

EXISTING CONDITIONS MAP BOOK

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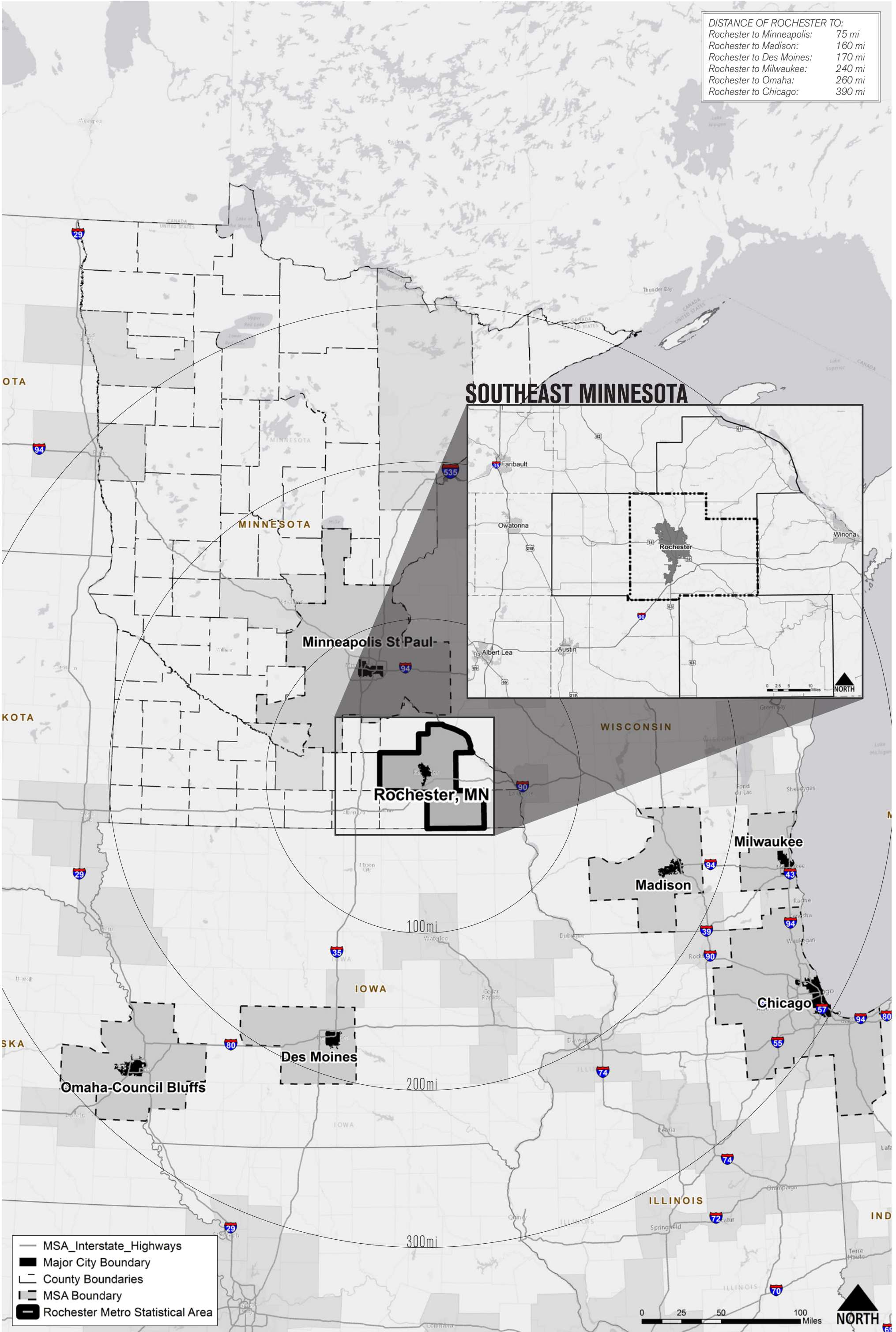
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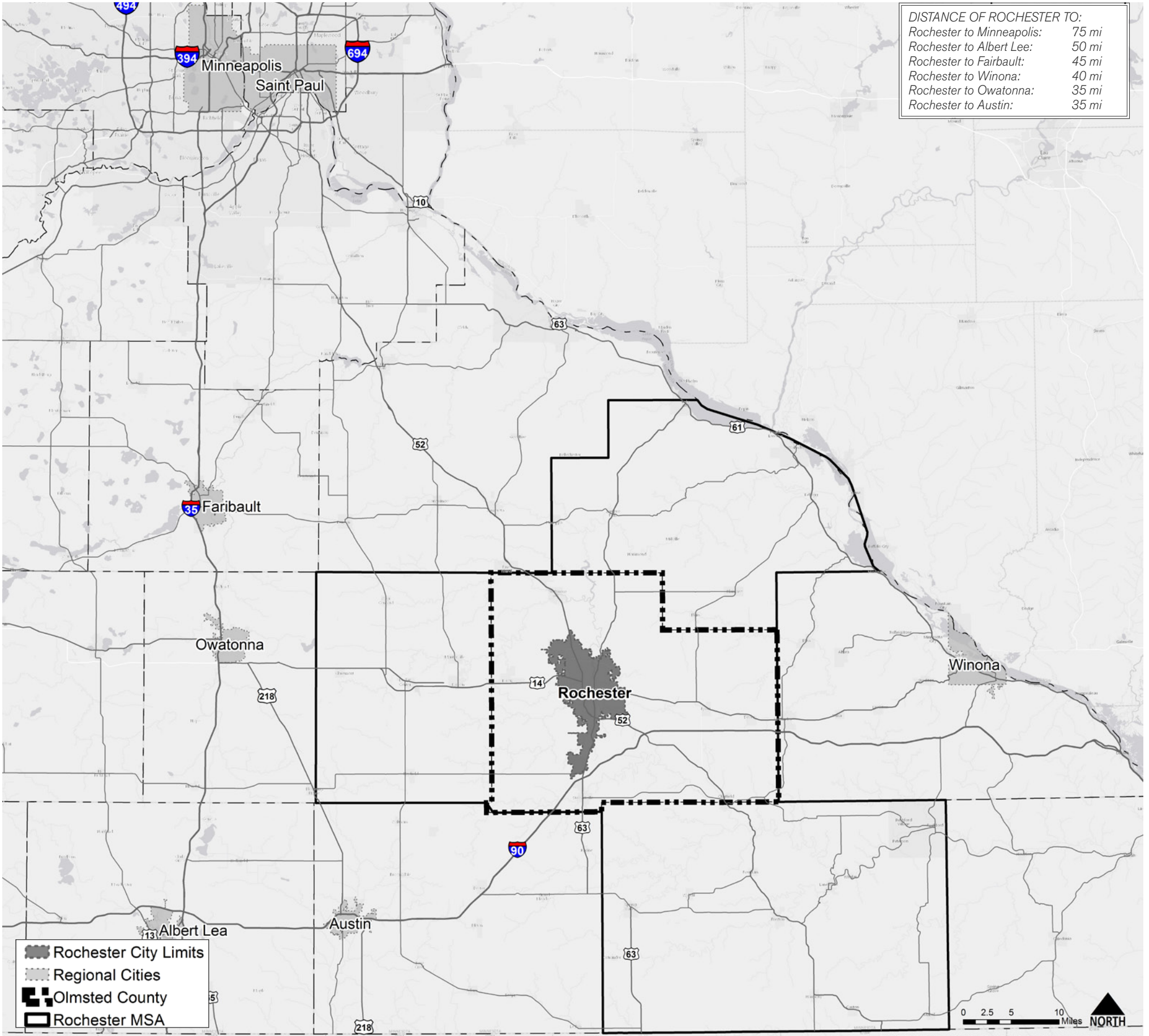
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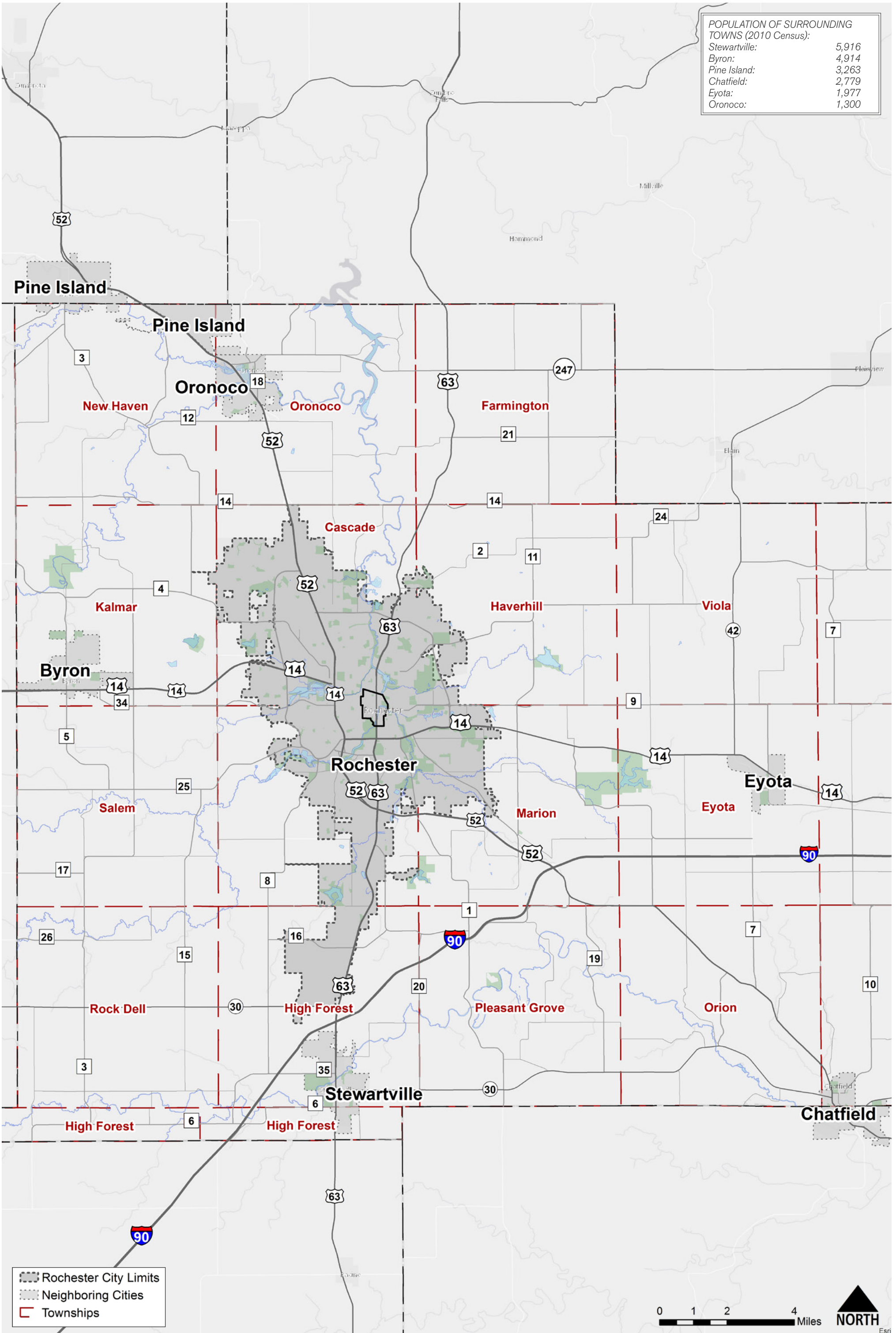
NOTE: This map book includes figures featured in the Rochester Comprehensive Plan 2040 - Existing Conditions Summary. Also included are supplemental maps assembled as background information for the existing conditions summary.

DISTANCE OF ROCHESTER TO:	
Rochester to Minneapolis:	75 mi
Rochester to Madison:	160 mi
Rochester to Des Moines:	170 mi
Rochester to Milwaukee:	240 mi
Rochester to Omaha:	260 mi
Rochester to Chicago:	390 mi



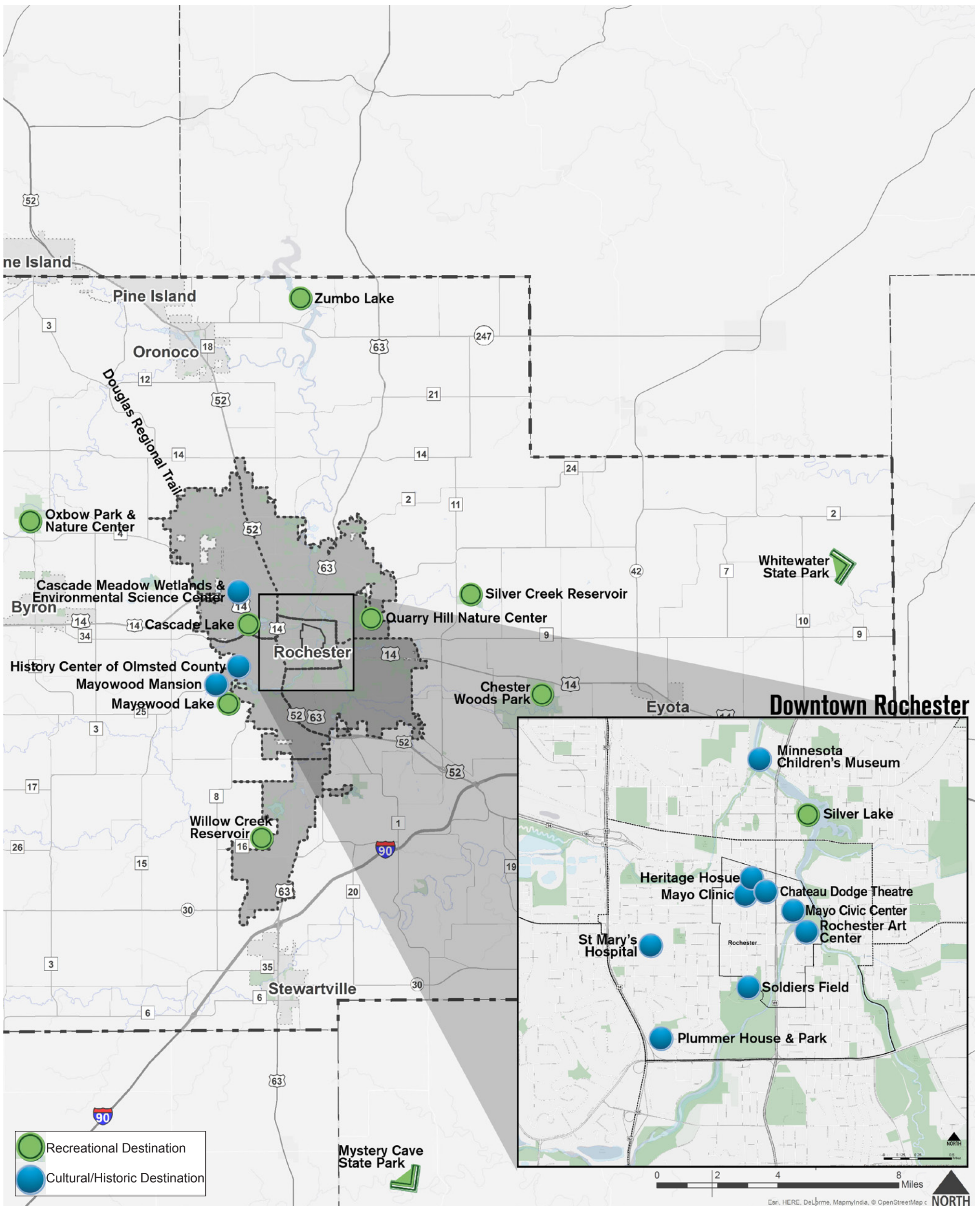


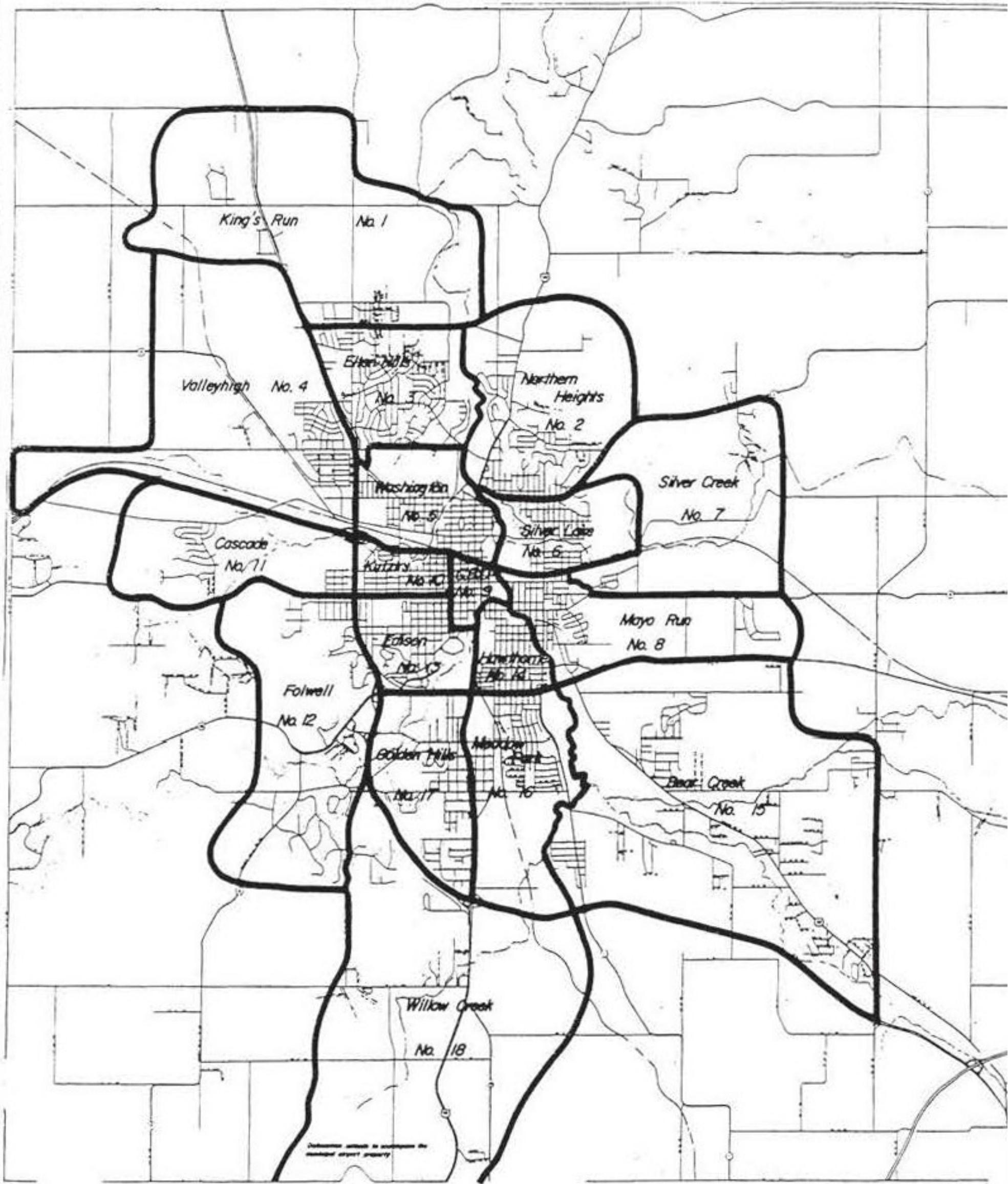
POPULATION OF SURROUNDING TOWNS (2010 Census):	
Stewartville:	5,916
Byron:	4,914
Pine Island:	3,263
Chatfield:	2,779
Eyota:	1,977
Oronoco:	1,300



