



COMMON WATER RAISES ALL BOATS

Virtual Convening of Capital Projects

Mississippi River, Twin Cities | December 17, 2020

COMMON WATER RAISES ALL BOATS

Twin Cities
December 17, 2020

Capital Project Presentations:

Upper Harbor Terminal

Great Northern Greenway Overlook
and Riverlink

Hall's Island and Graco Park

Water Works

North Star Community Rowing

The Falls Initiative

Highland Bridge

Historic Fort Snelling Revitalization
Project

Waterford Bay Apartments

RiverCentre Ramp

Saint Paul Riversedge

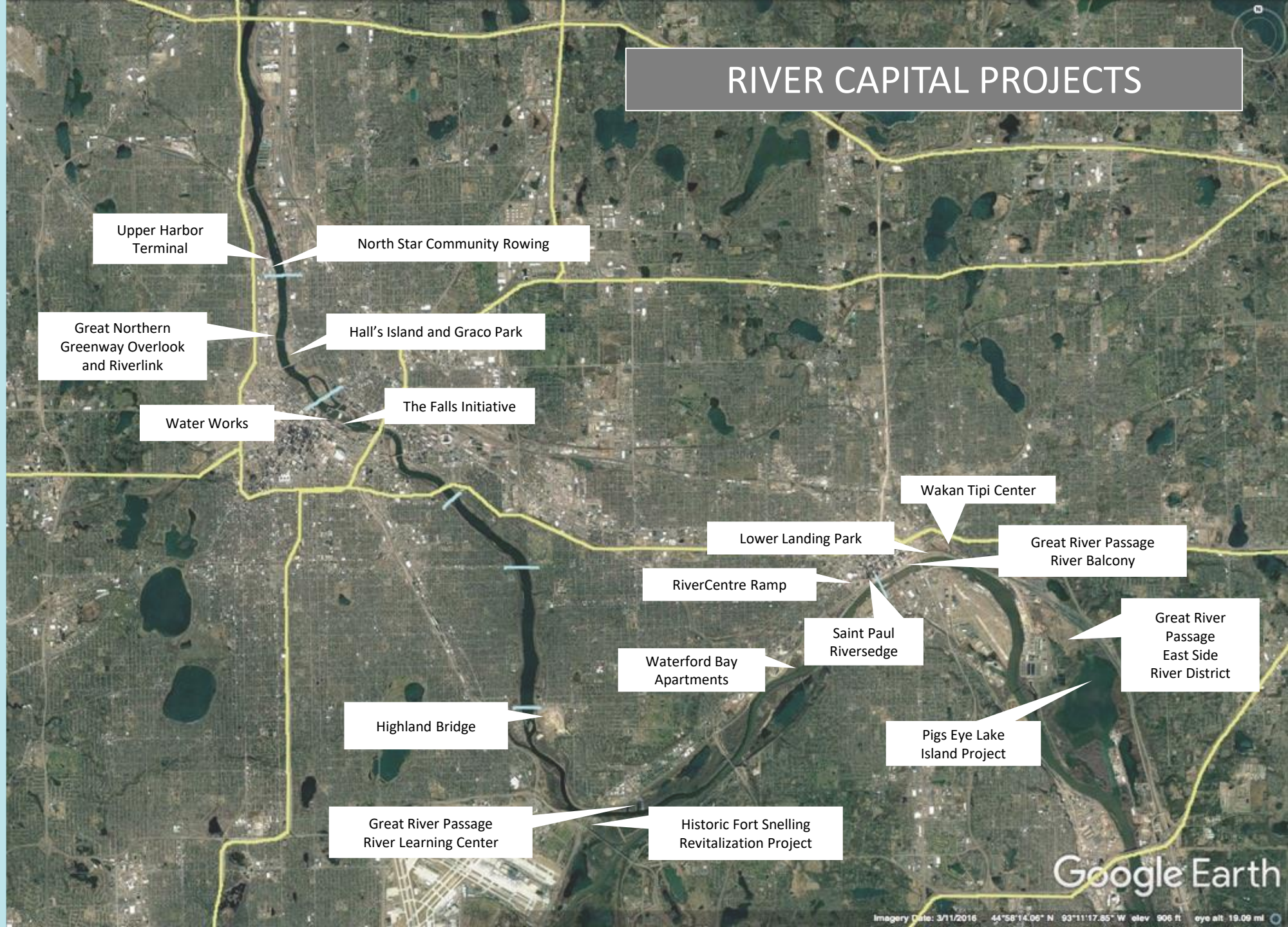
Lower Landing Park

Wakan Tipi Center

Pigs Eye Islands Lake Island Project

Great River Passage

RIVER CAPITAL PROJECTS



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Twin Cities
December 17, 2020

UPPER HARBOR TERMINAL

GREAT NORTHERN GREENWAY OVERLOOK AND RIVERLINK

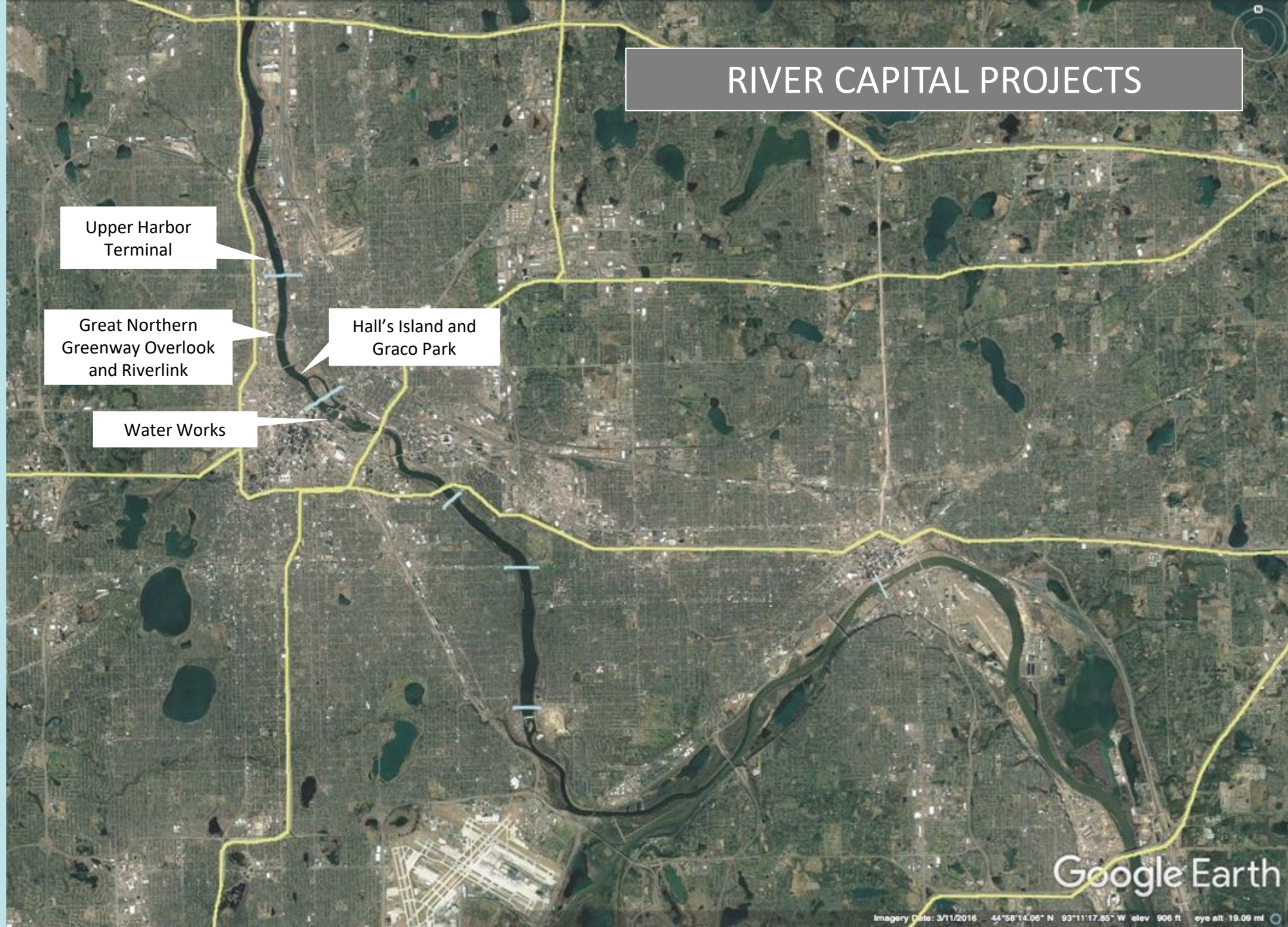
HALL'S ISLAND AND GRACO PARK

WATER WORKS

Presented by:
Minneapolis Park Foundation

Minneapolis Park and
Recreation Board

RIVER CAPITAL PROJECTS



Google Earth

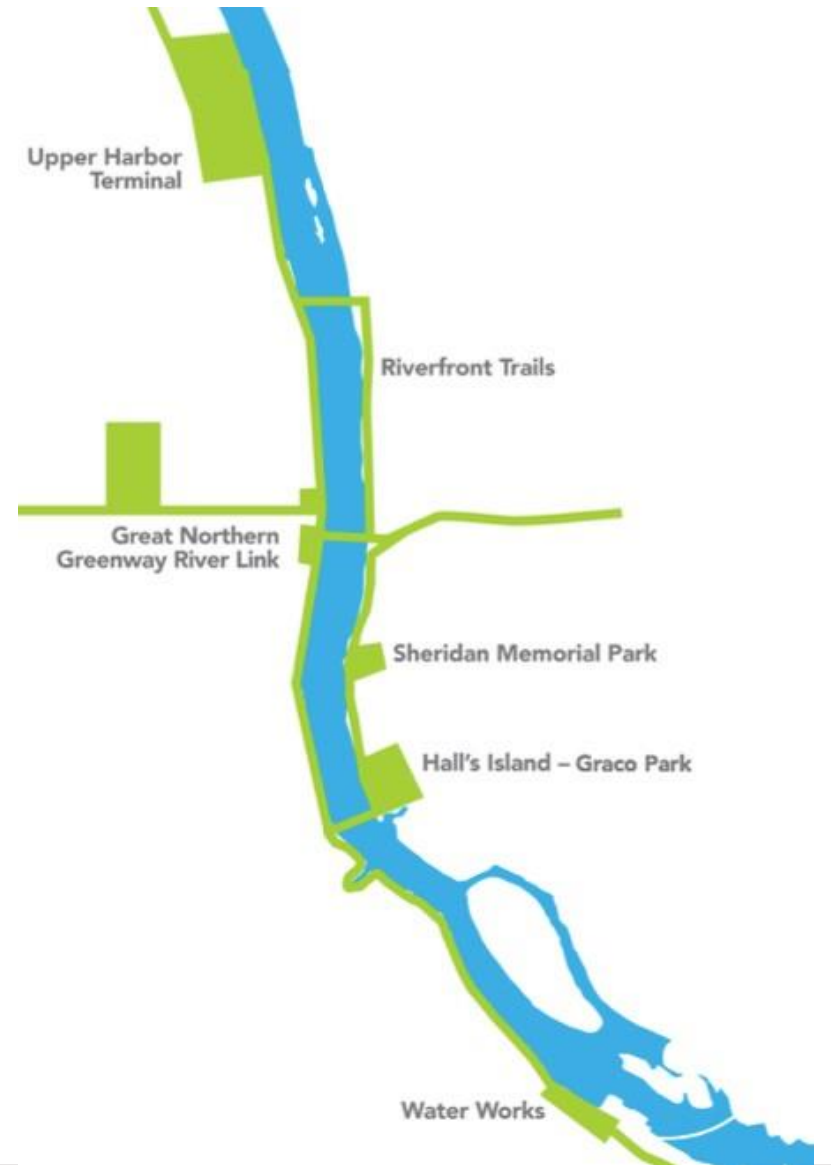
Imagery Date: 3/11/2016 44°58'14.06" N 93°11'17.85" W elev 906 ft eye alt 19.09 mi

RiverFirst

A Vision for the
Next Generation of Parks



RiverFirst
INITIATIVE



Mississippi River to Grand Rounds



Upper Riverfront - aerial view looking south



RiverFirst Signature Projects



Upper Harbor Terminal site: pre-development condition

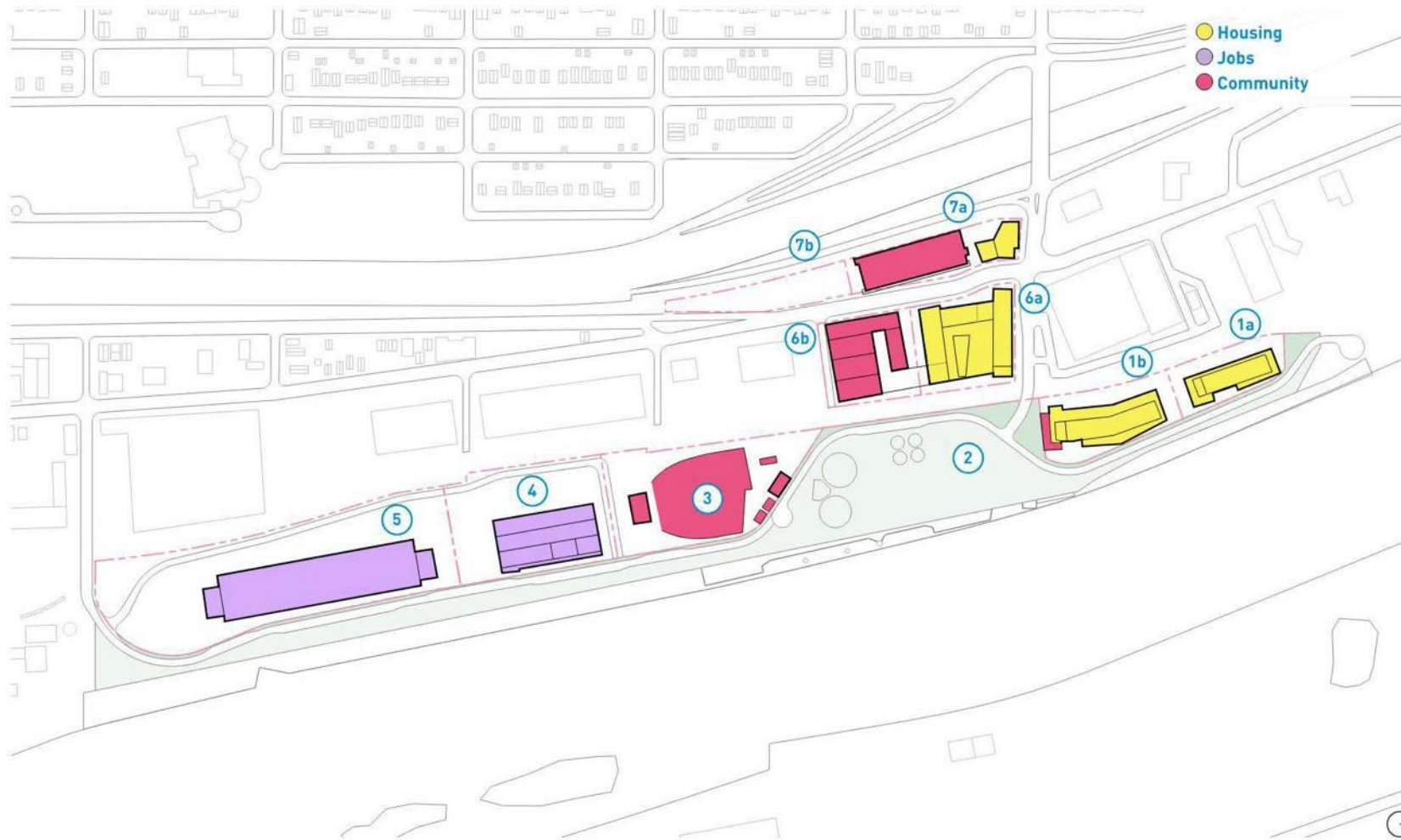


upper~harbor



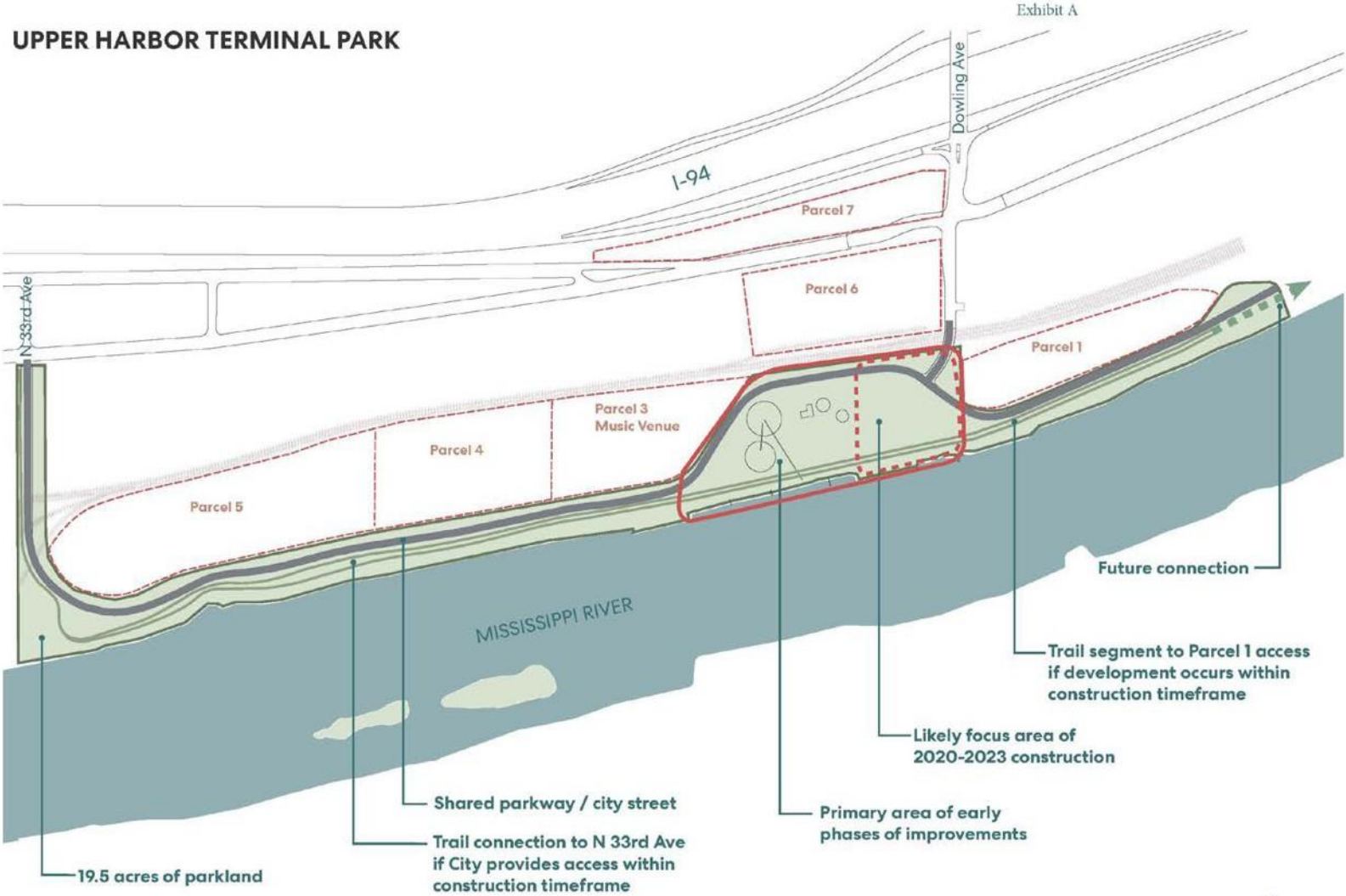
From the City of Minneapolis Coordinated Development Plan

