



April 2017

UDA

# WESTGATE PUBLIC REALM PLAN

*Saint Paul, Minneapolis*





MEGAN O'HARA - PRINCIPAL



DAVE CSONT - PRINCIPAL, ILLUSTRATOR



UDA TEAM DESIGNERS

1. Facilitate discussions with the City, property owners, District Council, and residents
2. Help wire together current and future development projects with public realm improvements
3. Illustrate options in 3-D drawings
4. Put together a compelling grant application to get funding for the public realm
5. Break the Public Realm Plan into actionable next steps (who will be responsible for each piece)

## WHAT ARE WE TRYING TO DO?

## STEP 1: LISTENING AND LEARNING

- Meet with the PMT
- Tour the Westgate Station Area
- Facilitate discussions with stakeholders and key property owners
- Learn about plans and projects
- Summarize and repeat back what we heard

## STEP 2: EXPLORING IDEAS

- Translate what we heard into drawings of a Public Realm Plan
- Draw 3D rendered illustrations to help people agree on the way forward
- Summarize and repeat back what we heard

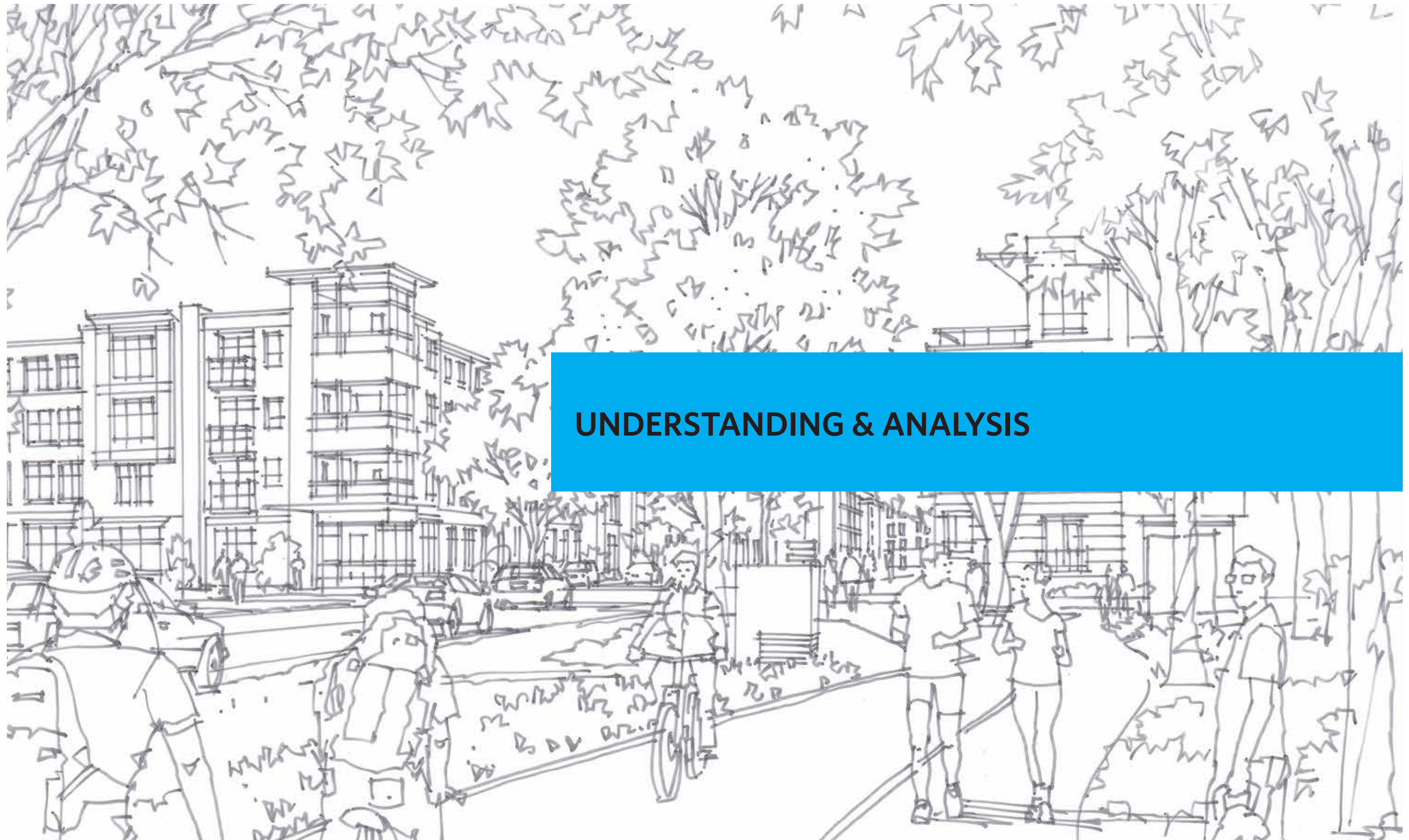
## STEP 3: DECIDING ON A WAY FORWARD

- Provide content to the City and Dominion for the Livable Communities Grant
- Translate the Plan into implementable steps