Rochester City Limits
 Neighboring Cities
 Townships

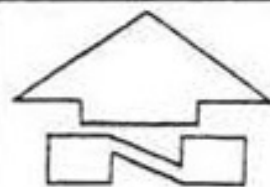






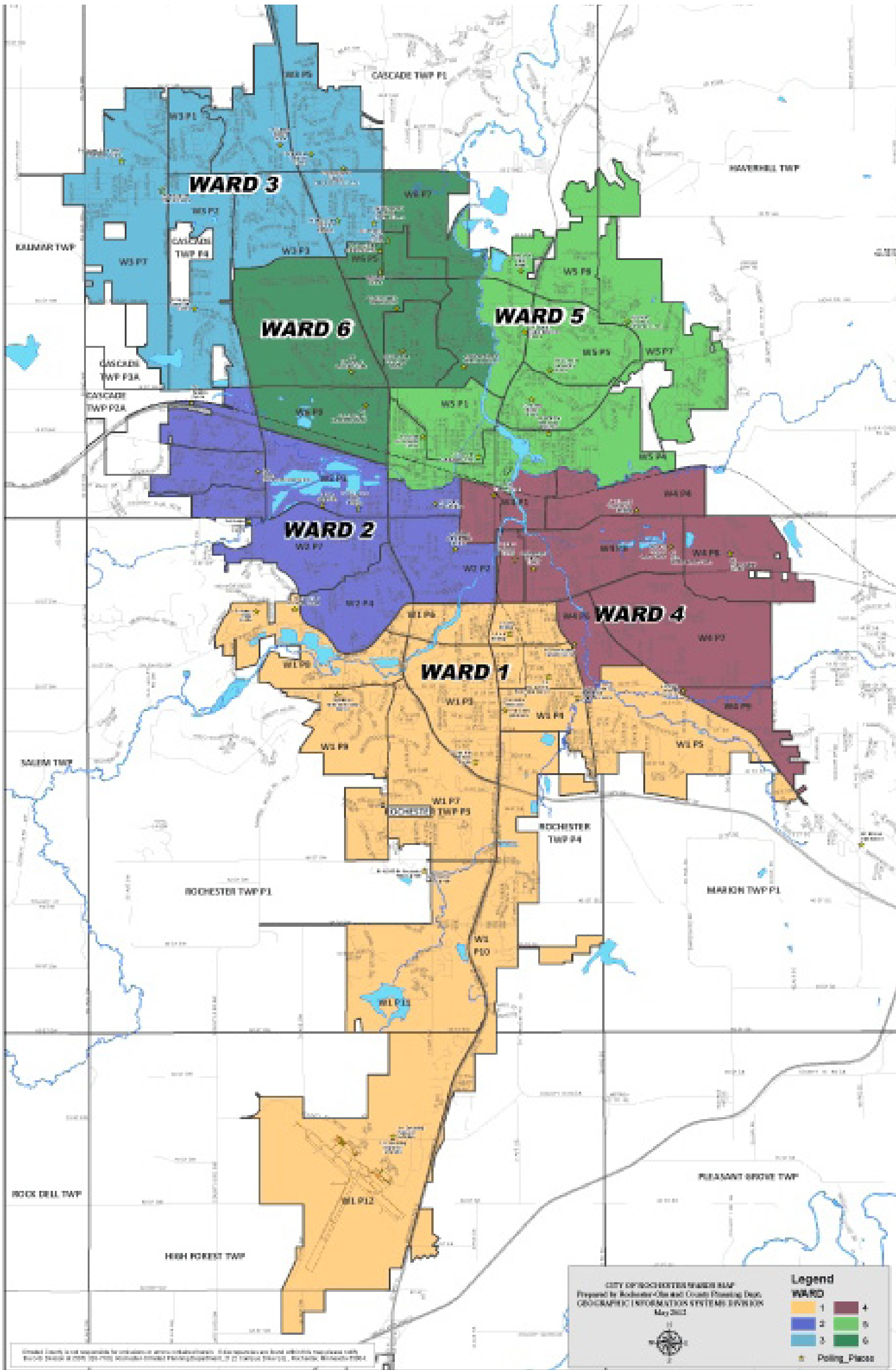
MAP IV - 1

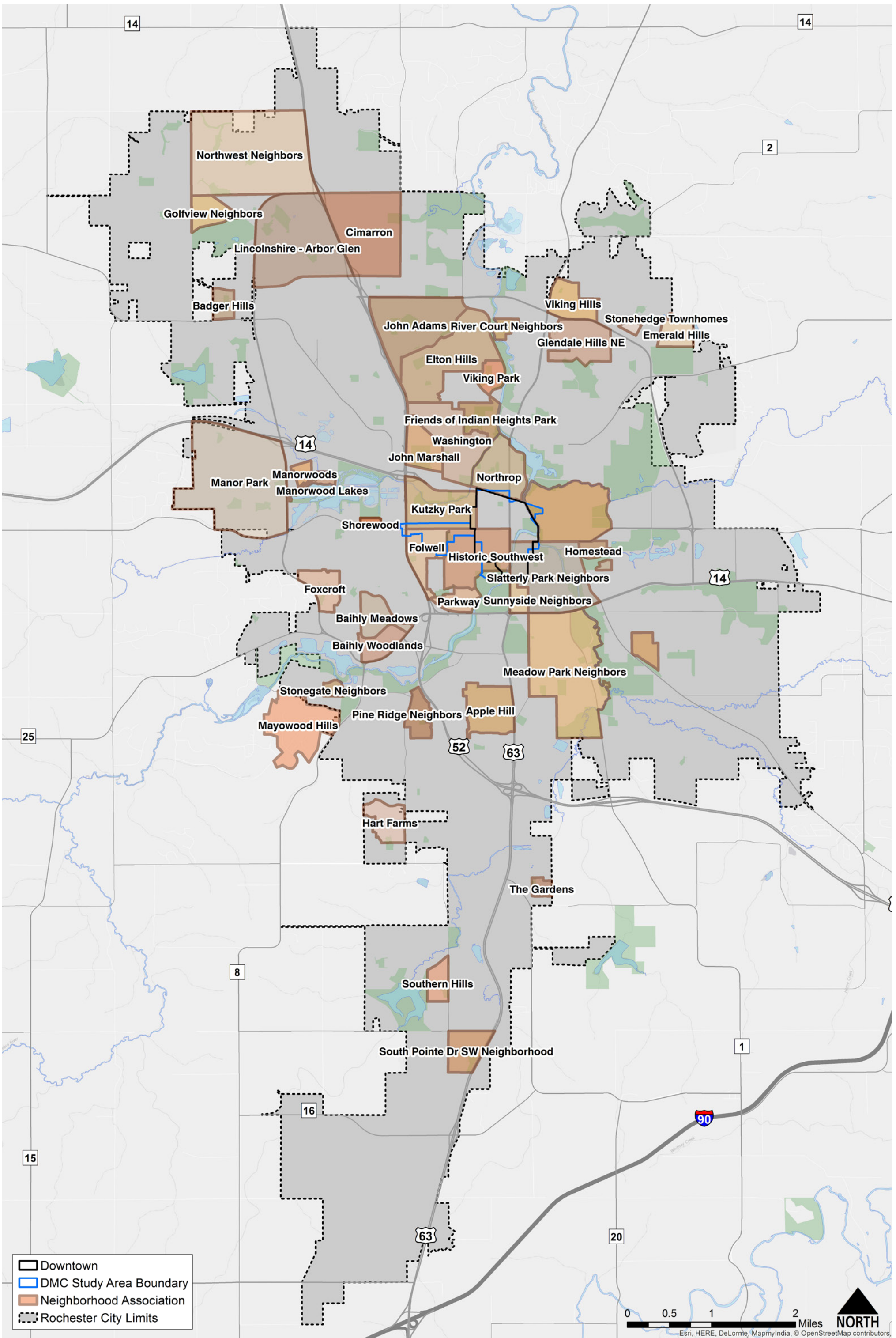
PLANNING NEIGHBORHOODS



NO SCALE

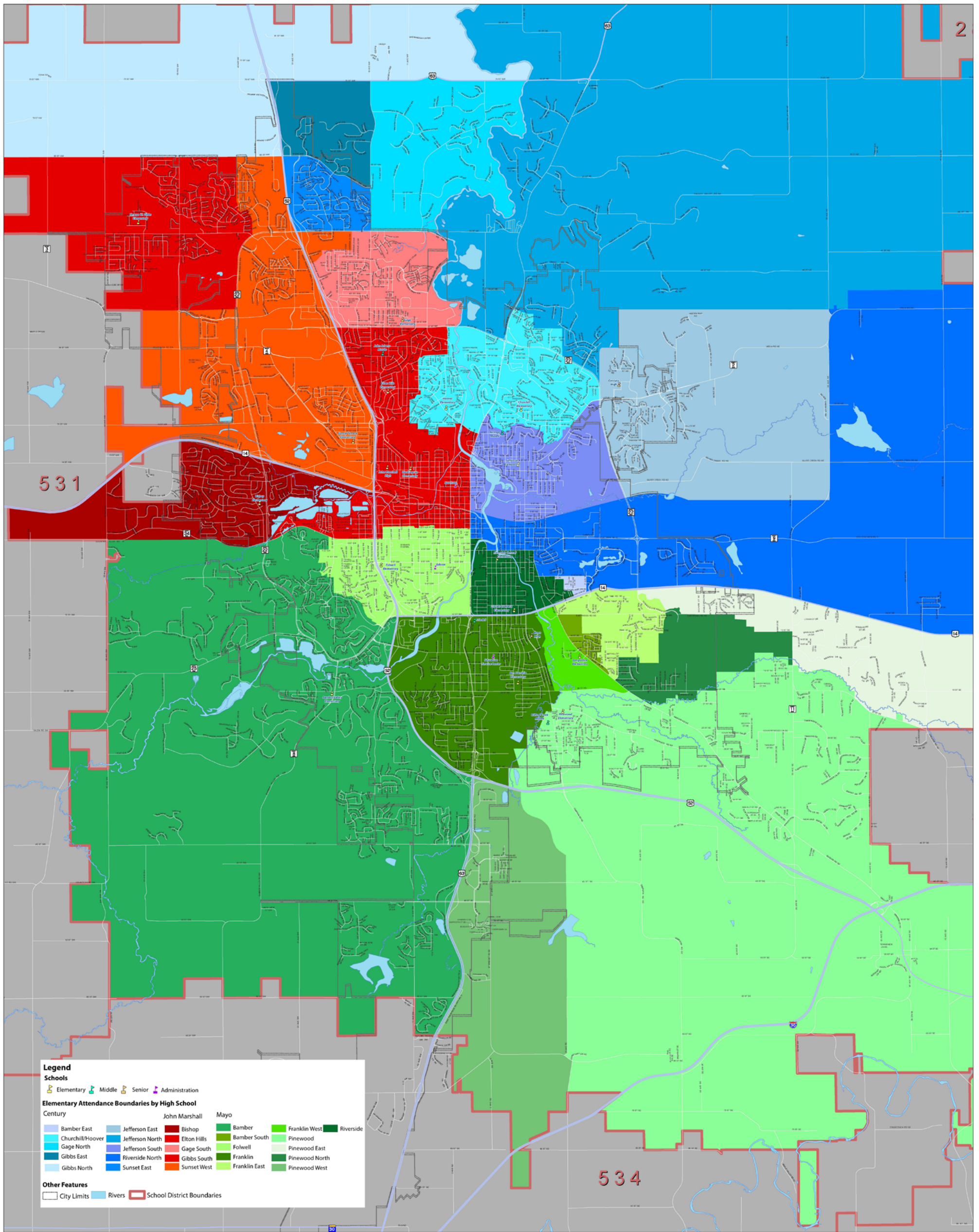
CONSOLIDATED DEPART





- Downtown
- DMC Study Area Boundary
- Neighborhood Association
- Rochester City Limits





Legend

Schools

- Elementary
- Middle
- Senior
- Administration

Elementary Attendance Boundaries by High School

Century		John Marshall	Mayo
Bamber East	Jefferson East	Bishop	Bamber
Churchill/Hoover	Jefferson North	Elton Hills	Bamber South
Gage North	Jefferson South	Gage South	Folwell
Gibbs East	Riverside North	Gibbs South	Franklin
Gibbs North	Sunset East	Sunset West	Franklin East
			Franklin West
			Pinewood
			Pinewood East
			Pinewood North
			Pinewood West
			Riverside

Other Features

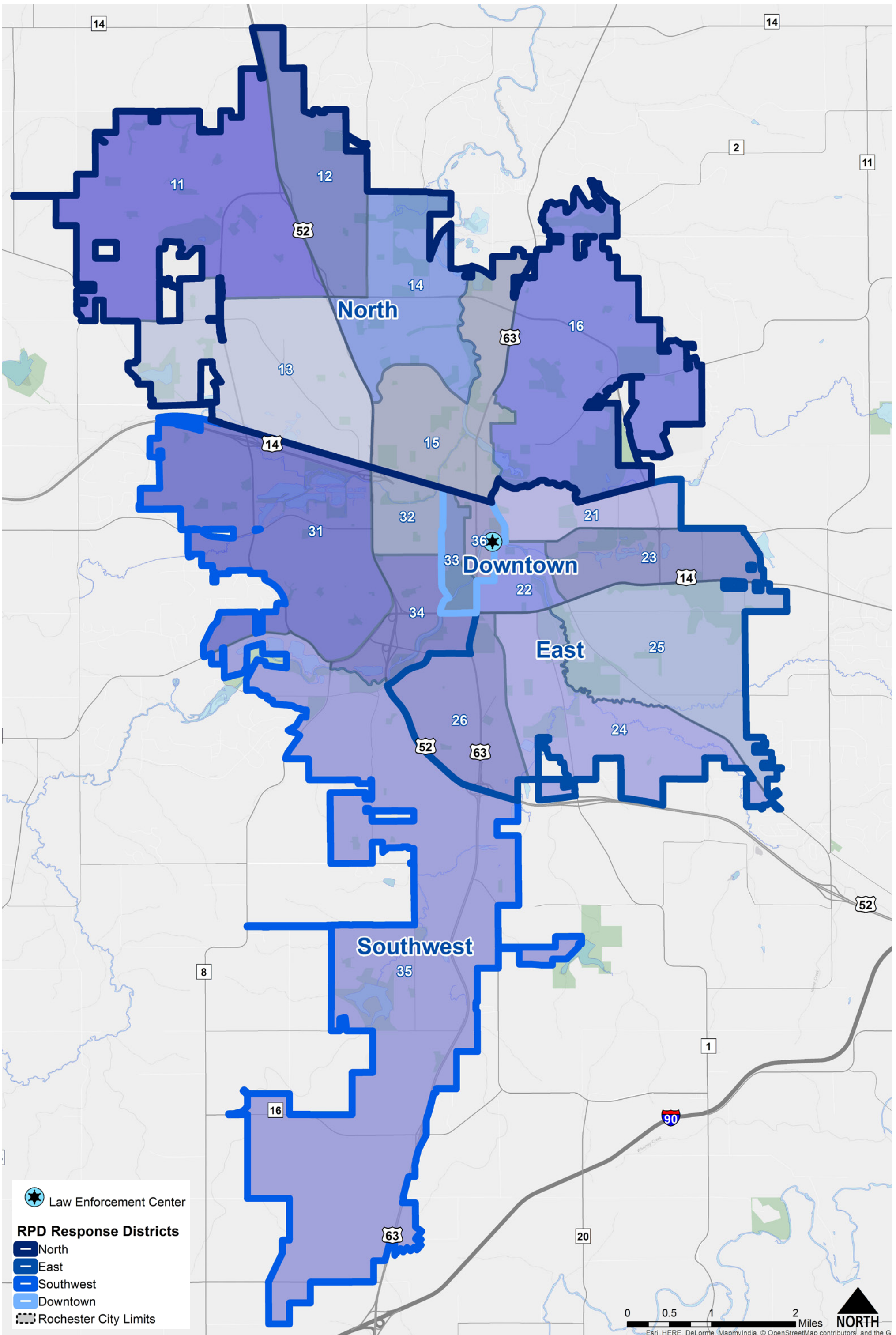
- City Limits
- Rivers
- School District Boundaries