upper~harbor



From the City of Minneapolis Coordinated Development Plan

UPPER HARBOR TERMINAL PARK



CITY OF MINNEAPOLIS COORDINATED PLAN TIMELINE

Dec. 2020 – Jan. 2021 Draft Plan out for Public Comment

Feb. 2021 – Anticipated City Council Consideration of Draft Plan

Feb. 2021 - August 2021 Implementation

2022 – Construction start on Phase 1 infrastructure and Park construction

2022 – Phase 1 development

2025 – Estimated start of Phase 2 construction

UPPER HARBOR TERMINAL PARTNERS

CITY OF MINNEAPOLIS (CPED)

MINNEAPOLIS PARK AND RECREATION BOARD

PRIVATE SECTOR REAL ESTATE DEVELOPMENT TEAM

United Properties

First Avenue

Building Blocks/George Group North

el dorado

Coen + Partners

.....

COLLABORATIVE PLANNING COMMITTEE

PROJECT PARTNERS

Pillsbury United Communities Learning Tables Community Engagement Coordinator

Environmental Justice Coordinating Council

Perkins & Will

Mississippi Watershed Management Organization

.....

upper~harbor



Upper Harbor
Terminal

Riverfront Trails

Great Northern
Greenway River Link

Sheridan Memorial Park

Hall's Island – Graco Park

Water Works



Great Northern Greenway River Link Site Context



Great Northern Greenway River Link



When completed, the Great Northern Greenway River Link will provide a pedestrian crossing connecting North and Northeast Minneapolis neighborhoods across the Mississippi River and along the length of the River – fulfilling a 140-year vision.

Great Northern Greenway River Link



RiverFirst – Overlook Construction & \$3M Trail Connection Funding







Upper Harbor
Terminal

Riverfront Trails

Great Northern
Greenway River Link

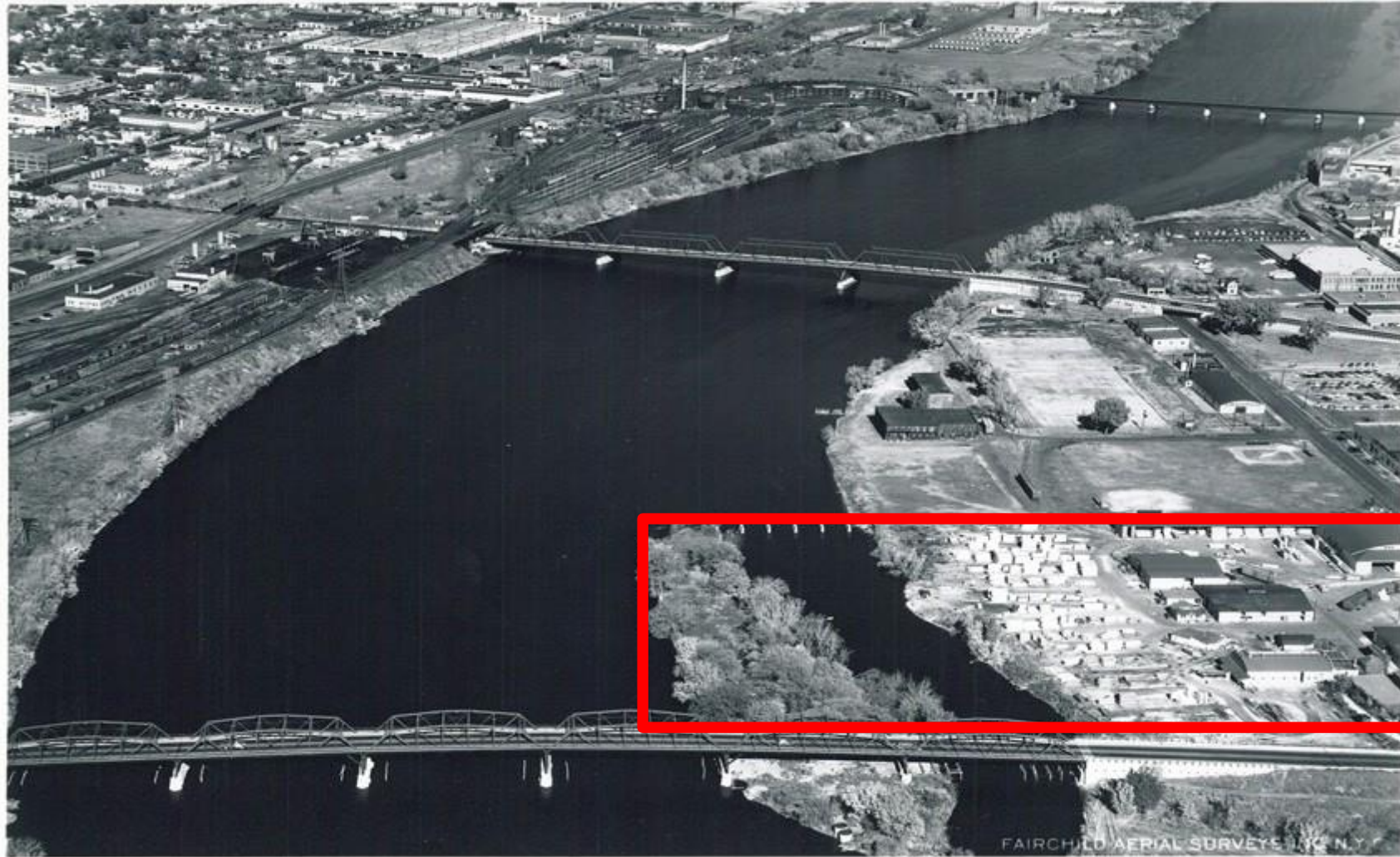
Sheridan Memorial Park

Hall's Island – Graco Park

Water Works



Hall's Island & Scherer Site ca. 1955



Hall's Island & Graco Park



Hall's Island & Graco Park



The site of a former lumber yard, Hall's Island will be reclaimed as a biohaven for native riparian species and as the first public beach serving Northeast Minneapolis.



Upper Harbor
Terminal



Great Northern
Greenway River Link

Riverfront Trails



Sheridan Memorial Park

Hall's Island – Graco Park



Water Works

Mississippi River Central Riverfront – Water Works





Water Works Overview



Water Works - Pavilion Plaza



Water Works – Mezzanine Lawn & City Steps



Mississippi River to Grand Rounds



The RiverFirst Vision will transform lives through parks and the public realm, made possible by creative public private partnerships.

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Twin Cities
December 17, 2020

NORTH STAR COMMUNITY ROWING

Presented by:
North Star Community Rowing

RIVER CAPITAL PROJECTS

North Star Community Rowing

Google Earth

Imagery Date: 3/11/2016 44°58'14.06" N 93°11'17.85" W elev 906 ft eye alt 19.09 mi



NORTH STAR
COMMUNITY ROWING

North Star Community Rowing

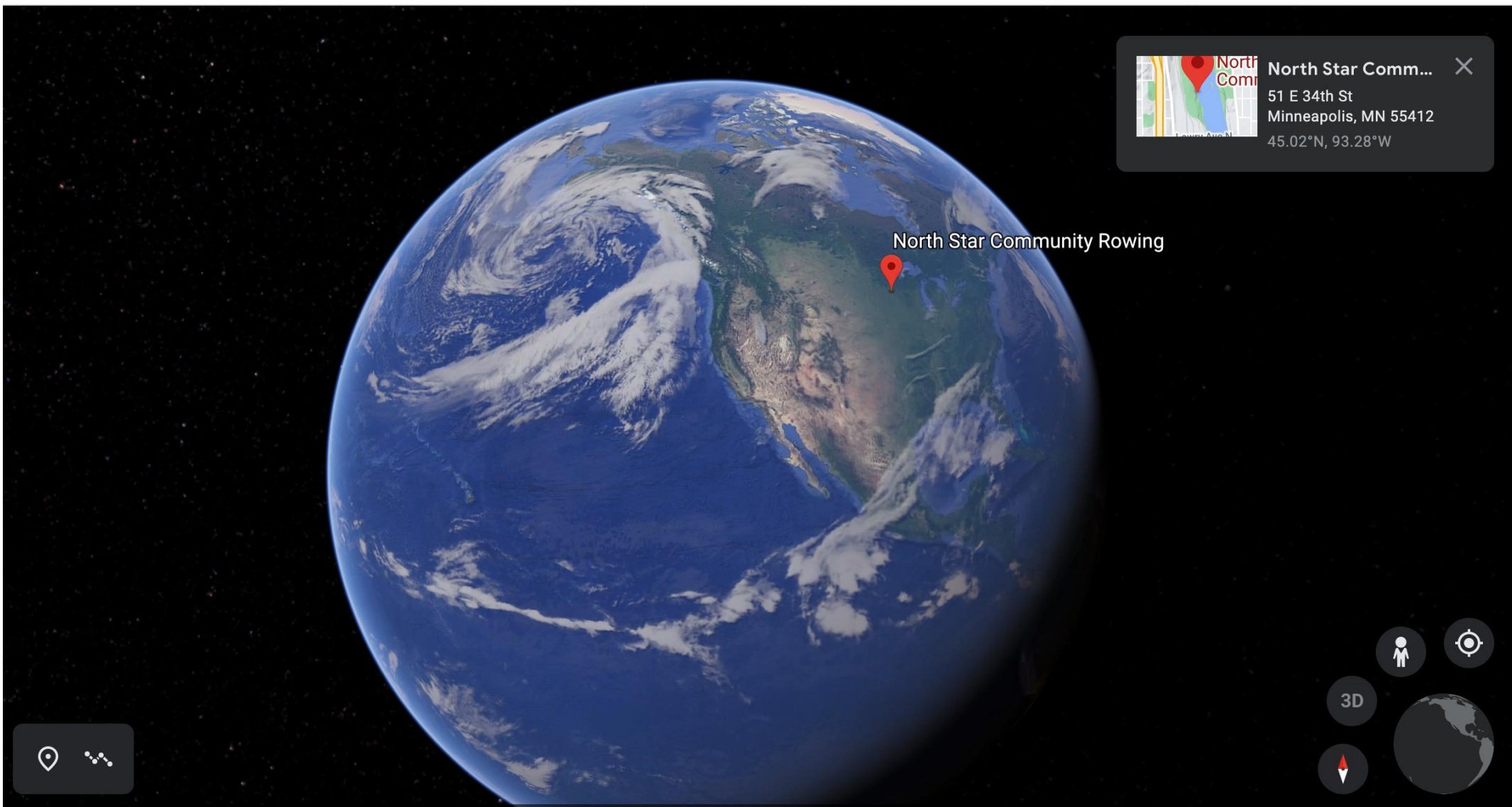
- 501(c)(3) non-profit, founded 2016
- Mission: Empower individuals, transform lives & build community through rowing
- Twin Cities participants
 - Youth - 300
 - Adaptive - 30
 - Veterans - 15
 - Community - 20
- 800+ donors & volunteers
- Only US Rowing *America Rows* inclusive rowing program in MN
- First local ADA-compliant access to Mississippi River



Upper Harbor Terminal site



NORTH STAR
COMMUNITY ROWING





- First local ADA-compliant access to Mississippi, at Upper Harbor Terminal parcel 4
- 3 years, 80 meetings, 12 approvals to secure leases & permits
- 2018+: Project fundraising
- 3Q20: Ramp/walkway & moorings
- 2Q21: Accessible floating dock & plantings



Capital Project: Budget

Date	Expense	Payee	Purpose
6/27/2018	\$150	MN DNR	Dock Installation Permit
9/21/2019	\$780	Minneapolis Finance Dept.	Interim use permit
12/16/2019	\$84	City of Minneapolis	Building permit
3/11/2020	\$426	City of Minneapolis	UTH Erosion control permit
8/27/2020	\$1,022	Centennial Surety Associates	UHT Bond
9/15/2020	\$38,850	Blackstone Contractors	UHT Ramp construction
9/22/2020	\$1,000	Civil Site Group	Staking
10/30/2020	\$1,000	City of Minneapolis	Security Deposit
11/24/2020	\$5,750	Atlas Foundation Co.	Helical piers
TBD 2Q21	\$30,000		Accessible docks
Total	\$79,062		

Foundational Donors



Private Donors

Community Partnerships



Minnesota
Department of Veterans Affairs



Agencies



Minneapolis
City of Lakes



Minneapolis
Park & Recreation Board



US Army Corps
of Engineers®



NORTH STAR
COMMUNITY ROWING

Empower individuals, Transform lives, Build community



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THE FALLS INITIATIVE

Presented by:
Friends of The Falls



RIVER CAPITAL PROJECTS

The Falls Initiative

Google Earth

Imagery Date: 3/11/2016 44°58'14.06" N 93°11'17.85" W elev 906 ft eye alt 19.09 mi



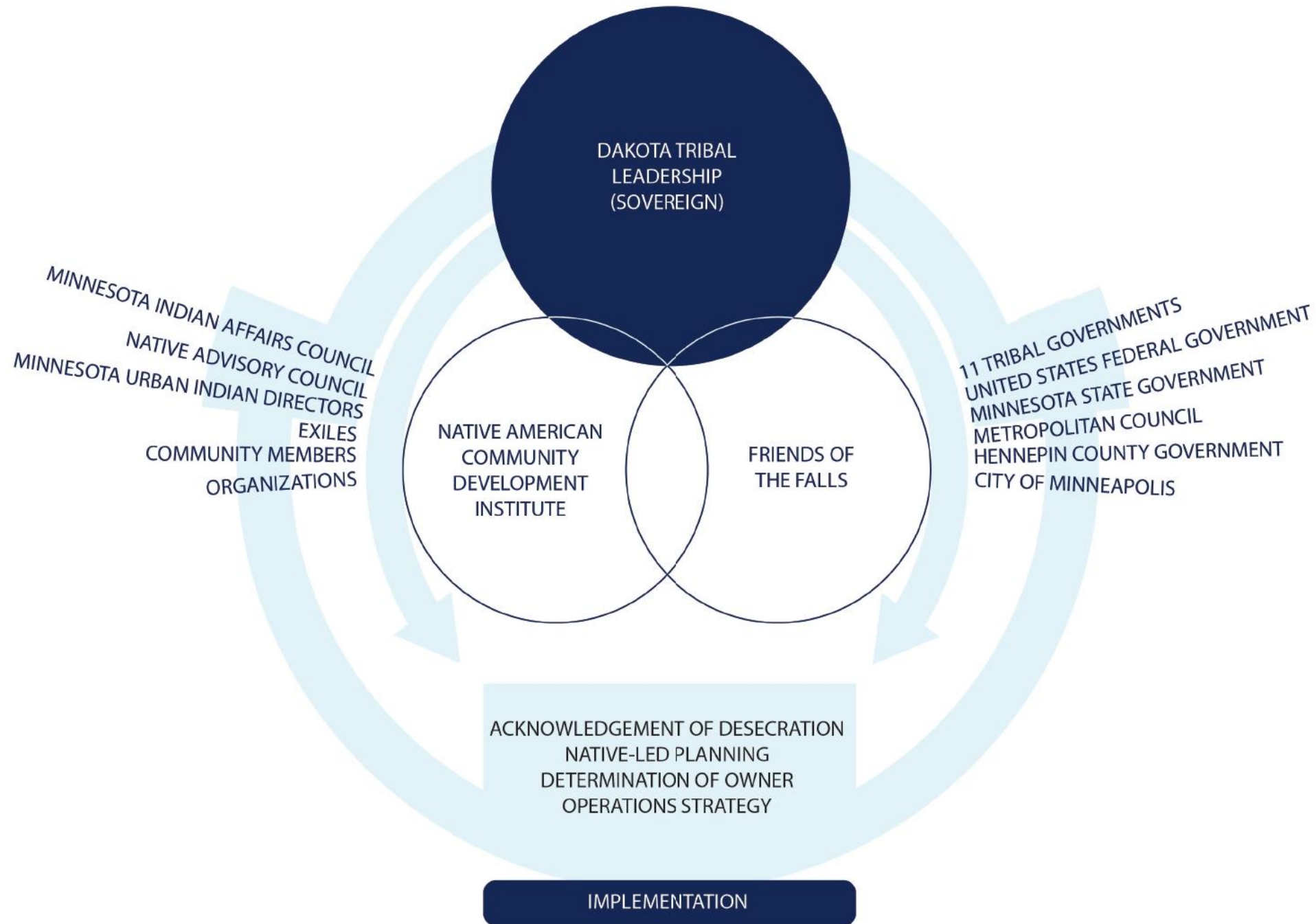
The Falls Initiative

December 17, 2020





- Name changed to **Friends of the Falls**
- Board of Directors adopted **Equity, Diversity and Inclusion policy**, expanded board membership
- Began **public engagement** about the future of the Upper Lock
- With support from St. Anthony Falls Heritage Board and MN Historical Society, initiated partnership with the **Native American Community Development Institute (NACDI)** and set aside earlier visualizations for the project
- Directed by leadership of the four Dakota tribes to begin **tribal engagement and work with Tribal Historic Preservation Officers (THPOs)**



A photograph showing a group of people walking along a rocky riverbank. The water is calm and reflects the surrounding greenery. The people are dressed in casual outdoor attire, suggesting a recreational or educational activity. The text 'Currently Underway' is overlaid in white on the left side of the image.

