

## **XII. Implementation Strategies**

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The comprehensive plan is a policy document that functions as a guide to future development and growth of the community. Implementation strategies are action steps that the City of Newport can take over the course of the next several years to begin to realize some of the goals and ideas outlined throughout the plan. In several chapters, implementation strategies or action steps are included towards the end of the chapter. This final chapter of the plan summarizes the key strategies that the City will focus on after adoption of the 2030 Comprehensive Plan.

### **A. PLAN AMENDMENTS**

The City may amend this plan as needed or as demographics, the economy or other factors change.

### **B. THE ZONING ORDINANCE**

The Metropolitan Land Planning Act requires Cities to update their zoning ordinance to be in compliance with the comprehensive plan. The City will address the following items in its code after adoption of the 2030 Comprehensive Plan:

- Update the City's Zoning Map and Ordinance to be consistent with the revised Land Use Plan.
- Complete revisions to the zoning ordinance in the Bluff zones to implement the new minimum lot standards.
- Review and amend the bluff overlay if needed to ensure adequate protection of bluff lands, ravines, slopes and other natural resources as the proposed zoning changes are completed.
- Review and update the Critical Area Ordinance if needed to be consistent with the Critical Area and MNRRA Plan. Minimal revisions are anticipated to this ordinance.
- Revise the zoning ordinance to allow cluster housing or density transfers and open space preservation within future residential development areas in the Conservation Zone.
- Review and revise the PUD ordinance as needed to facilitate commercial/residential and commercial/business park development in the zones along Highway 61. This should include any revisions needed to accommodate a future transit station.

## C. HOUSING

Detailed implementation strategies are outlined in the Housing Chapter of the plan. The following is a brief summary of each strategy defined in the Housing Chapter.

### 1. *Maintain a strong relationship with Washington County HRA*

As the City of Newport has limited resources, the City needs to take advantage of all local and regional assistance it can. In order to do so, the City must maintain a strong relationship with the Washington County HRA and the programs that the HRA administers.

### 2. *Consider Establishing a Housing Rehabilitation Revolving Loan Program*

This program would be designed to assist lower income residents with home improvements including routine maintenance, remodeling, rehabilitation, and renovation efforts. The City should work with the Washington County HRA to facilitate this program.

### 3. *Work with adjacent communities to coordinate a Multi-Family Housing Association*

The City should work with adjacent communities including Woodbury, Cottage Grove, and St. Paul Park to establish a local association where landlords and property managers can get together and discuss issues and problems. This is also a forum to improve communications between the City administration and public safety.

### 4. *Develop Innovative projects under the Livable Communities Act*

The City should include housing components in future redevelopment efforts and take advantage of funding assistance through the LCA to help the City achieve its collective vision and its housing goals.

## D. REDEVELOPMENT PLANNING IN GENERAL

Specific areas are identified as redevelopment areas within the City in Chapter 5, Land Use. The future vision for these areas is identified in the Comprehensive Plan and in the *Revisioning Newport study*. As part of this section, implementation strategies are identified. It is important that redevelopment efforts be completed through a public process that

involves the Newport community in order to build a strong consensus and support for the project. Redevelopment projects include:

- the commercial/residential areas along Hastings Avenue, the “Main Street” area
- The new City Hall and Community Center site
- The commercial/residential areas along 7th Avenue
- The Red Rock Gateway area, including a potential transit station for the Red Rock Commuter Rail line

#### **E. COMPREHENSIVE TRAIL PLAN**

The public facilities chapter includes the City’s proposed Park and Trail Plan. Potential projects include:

- Completion of Master Plans for Loveland, Pioneer, and Lions Parks, and implementation of improvements identified in the plans
- Expansion of the City Trail system

#### **F. TRANSPORTATION**

Specific implementation strategies relative to transportation are identified as part of the Capital Improvement Program (CIP) and are detailed in the Chapter 7, the Transportation Plan.