Rochester Public Schools

Independent School District #535

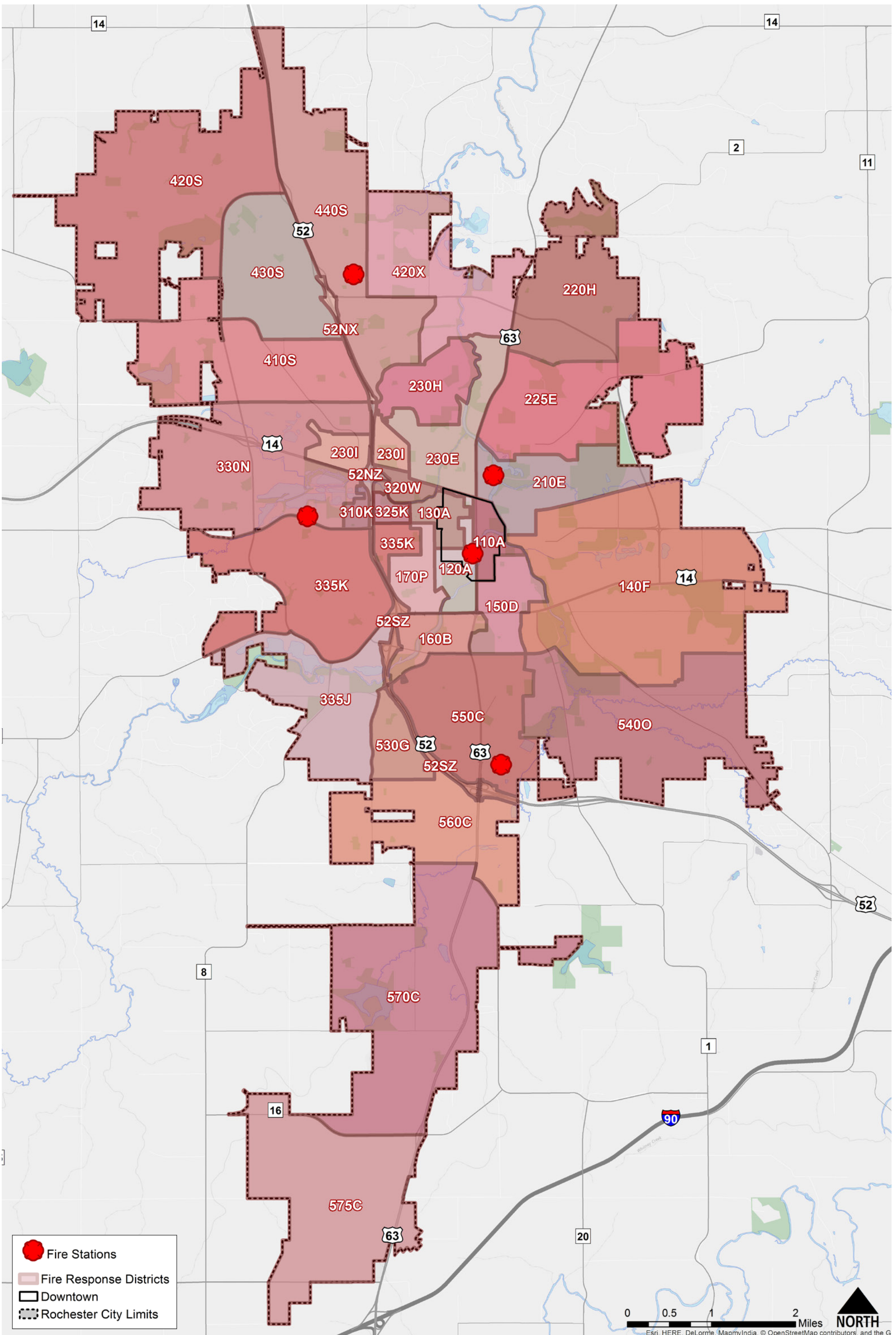


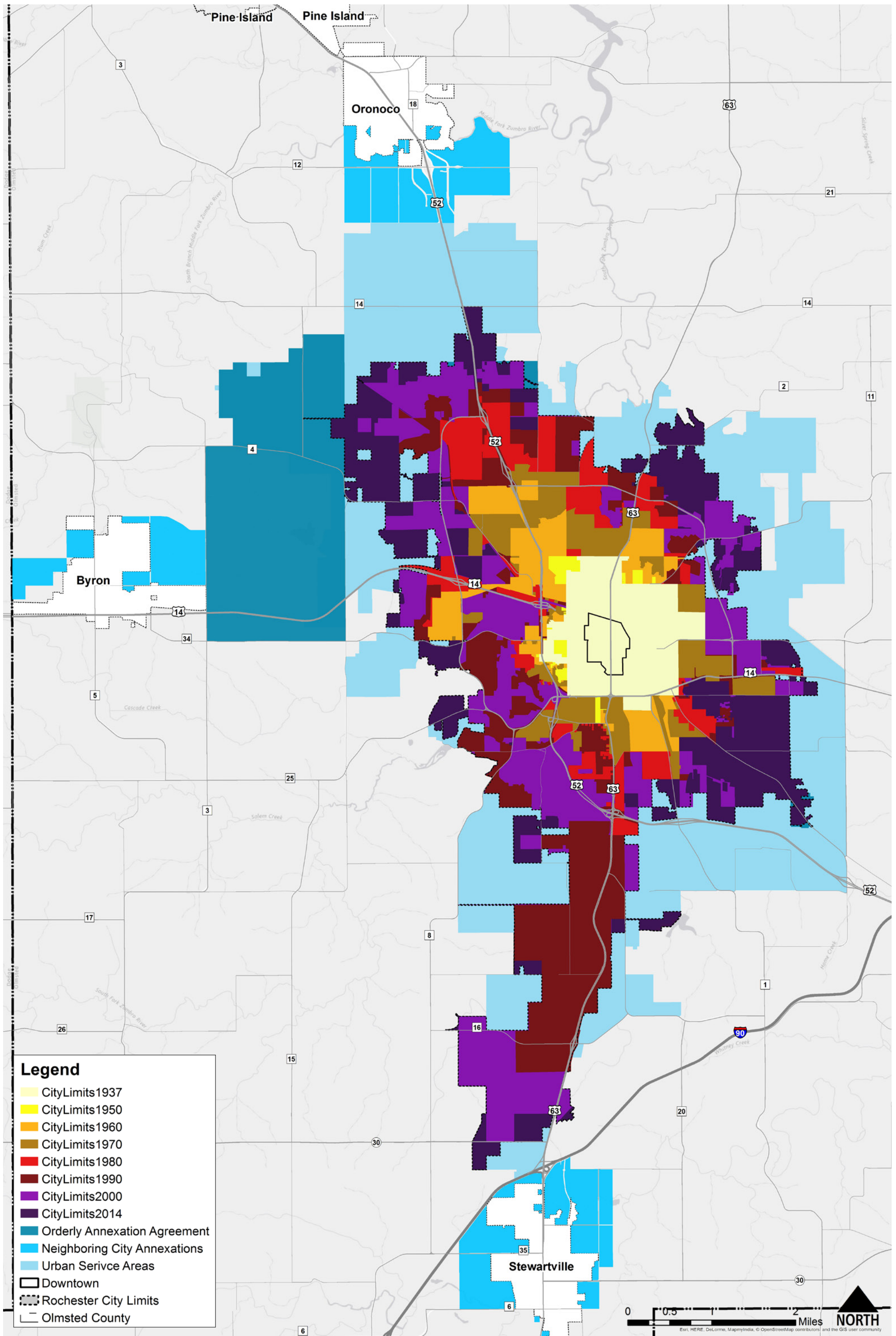
Prepared by Geographic Information Systems (GIS) Division
Rochester-Orlando Planning Department
January 2015

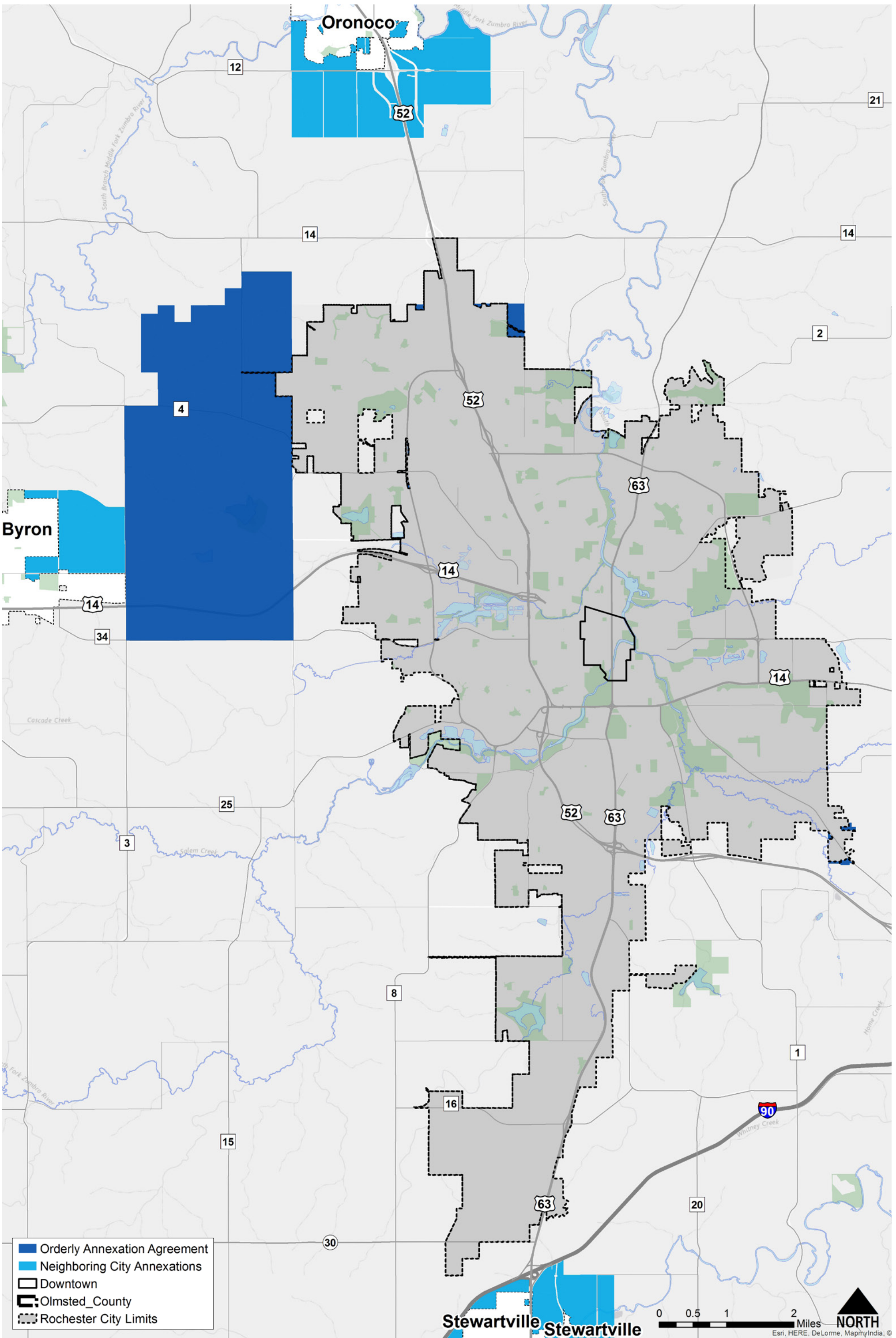


- Law Enforcement Center
- RPD Response Districts**
- North
- East
- Southwest
- Downtown
- Rochester City Limits

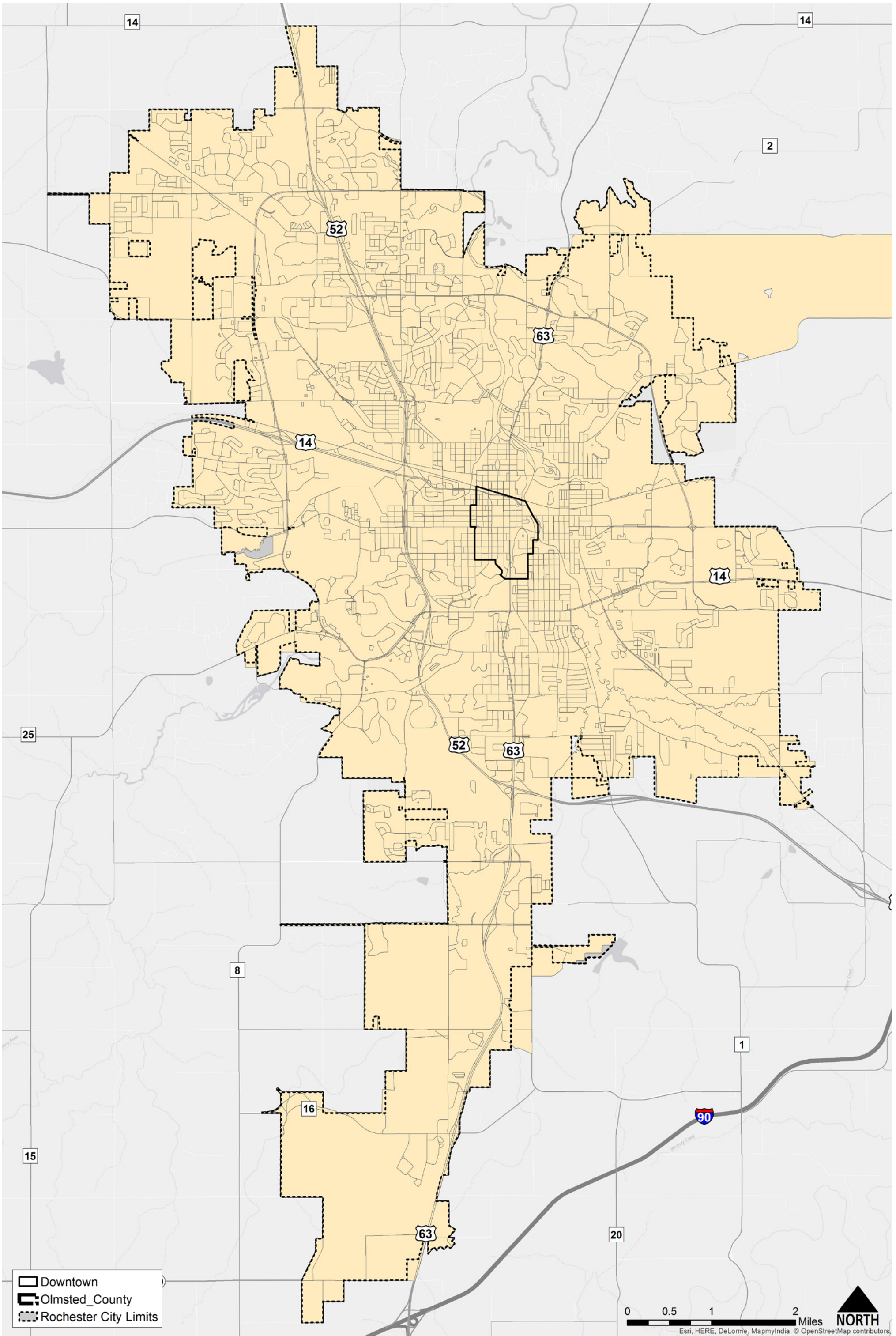
0 0.5 1 2 Miles **NORTH**
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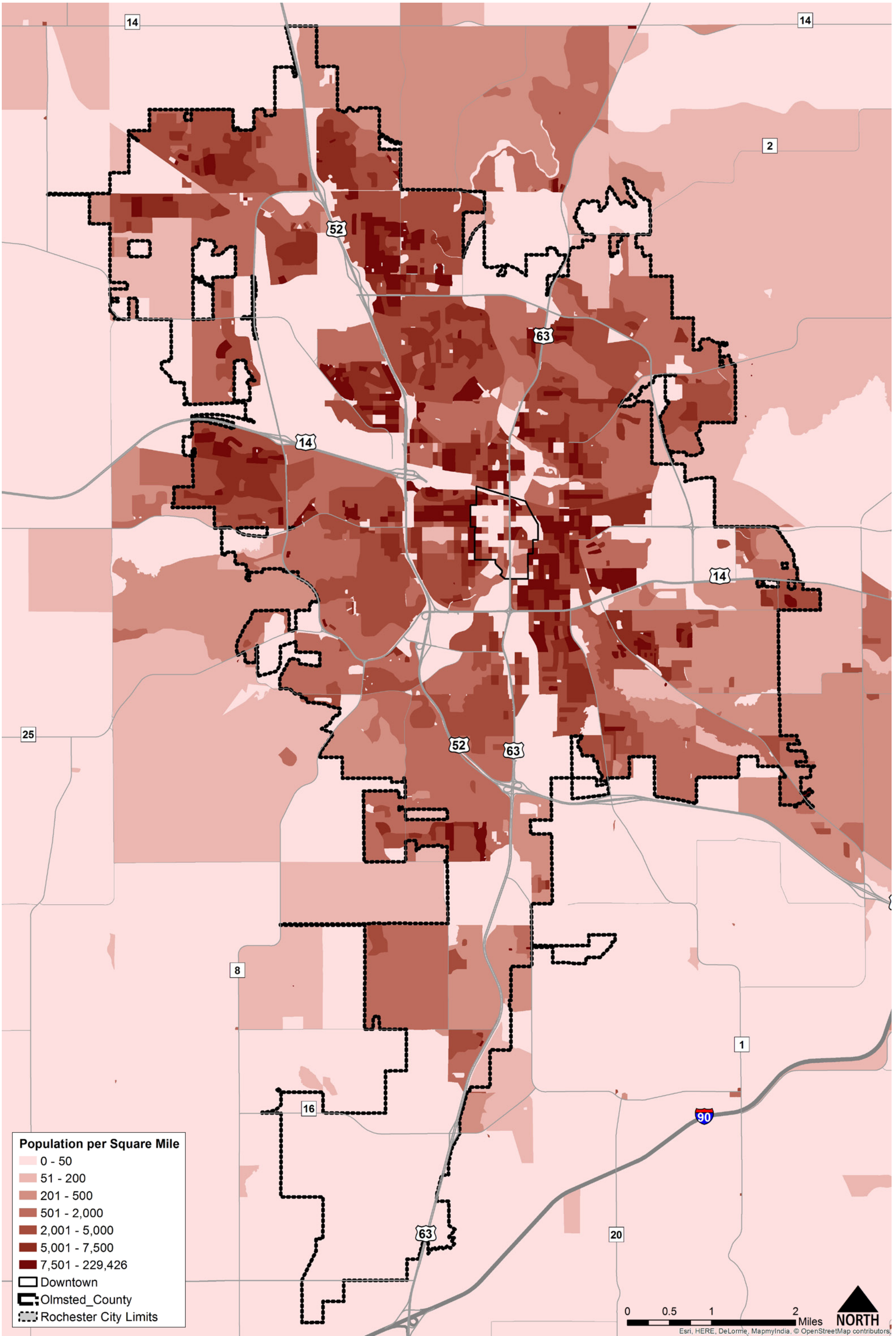