Currently Underway

- **Congressional direction regarding disposition expected** in the 2020 Water Resources Development Act
- Enactment of **\$2.8M state funds (LCCMR)** and commitment of **\$2.5M match** from Friends of the Falls
- Release of U.S. Army Corps of Engineers draft **disposition study** regarding the Upper Lock and **opening of public comment period**
- Work with NACDI to establish **Native Advisory Council**, under guidance of Dakota THPOs
- Expansion of programs and possible **development of grant program**



The Falls Initiative

JOIN THE CONVERSATION TO SHAPE THE
FUTURE OF THE UPPER LOCK

SUMMER 2020

Engage With Us

Friends of the Falls welcomes its new partnership with NACDI, and with it, the opportunity to build authentic, long-term relationships with First Nations people.

WINTER 2020-2021

Shared Values

We discuss people's connection to the site, the factors that have shaped this place and shared values to guide the project.

SPRING 2021

Project Scenarios

Through community meetings, digital engagement and design charettes, we initiate a community conversation about priorities and program opportunities.

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HIGHLAND BRIDGE

Presented by:
City of Saint Paul

Ryan Corporation

RIVER CAPITAL PROJECTS

Highland Bridge

Google Earth

Imagery Date: 3/11/2016 44°58'14.06" N 93°11'17.85" W elev 906 ft eye alt 19.09 mi

Highland Bridge Update

Great River Passage Common Water Convening
December 17, 2020



Melanie McMahon, Executive Project Lead for Redevelopment,
City of Saint Paul



Maureen Michalski, Vice President Development,
Ryan Companies

Development Category	Ryan Proposed Density
HOUSING TOTAL	~3,800 Units
EMPLOYMENT TOTAL	~265,000 SF
RETAIL TOTAL	~150,000 SF







LEARN MORE AND STAY INFORMED AT

HIGHLANDBRIDGE.COM



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HISTORIC FORT SNELLING REVITALIZATION PROJECT

Presented by:
Minnesota Historic Society

RIVER CAPITAL PROJECTS

Historic Fort Snelling
Revitalization Project

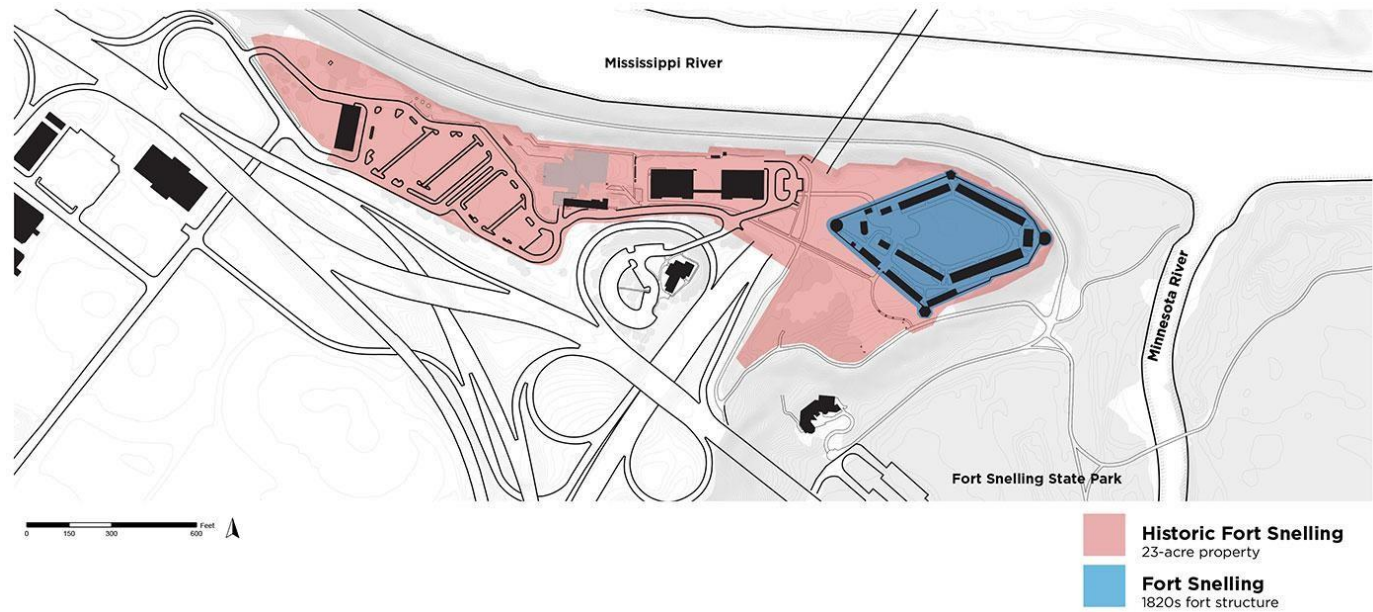
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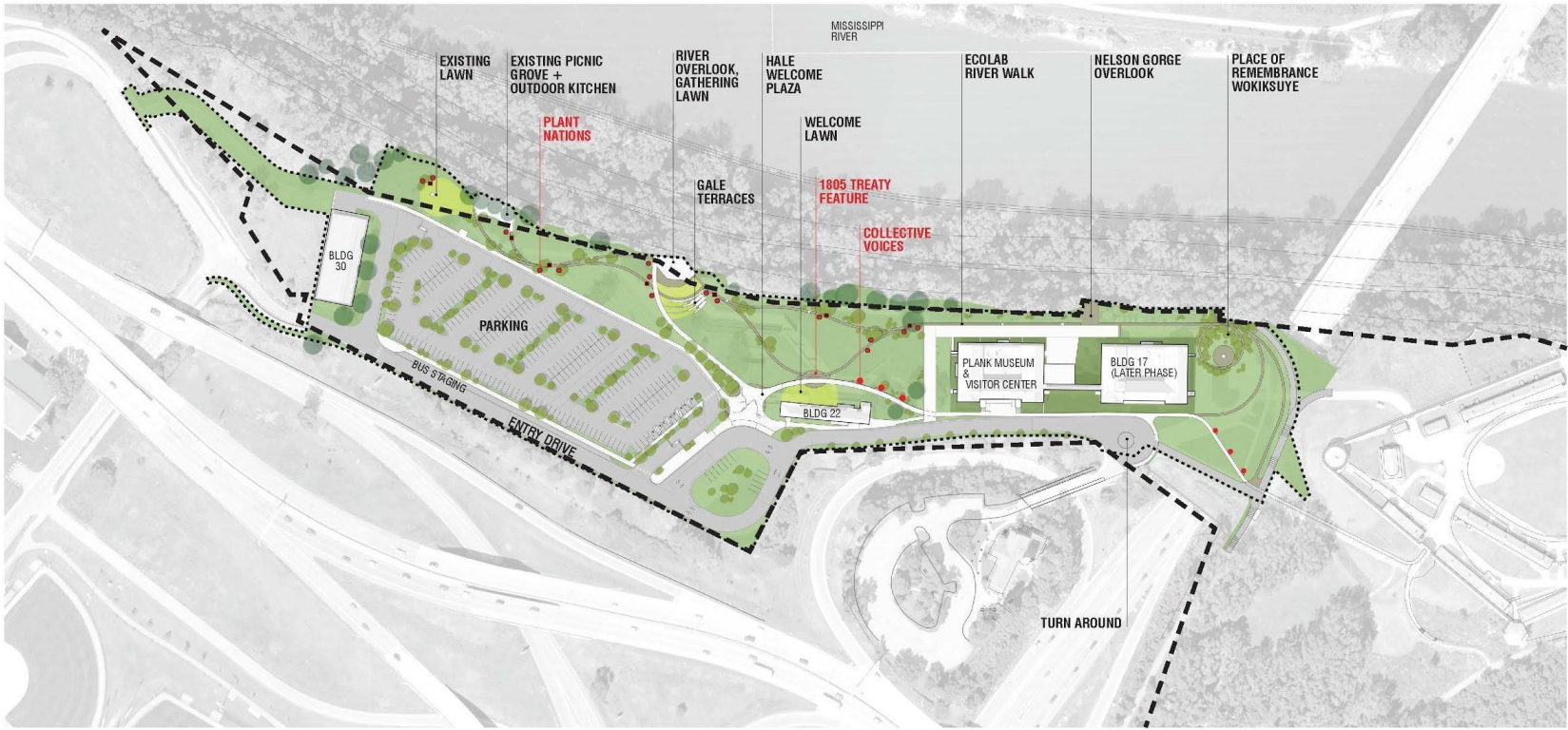


Historic Fort Snelling Revitalization Project

Project Location



Project Scope



	NATIVE PRAIRIE RESTORATION		ASPHALT		COLLECTIVE VOICE
	GATHERING AREAS (MOWN)		AGGREGATE PATHS		PLANT NATION
	REINFORCED TURF		AGGREGATE TOP-COAT DRIVE		SAND BLASTED CONCRETE ARTWORK
	NO-MOW ECO GRASS		TREES + SHRUBS		PAID PARKING
	TYPICAL CONCRETE		LIMIT OF WORK BOUNDARY		OVERFLOW PARKING

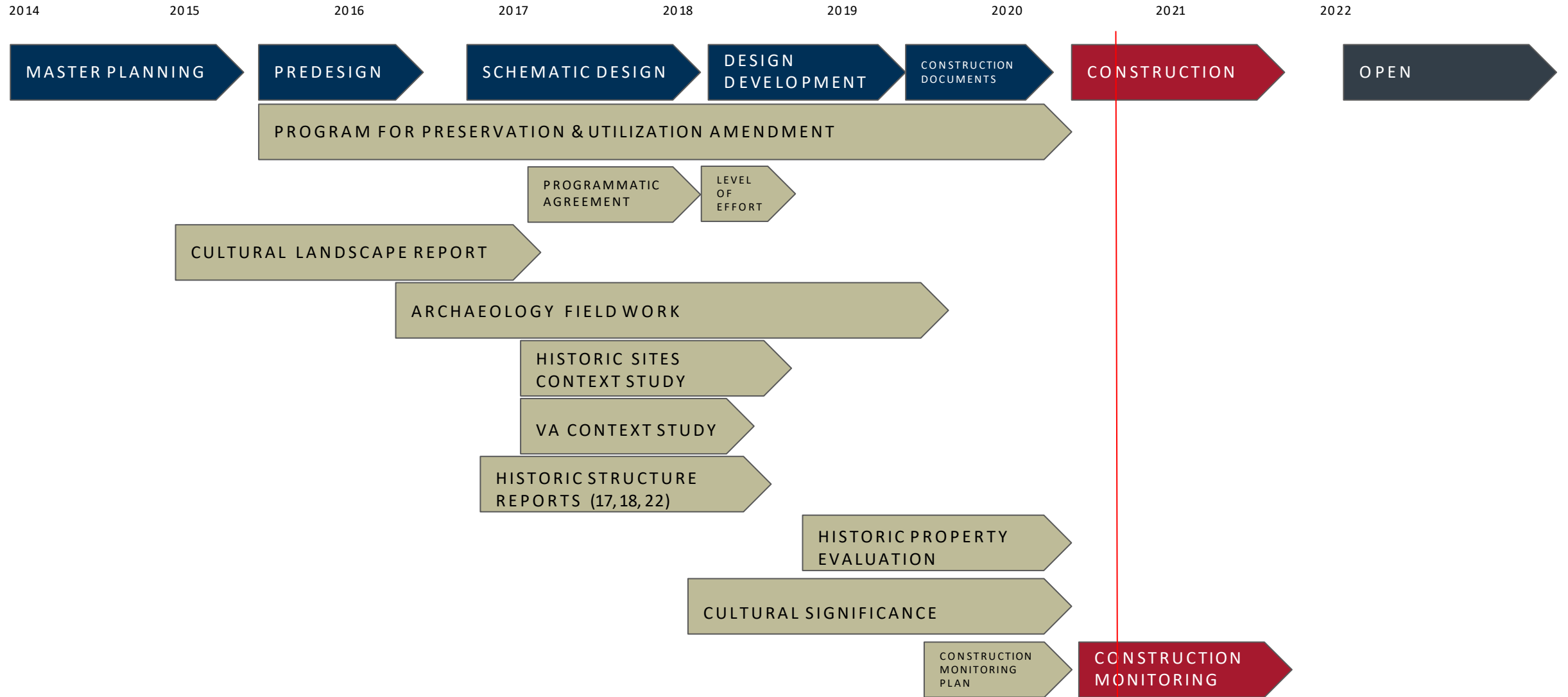
249

16



MINNESOTA
HISTORICAL
SOCIETY

Process





MINNESOTA
HISTORICAL
SOCIETY

Project Team & Partners



- Dakota Community Council (DCC)
- Exhibits Advisory Group (EAG)
- National Park Service (NPS) and Minnesota State Historic Preservation Office (SHPO)

LEO A DALY



MOCA



NEW HISTORY

QUINN
EVANS



106GROUP
Connecting People + Place + Time

FORECAST



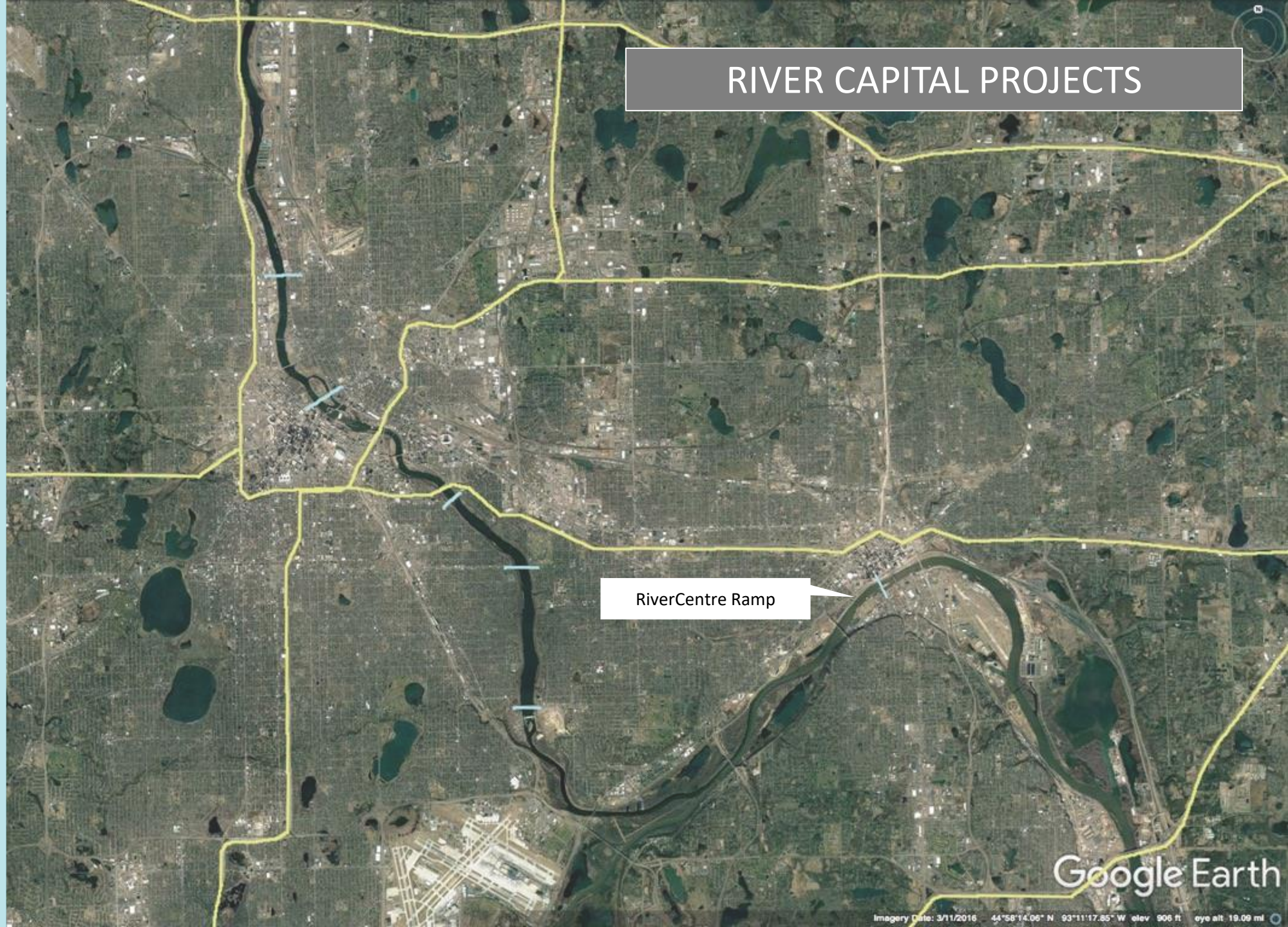
MINNESOTA
HISTORICAL
SOCIETY

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RIVERCENTRE RAMP

Presented by:
City of Saint Paul
Planning and Economic
Development



RIVER CAPITAL PROJECTS

RiverCentre Ramp

Google Earth

Imagery Date: 3/11/2016 44°58'14.06" N 93°11'17.85" W elev 906 ft eye alt 19.09 mi