## WHERE ARE WE IN THE PROCESS?

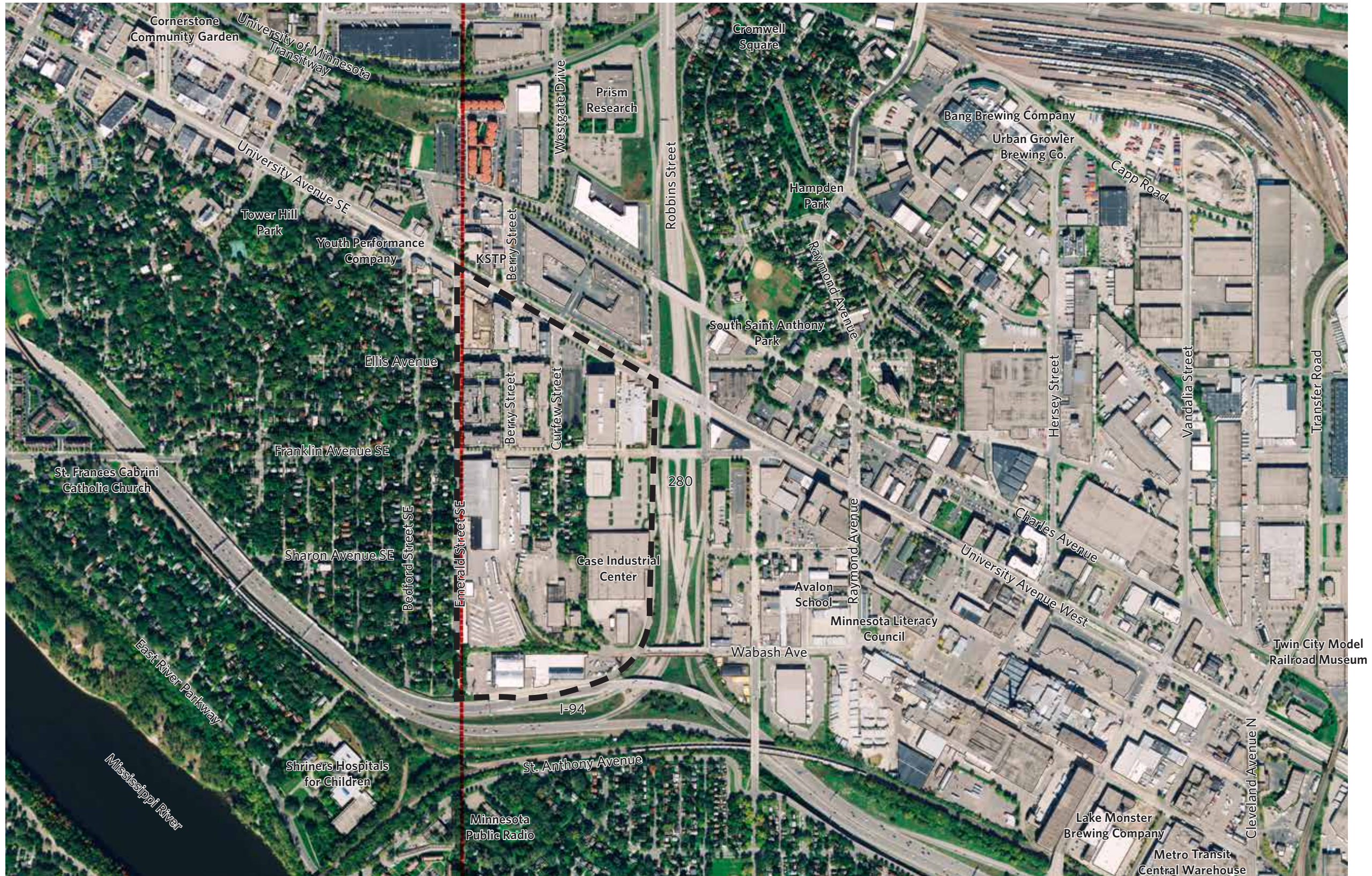






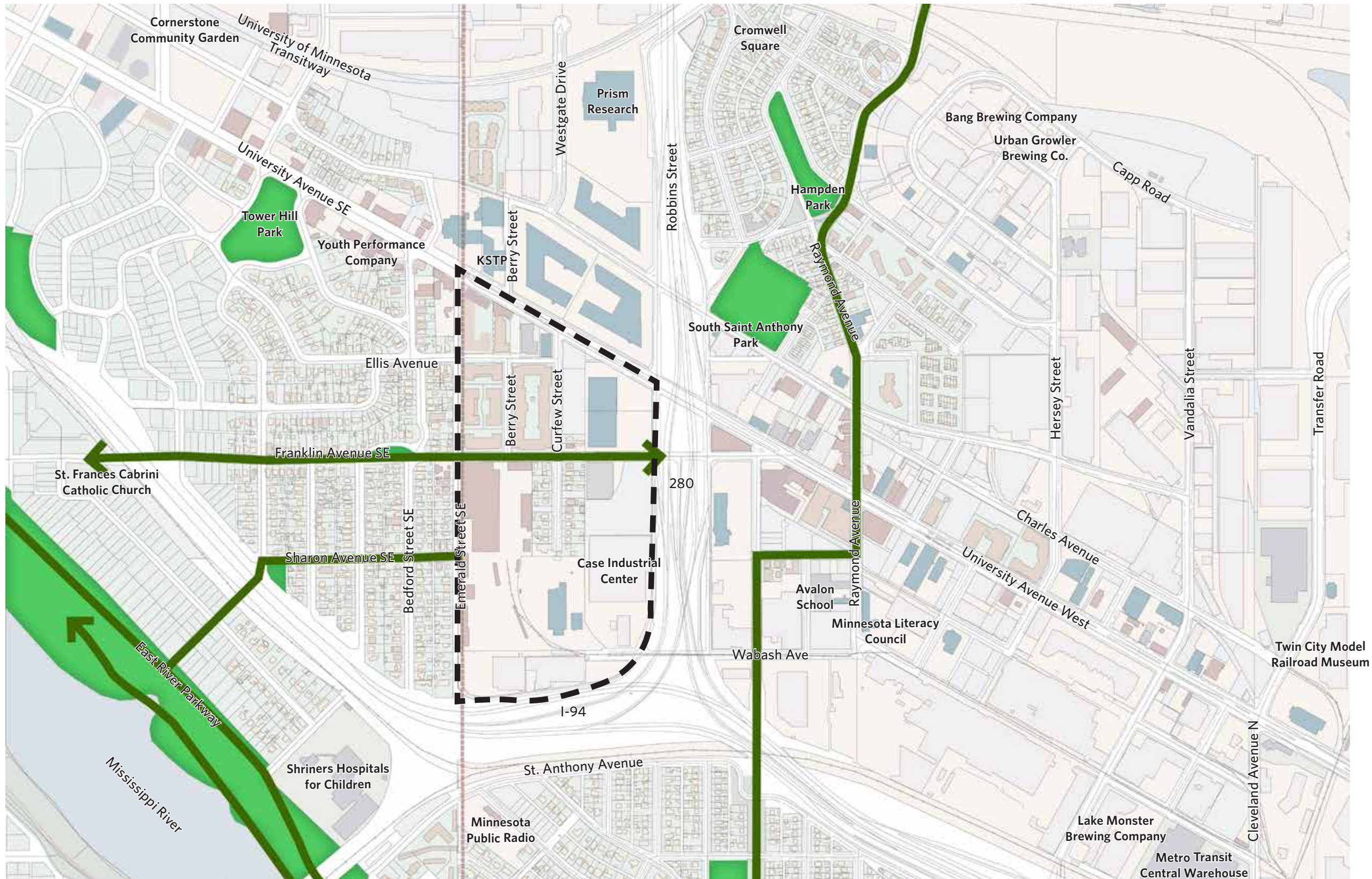
**UNDERSTANDING & ANALYSIS**





# EXISTING CONDITIONS





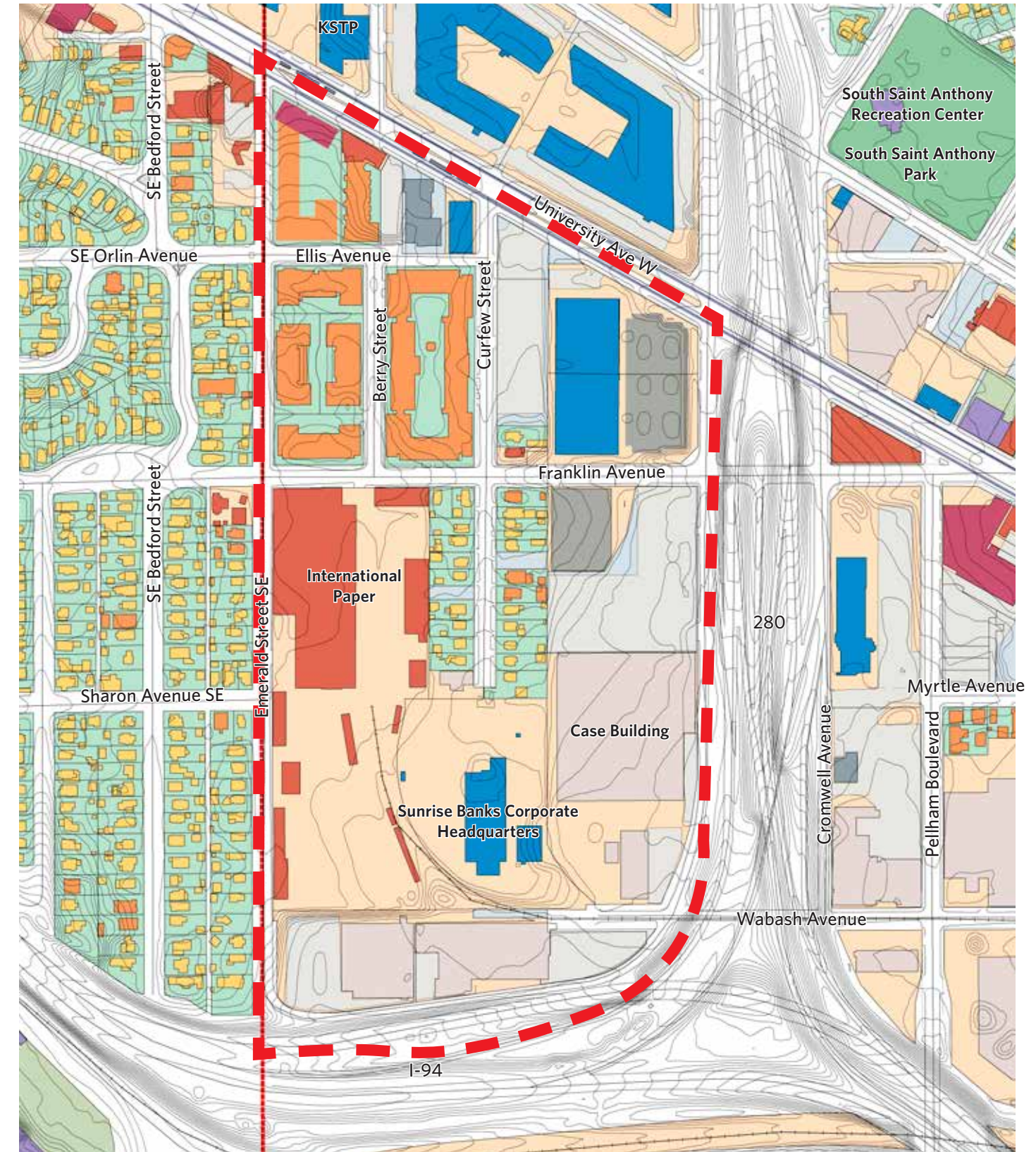
## REGIONAL OPEN SPACE CONNECTIONS (EXISTING)





## EXISTING SITE





# EXISTING LAND USES



- Create green space for the community
- Connect into the neighborhoods
- Work with the existing development plans
- Create clear connections to the Westgate Green Line station (especially for bikes and pedestrians)
- Design residential streets with sidewalks and on-street parking
- Reconcile the new public realm framework with the Station Area Plan

## DESIGN PRINCIPLES



## TRAIL CONNECTIONS

- River access and connections to the Grand Rounds is the most important effort
- Include wayfinding from Westgate Station to the new park and trail
- Make the public realm truly feel public
- Use the Wabash rail bridge for the trail connection to Pelham if possible



## WHAT WE HEARD - COMMUNITY MEETING



## PARK SPACES

- Allow for both sunny and shaded areas in the park
- Create flexible, passive park space that can also be used for events (farmer's market, concerts)
- Plan for places for people of all ages to gather
- Create a fenced, off-leash dog park in the area
- Highlight and enhance the neighborhood character, include iconic elements & public art



## WHAT WE HEARD - COMMUNITY MEETING



## NEW HOUSING

- Break the blocks down with visual connections and pedestrian pathways through

## STREETS

- Calm traffic to make the neighborhood safer
- Create pedestrian-friendly neighborhood streets
- Neighborhood character streets with on-street parking



## WHAT WE HEARD - COMMUNITY MEETING





**PUBLIC REALM PLAN RECOMMENDATIONS**





## PROPOSED PUBLIC REALM PLAN

## KEY ELEMENTS

- Trail connection along vacated railway
- Dedicated walking and biking connections to the Station platforms
- Flexible park space connected to the trail system
- Network of 'found' places to explore