- Orderly Annexation Agreement
- Neighboring City Annexations
- Downtown
- Olmsted County
- Rochester City Limits

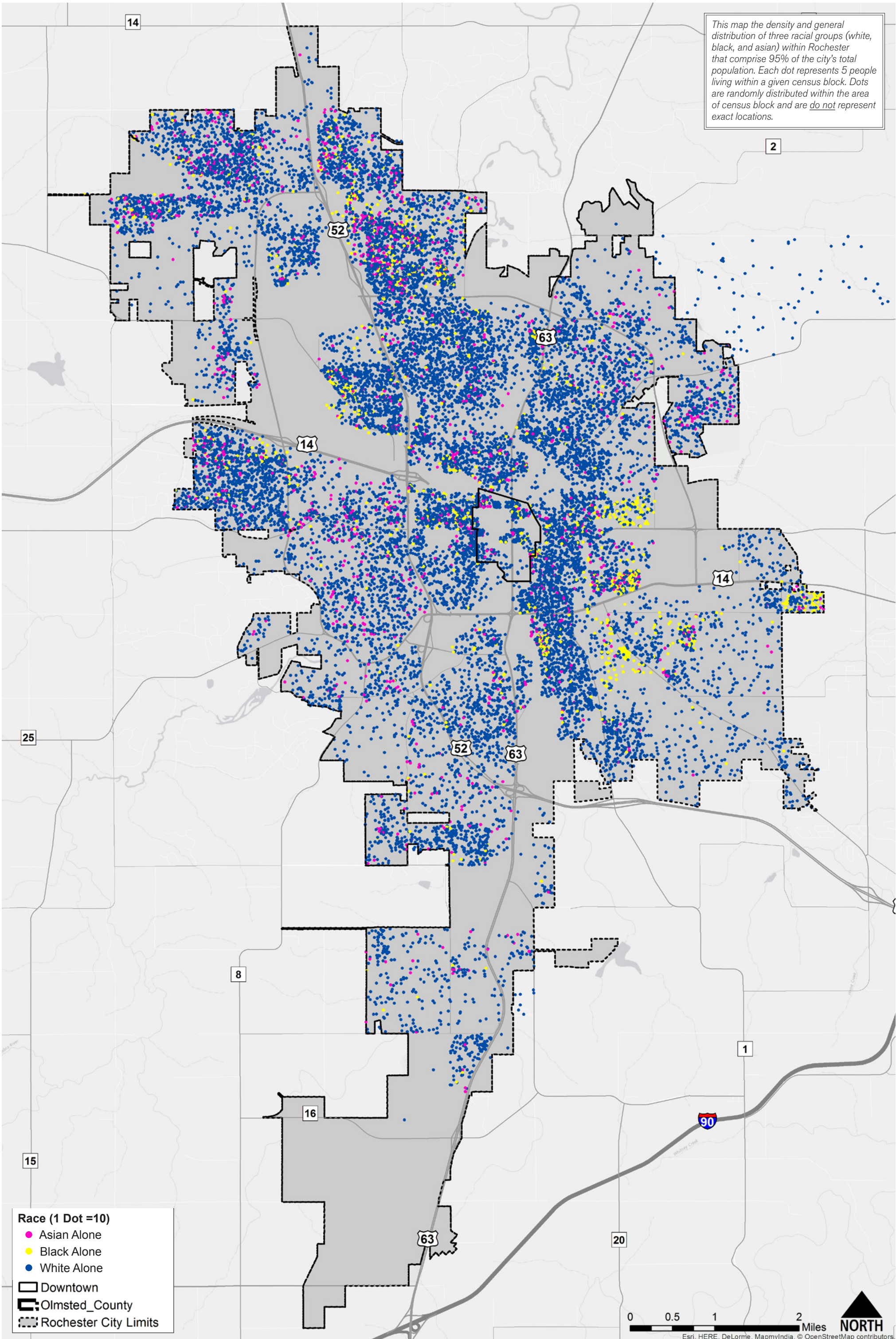


- Downtown
- Olmsted County
- Rochester City Limits

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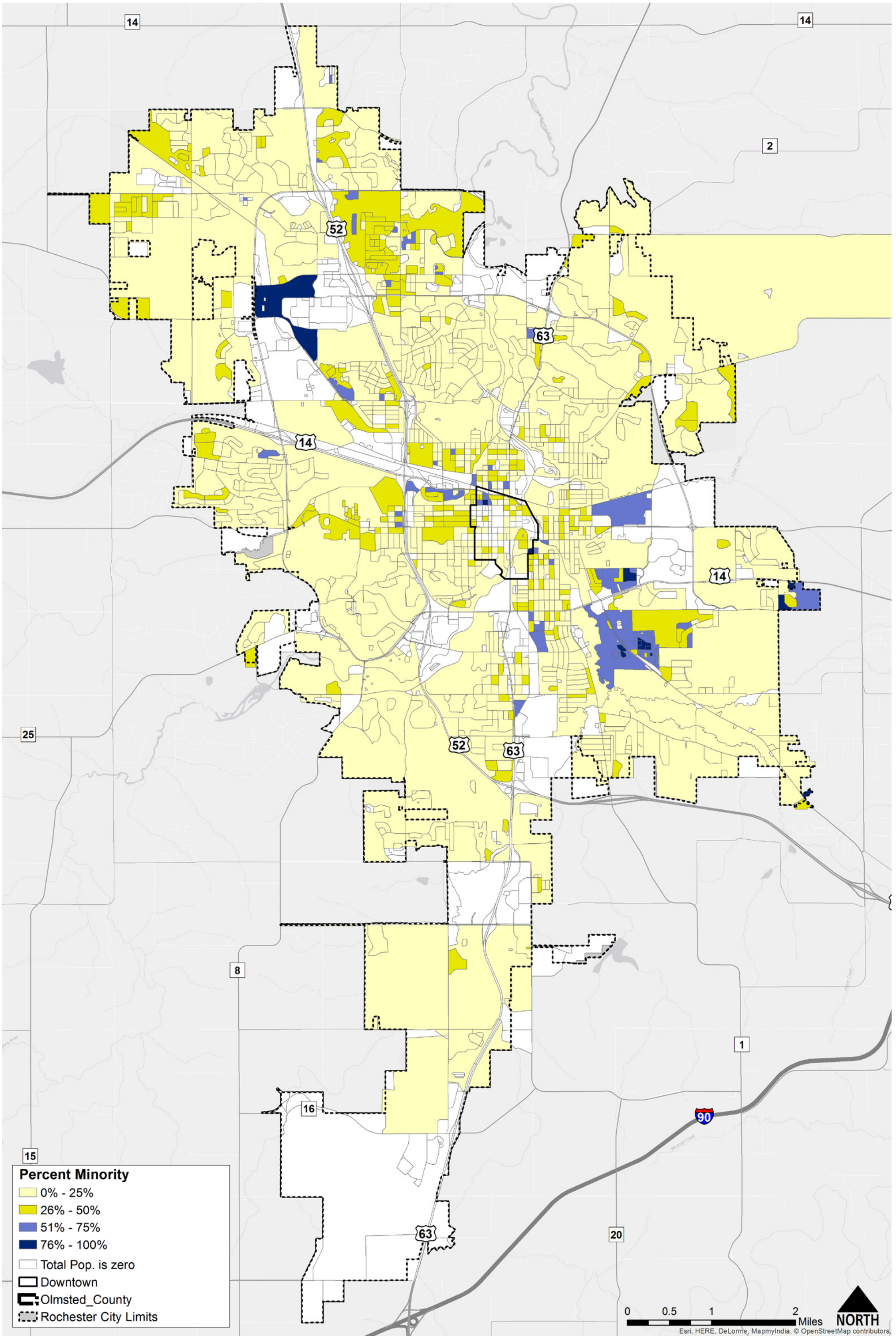


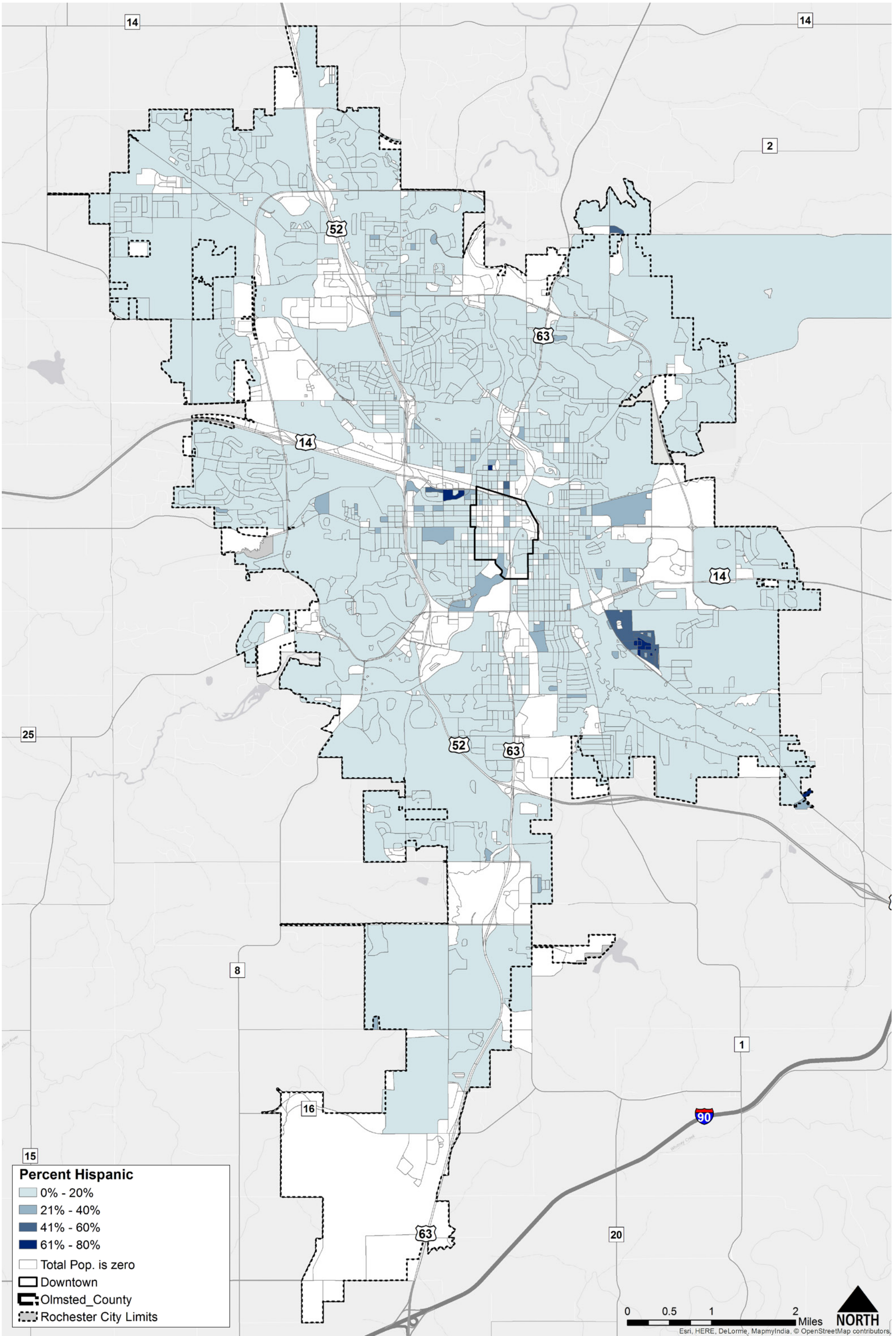
This map the density and general distribution of three racial groups (white, black, and asian) within Rochester that comprise 95% of the city's total population. Each dot represents 5 people living within a given census block. Dots are randomly distributed within the area of census block and are do not represent exact locations.