SAINT PAUL
MINNESOTA

RiverCentre Ramp Development Opportunity Site

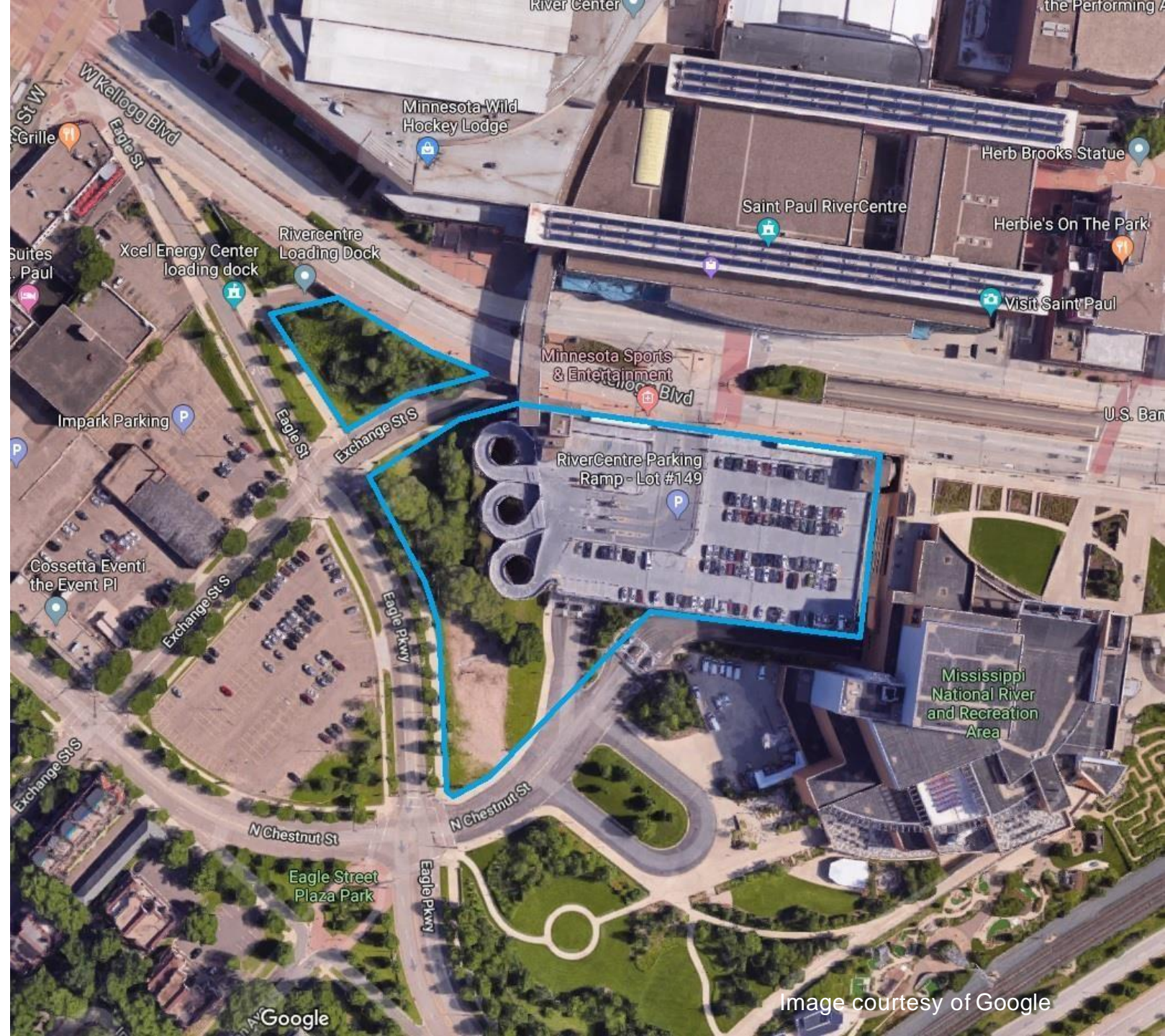
Enhance our city's vitality and growth while being a model for sustainability.

Melanie McMahon, Executive Project Lead
Andrew Hestness, Principal Project Manager

Image courtesy of Visit Saint Paul






Site at a Glance

- 3.4+ acre site
- In the heart of downtown Saint Paul and adjacent to the City's convention center, arena, and entertainment district
- Development opportunity above and/or adjacent to the RiverCentre parking ramp
- Spectacular views of the Mississippi River and river valley
- Western gateway of the Saint Paul River Balcony

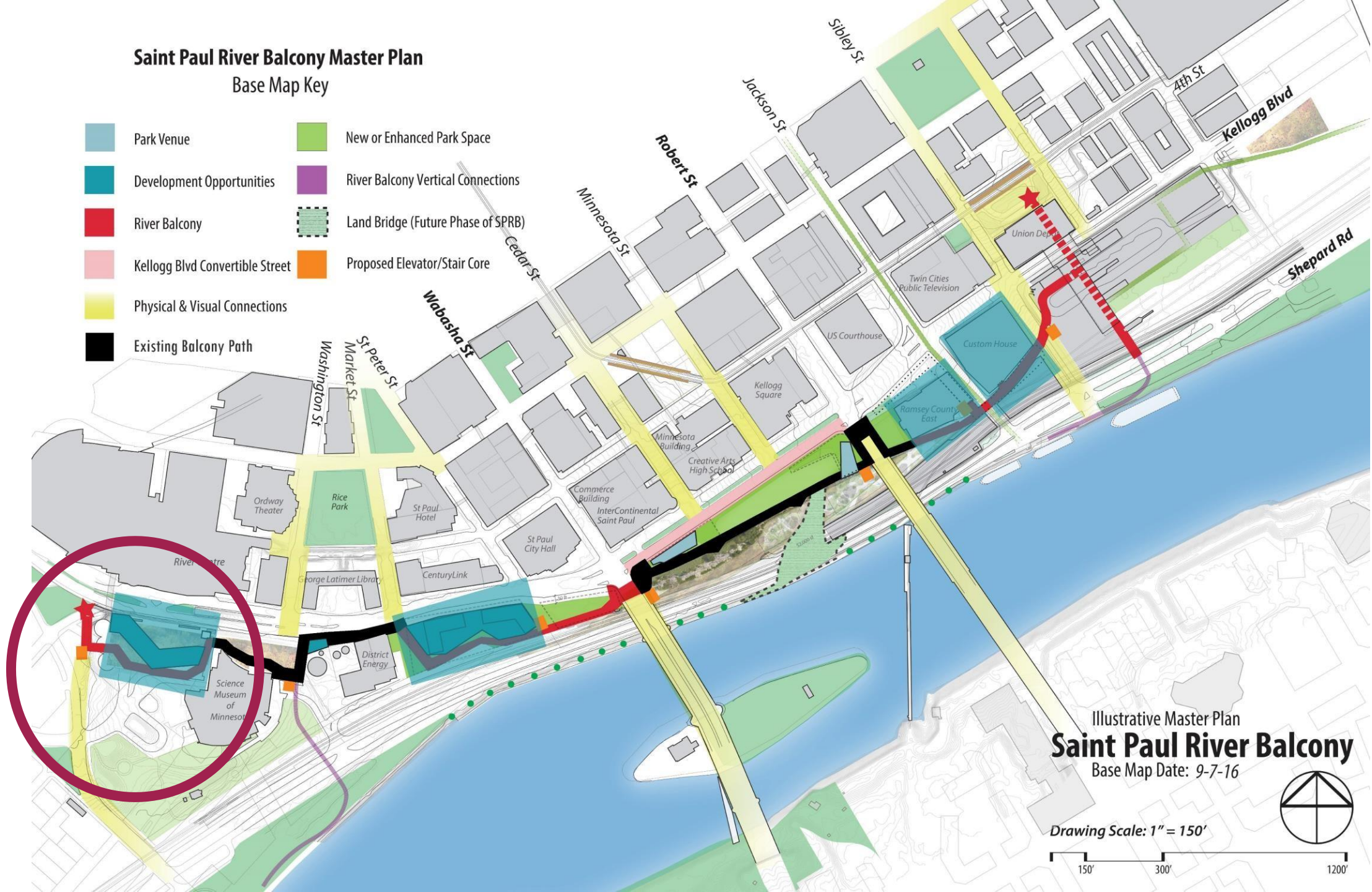


Saint Paul River Balcony Master Plan

Base Map Key

- | | | | |
|---|---------------------------------|---|------------------------------------|
|  | Park Venue |  | New or Enhanced Park Space |
|  | Development Opportunities |  | River Balcony Vertical Connections |
|  | River Balcony |  | Land Bridge (Future Phase of SPRB) |
|  | Kellogg Blvd Convertible Street |  | Proposed Elevator/Stair Core |
|  | Physical & Visual Connections | | |
|  | Existing Balcony Path | | |

Site



Illustrative Master Plan
Saint Paul River Balcony
 Base Map Date: 9-7-16

Drawing Scale: 1" = 150'

150' 300' 1200'

Project Goals

Seeking a development that:

1. Adds to, complements, and/or supports the Saint Paul RiverCentre Convention Center, the surrounding downtown entertainment district, and businesses in Saint Paul's Central Business District.
2. Implements the vision of the Saint Paul River Balcony.
3. Contributes to a positive, active streetscape on Kellogg Boulevard.
4. Serves as a model for sustainable design and innovation.
5. Enhances the overall vitality of downtown Saint Paul.



Image courtesy of Visit Saint Paul

Status

- Still an active Request for Proposals (RFP)
- 6 responses were received from the RFP between October and December 2019
- City was in the review process when the pandemic arrived
- Temporarily paused on process to assess pandemic impact on real estate markets
- Staff is working to bring a recommendation for consideration by the Saint Paul Housing and Redevelopment Authority Board in 2021



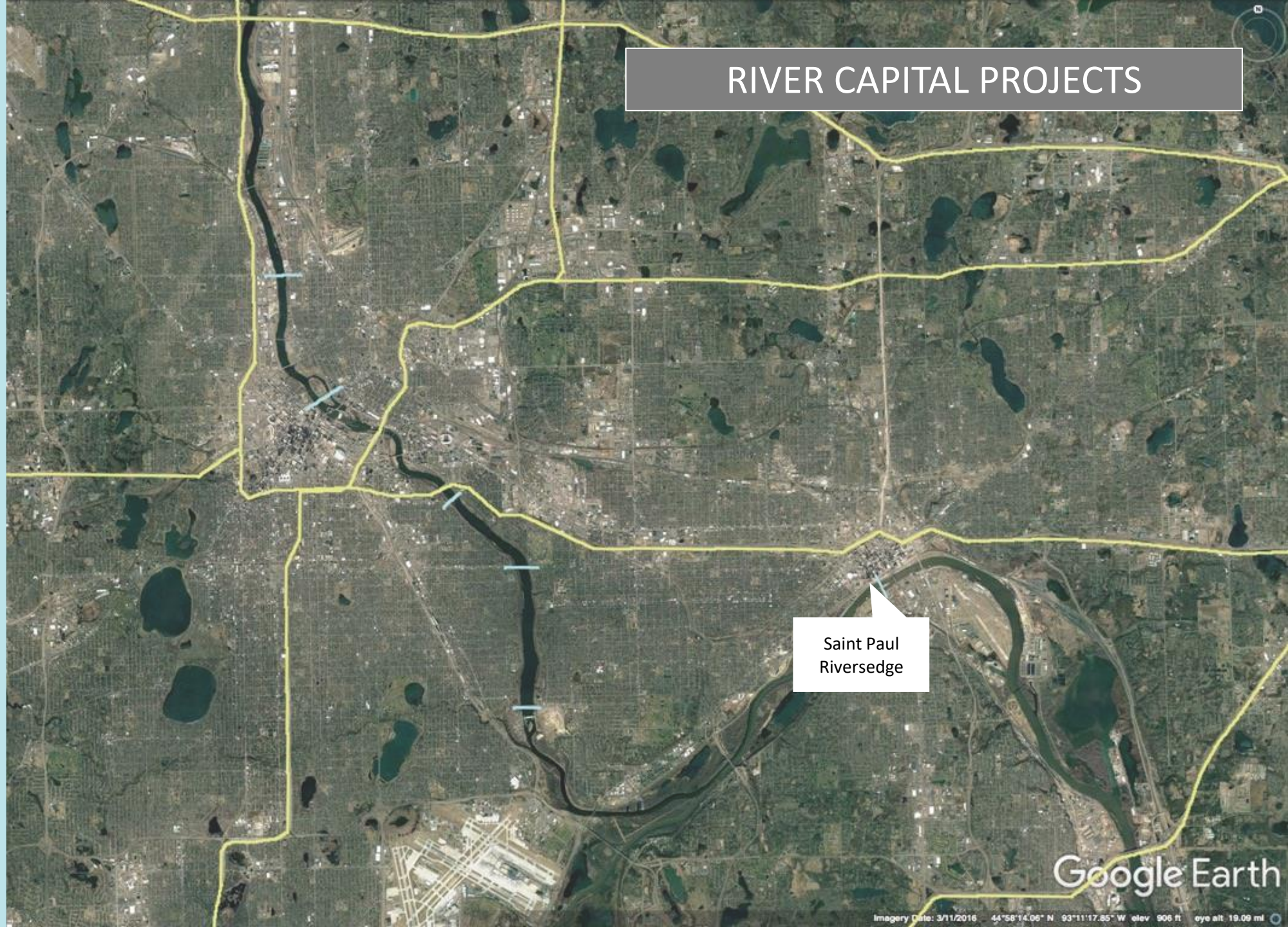
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Twin Cities
December 17, 2020

SAINT PAUL RIVERSEdge

Presented by:
AECOM

RIVER CAPITAL PROJECTS



Saint Paul
Riverside

Google Earth

Imagery Date: 3/11/2016 44°58'14.06" N 93°11'17.85" W elev 906 ft eye alt 19.09 mi



Saint Paul Riversedge



Saint Paul Riversedge

Future Tower 3

Class A Office OR
Office / Hotel / Condo
~330 Parking Stalls

- Construction Start
Est Q1 2026
- Const Completion
Est Q3 2028
- Private Investment
Est \$500M

Future Tower 1B

Hotel / Condo OR
Phase II Apartments

- Construction Start
Est Q3 2024
- Const Completion
Est Q1 2026
- Private Investment
Est \$130M

Towers 1A and 2
\$540M

Tower 1B
\$130M

Tower 3
\$500M

Public Realm "The Lid"
\$80M

Public Realm Area
~9.0 AC

Tower 1A

365 Class A Apartments

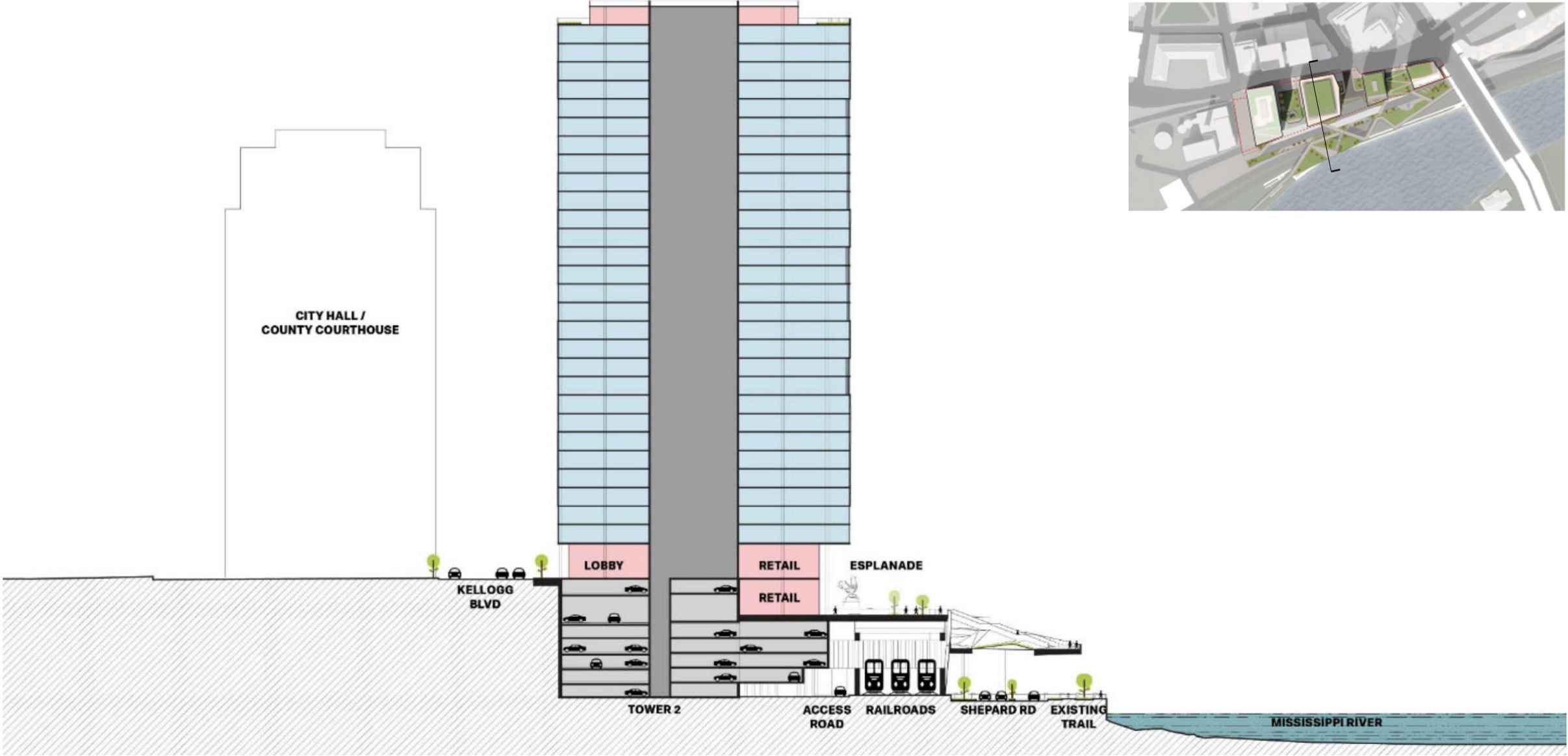
- 30 Stories (29 Above Kellogg)
- ~328' Structure Height (TBD)
- ~ 430 Parking Stalls
(Shared with future Tower 1B)
- Public Realm ("The Lid") 4.5 Acres
- Construction Start Q3 2021
- Construction Completion Q3 2023
- Private Investment \$160M
- Public Realm Investment \$38M

