

## Randall Arendt brings it home

**This fall, 1000 Friends of Minnesota brought back Randall Arendt, the country's most sought-after presenter on the topic of creative development design, for a two-part event tailored to Minnesota's communities: an evening presentation and day-long bus tour, both featuring local experts.**

As part of its Community Growth Options (CGO) project, Randall Arendt's return visit was intended to put a local focus on some of the innovative ideas he presented at the CGO Kickoff event earlier this year.

On October 15, a roomful of interested citizens turned up at the beautiful Minnetonka Community Center to hear from Arendt, Jay Michels of Emmons & Olivier Resources and a panel of local experts in conservation development design.

Arendt led off the evening, talking about joining conservation development with new urbanism, a movement that promotes walkable neighborhoods, and a variety of housing and jobs. He cited two local examples – Fields of St. Croix and Jackson Meadow – both featured on the bus tour the following day.

Jay Michels' presentation focused on Low Impact Development (LID), stressing the connection between what occurs on the land and its impact on waters. He mentioned HB Fuller (also on the bus tour) – which uses LID practices to manage stormwater runoff and reduce negative impacts.

A panel of experts including Jeff Schoenbauer, John Belotta, Dave Newman and Bob Engstrom, and joined by Randall Arendt, took questions from the audience. The panel stressed how creative conservation design requires collaboration between developers, planners and communities.

### On the road

The next day, nearly three dozen participants, exclusively from CGO communities, took a bus tour of conservation development sites in the east metro.

The tour began in the parking lot of Maplewood Mall, which is constructing rain gardens at all its entrances to meet the city's infiltration requirements.

Next, the tour stopped at Fields of St. Croix and Cloverdale Farm in Stillwater, developments meant to offer a "sense of place" by having preserved historic buildings. Construction



Dana Larson Ramsey, director of the nature preserve that is part of the HB Fuller grounds, showed off the company's parking lots, filled with beautiful native prairie plantings and constructed to direct runoff.

features include narrow roads without curbs but with swales on the sides to collect and filter stormwater runoff.

From there, the tour headed to two other Stillwater developments, Discover Crossing and Liberty Village. Natural resources had sway in developing Discover Crossing: trees were cut into very carefully, original low areas were kept intact and groundwater was managed very carefully. Liberty Village was developed around an existing school, and features sidewalks, tree-lined boulevards and an easy walk to shops.

The morning concluded with lunch at Jackson Meadow, perhaps one of the most striking developments on the tour. All housing has white siding, and is clustered to promote neighborly interaction, and is set on the perimeter of a prairie field, which features an underground water treatment system.

Following lunch, the tour made stops at Hugo City Hall, HB Fuller and the Ramsey Washington Metro Watershed District office, all using conservation design at their work sites.

Hugo City Hall features extensive rain gardens, and rock infiltration beds in its parking lot. HB Fuller's parking lots, constructed as wetland "cell rows" connected by PVC pipe to direct runoff, are filled with beautiful native prairie plantings. And the RWMWD office was designed to meet its goal of 100% infiltration on the site: a green roof, a pervious asphalt parking lot and rain gardens.

After a final swing through Heritage Square, an example of a dense urban environment using conservation design principles, the tour concluded back at Maplewood Mall. Participants came away from the full day's tour excited about the possibilities in their own communities.

**For more details about these events, and to learn about what Community Growth Options is doing in Becker Township, visit <http://tiny.cc/CGObeckertwp>.**