# 1 | INTRODUCTION

## ORIGINS OF THIS PLANNING PROCESS

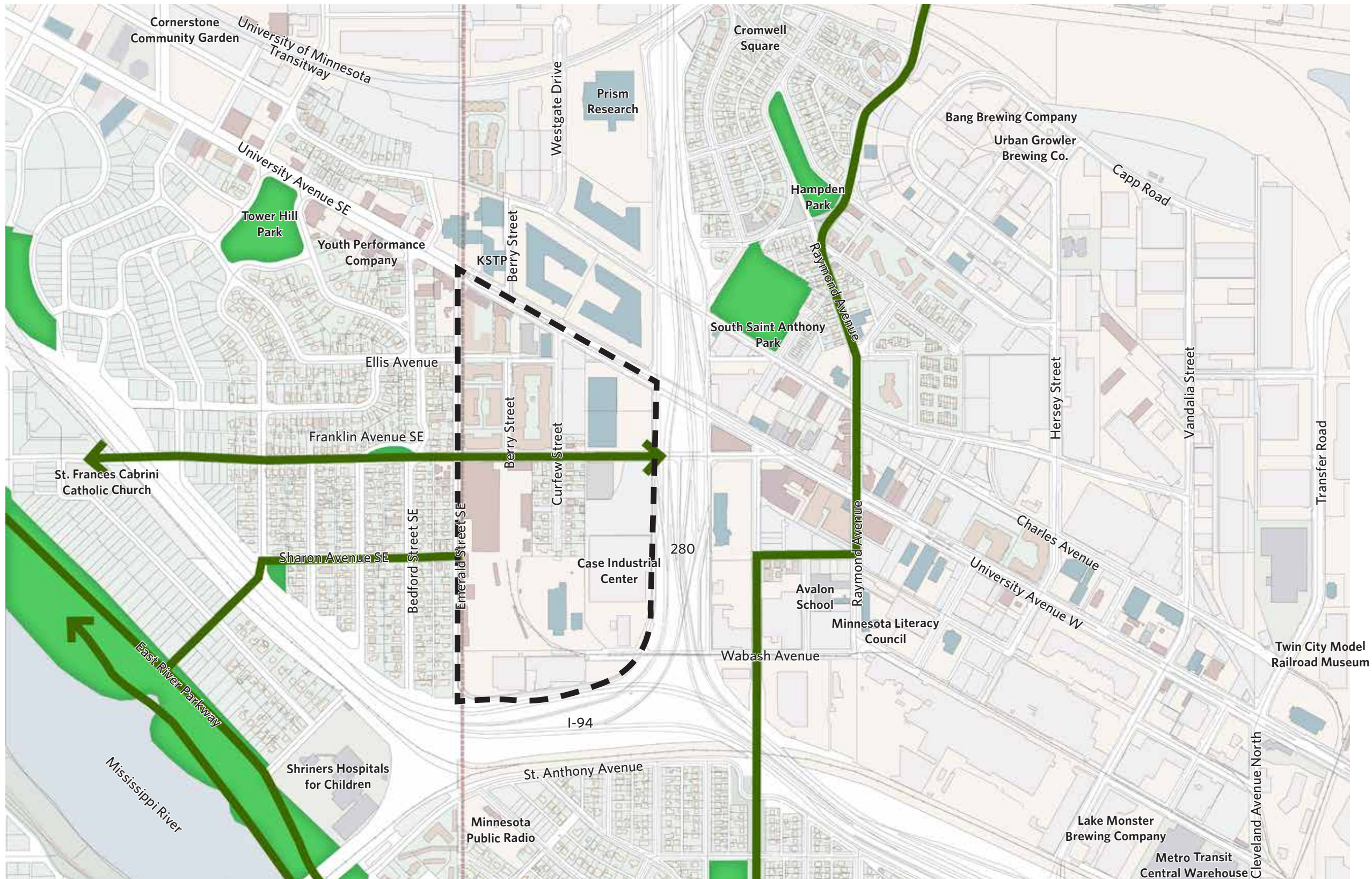
### Vibrant Places and Spaces

This effort is funded in part by the City's 8 80 Vitality Initiative to promote economic development through investments that enliven the public realm by connecting residents and visitors with the city, promoting walking and bicycling, and creating great public spaces. The results will attract residents, employees, businesses and visitors to Saint Paul for years to come. The initiative is inspired by the work of 8 80 Cities, which promotes livable cities where an eight-year-old and eighty-year-old would feel safe, invigorated, and welcomed by their surroundings. The 8 80 Vitality Initiative includes the implementation of the city's \$42.5 million 8 80 Vitality Fund, an investment focused on significant improvements in infrastructure and public spaces.



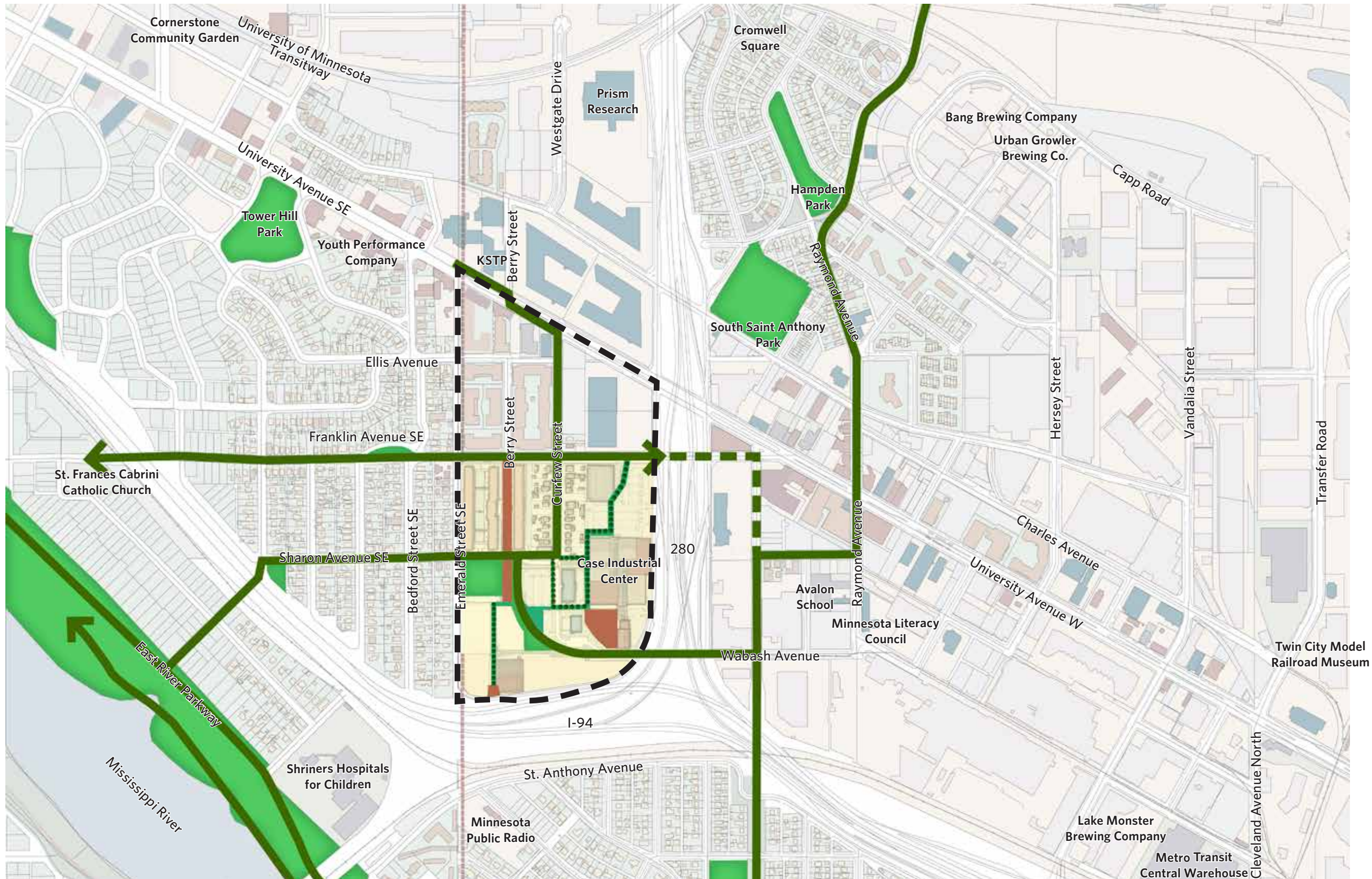
# CONNECTIONS TO THE GRAND ROUNDS AND THE RIVER





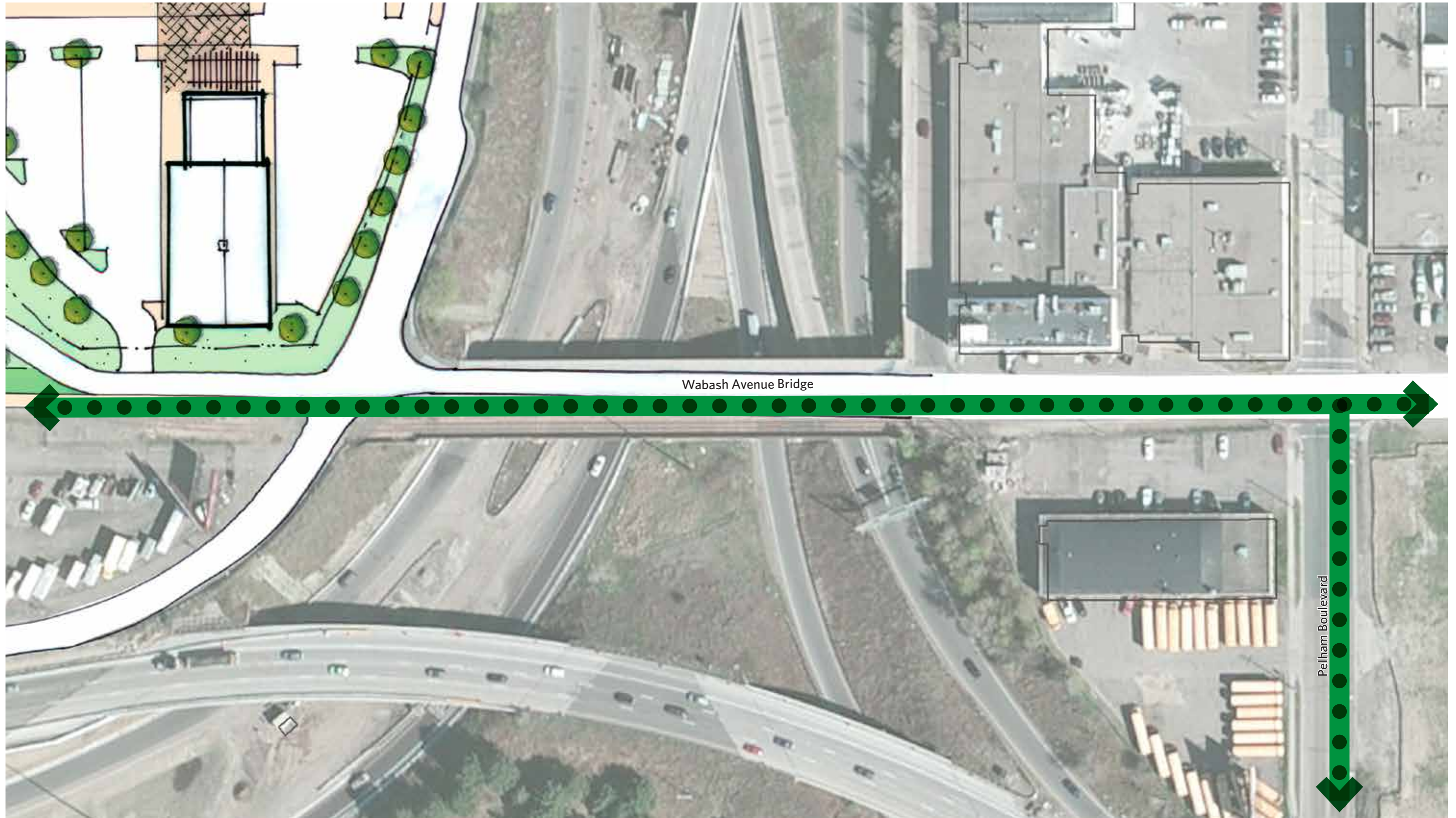
## REGIONAL OPEN SPACE CONNECTIONS (EXISTING)