Tower 2

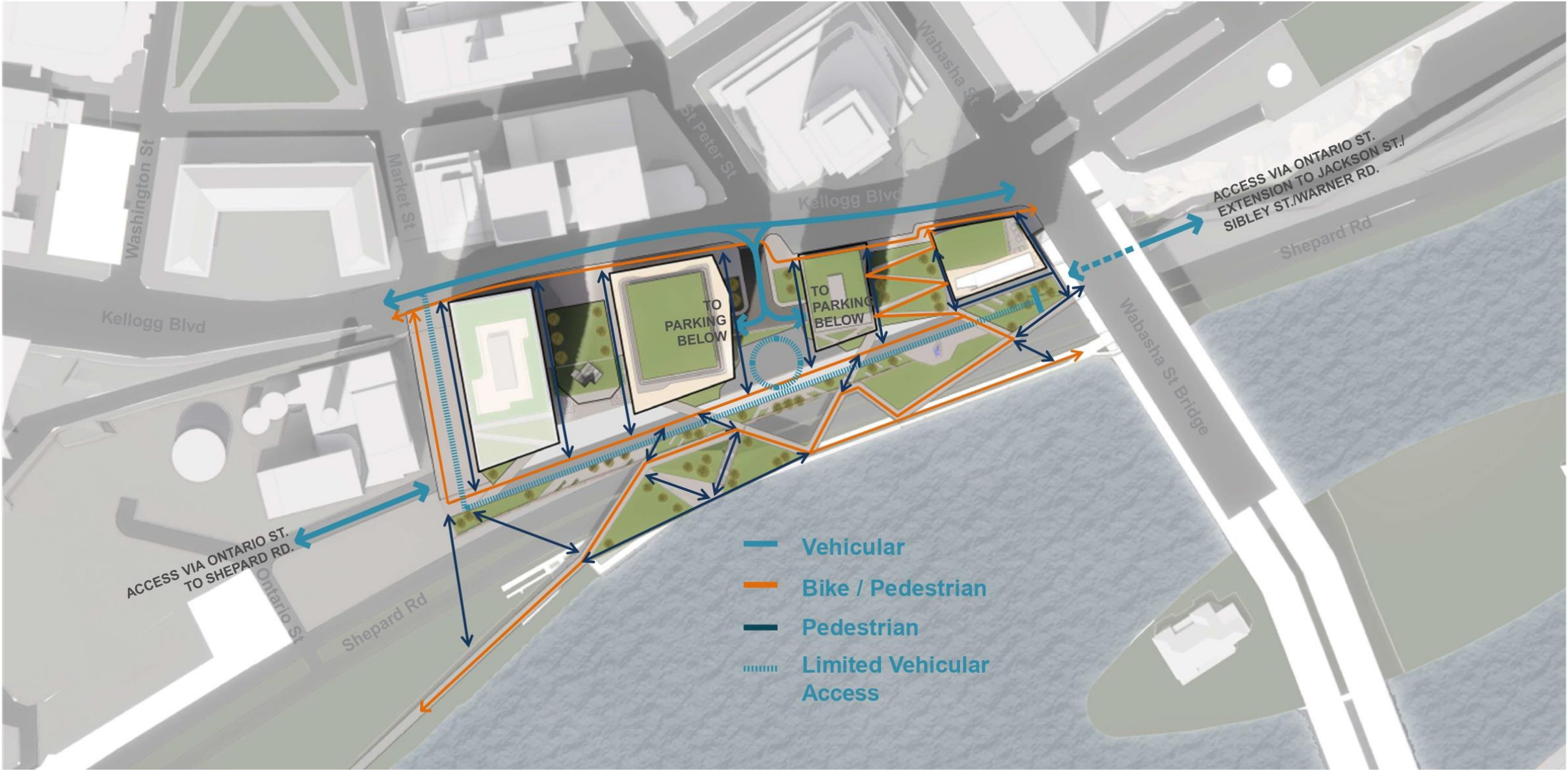
650k SF Class A Office

- 27 Stories (28 Above Kellogg)
- ~400' Structure Height (TBD)
- ~ 1,140 Parking Stalls
(Shared with future Towers 1B and 3)
- 20k SF Winter Garden (links 2 and 3)
- Public Realm ("The Lid") 4.5 Acres
- Start Date 2 / Parking Q3 2021
- Completion 1A / Parking Q1 2024
- Private Investment \$390M
- Public Realm Investment \$42M

Riversedge Site Section | Tower 2 looking East



Riversedge Public Realm | Vehicle and Pedestrian Site Circulation





Saint Paul Riversedge

AECOM
Imagined.
Delivered.



Saint Paul Riversedge



Saint Paul Riversedge

AECOM Imagine it. Delivered.



Saint Paul Riversedge

AECOM Imagined. Delivered.



Saint Paul Riversedge

AECOM Imagine Delivered



Saint Paul Riversedge

Riversedge Vision



**Bold and architecturally significant
befitting this iconic location**



Maximize development potential



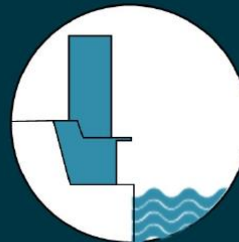
Expand the tax base and create jobs



**Enhance vitality through public
amenities and prominent public realm**



**Use development of the site to
*connect people to the river***



**Anchor the River Balcony into design
and programming of the site**



**Establish an active ground level
including on the river façades**



**Use site and design buildings to
maximize views of the river valley**



**Extend public rights-of-way from
the downtown through the site to
the river**



**Demonstrate innovations in
environmentally sustainable design**



**Design with the site's context in
mind and as a continuation of the
urban fabric**

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LOWER LANDING PARK

Presented by:
City of Saint Paul
Parks and Recreation



RIVER CAPITAL PROJECTS

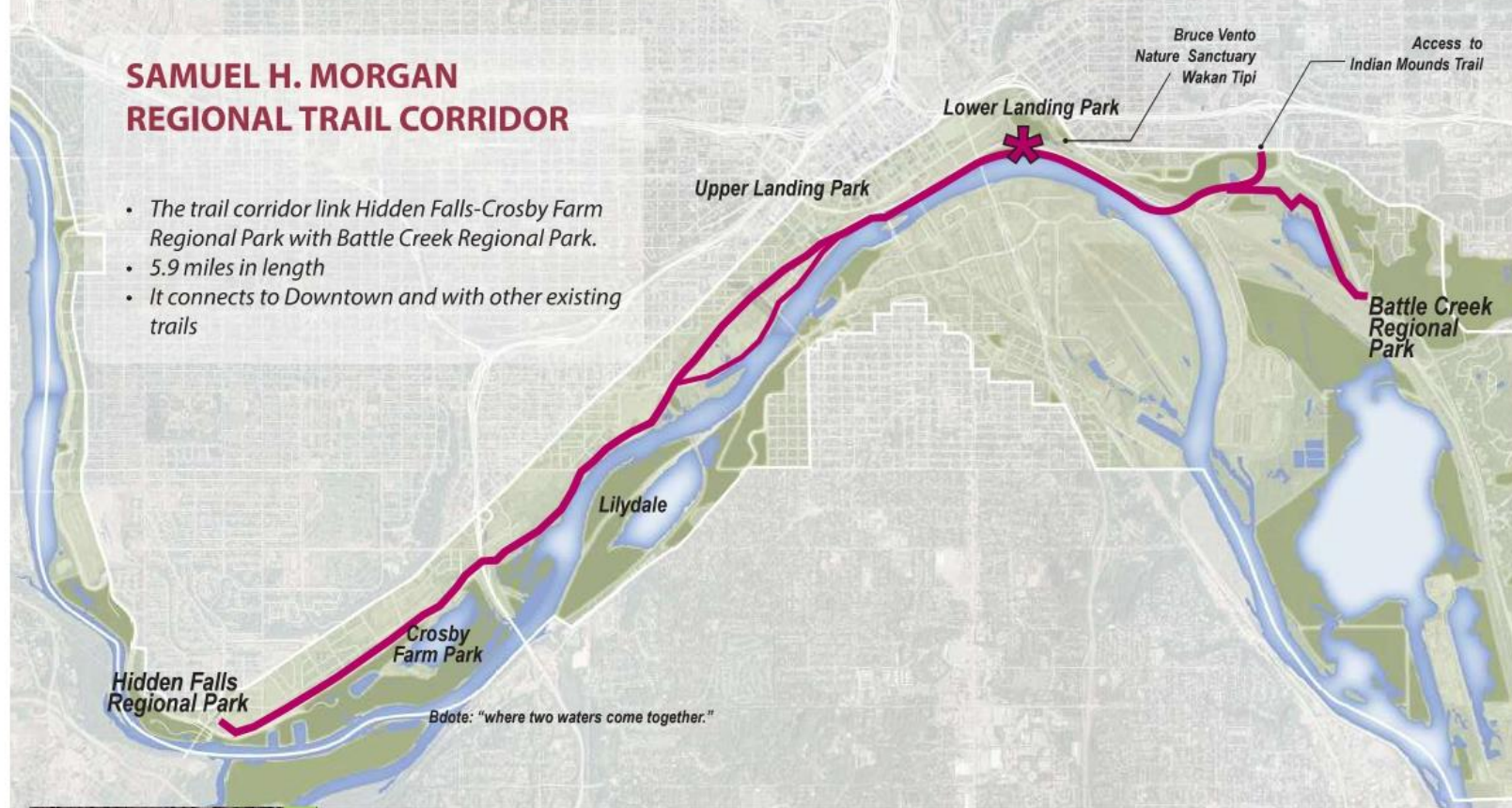
Lower Landing Park

Google Earth

Imagery Date: 3/11/2016 44°58'14.06" N 93°11'17.85" W elev 906 ft eye alt 19.09 mi

SAMUEL H. MORGAN REGIONAL TRAIL CORRIDOR

- The trail corridor link Hidden Falls-Crosby Farm Regional Park with Battle Creek Regional Park.
- 5.9 miles in length
- It connects to Downtown and with other existing trails



GREAT RIVER PASSAGE

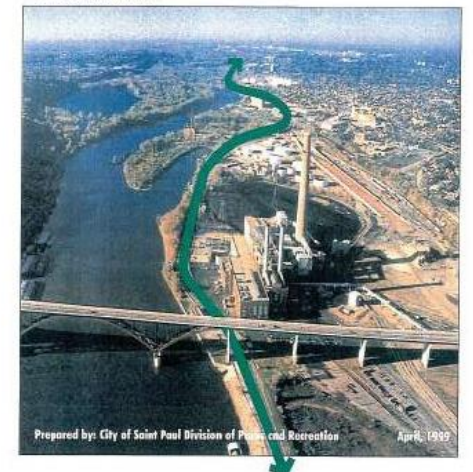
1,000 WAYS TO RECREATE

- | | |
|-----------------------------------|-----------------------------|
| 17 MILES OF THE MISSISSIPPI RIVER | 5 HISTORIC & PRESERVE SITES |
| 17 PARKS | 4 LAKES |
| 6 MAJOR TRAILS | 2 DOG PARKS |
| | 1 ARCHERY RANGE |

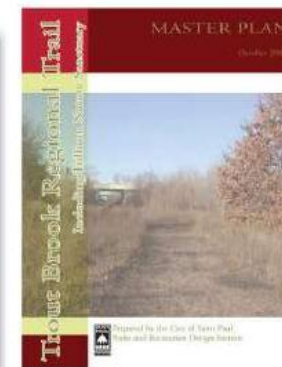
East Bank Mississippi River Regional Trail Corridor

Master Plan

Saint Paul, Minnesota



Greater Lowertown Master Plan Summary



SAMUEL H. MORGAN REGIONAL TRAIL CORRIDOR LOWER LANDING PARK RENOVATION PLAN

PROJECT BACKGROUND

CITY OF SAINT PAUL
DEPARTMENT OF PARKS & RECREATION
DESIGN AND CONSTRUCTION DIVISION
2017-2018



CULTURAL DIVERSITY APPROACH : Exchange, Collaboration and Celebration Framework

TRAIL USERS ORIENTED ACTIVITIES AND NEEDS



ACTIVITIES AND PLACES THAT :



ENCOURAGE THE USE OF TRAIL AS PRIMARY ACCESS INSTEAD OF DRIVING TO PREVENT THE ADDITION OF TRAFFIC IN THE AREA PROGRAM IS ORIENTED FOR DOWNTOWN AND DAYTON'S BLUFF'S RESIDENTS AND PEOPLE VISITING THE SITE WHILE USING THE CONNECTIONS OF THE REGIONAL TRAIL.

ACTIVITIES MEETING THESE GOALS BREAK SOCIAL BARRIERS AND PROMOTE INCLUSIVE PLACES WHERE PEOPLE FEEL COMFORTABLE SHARING PUBLIC SCAPES AMONG DIVERSE GROUPS



RECREATIONAL PROGRAM

- ① PUBLIC ART GALLERY
- ② IMPROVED PICNIC AREA/ ACCESS TO FISHING DECK
- ③ DOG PARK
- ④ FUTSAL COURTS
- ⑤ HALF BASKETBALL COURTS
- ⑥ PUMP TRACK
- ⑦ CHILDREN AND TEENS PLAY AREA
- ⑧ EXERCISE COURSE
- ⑨ GATHERING SPACE FOR EVENTS / FRISBEE ACTIVITIES

SERVICES

- A EXISTING PARKING
- B PARKING EXPANSION - FOOD TRUCKS
- C DROP-OFF ACCESS
- D PORTABLE POTTY SHELTER
- E INFORMATION KIOSK /BIKE FIX STATION

WINTER ACTIVITIES

- CROSS COUNTRY SKI TRAIL
- SLEDDING HILL





RECREATIONAL PROGRAM

- ① PUBLIC ART GALLERY
- ② IMPROVED PICNIC AREA/ ACCESS TO FISHING DECK
- ③ DOG PARK
- ④ FUTSAL COURTS
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SERVICES

- Ⓐ EXISTING PARKING
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WINTER ACTIVITIES

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- SLEDDING HILL

INTERPRETIVE STATION

INTERPRETIVE STATION 4

INTERPRETIVE STATION 3





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WAKAN TIPI CENTER

Presented by:
Lower Phalen Creek Project



RIVER CAPITAL PROJECTS

Wakan Tipi

Google Earth

Imagery Date: 3/11/2016 44°58'14.06" N 93°11'17.85" W elev 906 ft eye alt 19.09 mi