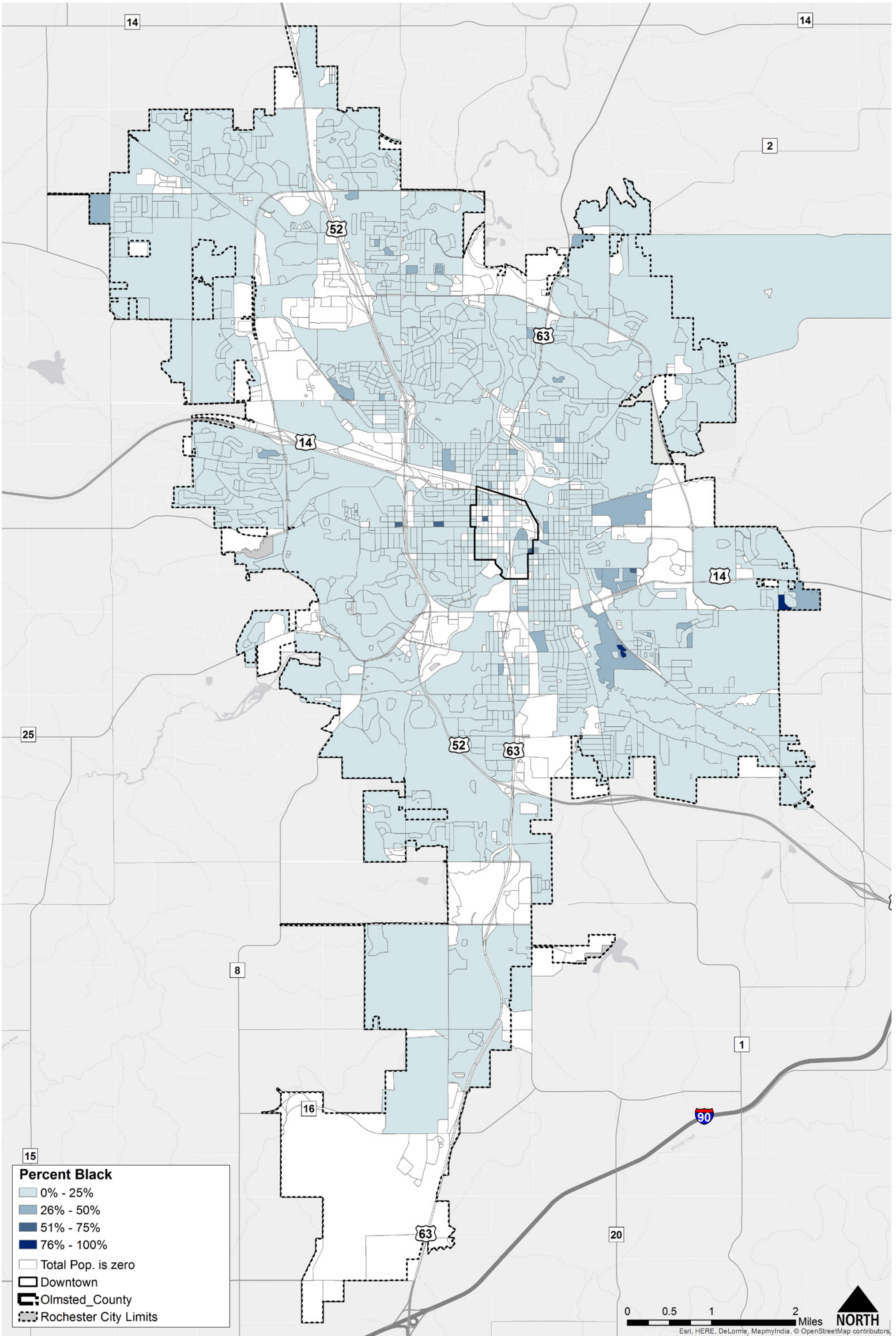


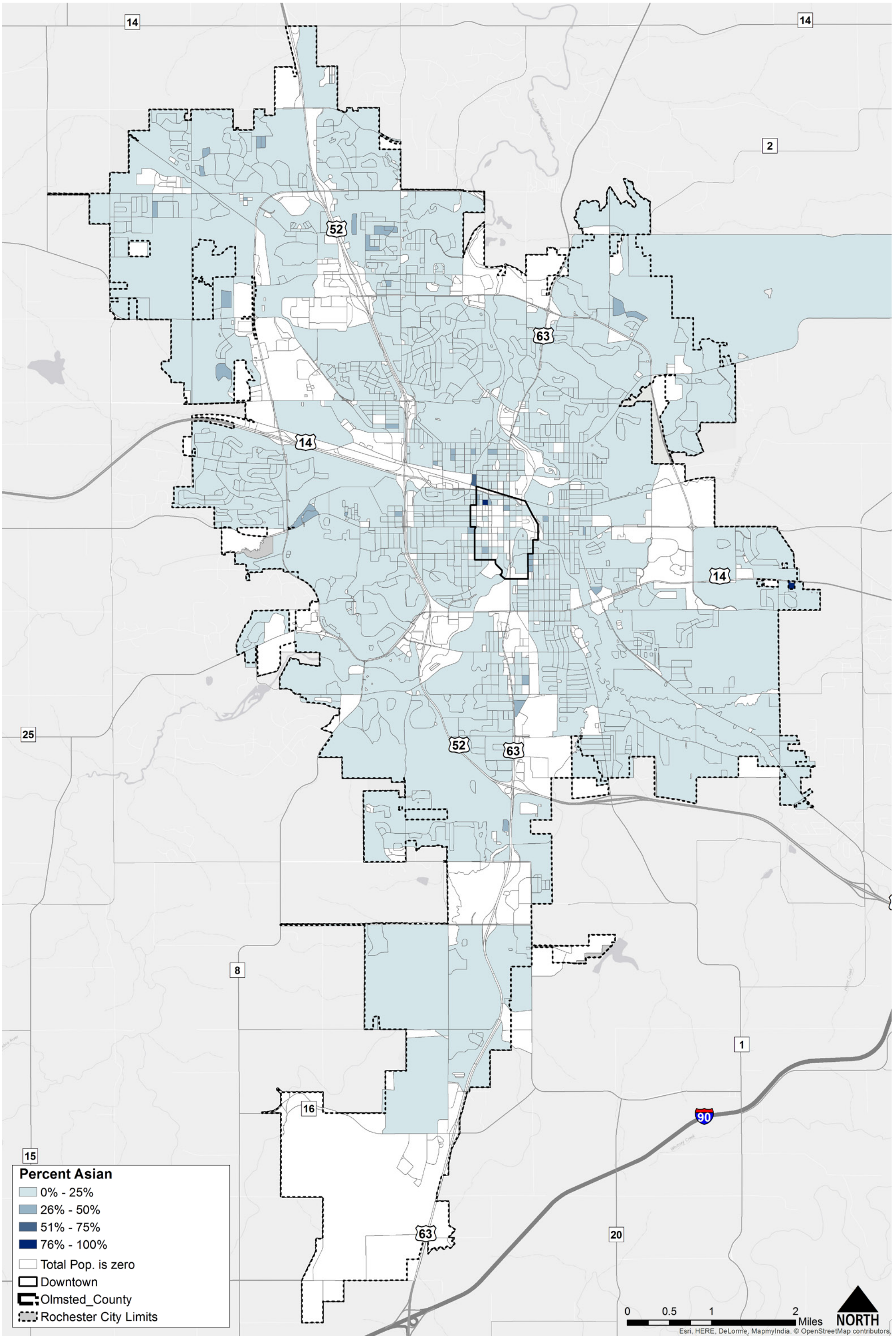
- Race (1 Dot =10)**
- Asian Alone
 - Black Alone
 - White Alone
- Downtown
 □ Olmsted County
 - - - Rochester City Limits

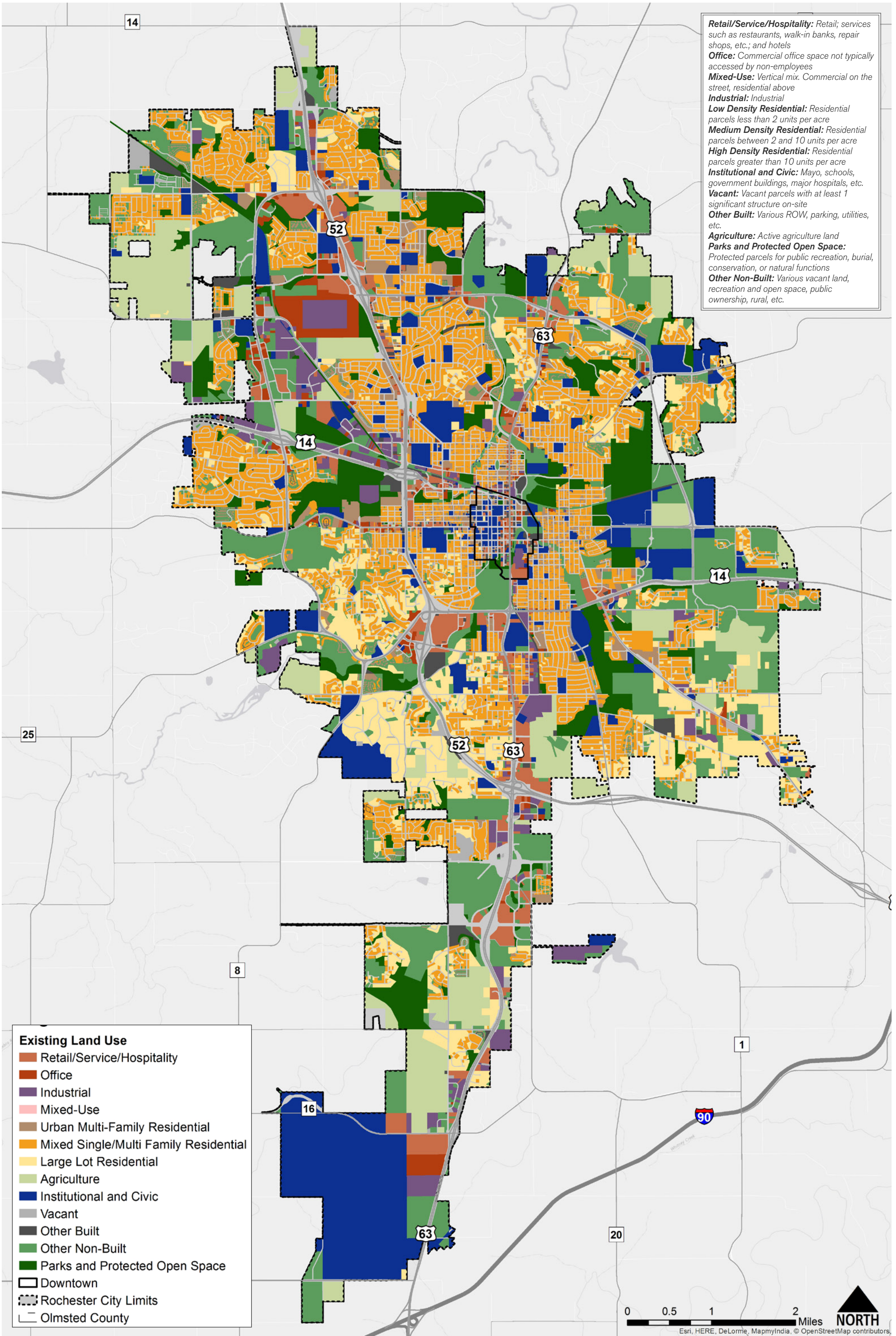






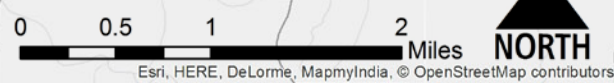


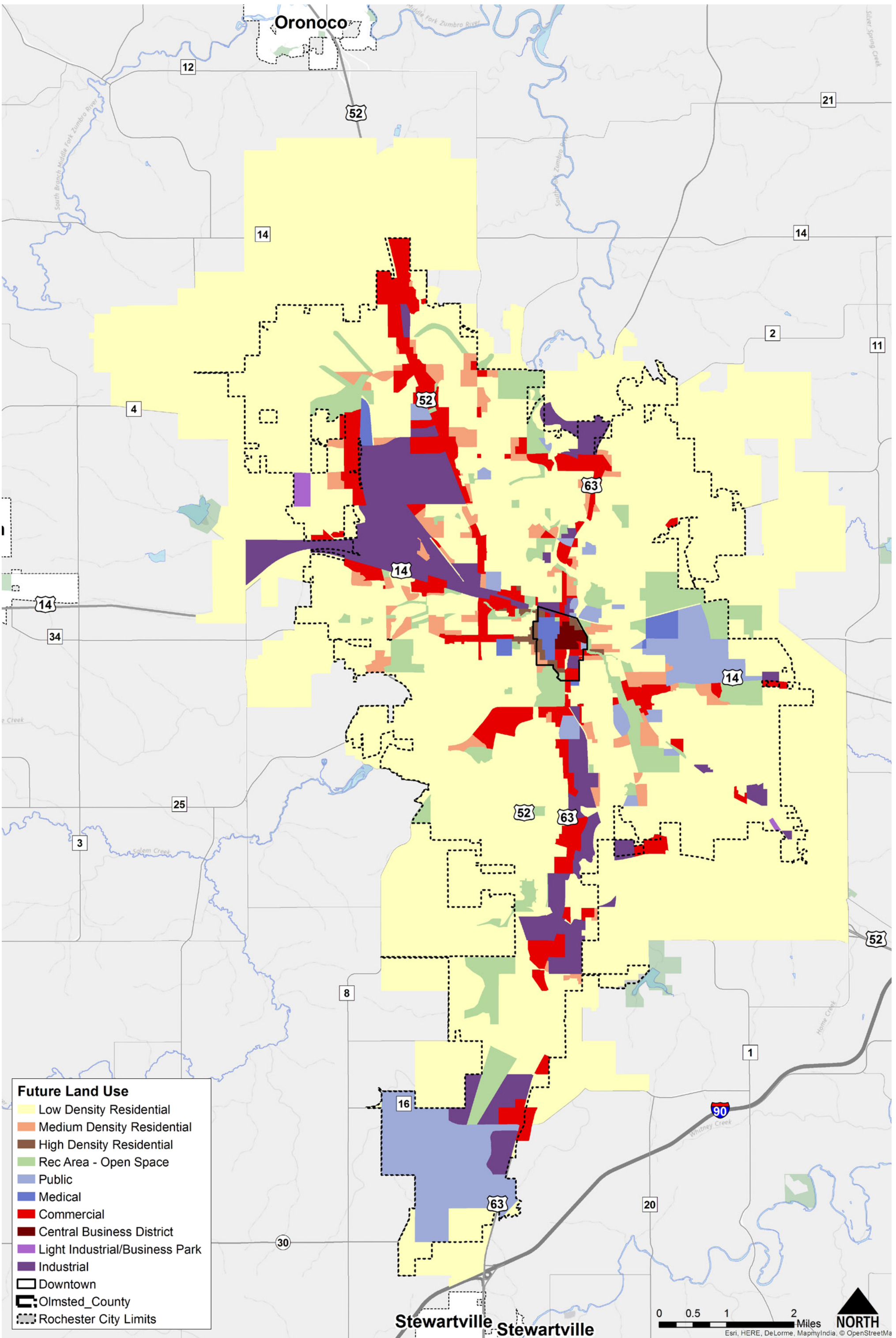




Retail/Service/Hospitality: Retail; services such as restaurants, walk-in banks, repair shops, etc.; and hotels
Office: Commercial office space not typically accessed by non-employees
Mixed-Use: Vertical mix. Commercial on the street, residential above
Industrial: Industrial
Low Density Residential: Residential parcels less than 2 units per acre
Medium Density Residential: Residential parcels between 2 and 10 units per acre
High Density Residential: Residential parcels greater than 10 units per acre
Institutional and Civic: Mayo, schools, government buildings, major hospitals, etc.
Vacant: Vacant parcels with at least 1 significant structure on-site
Other Built: Various ROW, parking, utilities, etc.
Agriculture: Active agriculture land
Parks and Protected Open Space: Protected parcels for public recreation, burial, conservation, or natural functions
Other Non-Built: Various vacant land, recreation and open space, public ownership, rural, etc.

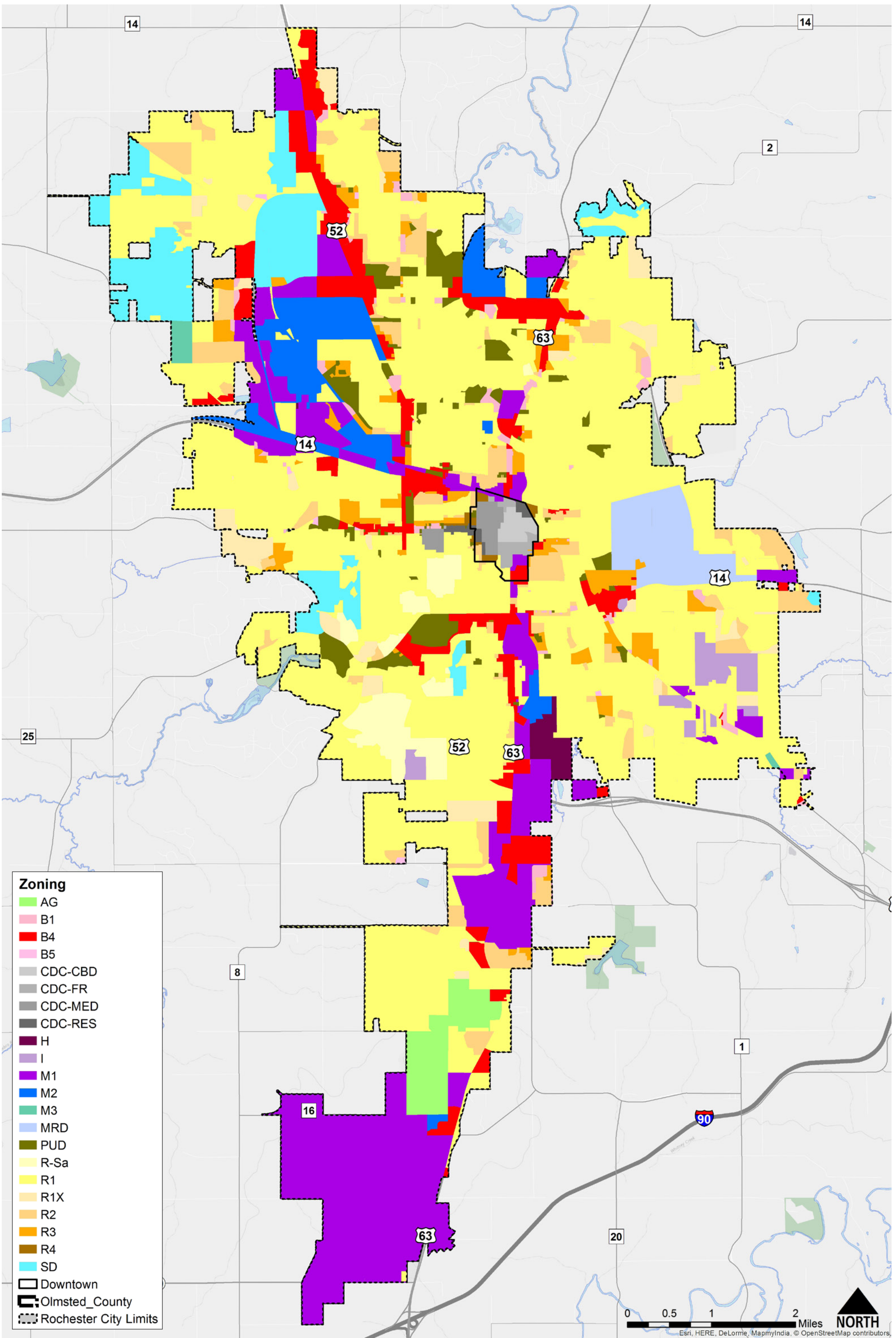
- Existing Land Use**
- Retail/Service/Hospitality
 - Office
 - Industrial
 - Mixed-Use
 - Urban Multi-Family Residential
 - Mixed Single/Multi Family Residential
 - Large Lot Residential
 - Agriculture
 - Institutional and Civic
 - Vacant
 - Other Built
 - Other Non-Built
 - Parks and Protected Open Space
 - Downtown
 - Rochester City Limits
 - Olmsted County