## REGIONAL OPEN SPACE CONNECTIONS (PROPOSED)





Wabash Avenue Bridge

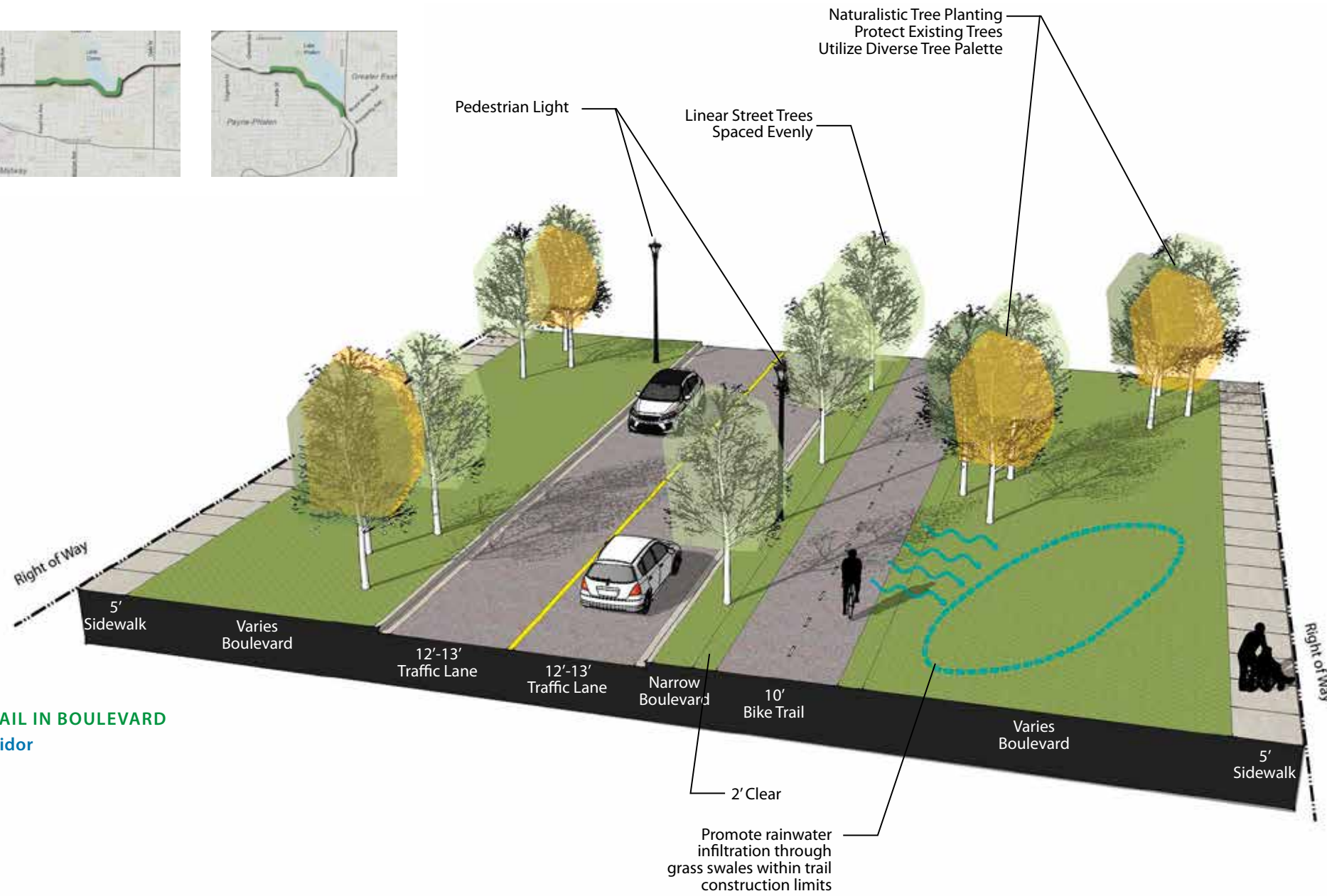
Pelham Boulevard

## WABASH RAIL BRIDGE - CONNECTIONS TO THE GRAND ROUNDS





**TYOLOGY 1:**  
**OFF-STREET TRAIL IN BOULEVARD**  
Naturalistic Corridor



# PLANNED BIKEWAY ALONG PELHAM

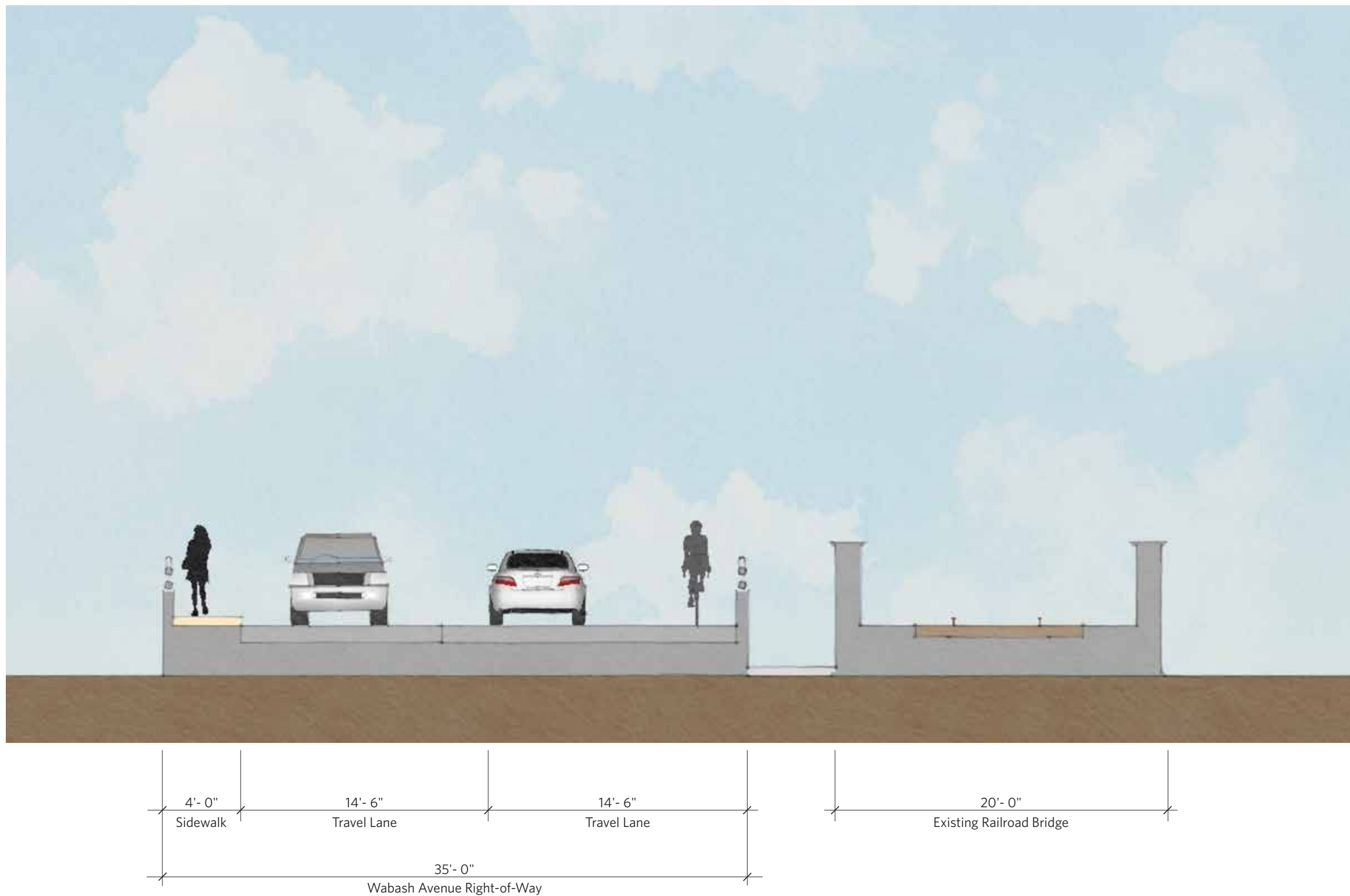




## WABASH RAIL BRIDGE

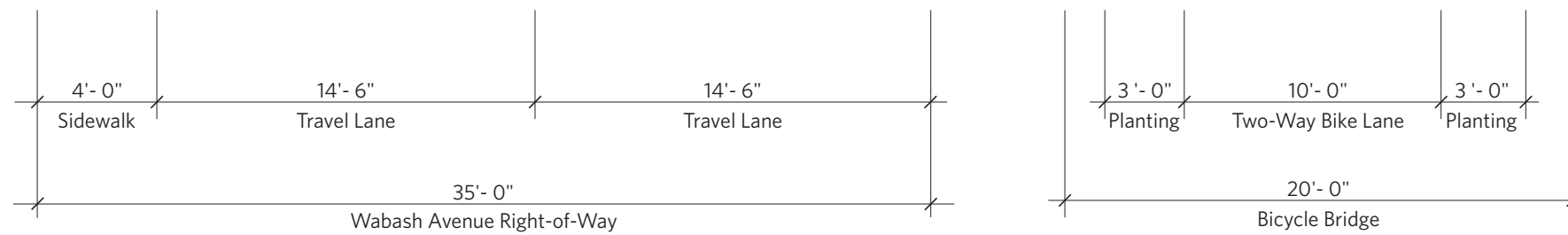
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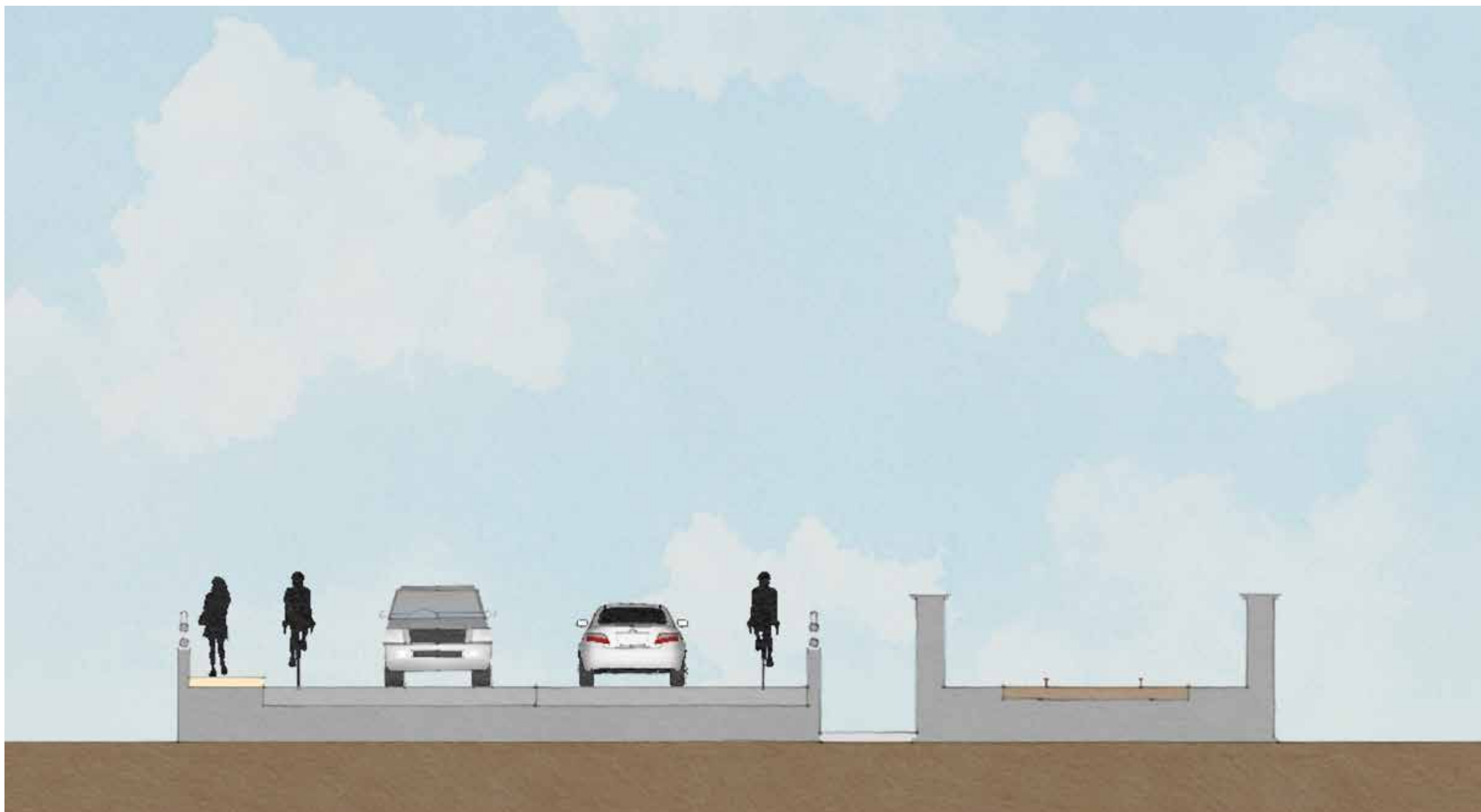