Wakan Tipi Center

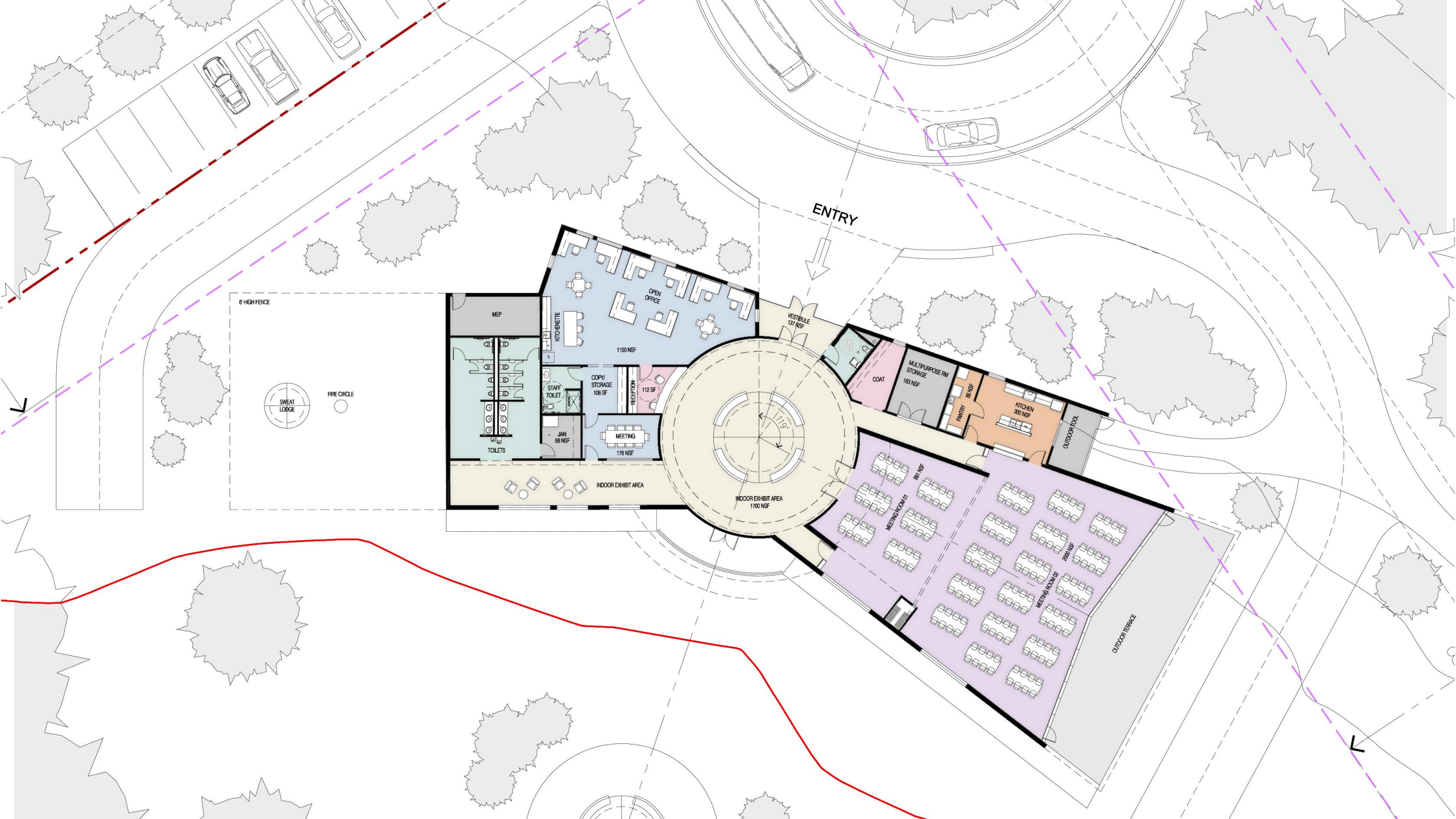
A LOWER PHALEN CREEK PROJECT DEVELOPMENT

PRESENTED DECEMBER 17, 2020 TO GREAT RIVER CONVENING BY MAGGIE LORENZ



-
- Lower Phalen Creek Project, an East Side Saint Paul environmental conservation nonprofit, was founded in 1997 by community activists to care for the parks and greenspaces on the East Side.
 - First project was reclamation and restoration of 27-acres of polluted, abandoned railroad land below Indian Mounds Regional Park. Land became Bruce Vento Nature Sanctuary. Wakanj Tipi sacred site is within boundaries of this City park.
 - LPCP began consulting with tribes regarding the treatment of this sacred site and conducted three studies with 106 Group:
 - Literature review in 2001;
 - Determination of Eligibility for Nomination to the National Register of Historic Places in 2003;
 - Monitoring and Phase I/II Archeological Investigation in 2004
 - Bruce Vento Nature Sanctuary opened to the public in May 2005 when LPCP leaders and legislators determined to create an Interpretive Center on site to provide education about this history

-
- LPCP worked 10+ years to build relationships with Dakota communities, conduct feasibility studies and develop the concept for Wakanj Tipi Center
 - In 2015 LPCP signed a development agreement with the City of Saint Paul to design and construct an interpretive center at Bruce Vento Nature Sanctuary. The building will be owned by the City and operated by LPCP under a long-term lease agreement.
 - In 2016, LPCP was gifted the name Wakanj Tipi Center by Leonard Wabasha, Mdewakanton Dakota hereditary chief, cultural resource officer at SMSC, and a member of the LPCP advisory committee
 - In 2018 LPCP received \$3 million in state bonding towards the project
 - In 2020 LPCP received a second round of state bonding in the amount of \$ 1 million
 - To date, LPCP has secured \$6.4 million of the \$7.7 million needed for the project



BRUCE VENTO NATURE SANCTUARY



WAKAN TIPI CENTER
SITE



WAKAN TIPI CAVE



Wakan Tipi Center Project Schedule

Currently completing schematic design

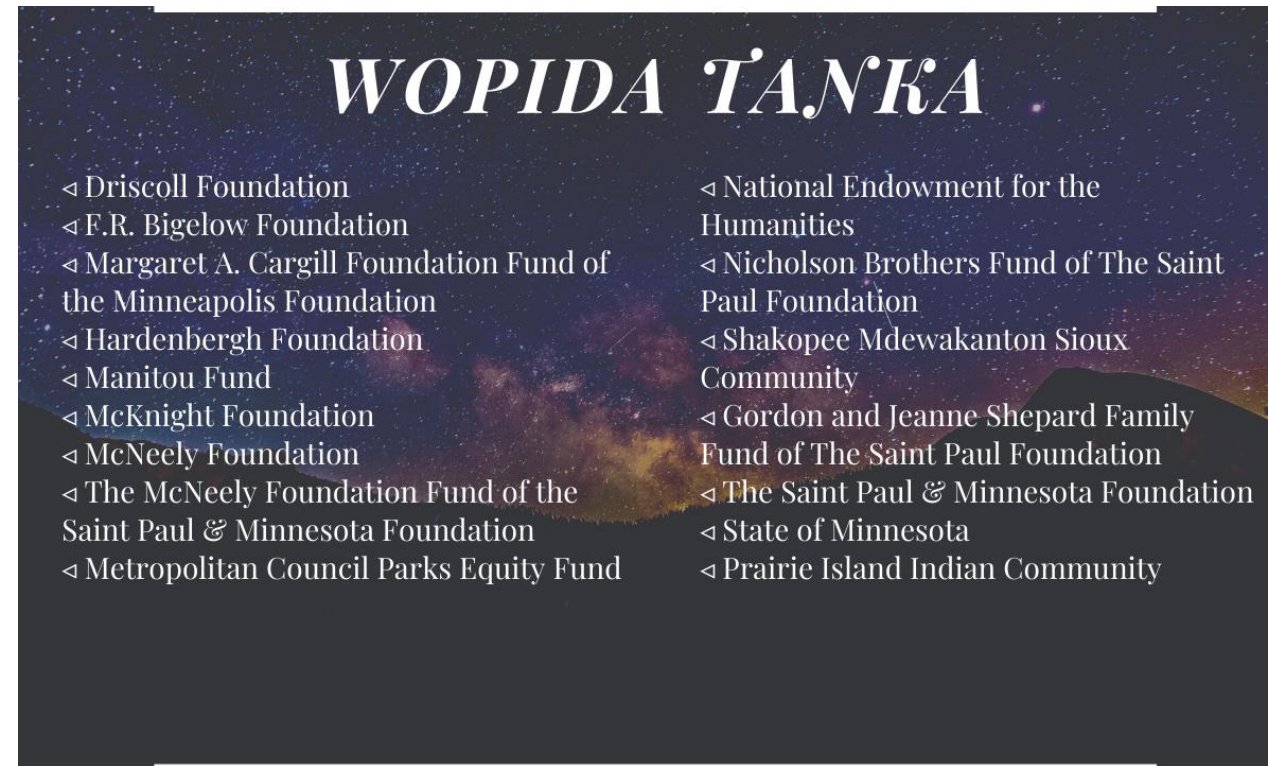
Moving into Interpretive Planning and Program Development

Construction Start Summer 2021

Opening Summer 2022

Partners Funders

- Great River Passage Initiative and Conservancy
- City of Saint Paul
- Tribal Historic Preservation Offices at
 - Shakopee Mdewakaton Sioux Community,
 - Prairie Island Indian Community,
 - Lower Sioux Community,
 - Upper Sioux Community



Questions?



Lowerphalencreek.org



mlorenz@lowerphalencreek.org

COMMON WATER RAISES ALL BOATS

Twin Cities
December 17, 2020

PIGS EYE LAKE ISLAND PROJECT

Presented by:
Ramsey County
Parks and Recreation

RIVER CAPITAL PROJECTS

Pigs Eye Lake
Island Project

Google Earth

Imagery Date: 3/11/2016 44°58'14.06" N 93°11'17.85" W elev 906 ft eye alt 19.09 mi

Pigs Eye Lake Island Building Project

December 9, 2020

Contact Info:

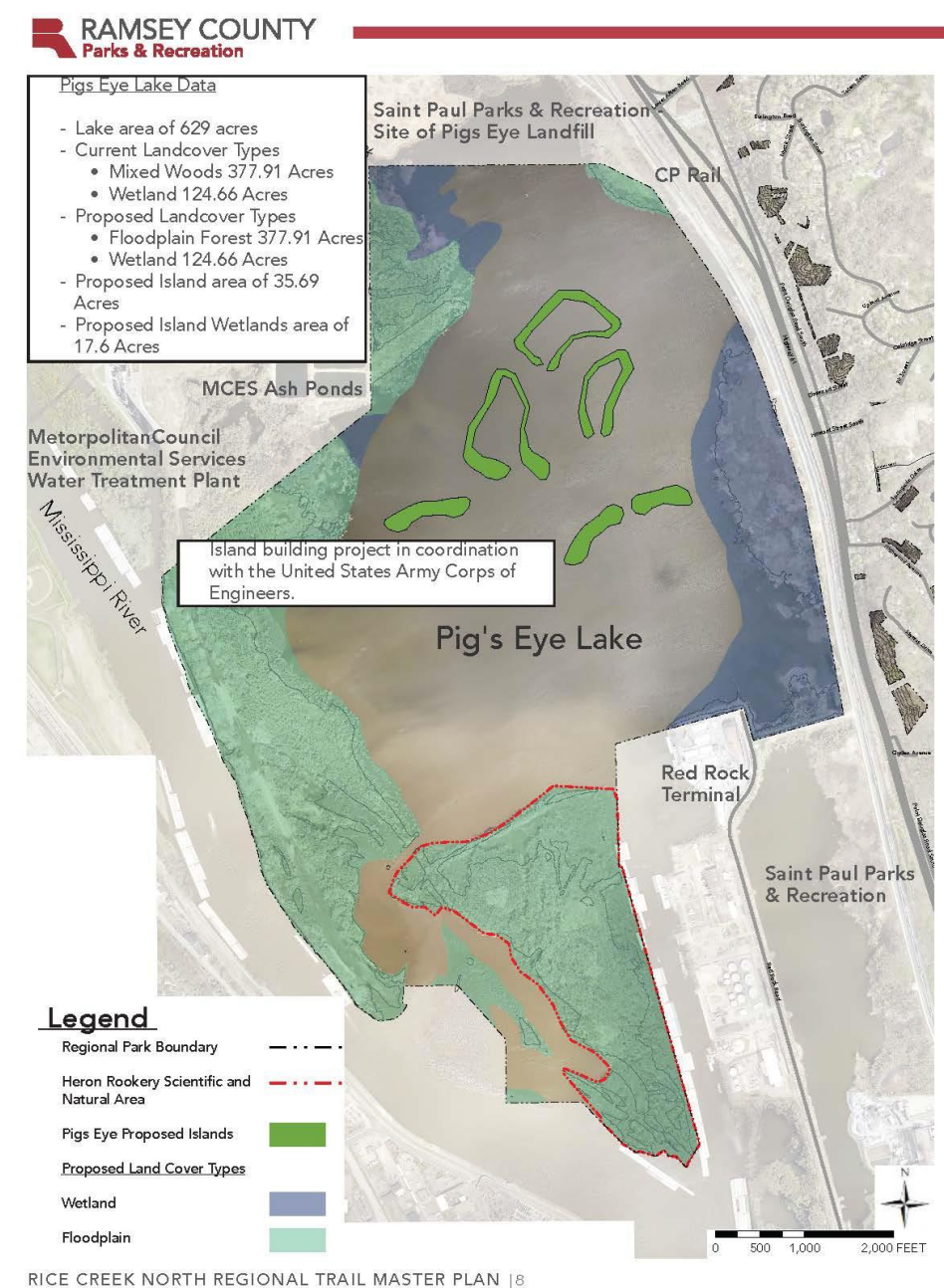
scott.yonke@ramseycounty.us

Ph: 651-266-0370

Pigs Eye Lake Island Project Background

Overview

- Pigs Eye Island Lake Project.
 - Habitat Enhancement Project.
 - Project cost - \$15.6 million.
 - *Federal Funding – \$11.3 million.*
 - *Local Funding – \$4.3 million (Lessard-Sams Outdoor Heritage Funds).*
 - Construction is planned Spring 2021 – Fall 2024.



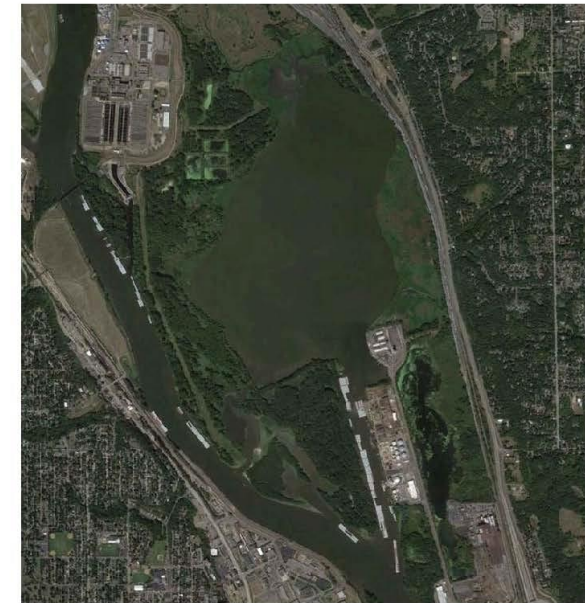
Pigs Eye Lake Island Project Background

- Feasibility study
 - Developed by the Army Corps of Engineers.
 - Initiated in 2015 (project scope, objectives, coordination, stakeholders and feasibility study process).
 - The feasibility studied of potential project outcomes.
 - Physical setting.
 - Problem identification.
 - Plan formation.
 - Evaluation and comparison of alternative solutions.
 - Recommended Plan.
 - Environmental effects.
 - Plan implementation.
- Feasibility Study Testing.
 - Completed Phase I and II Environmental Studies.
 - Two sediment surveys.
 - After analysis, it was determined proposed habitat island features could be built in existing Pigs Eye Lake sediments and are not expected to pose an unacceptable risk to wildlife.



Pigs Eye Lake Ramsey County, MN Section 204

Feasibility Study Report with Integrated Environmental Assessment



U.S. Army Corps of Engineers, St. Paul District
Ramsey County, Local Sponsor
May 2018

Pigs Eye Lake Island Project Background

- Feasibility study.
 - Determined island building was the most beneficial method for achieving overall project objectives.
- Dredge material
 - Sourced from Mississippi River Pool 2.
 - Testing was completed per Minnesota Pollution Control Agency (MPCA).
- Feasibility study was prepared in accordance with Minnesota Environmental Protection Agency (MEPA) and the National Environmental Policy Act (NEPA).
 - Extensive coordination between local, state, and federal agencies.
 - Additional coordination efforts with local advisory groups/organizations.
 - A 30-day public review for both the State and Federal.
 - Environmental Assessment Worksheet (EAW) Record of Decision in April 2018.

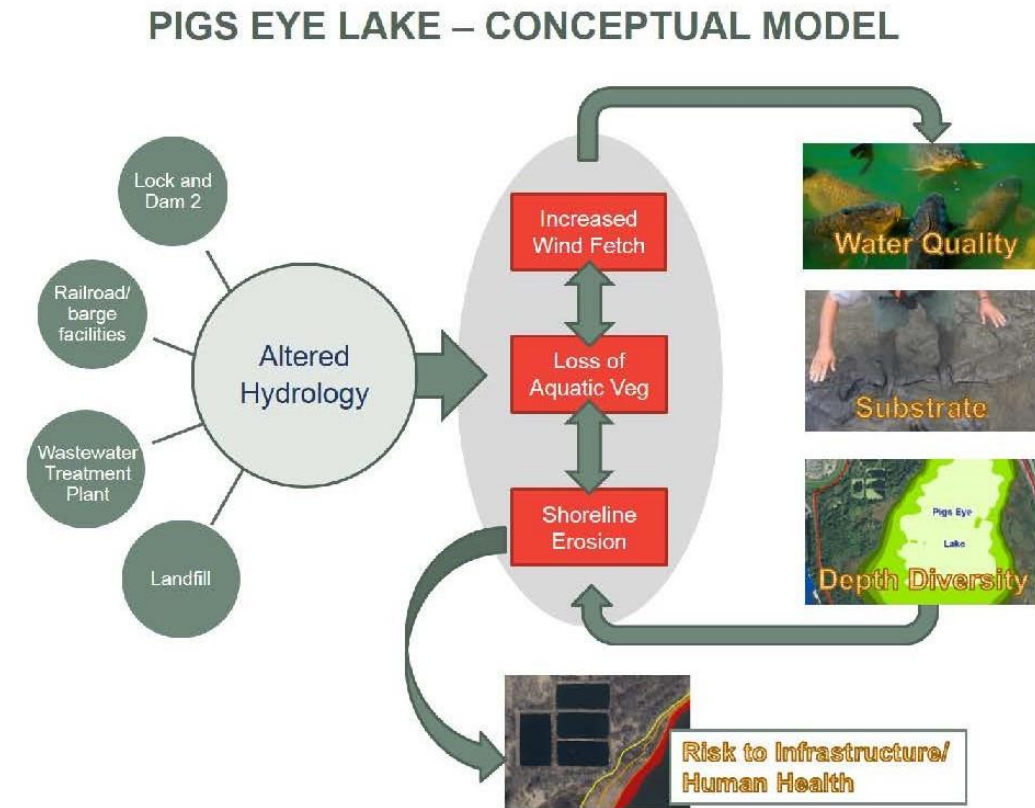


Figure 13: Conceptual Model of Pigs Eye Lake Problems

Pigs Eye Lake Island Project

Project objectives

- Improve aquatic habitat.
- Improve the quantity and quality of habitat for migratory bird species.
- Maintain or enhance the quantity of shoreline habitat.