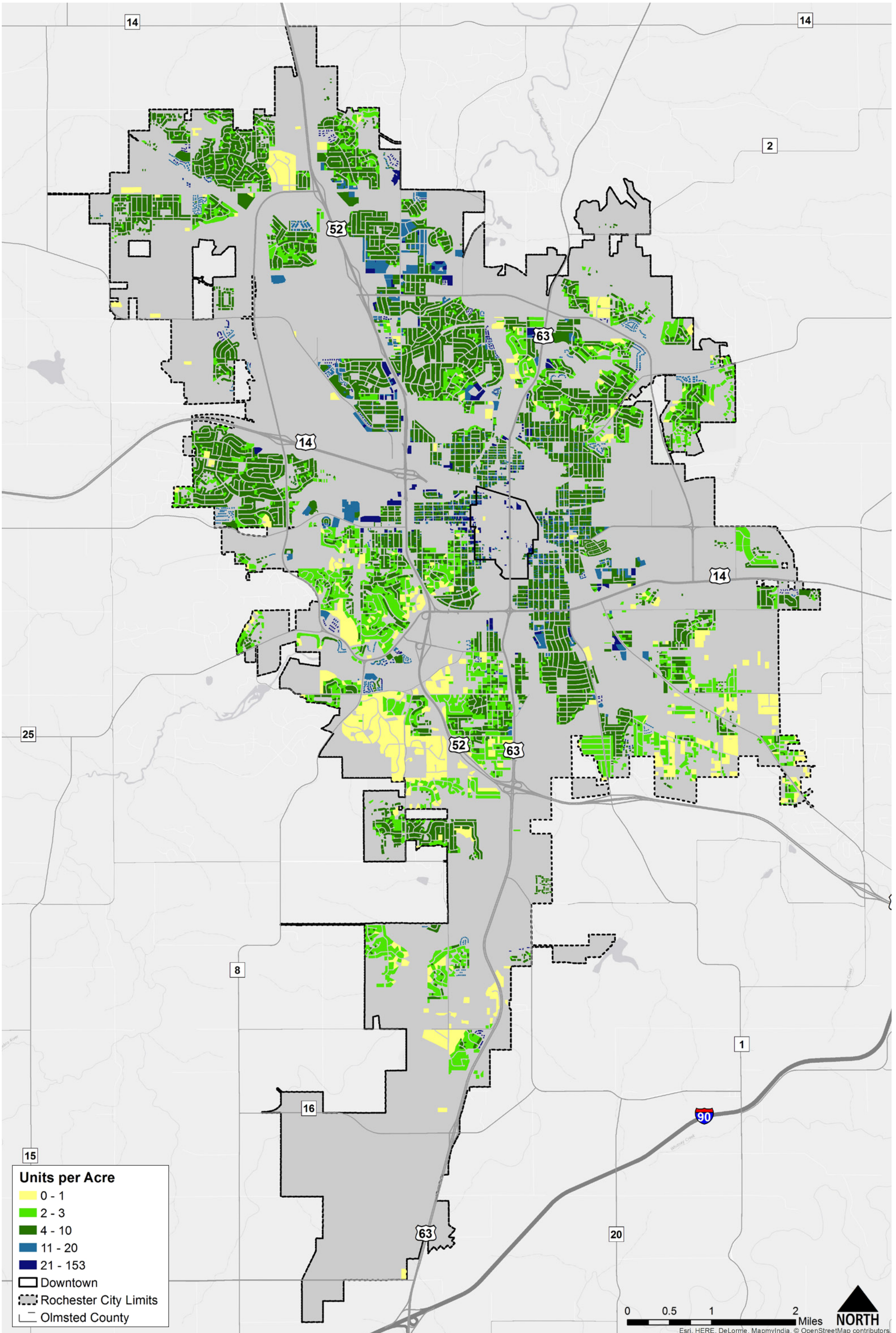


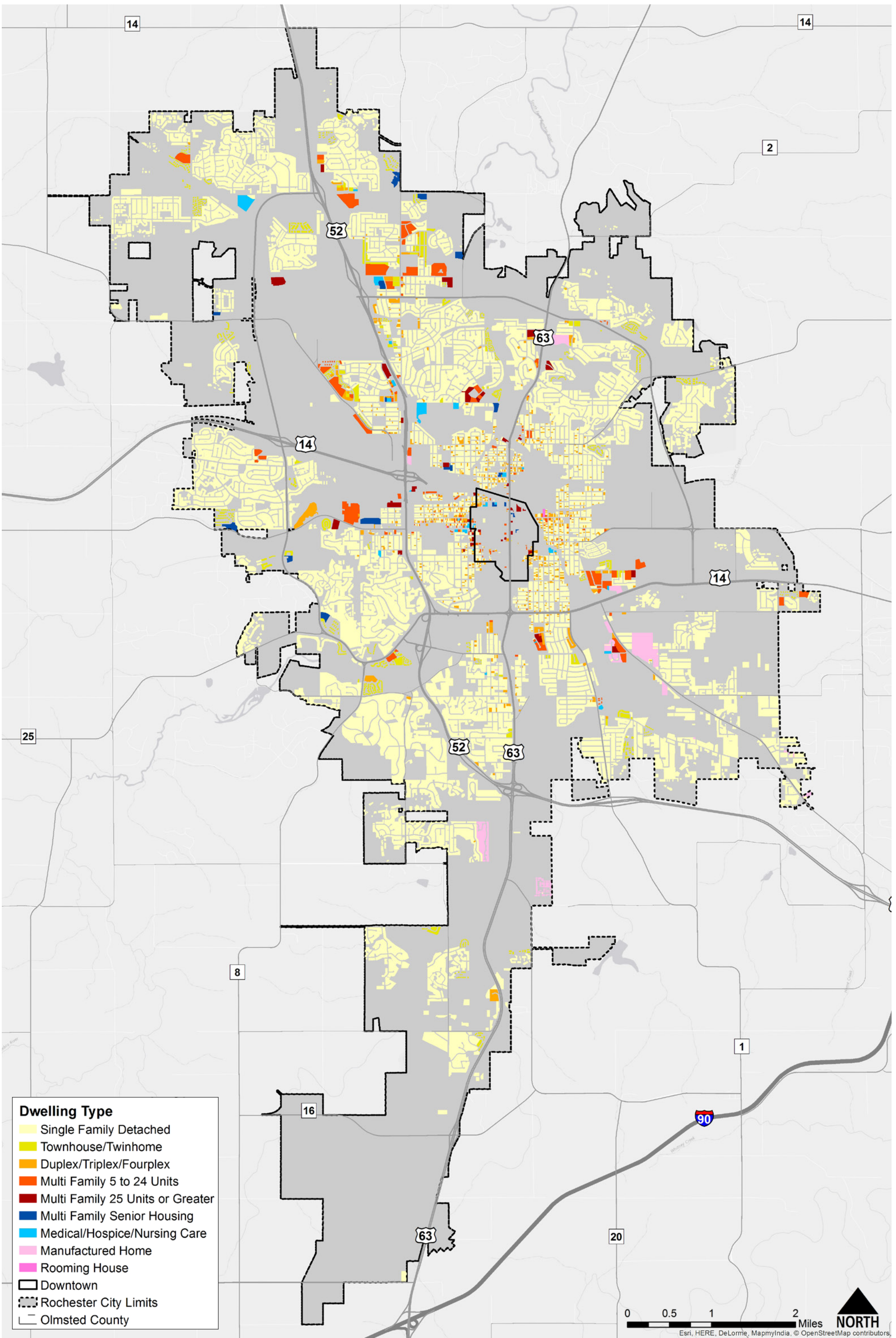


Future Land Use

- Low Density Residential
- Medium Density Residential
- High Density Residential
- Rec Area - Open Space
- Public
- Medical
- Commercial
- Central Business District
- Light Industrial/Business Park
- Industrial
- Downtown
- Olmsted County
- Rochester City Limits

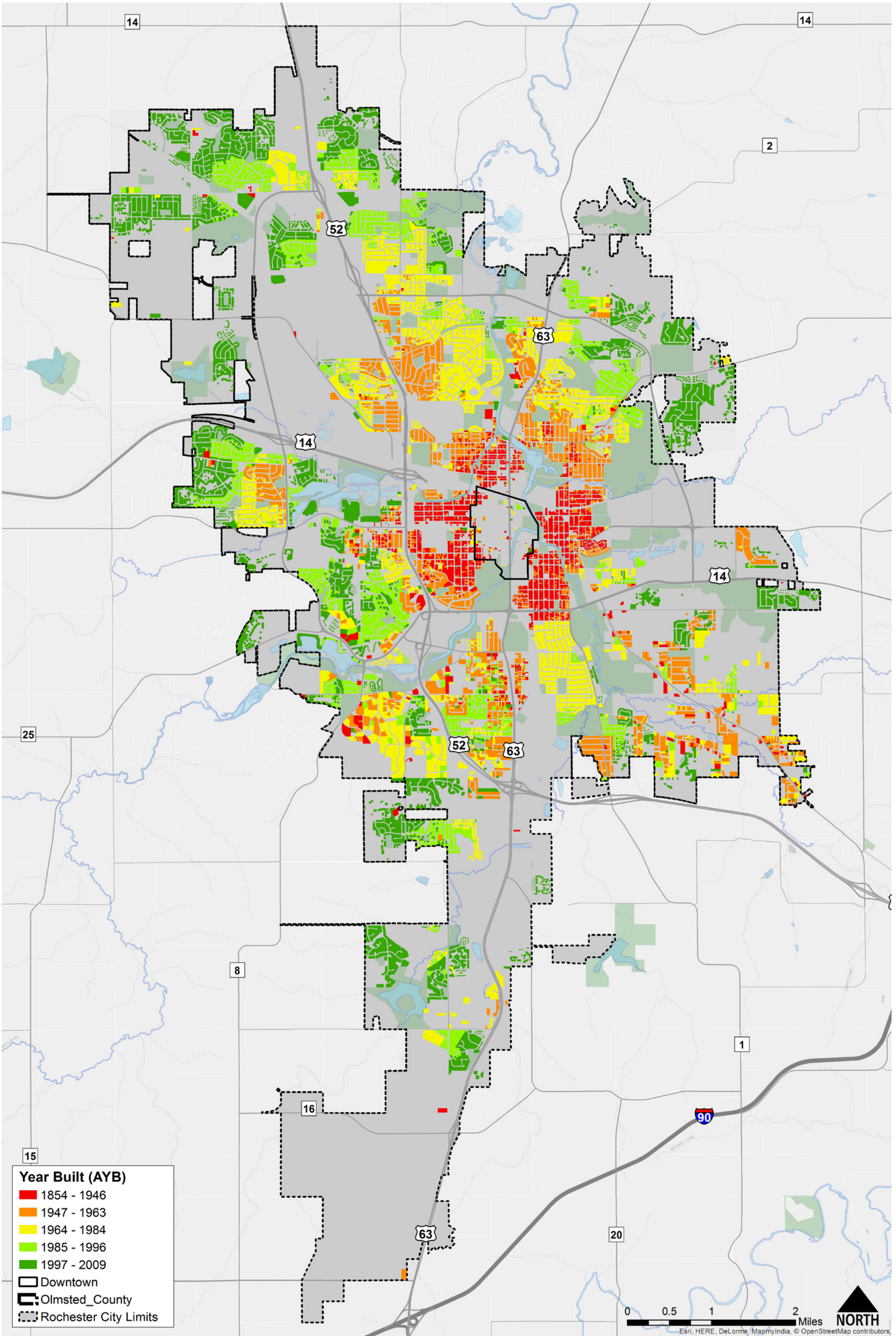






- Dwelling Type**
- Single Family Detached
 - Townhouse/Twinhome
 - Duplex/Triplex/Fourplex
 - Multi Family 5 to 24 Units
 - Multi Family 25 Units or Greater
 - Multi Family Senior Housing
 - Medical/Hospice/Nursing Care
 - Manufactured Home
 - Rooming House
 - Downtown
 - Rochester City Limits
 - Olmsted County

