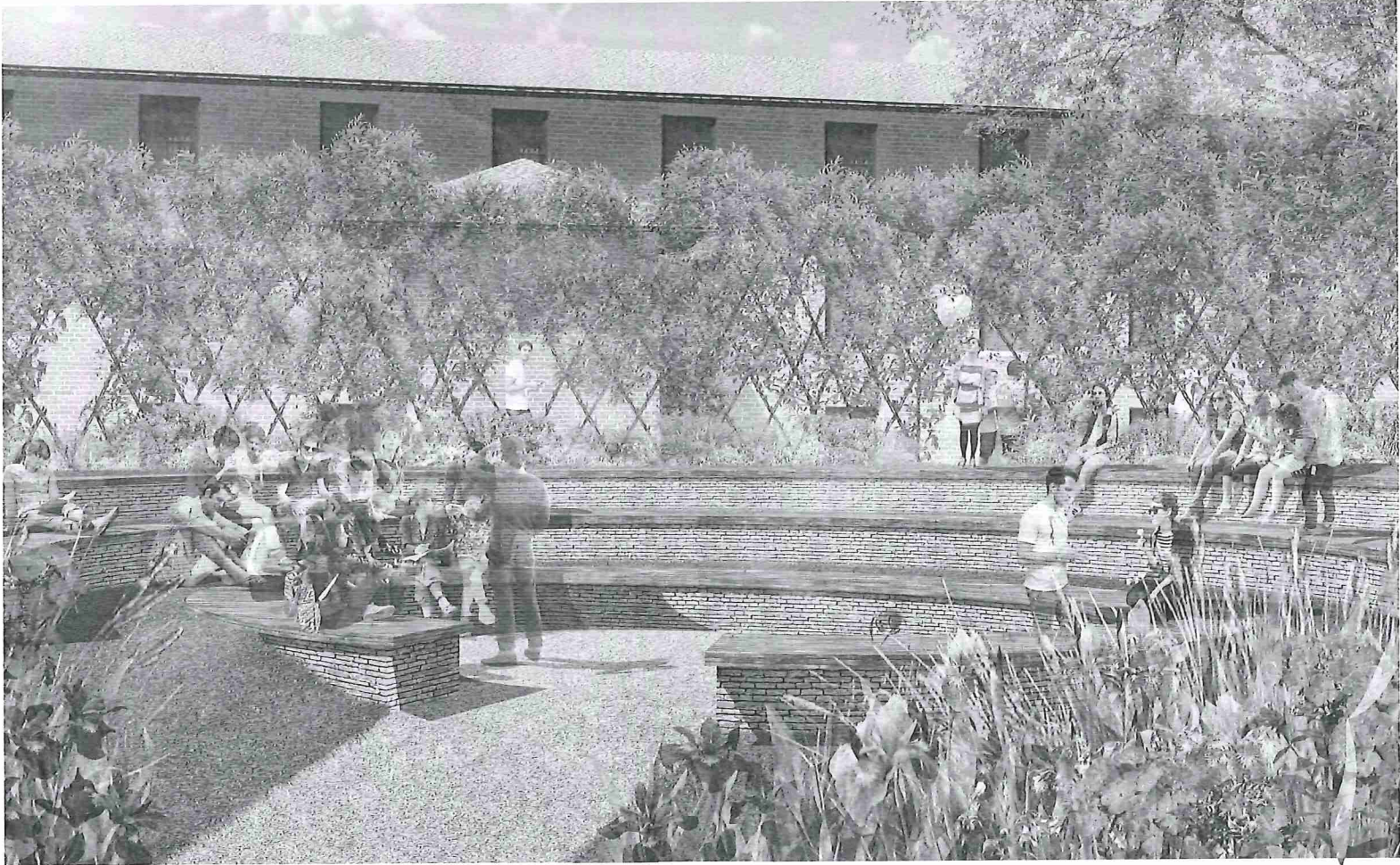
*Market and Economic Opportunity Strategist*

## **Project Experience**

- 1996 Olympic Games; Atlanta, GA
- Barefoot Landing; Myrtle Beach, SC
- Bridges of Saint Paul; Saint Paul, MN
- Coney Island; Brooklyn, MN
- Fashion Island; Aventura, FL
- Four Seasons; Punta Mita, Mexico
- Hotel Del Coronado; Coronado, CA
- Jackson Brewery; New Orleans, LA
- La PazRanch - Malibu Shops; Malibu, CA
- Luxury Hotels and Resorts; California, Florida, Arizona, and Mexico
- Miami World Center; Miami, FL
- Old Post Office; Washington, DC
- US National Parks; California, Colorado, Nevada, Utah, Washington
- Peachtree Center; Atlanta, GA
- Sears Tower; Chicago, IL
- Village at Gulfstream; Hallandale, FL
- Wai Kai Ocean Shops; Oahu, HI
- Wigwam Village; Phoenix, AZ







**Lydia Major, PLA, LEED AP**  
Project Manager  
701 Washington Avenue North, Suite 200  
Minneapolis, MN 55401  
612.338.2029 | 612.338.2088 Fax  
[lydia.major@LHBcorp.com](mailto:lydia.major@LHBcorp.com)