Plan

- Enhance and restore backwater habitat.
 - Construction of 6 islands – 35.69 acres.
 - Construction of protected wetland – 17.6 acres.
- Features include sand benches, marsh habitat and native land plantings.

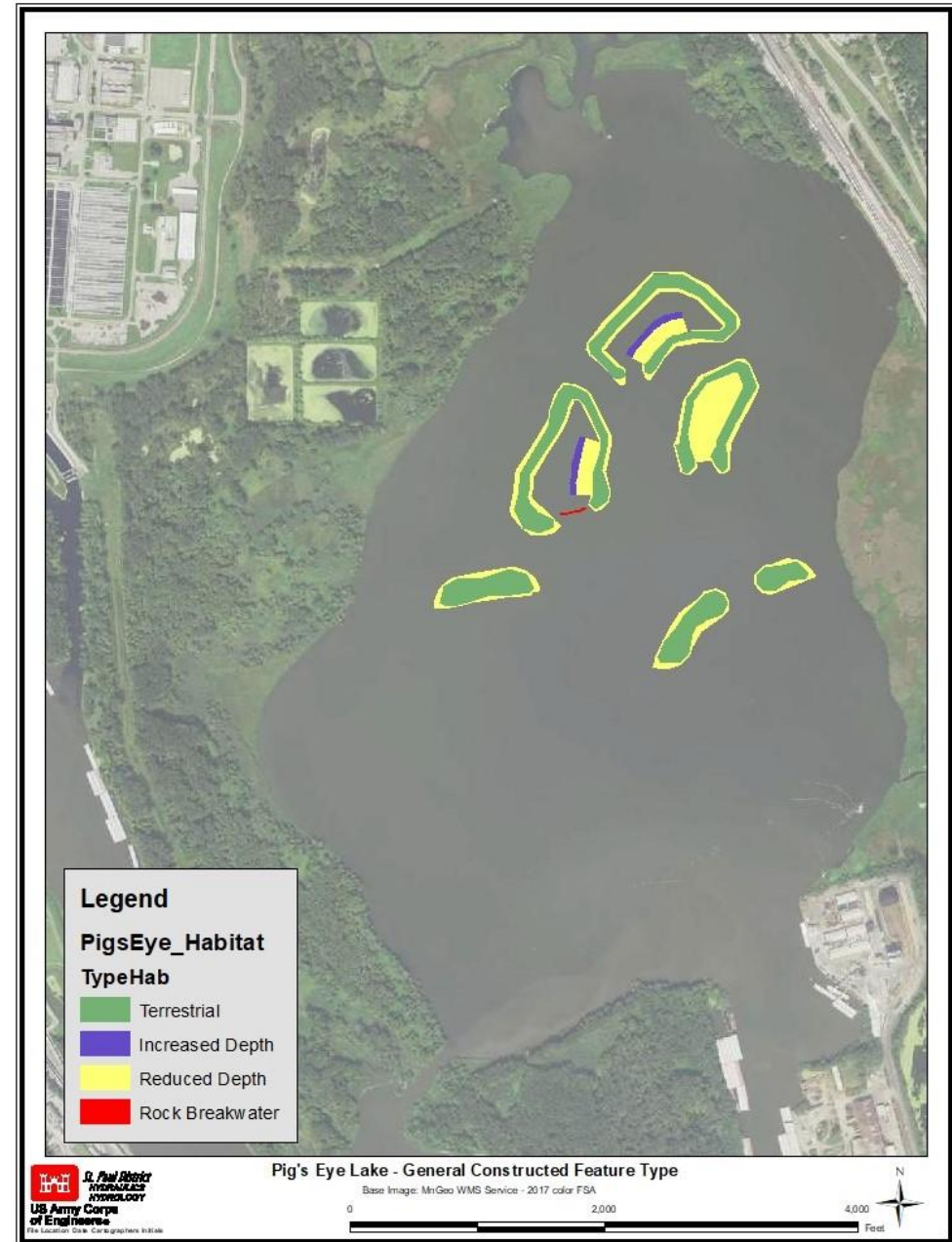


Figure 22: Example of Islands constructed by Corps for Habitat in Pool 8

Pigs Eye Lake Island Project

Island design

- All islands would have sand benches 'submerged berm'.
- 3 islands would utilize a "split" design.
- Upland areas of islands would be planted with a mix native vegetation.
- Utilization of dredged material.



COMMON WATER RAISES ALL BOATS

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WATERFORD BAY APARTMENTS

Presented by:
Stoneleigh Companies, LLC

RIVER CAPITAL PROJECTS

Waterford Bay
Apartments

Google Earth

Imagery Date: 3/11/2016 44°58'14.06" N 93°11'17.85" W elev 906 ft eye alt 19.09 mi



STONELEIGH
COMPANIES LLC



Common Water Raises All Boats Virtual Convening

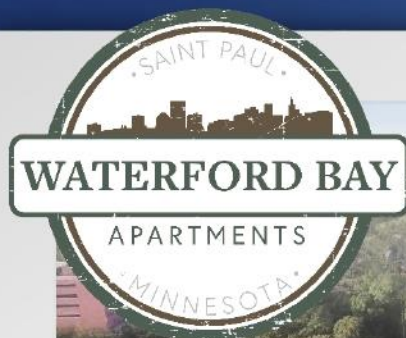
Waterford Bay Apartments
380 Randolph Street
Saint Paul, MN 55102

Rick Cavanaugh
President/CEO

December 17, 2020

Island Station Power Plant





Project Specifics

- Units: 243
- Year Built: August 2021
- Avg. Unit Size: 418 SF to 1,087 SF
- Total Costs: \$64MM
(\$12.9MM debt and \$51.1MM equity)
- Located in an Opportunity Zone

Project Team

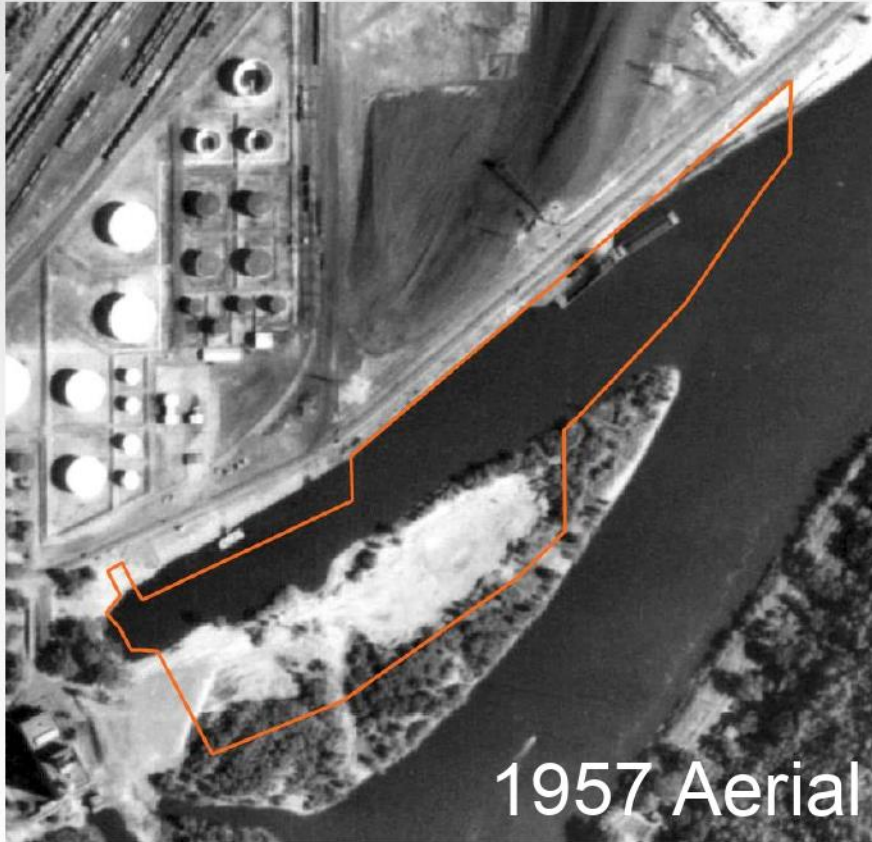
- Developer/Owner: Stoneleigh Companies, LLC
- Architect: BKV Group
- General Contractor: Benson Orth
- Capital: Stoneleigh Companies Related Entities
- Lender: KeyBank National Association



*Construction
Aerials*



20-Acre Island Peninsula



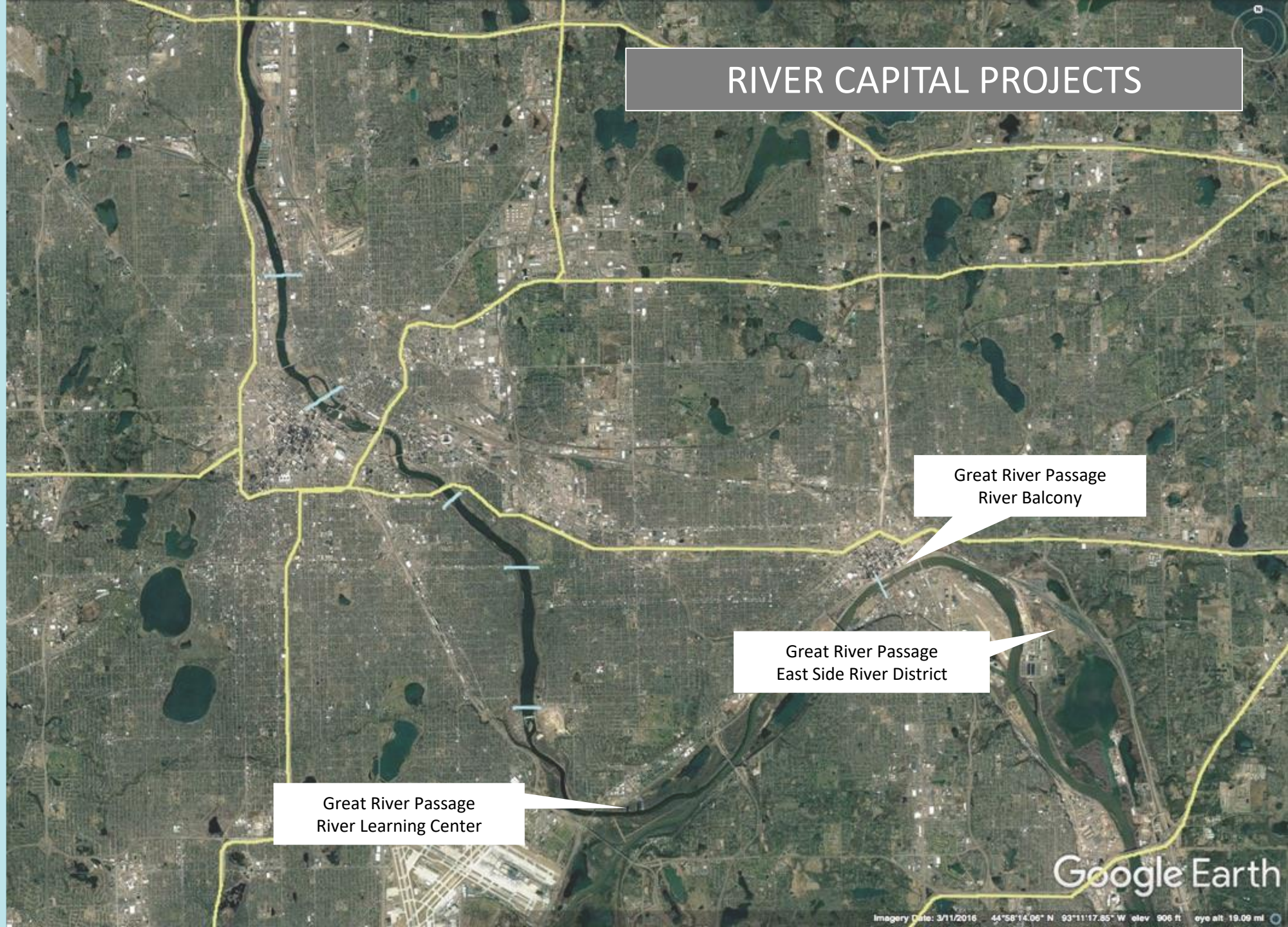
As part of our commitment to the community, Stoneleigh will be buying the adjacent 20-acre peninsula from Xcel Energy and intends to work with the City to create a new park and trail area on land that was inaccessible before. In addition, we are expanding the rowing basin at our front door to include a publicly accessible boat launch for local crew teams and kayak enthusiasts to access this unique body of water.

COMMON WATER RAISES ALL BOATS

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GREAT RIVER PASSAGE

Presented by:
Great River Passage
Conservancy



RIVER CAPITAL PROJECTS

Great River Passage
River Balcony

Great River Passage
East Side River District

Great River Passage
River Learning Center

Google Earth

Imagery Date: 3/11/2016 44°58'14.06" N 93°11'17.85" W elev 906 ft eye alt 19.09 mi

An aerial photograph of the Mississippi River in Saint Paul, Minnesota, during a dramatic sunset. The sun is low on the horizon to the right, casting a bright golden glow and long, shimmering reflections across the water. The sky is filled with large, dark, textured clouds that catch the low light. In the foreground and middle ground, the river flows through a landscape of lush green trees and vegetation. On the right bank, there is an industrial area with several large white storage tanks and buildings. A small boat is visible on the river. The overall scene captures a moment of natural beauty amidst an urban and industrial setting.

BUILDING THE RIVER CAPITAL

Great River Passage Conservancy | Saint Paul, MN

FROM EDGE TO CENTER

DOWNTOWN
SAINT PAUL



RIVER BALCONY

EAST SIDE RIVER
DISTRICT



PIG'S EYE
LAKE



RIVER LEARNING
CENTER

WATERGATE
MARINA



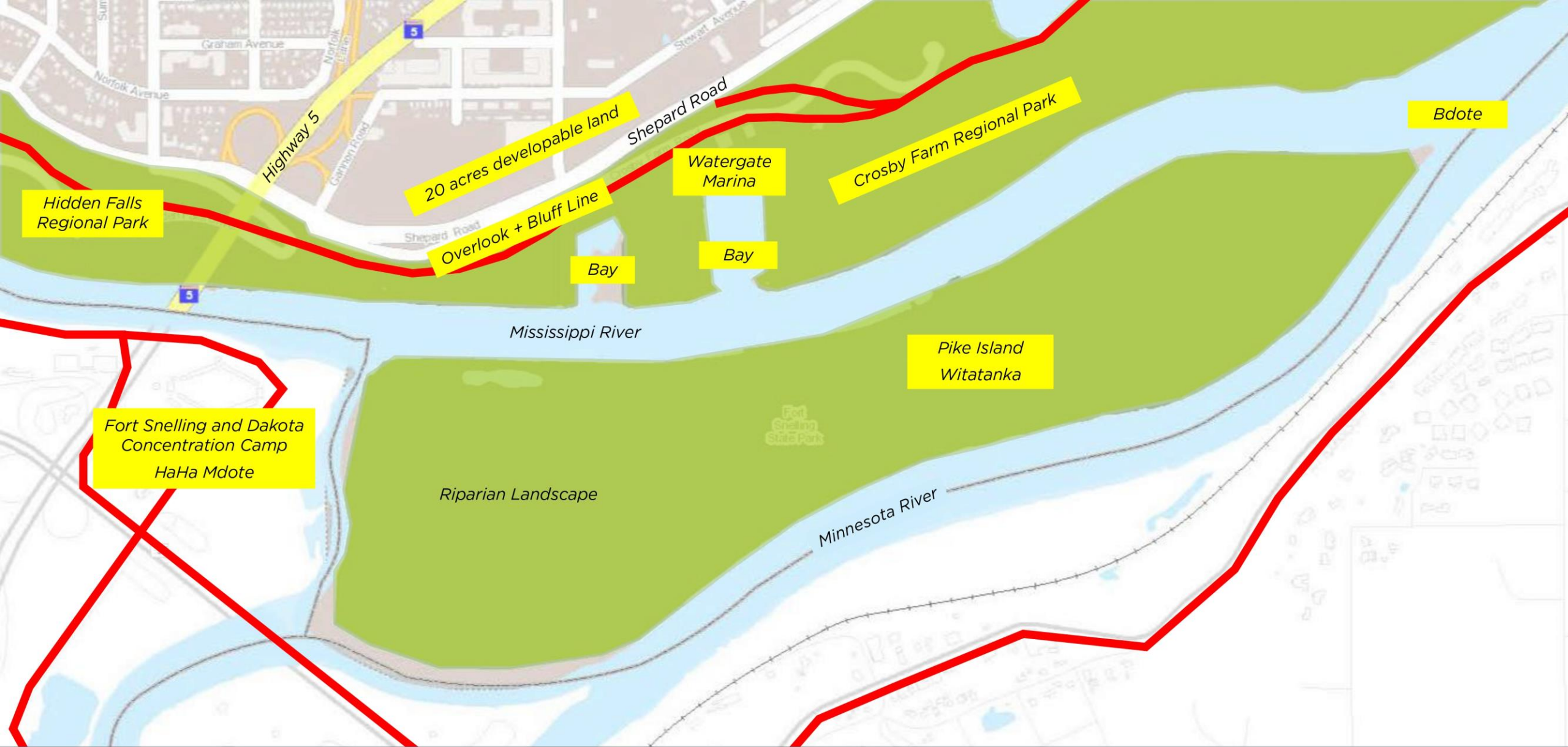
RIVER LEARNING
CENTER

WATERGATE
MARINA



GATEWAY

The River Learning Center/NPS Headquarters
is a river oriented center of activity