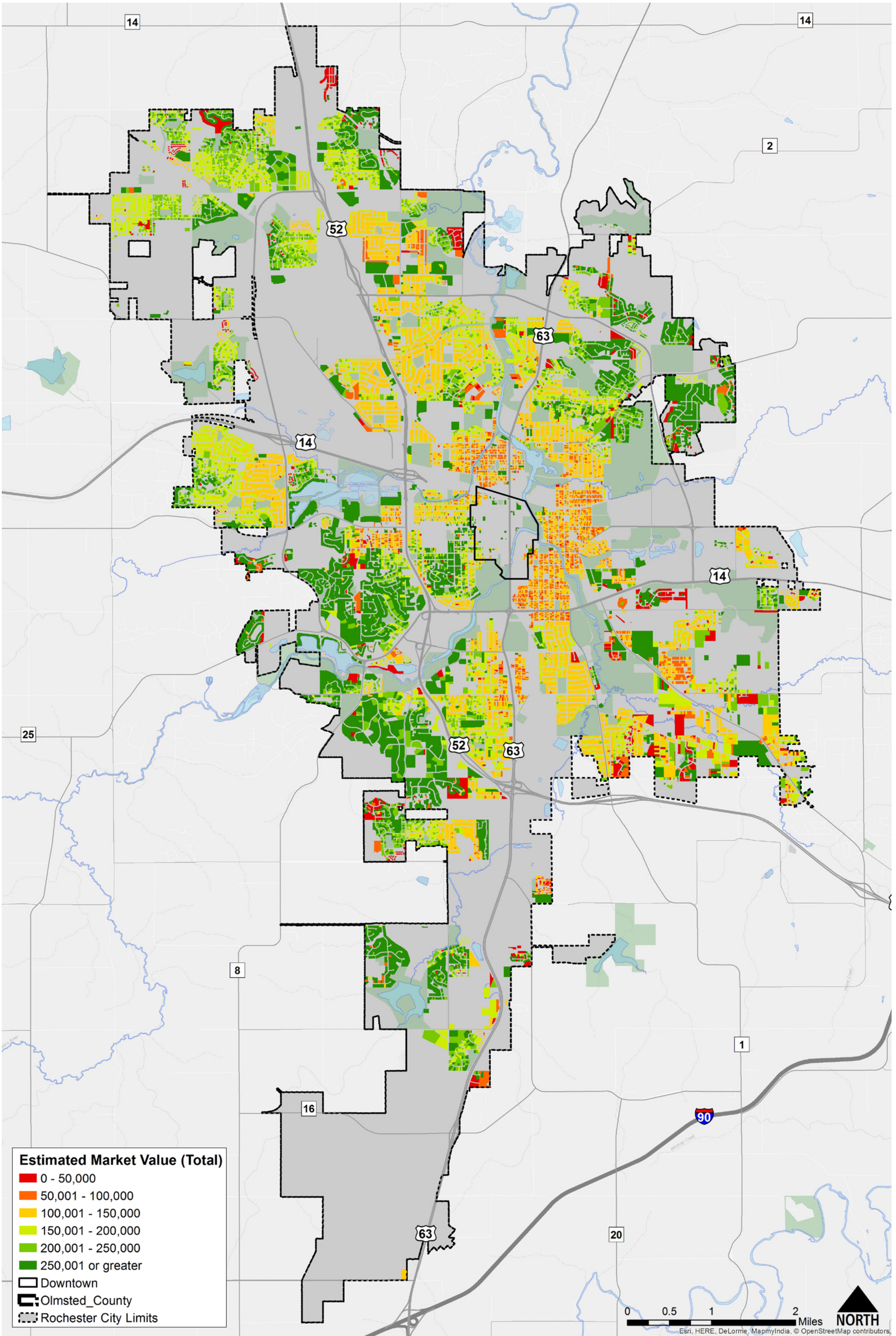


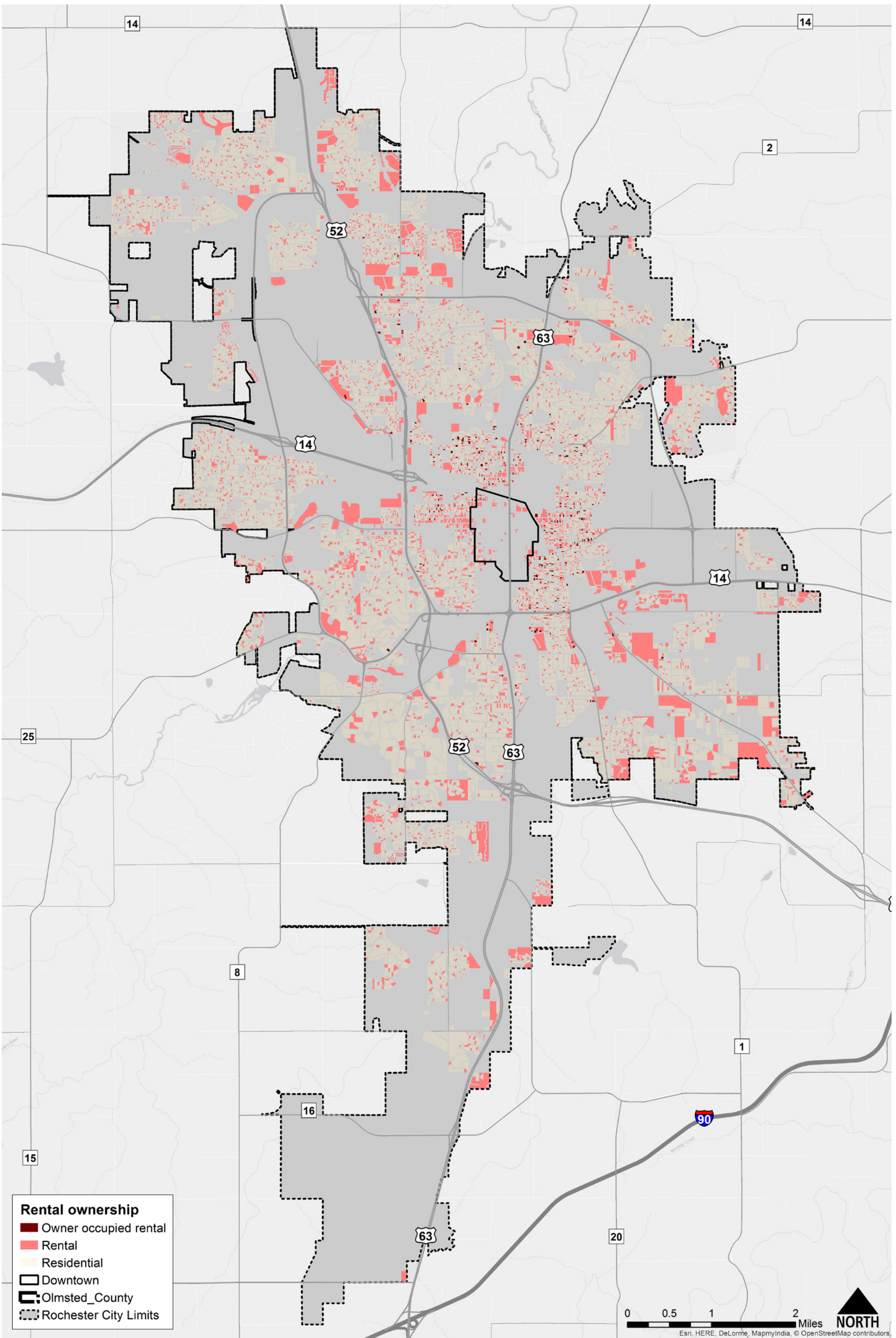


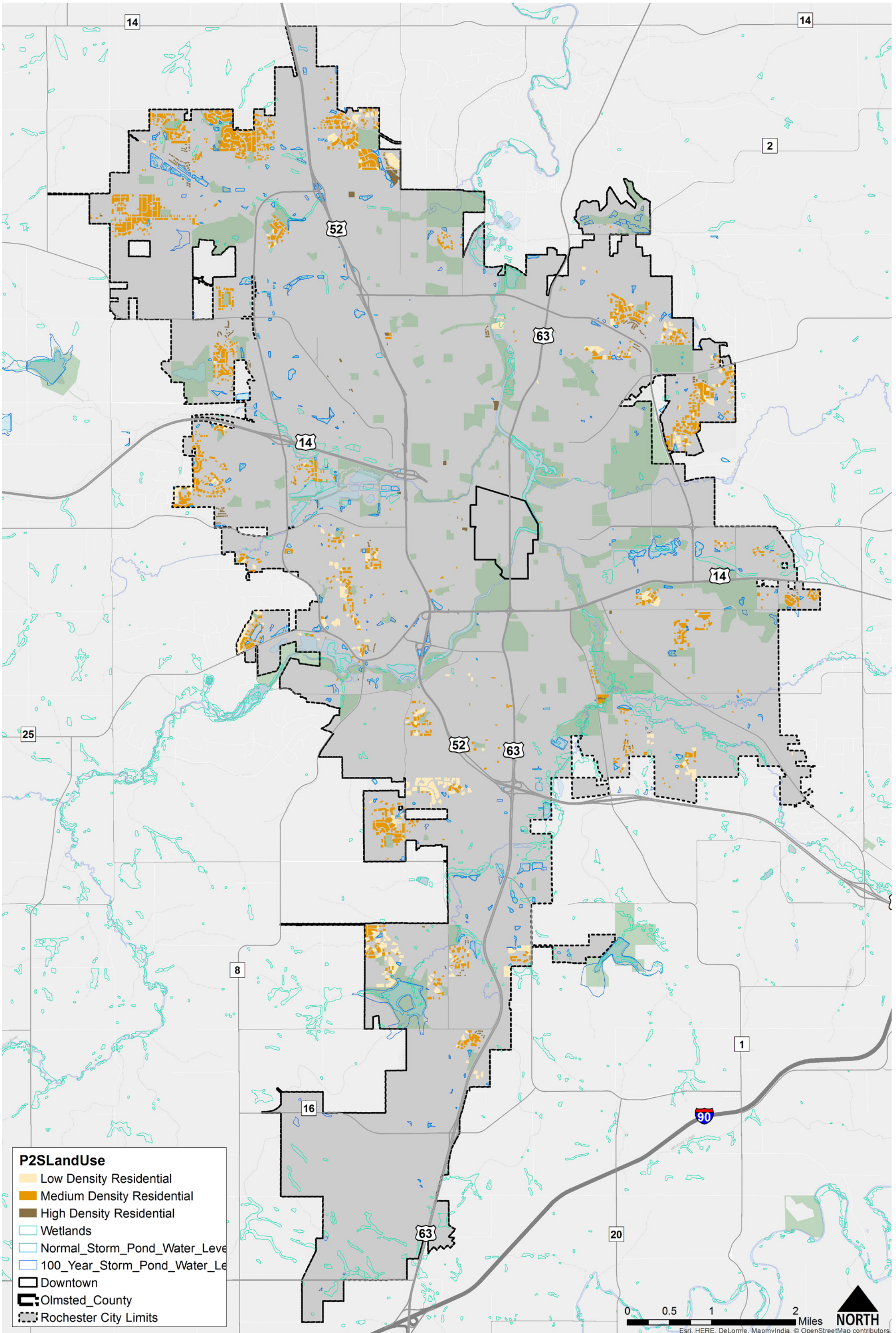
Year Built (AYB)

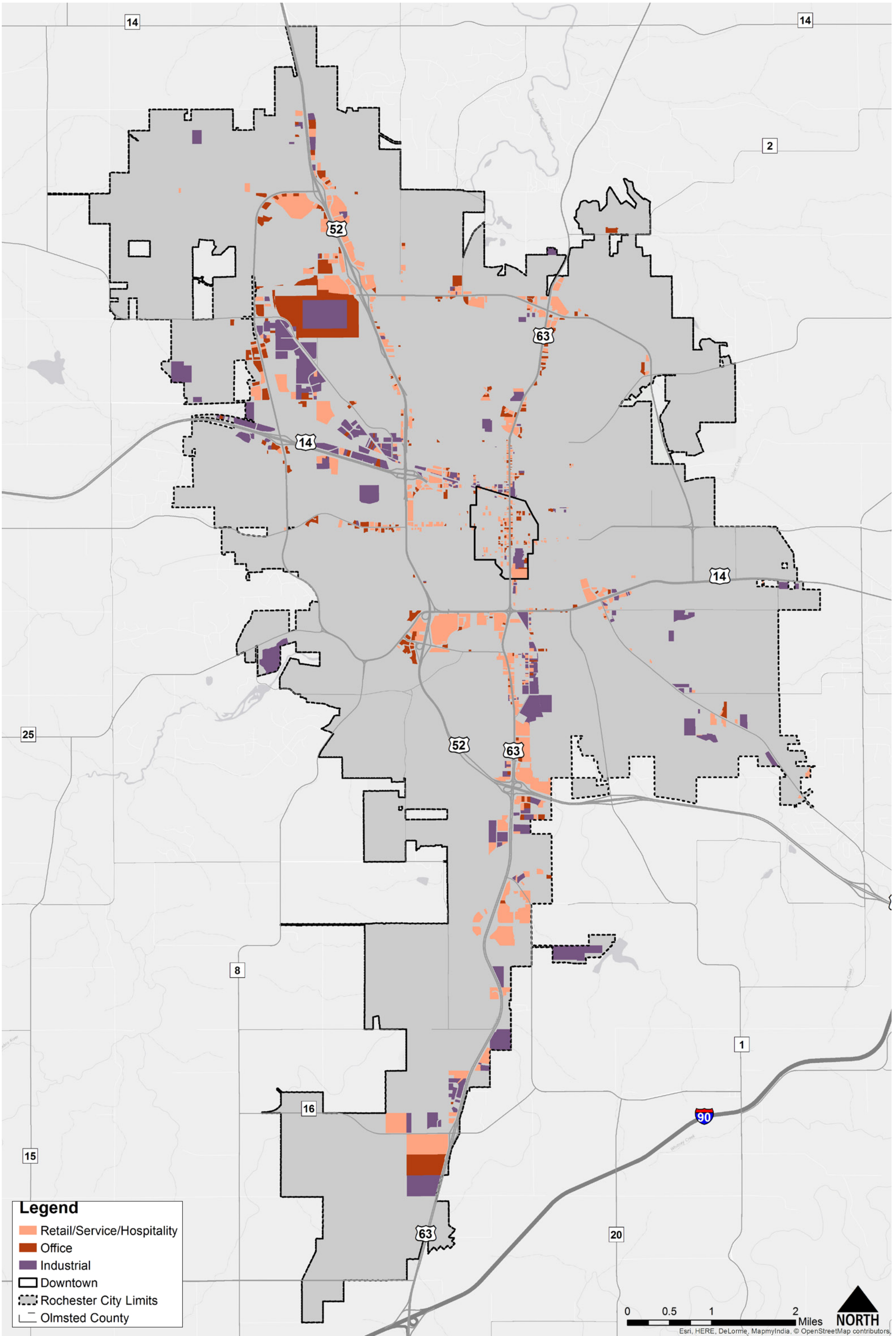
- 1854 - 1946
- 1947 - 1963
- 1964 - 1984
- 1985 - 1996
- 1997 - 2009
- Downtown
- Olmsted County
- Rochester City Limits