# WABASH RAIL BRIDGE





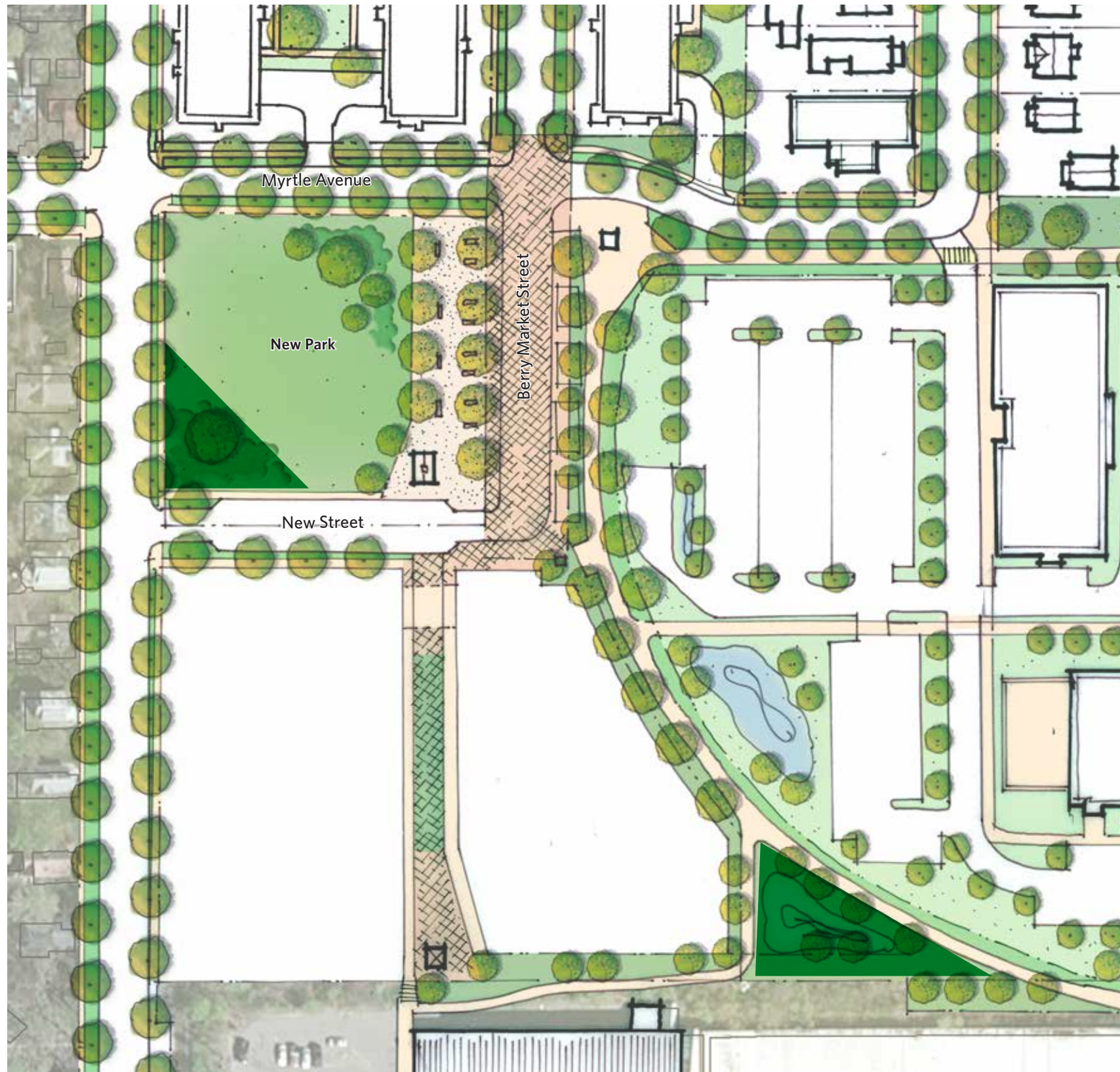
# WABASH RAIL BRIDGE — ALTERNATIVE 1





## WABASH RAIL BRIDGE — ALTERNATIVE 2





## ALTERNATIVES

- In the park (separate and fenced)
- In some of the triangular spaces along the trail



## POTENTIAL DOG PARK LOCATIONS





## KEY ELEMENTS

- Flexible, sunny lawn space
- Shaded areas with benches and places to sit
- Shared street area can accommodate markets, events, and small concerts
- Shared street area connects the park to the trail
- Design prioritizes pedestrians