CONVERGENCE

PHYSICAL GEOGRAPHY
CULTURAL + HISTORICAL

ECOLOGICAL
RECREATIONAL

CONNECTION
DEVELOPMENT

Experience the land, water and
culture of the Mississippi River





NEXT STEPS

- Raise \$600,000 for schematic design
- \$175,000 raised to date
- Launch schematic design 2021

PARTNERS AND FUNDERS

- City of Saint Paul
- National Park Service
- Mississippi Park Connection
- Friends of the Mississippi River
- Wilderness Inquiry
- Capitol Region Watershed District
- McKnight Foundation
- Shepard Family Fund
- Anonymous

**DOWNTOWN
SAINT PAUL**

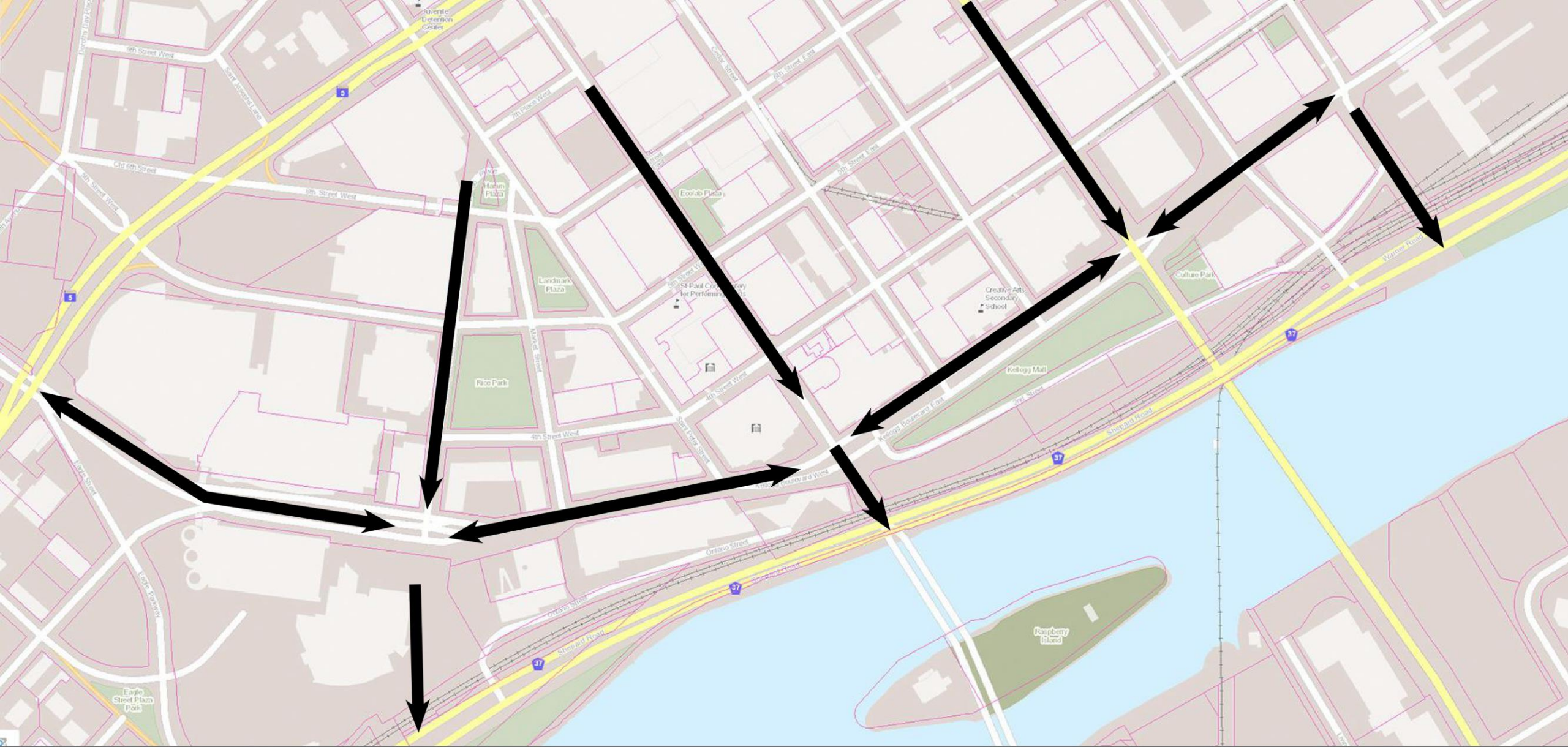


RIVER BALCONY

PROMENADE

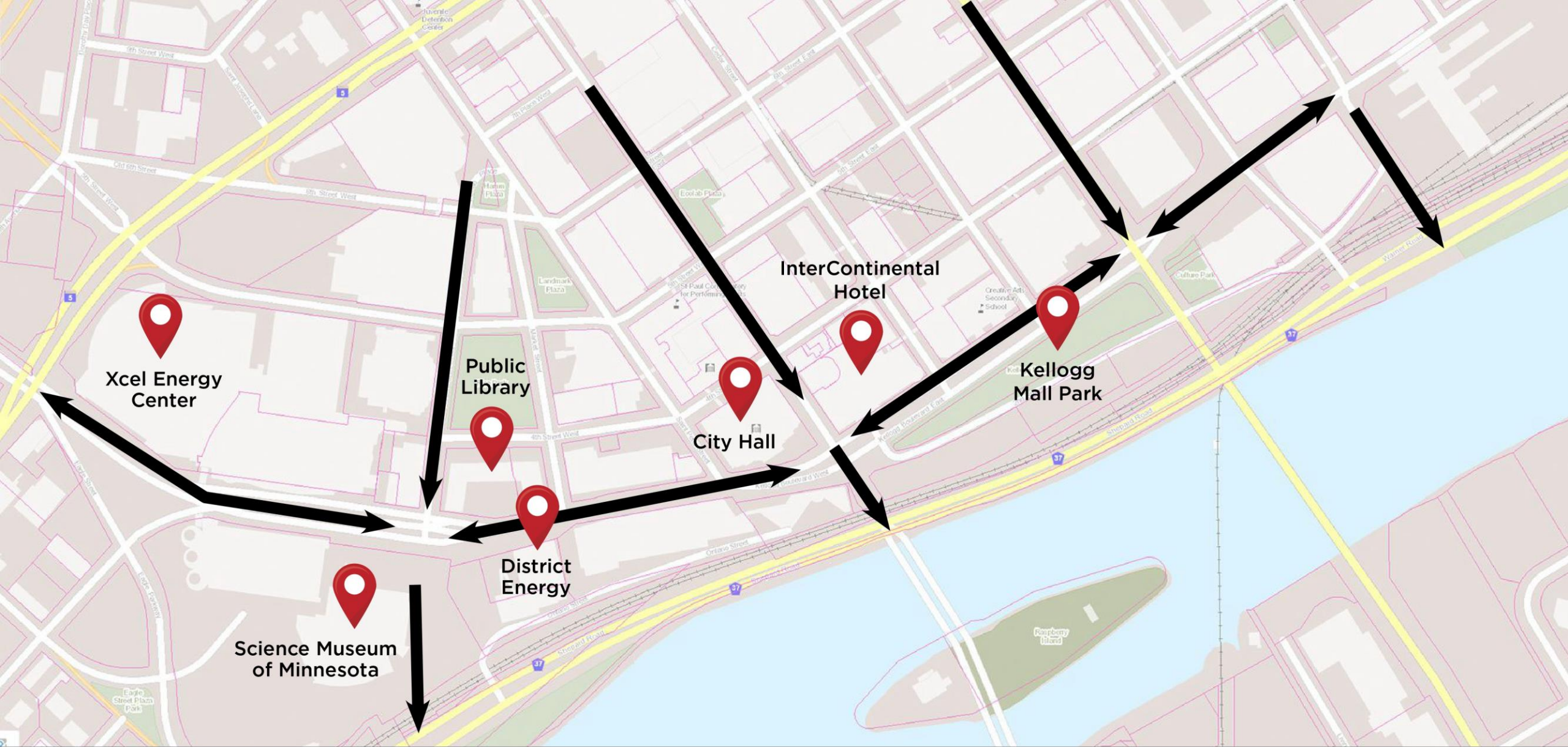
The River Balcony connects people to the bluff and river





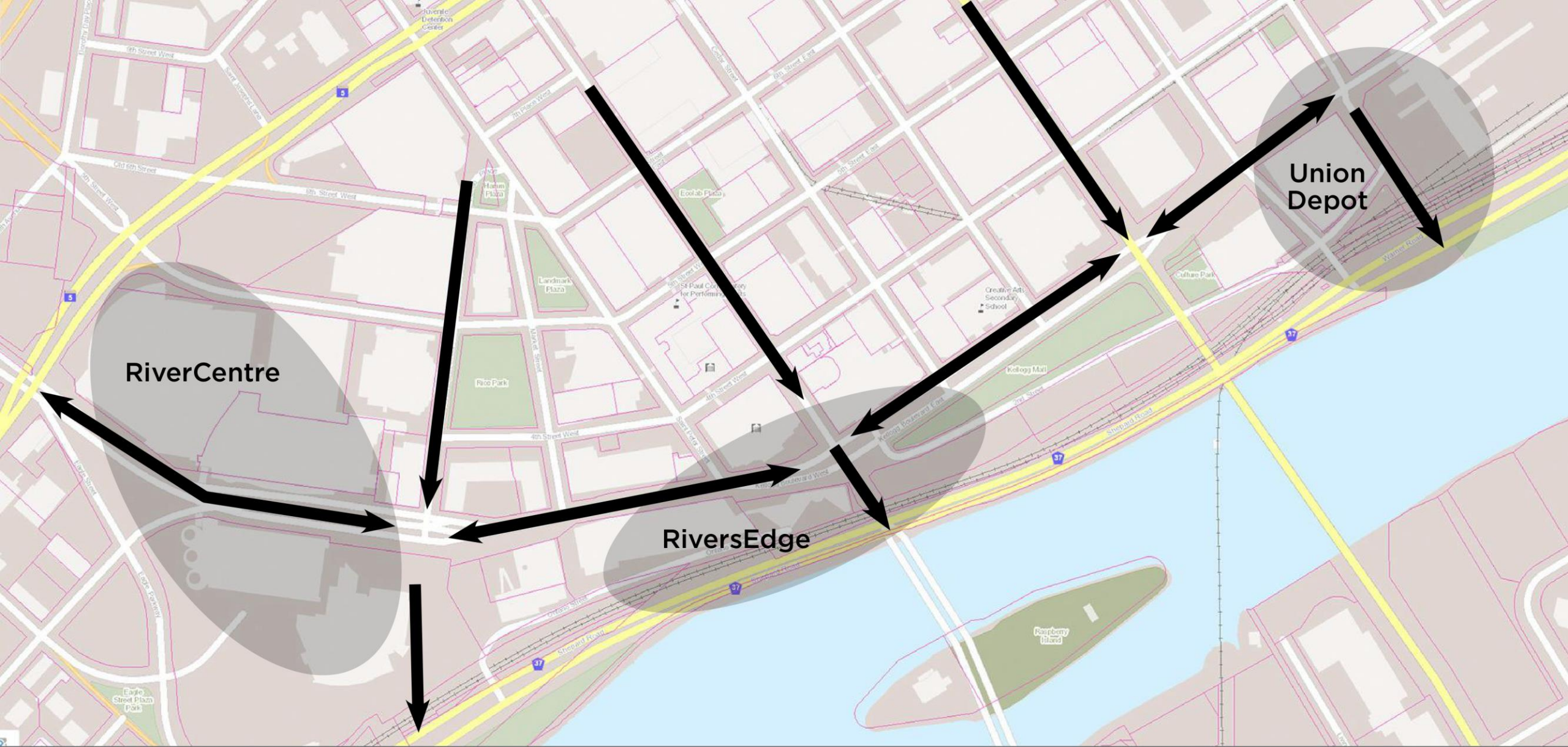
The River Balcony

CONNECTION



The River Balcony

CONNECTION



The River Balcony

ECONOMIC DEVELOPMENT

Reimagine Saint Paul's unique
perspective of the river





NEXT STEPS

- Raise \$600,000 for schematic design
- \$450,000 raised to date
- Launch schematic design early 2021

PARTNERS AND FUNDERS

- City of Saint Paul
- Ramsey County
- Metropolitan Council
- Ecolab
- Xcel Energy
- District Energy St. Paul
- RiverCentre
- Visit Saint Paul
- Knight Foundation
- Science Museum of Minnesota
- Securian Financial



**EAST SIDE RIVER
DISTRICT**



**PIG'S EYE
LAKE**



LANDSCAPE

The East Side River District is a landscape connecting
disparate physical features and revealing a complex identity



LAYERS OF COMPLEXITY

Reveal, Heal, Connect, Protect
a dynamic river landscape





NEXT STEPS

- Raise \$600,000 for schematic design
- Identify Partners



EAST SIDE RIVER DISTRICT WALK-ABOUT

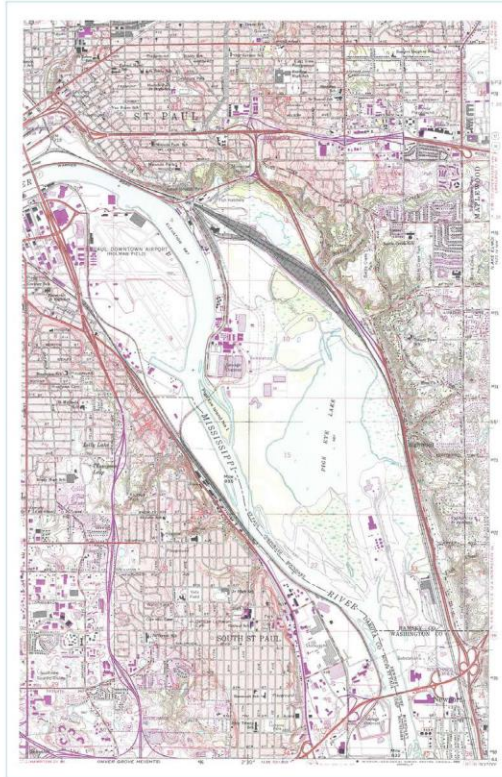
Wednesday 18 October 2017

ATTENDEES

City of Saint Paul
Parks and Recreation
Great River Passage Initiative
Design and Construction
Natural Resources
Department of Safety and Inspections
MN Department of Natural Resources
Met Council
Ramsey County
Minnesota Pollution Control Agency
National Park Service
RWMWD
Saint Paul Port Authority
MN House Representative District 67B
Saint Paul District 1 Community Council
Saint Paul City Council Ward 7
Office of Sen. Al Franken
Knight Foundation
MN Philanthropy Partners
East Side Funders group
The McNeely Foundation
Cemstone
Public Art Saint Paul
Lower Phalen Creek Project
Minnesota Humanities Center
UMN River Life
Friends of the Mississippi River
Wilderness Inquiry

SPEAKERS

Dr. Greg Brick
MN Department of Natural Resources Hydrologist,
Cave Explorer, and Author
James Rock
Dakota Educator and Astronomer
Keith Parker
Central Region Director,
Minnesota Department of Natural Resources
Kathryn Samacki
Saint Paul Port Authority Vice President of Redevelopment and Harbor Management
Mel Chin
Public Artist
Seth Bockley
Writer and Theater Director



COMMON WATER RAISES ALL BOATS

Parks Development Along the Mississippi River
January 12, 2017

Minneapolis Park and Recreation Board - Above the Falls and Central Riverfront
Minneapolis Parks Foundation - Riverfront
Minneapolis Parks Foundation
Friends of the Lock and Dam
National Parks Conservation Association
Mississippi Park Connection
Friends of the Mississippi River
St. Paul Parks and Recreation - Great River Passage
St. Paul Parks and Recreation - Design and Construction
St. Paul PED
Ramsey County
Lower Phalen Creek Project
Ramsey County
Department of Natural Resources
St. Paul Port Authority
Wilderness Inquiry



SAINT PAUL RIVER CONNECTORS 2019

A snapshot of government agencies, non-profits, education institutions and businesses, that connect people to the Mississippi River in Saint Paul. Information collected reflects annual river programs (events, activities, education, or hospitality business offerings) happening here in Saint Paul.

16 Government Agencies
14 Non-Profits
8 Businesses
5 Education Institutions
3 Collectives

46 entities offering public programs (events, activities, education, or hospitality business offerings)

connecting

1,325,113+ people to the Saint Paul stretch of the river annually. Of that 582,894 people participate in direct programs (site-based river experiences). 742,219 people receive indirect programs (education and/or communication).

They employ:
146 part time staff
162 full time staff
829 business employees

They spend approximately:
\$2,337,815 annually on river-related events, activities, education, or hospitality business offerings.

Their audiences:
• General public
• Children and families
• Cultural and environmental stewards
• Youth
• Artists
• Teachers

• Volunteers
• Tourists and travelers
• River citizens
• People new to our community
• Indigenous, people of color and the GLBT community

Program Locations:
Some programs cover two or more locations

18 on the river
34 at the river
11 about the river

20 deliver programs only in Saint Paul
26 deliver programs in Saint Paul and other locations

Program Types:
Some programs cover two or more types

33 Education
26 Ecological
23 Social/Event
22 Cultural
23 Recreation
19 Historic
18 Health/Wellness
8 Commerce/Business

Timeline (year river-specific programming began)



HOLD THE CENTER

WE ARE THE RIVER

For more information about the Great River Passage:
greatriverpassage.org or contact@greatriverpassage.org