#### **G. LOCAL SURFACE WATER MANAGEMENT PLAN**

The Local Surface Water Management Plan (LSWMP) includes the following actions to implement the plan:

- Update the City’s Stormwater Management Ordinance to conform to the LSWMP and meet MS4 permit requirements
- Update the City’s Erosion and Sediment Control Ordinance to meet MS4 permit requirements
- Implement the City’s Wellhead Protection Plan and coordinate with Washington County, SWWD and others on groundwater protection actions
- Serve as the LGU for implementation and permitting of the Minnesota Wetland Conservation Act
- Implement the requirements of the City’s MS4 permit and SWPPP, including completion of an annual evaluation of the City’s stormwater management activities
- Work with SWWD to address the specific surface water management problem areas and solutions identified in the LSWMP

## **H. MISSISSIPPI NATIONAL RIVER RECREATION AREA**

Detailed plans for implementation in the MNRRA Corridor include pursuing negotiations for development of a riverfront park at the northern end of the corridor area. This process will include discussions with MNRRA, other natural resources and river organizations, property owners and residents in the area.

## **I. CAPITAL IMPROVEMENT PROGRAM (CIP)**

The CIP is an itemized program for a five-year prospective period setting forth the schedule, timing and details of contemplated capital improvements and their associated (estimated) costs by year. The following CIP lists the City's anticipated expenditures for transportation, sewers, park facilities, and water supply.

**Table 12 - 1:  
Capital Improvement Program, 2009-2014**

	2009	2010	2011	2012	2013	2014
<b>Transportation</b>						
Traffic Signal @7th Glen						35,000
Annual Seal Coat Project	50,000	50,000	50,000	50,000	50,000	50,000
Pave Century Avenue			500,000			
Overlay Project				150,000		
East Side Street Reconstruction				600,000		200,000
Stripping		25,000				25,000
<b>Public Works</b>						
As Built Mapping	25,000					
Water Tower Inspection and Repair			100,000			
Water Meter Replacement		200,000				
Tandem Truck						130,000
Dump Truck				125,000		
Pelican Sweeper			100,000			
<b>Sanitary Sewers</b>						
(Lift/Station Control and Pump Replacement)	350,000	80,000		130,000		40,000
(Televising, Repair, & Slip lining)			250,000			250,000
(Sump Pump Removal)		50,000		50,000		50,000
(I/I Elimination)		315,000		35,000		25,000
10 <sup>th</sup> Avenue Sanitary Extension		375,000				
<b>Water Supply</b>						
(Main Breaks)	12,000	12,000	12,000	12,000	12,000	12,000.
Interconnection with Woodbury		675,000				
New Storage Tank Controls		25,000				
City Contribution to Re-development Projects		20,000	60,000	20,000	60,000	20,000
10 <sup>th</sup> Avenue Looping		375,000				
<b>Storm Sewers (4)</b>						
In conjunction with Street Re-construction				200,000		60,000
Ravine Erosion Control (Sterling Avenue)	50,000	1,500,000		250,000		
Ravine Erosion Control (10 <sup>th</sup> Street)						250,000
Ravine Erosion Control (7 <sup>th</sup> Street & 4 <sup>th</sup> Avenue)	80,000					
Pond Maintenance (10 <sup>th</sup> Avenue @Glen)					80,000	

	<b>2009</b>	<b>2010</b>	<b>2011</b>	<b>2012</b>	<b>2013</b>	<b>2014</b>
Outlet Pipe upgrade at TH-61/Ford/Hastings)						500,000
Rate and Treatment Control		100,000		40,000		45,000
Remove Cedar Lane Levee						20,000,000
<b>Administration</b>						
(City Hall Complex & Fire Station )		3,500,000				
Park Improvements - Loveland Park		300,000	400,000	500,000	100,000	
<b>Parks and Trails</b>						
Seal Coat Trails		10,000	10,000	10,000	10,000	10,000
Lions Park		44,000		246,000		500,000
Pioneer Park		202,000	75,000	475,000		
<b>Total</b>	<b>\$567,000</b>	<b>\$7,858,000</b>	<b>\$1,557,000</b>	<b>\$2,893,000</b>	<b>\$312,000</b>	<b>\$22,202,000</b>

Source: Newport Public Works Department/City Engineer