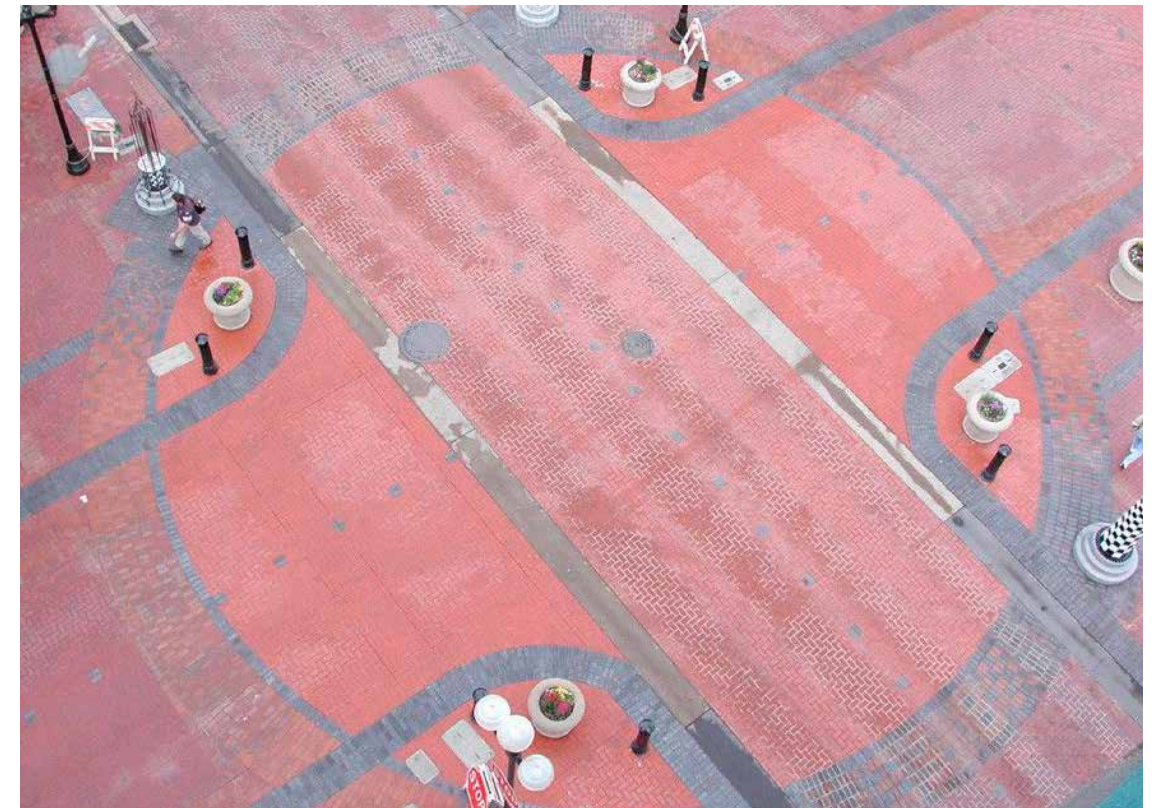
## THE PARK





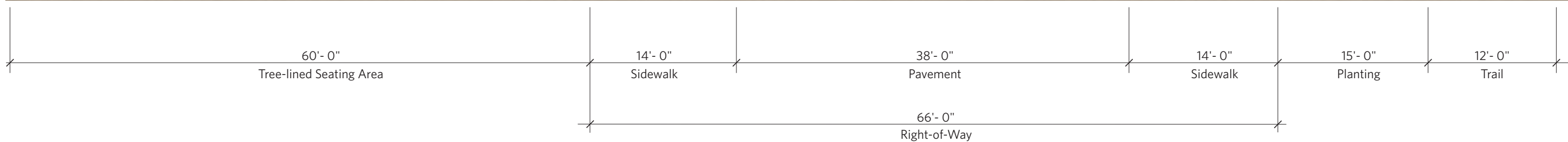
## THE PARK — FLEXIBLE SHADED AREA FOR SITTING





## BERRY STREET EXTENSION — SHARED STREET SPACE





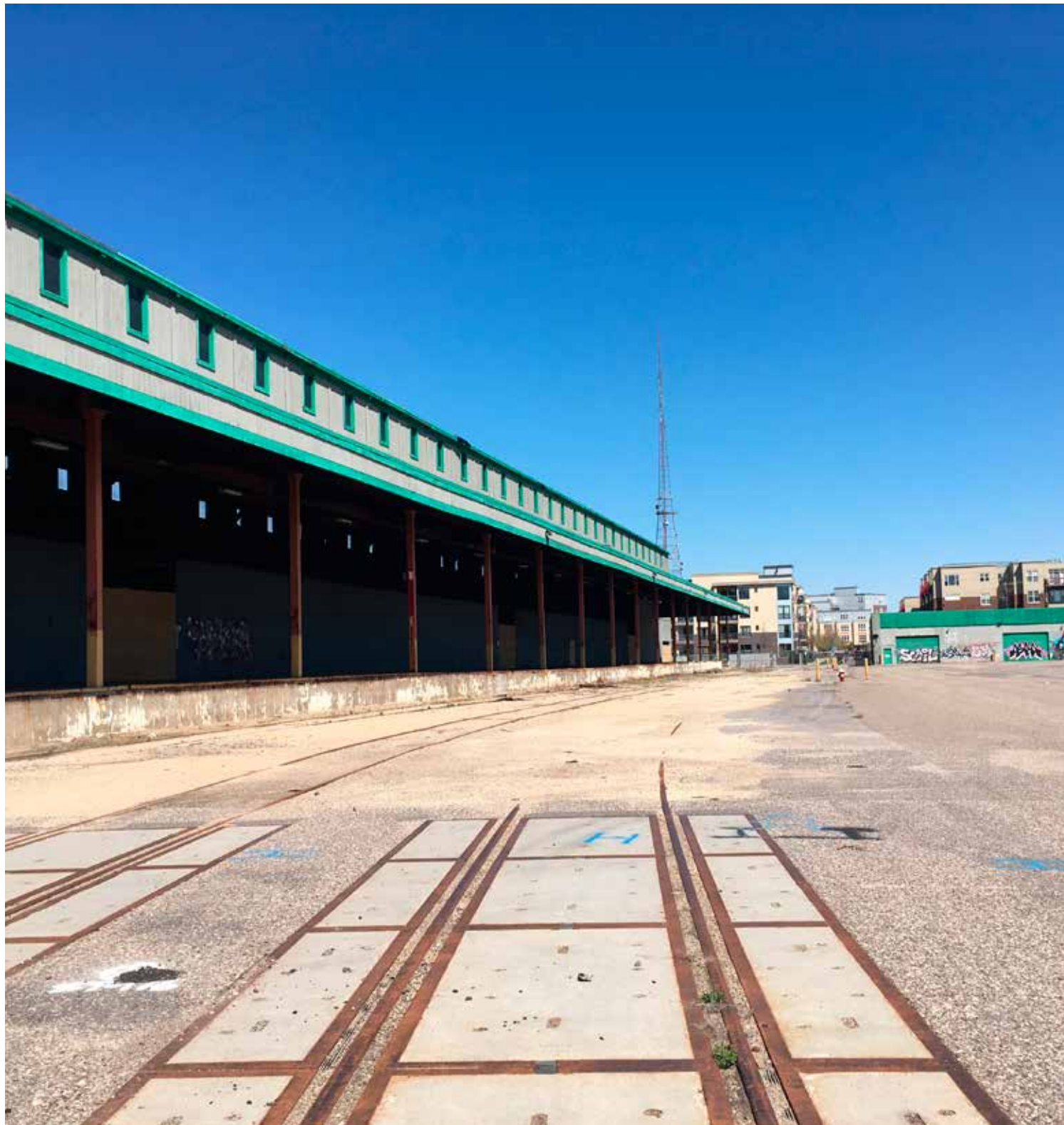
## BERRY STREET SECTION (AT THE PARK)





# THE PARK





## CHARACTER OF THE EXISTING WEYERHAEUSER SITE





- 120 Family Units
- 240 Senior Units
- Fronting on Emerald and Berry Streets
- Porches and residential character at the street

## WEYERHAEUSER SITE — NEW HOUSING (DOMINIUM)





- Myrtle Street extension to Curfew Street
- Enhanced pedestrian connections through the parking lots
- Future building will be built along the trail

## SUNRISE BANK — IMPROVED PARKING CIRCULATION

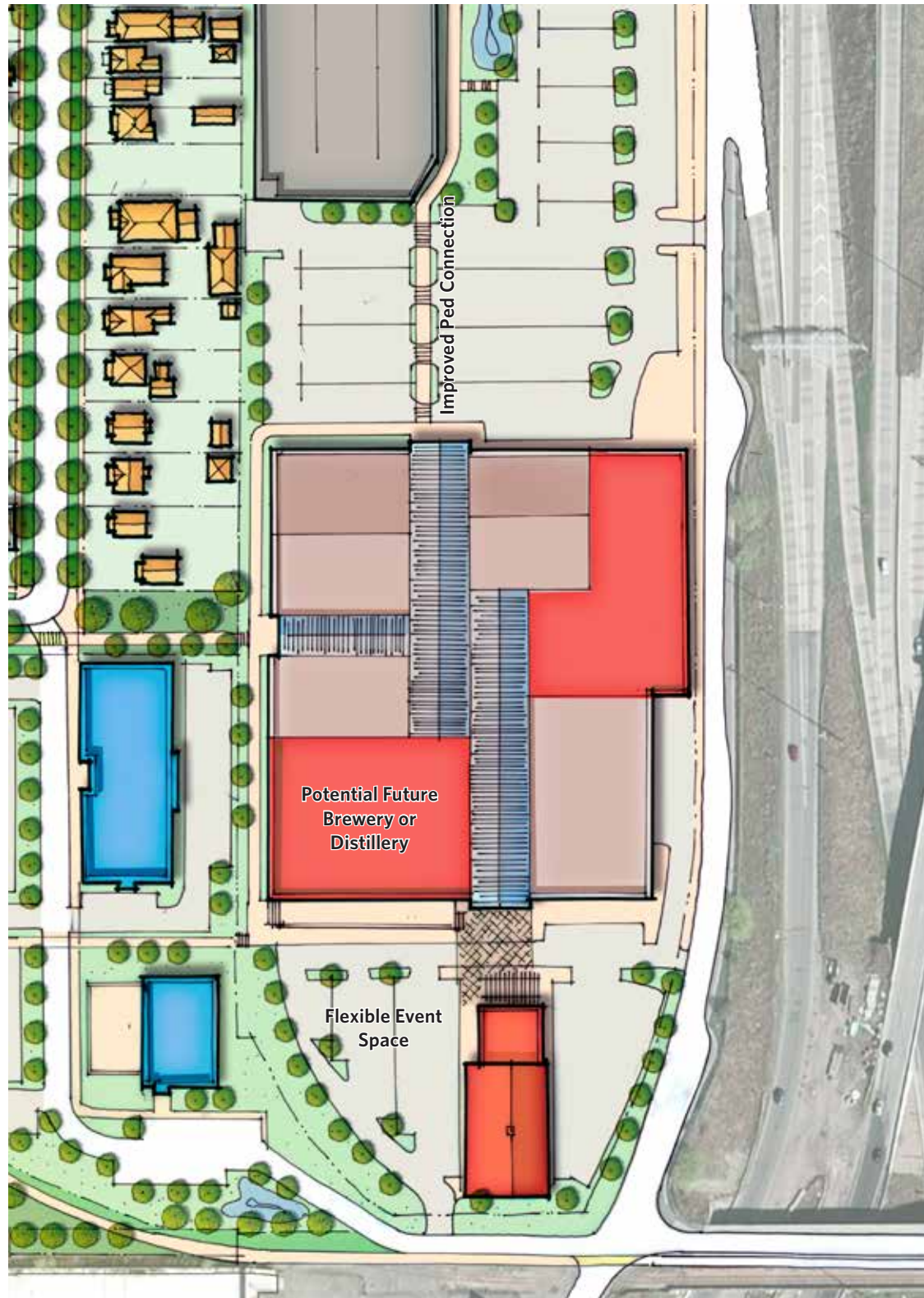




- Myrtle Street extension to Curfew Street
- Enhanced pedestrian connections through the parking lots
- Future building will be built along the trail

## SUNRISE BANK — FUTURE BUILDING





- Potential for breweries or distilleries with outdoor patio spaces
- Create a space for gathering, food trucks
- New vaulted passageways through the building
- Enhanced connections to the north and west

## CASE/SUNTIDE — NEW EMPLOYMENT & DESTINATIONS

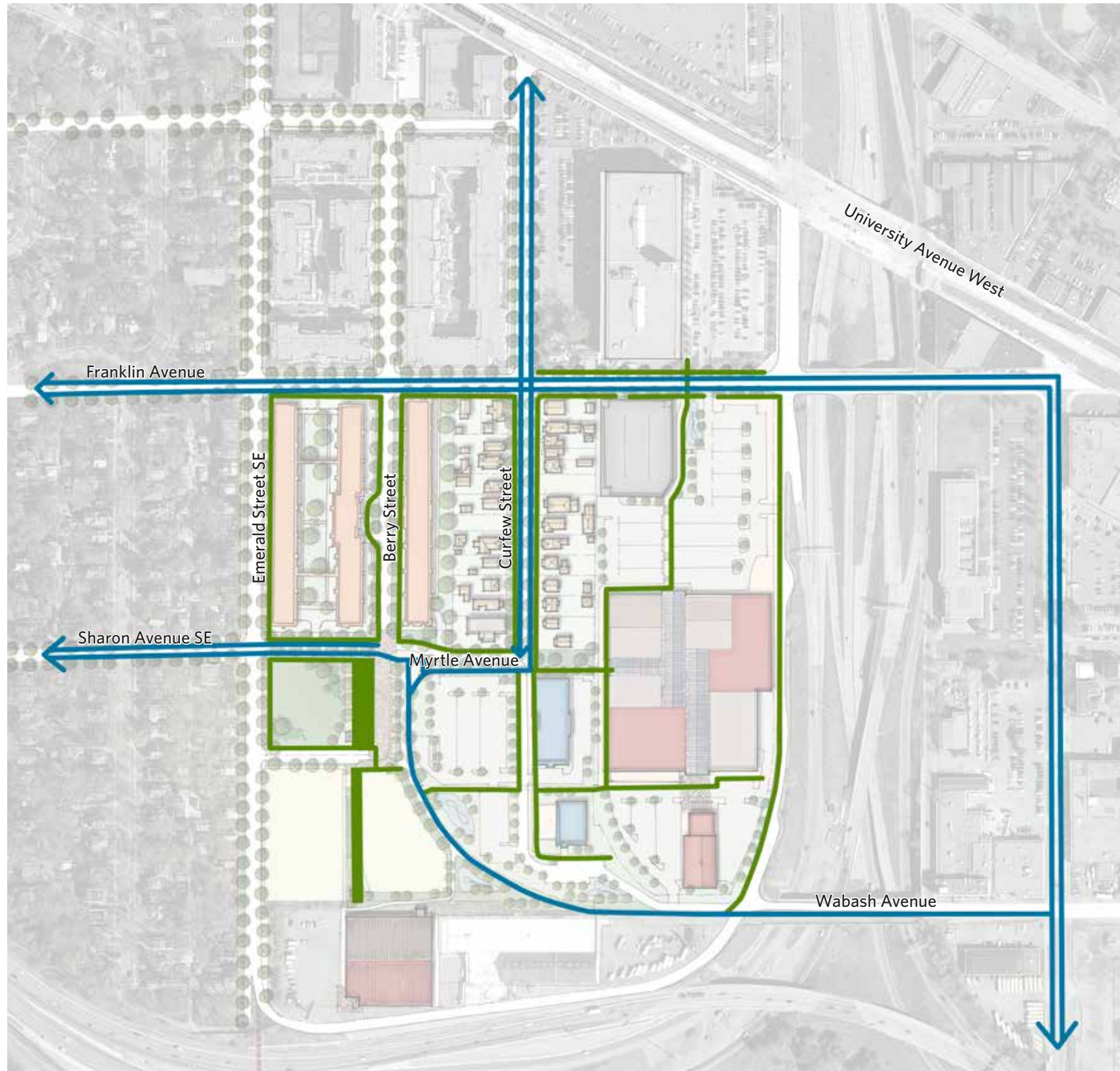




- Encourage a N/S pedestrian connection through the future market rate housing site to connect the park to Vertical Endeavors
- Stair or trail connection to outdoor space at Vertical Endeavors

## SOUTHERN CONNECTIONS — FUTURE MARKET RATE HOUSING





## BIKE AND PEDESTRIAN CONNECTIONS





# PROPOSED PUBLIC REALM PLAN





## EXISTING VIEW LOOKING TOWARDS WESTGATE STATION





## PROPOSED AERIAL VIEW LOOKING TOWARDS WESTGATE STATION





**DOMINIUM BKV GROUP**

- 1. Senior Affordable Housing (240 units)
- 2. Family Affordable Housing (120 units)
- 3. Future Market Rate Housing

**SUNRISE BANKS OFFICE BUILDING**

- 1. Potential Parking Lot Reconfiguration
- 2. Future Second Building

**PUBLIC REALM**

- 1. Flexible Lawn and Berry Street Festival Street
- 2. Myrtle Avenue Extension
- 3. New Wabash Multi-purpose Trail
- 4. Wabash Rail Bridge

**SUNTIDE COMMERCIAL REALTY INC.**

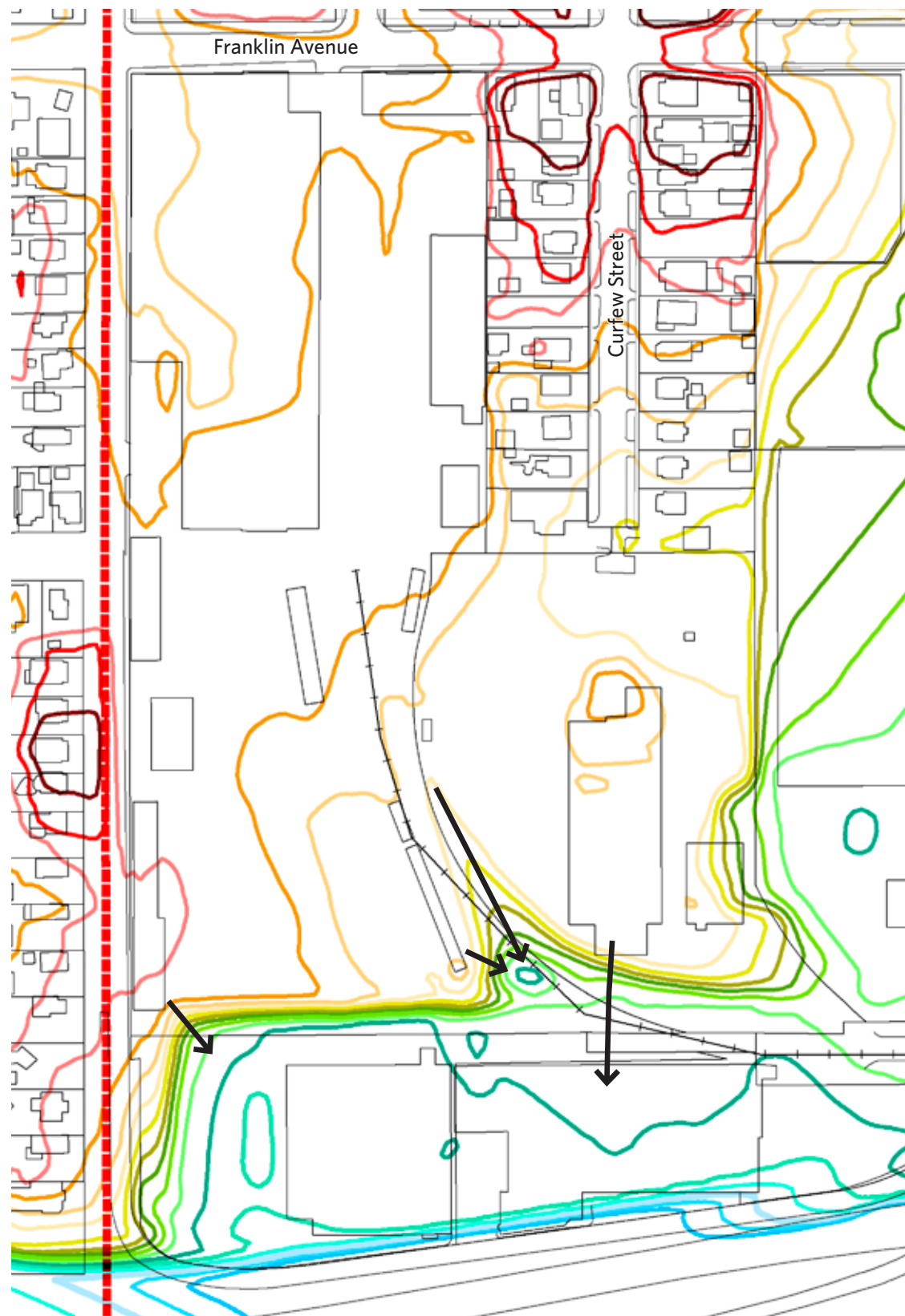
- 1. Pedestrian and Exterior Improvements
- 2. Case Building Adaptation
- 3. Flexible Event Space

**VERTICAL ENDEAVORS**

- 1. Warehouse Adaptation
- 2. Private Trail Connection to New Wabash Multi-purpose Trail

# PHASING PLAN

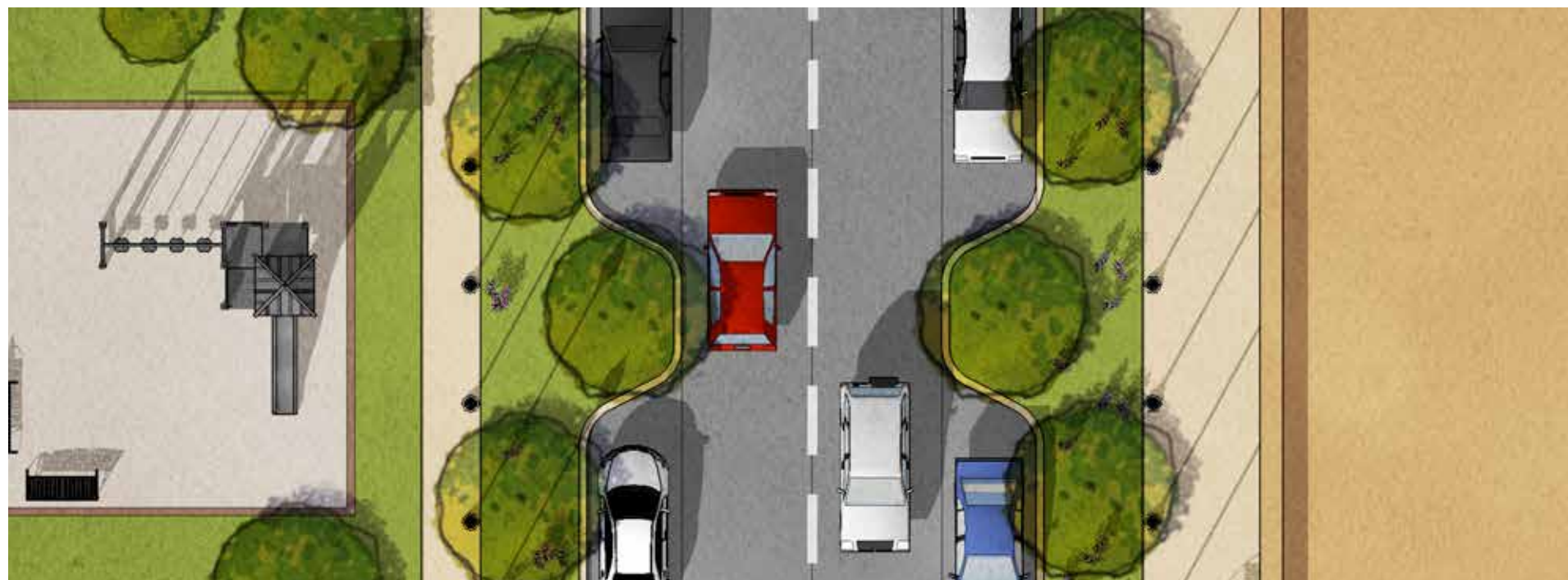
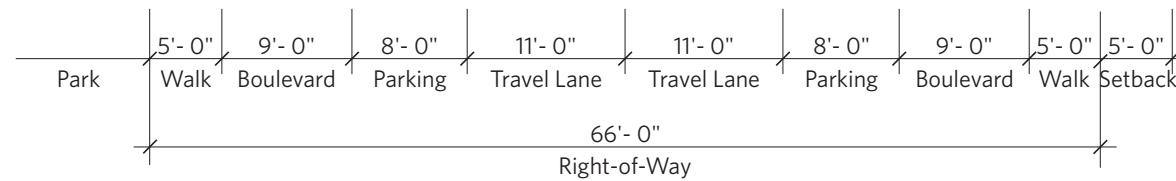




- A local depression is located west of the existing train tracks
- Water is retained in this depression, but drainage flow continues down the lower portion of the hill by I-94
- This depression could be filled, but new stormwater management location would need to replace it.
- Water would continue to flow toward I-94 regardless of filling in the depression and may be too muddy for a dog park

## SITE TOPOGRAPHY

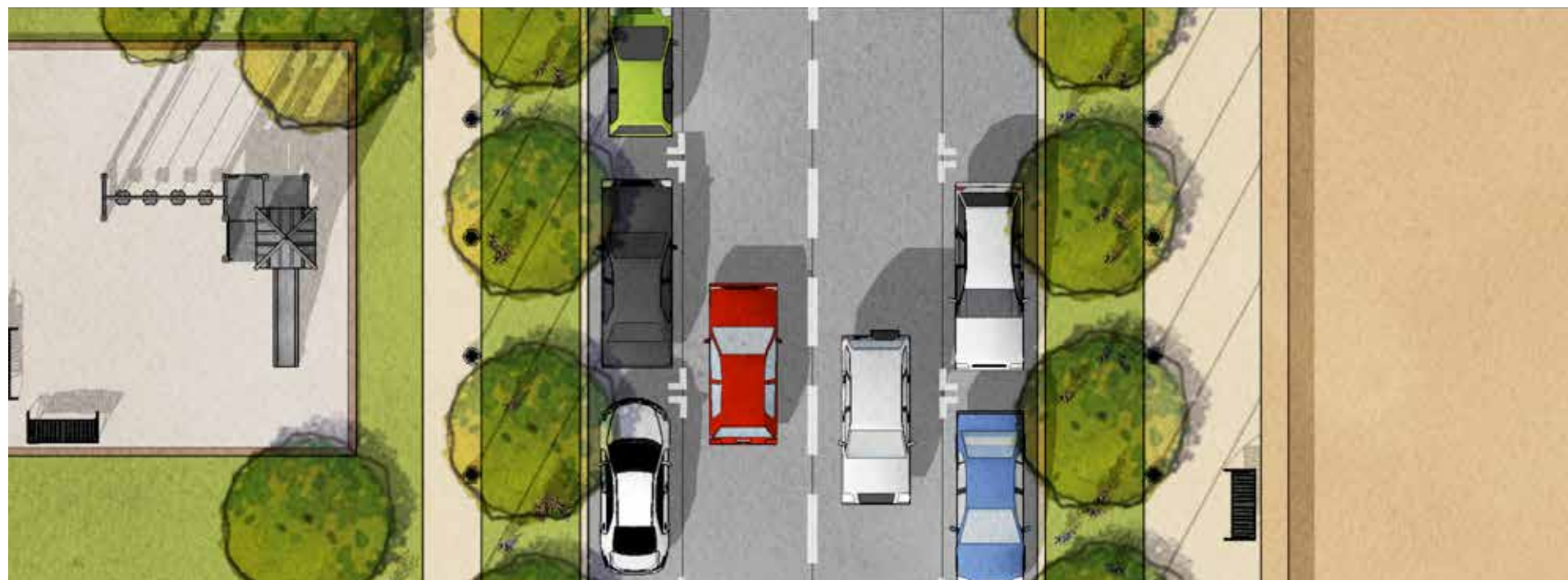
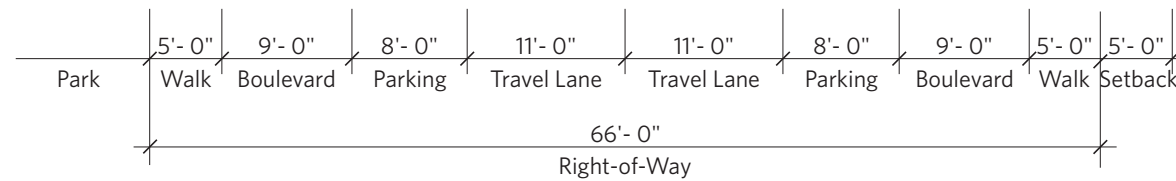




- Bump-outs should be provided in locations with high pedestrian traffic to reduce distance needed to cross the street
- Locate bump-outs where uses are known for both sides of the street, ideal for residential streets
- Do not locate bump-outs where streets will be used for festivals
- Use bump-outs on streets where bike infrastructure will not be needed in the future

## MYRTLE AVENUE STREET SECTION WITH BUMP-OUTS





- Continuous parking lanes can be used to create a more flexible street that is still pedestrian friendly
- Use continuous parking lanes on festival streets or on streets that may connect to future bike infrastructure
- Use continuous parking lanes if adjacent land uses are unknown or further in the future

## MYRTLE AVENUE STREET SECTION WITHOUT BUMP-OUTS





CC Editor B (@art.everson)



CC amilerPIX



CC cotaro70s



CC Trekphiler

- Gentle topography changes create places of play until long-term funding is secured for the park
- Rolling hills and native plants provide a low cost, low maintenance, temporary solution for the neighborhood park

## GENTLE TOPOGRAPHY IN FLEXIBLE GREEN





1. What do you like that you saw?
2. What do you not like?
3. What ideas do you have that we didn't cover?

## QUESTIONS