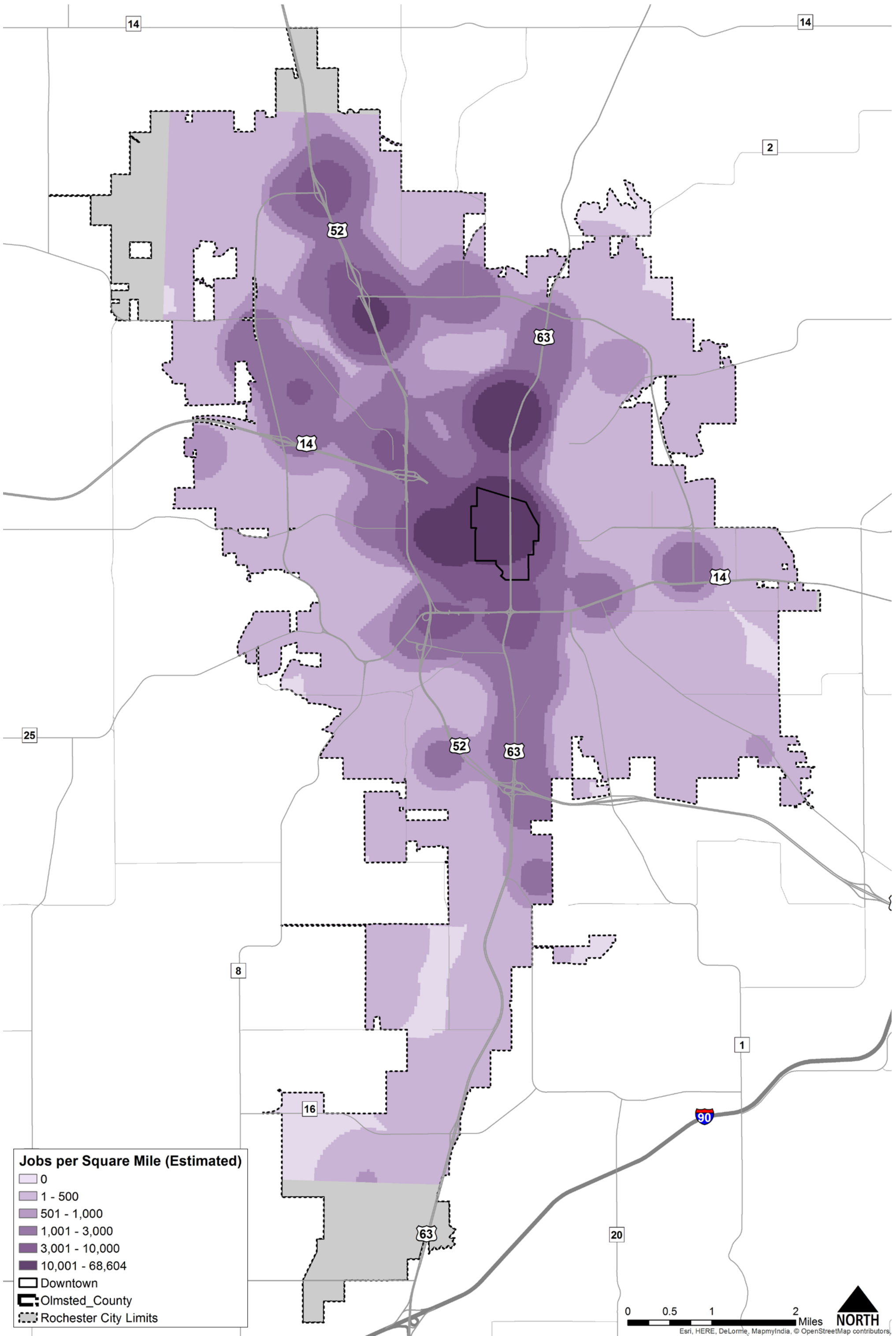


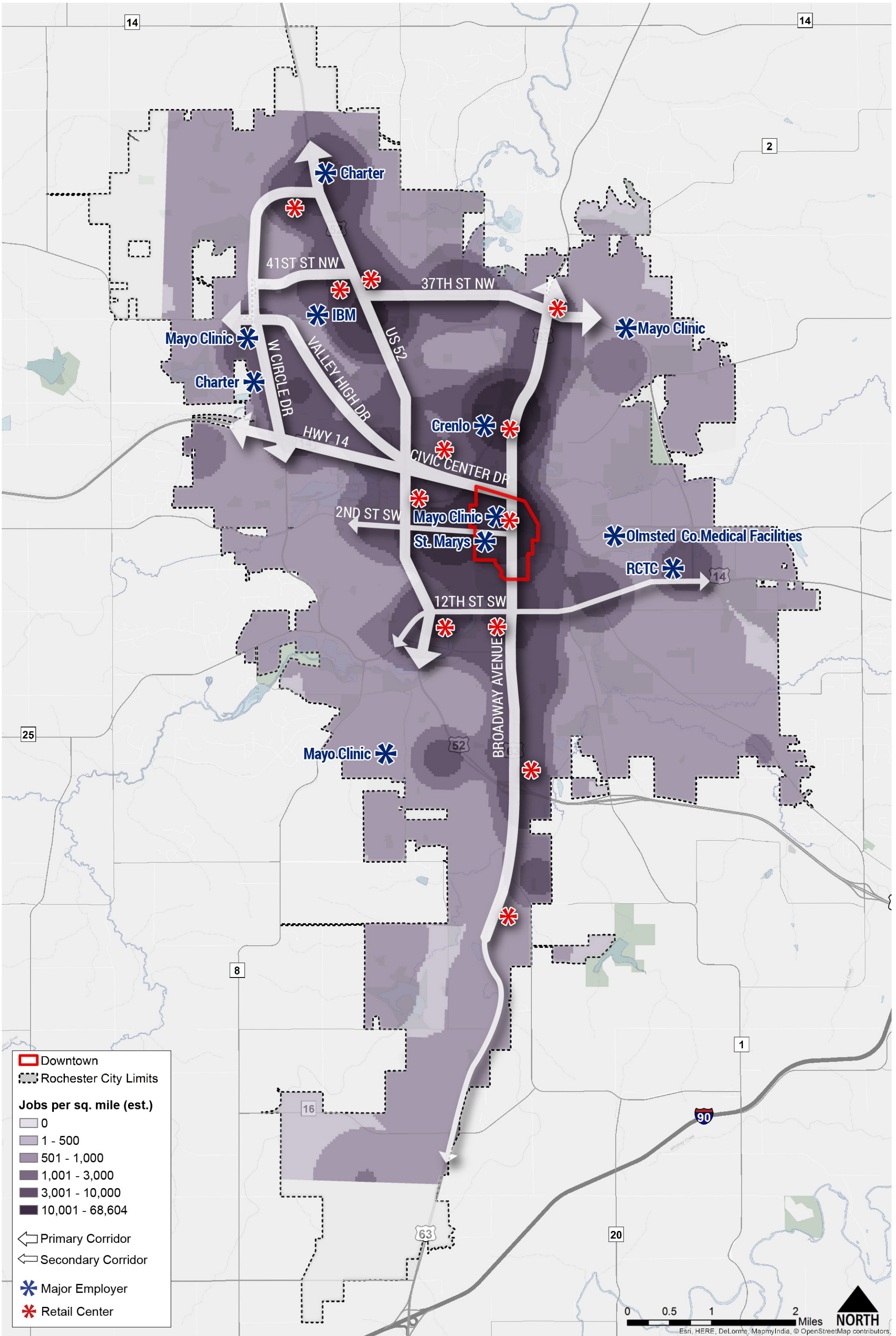


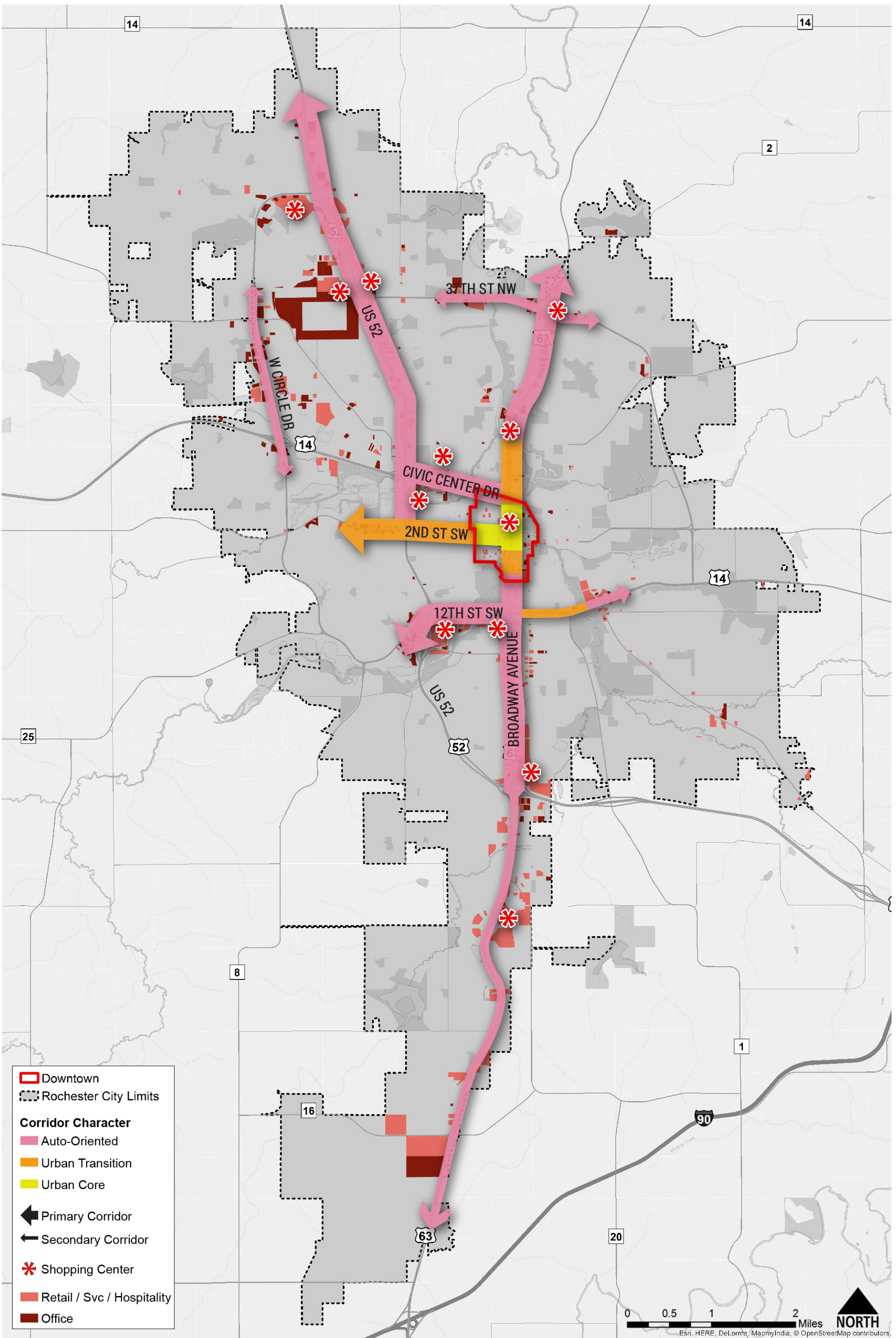


Legend

- Retail/Service/Hospitality
- Office
- Industrial
- Downtown
- Rochester City Limits
- Olmsted County



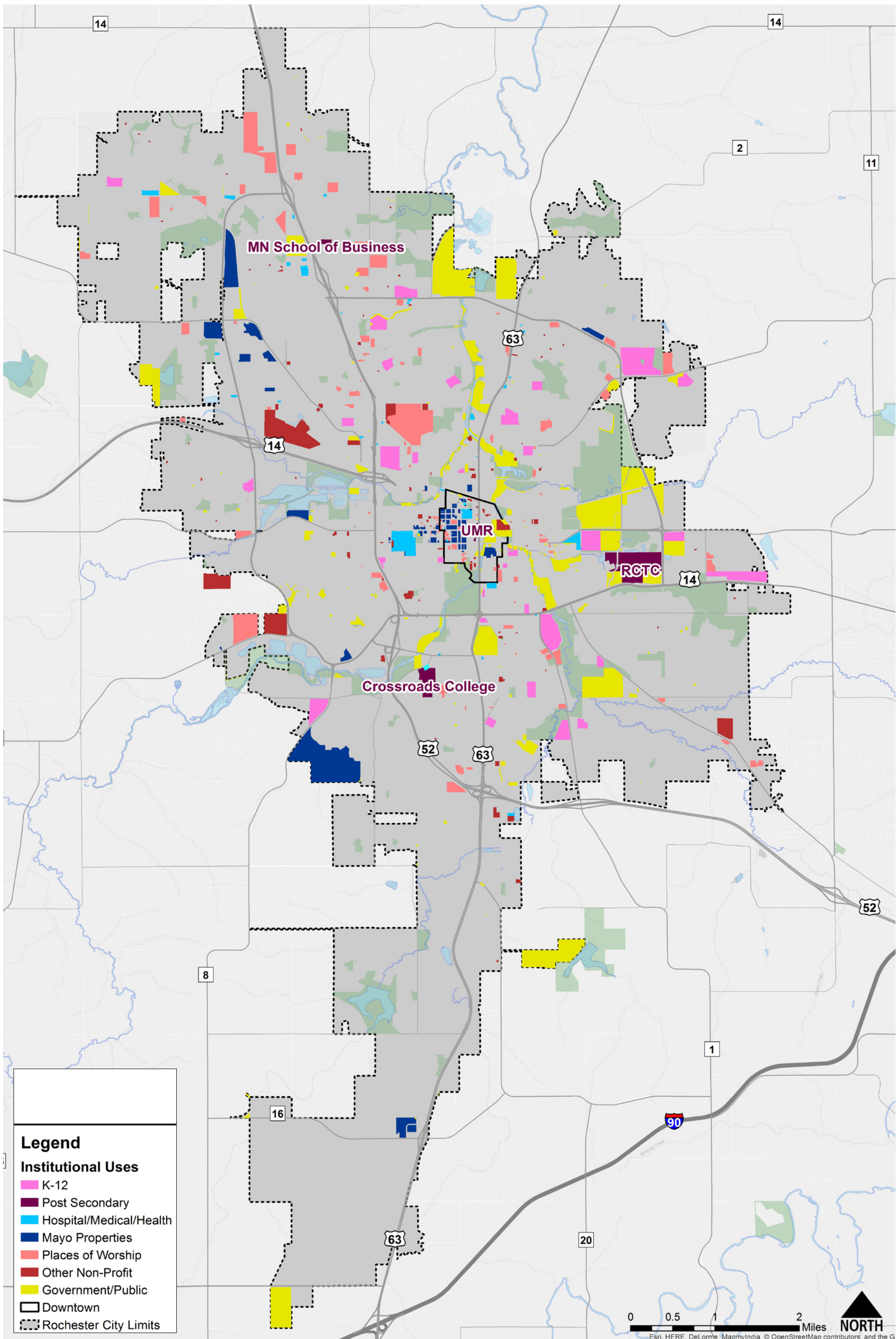




Legend

- Downtown
- Rochester City Limits
- Corridor Character**
- Auto-Oriented
- Urban Transition
- Urban Core
- ← Primary Corridor
- Secondary Corridor
- ✱ Shopping Center
- Retail / Svc / Hospitality
- Office



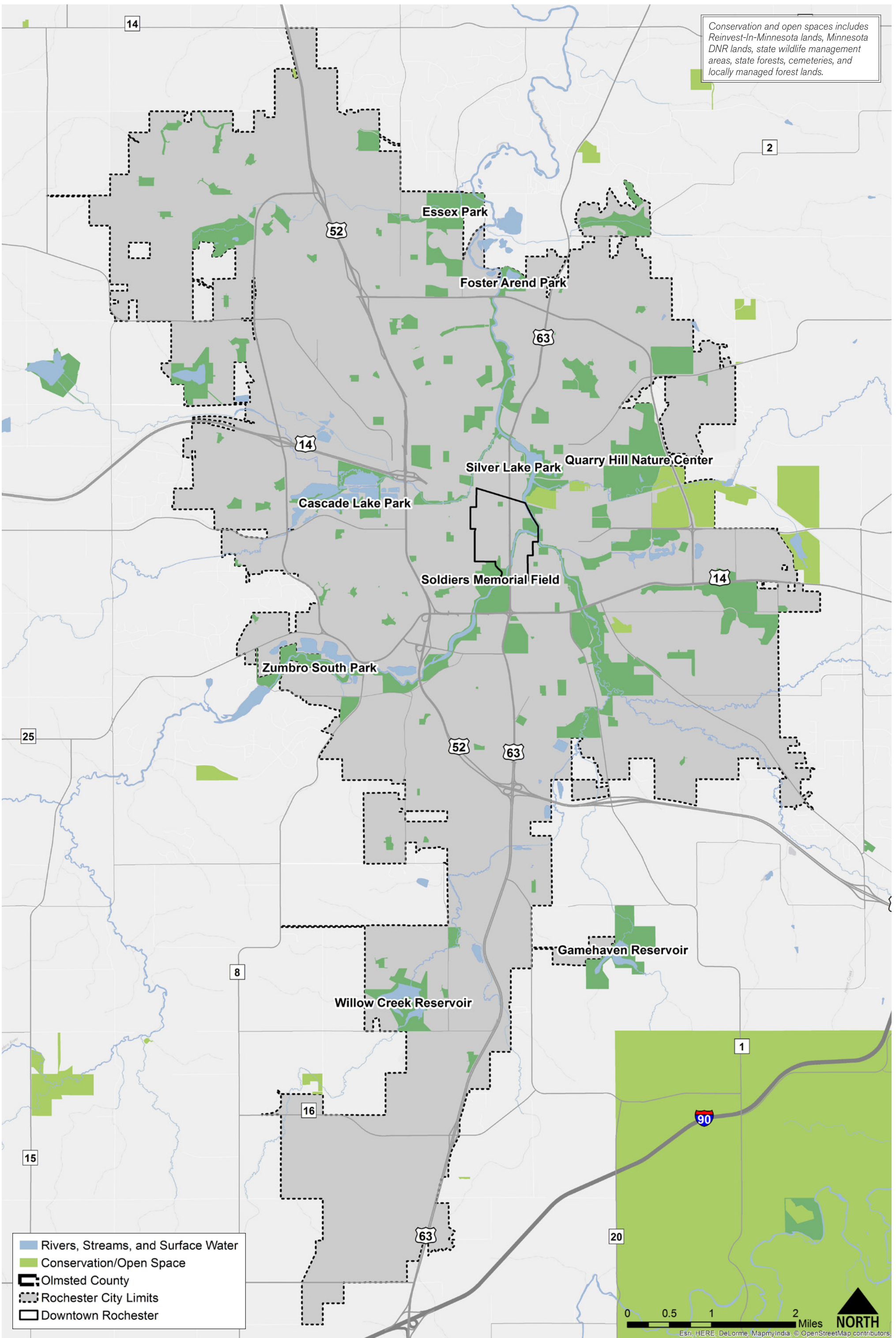


Legend

Institutional Uses

- K-12
- Post Secondary
- Hospital/Medical/Health
- Mayo Properties
- Places of Worship
- Other Non-Profit
- Government/Public
- Downtown
- Rochester City Limits

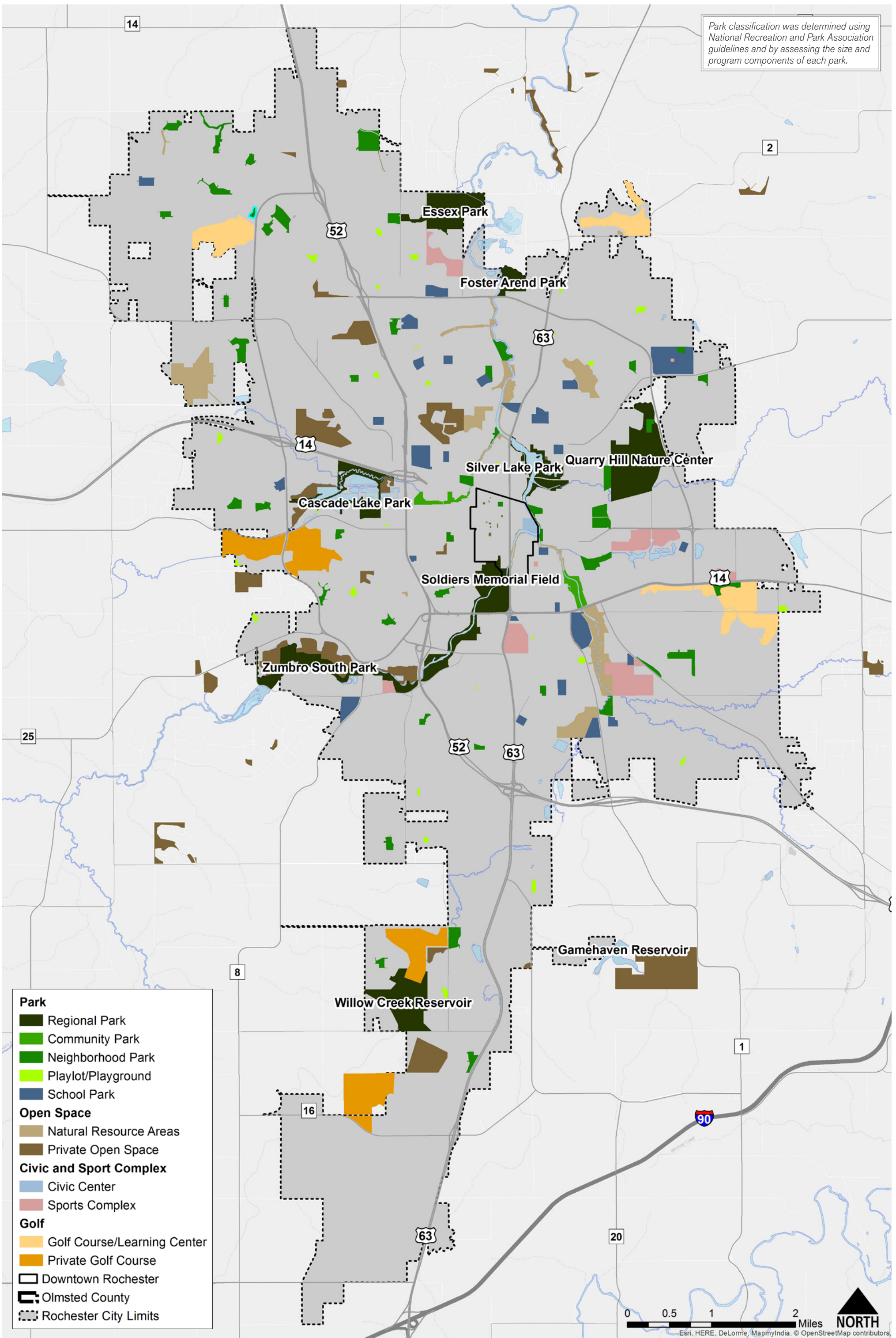
Conservation and open spaces includes Reinvest-In-Minnesota lands, Minnesota DNR lands, state wildlife management areas, state forests, cemeteries, and locally managed forest lands.



- Rivers, Streams, and Surface Water
- Conservation/Open Space
- Olmsted County
- Rochester City Limits
- Downtown Rochester

0 0.5 1 2 Miles **NORTH**
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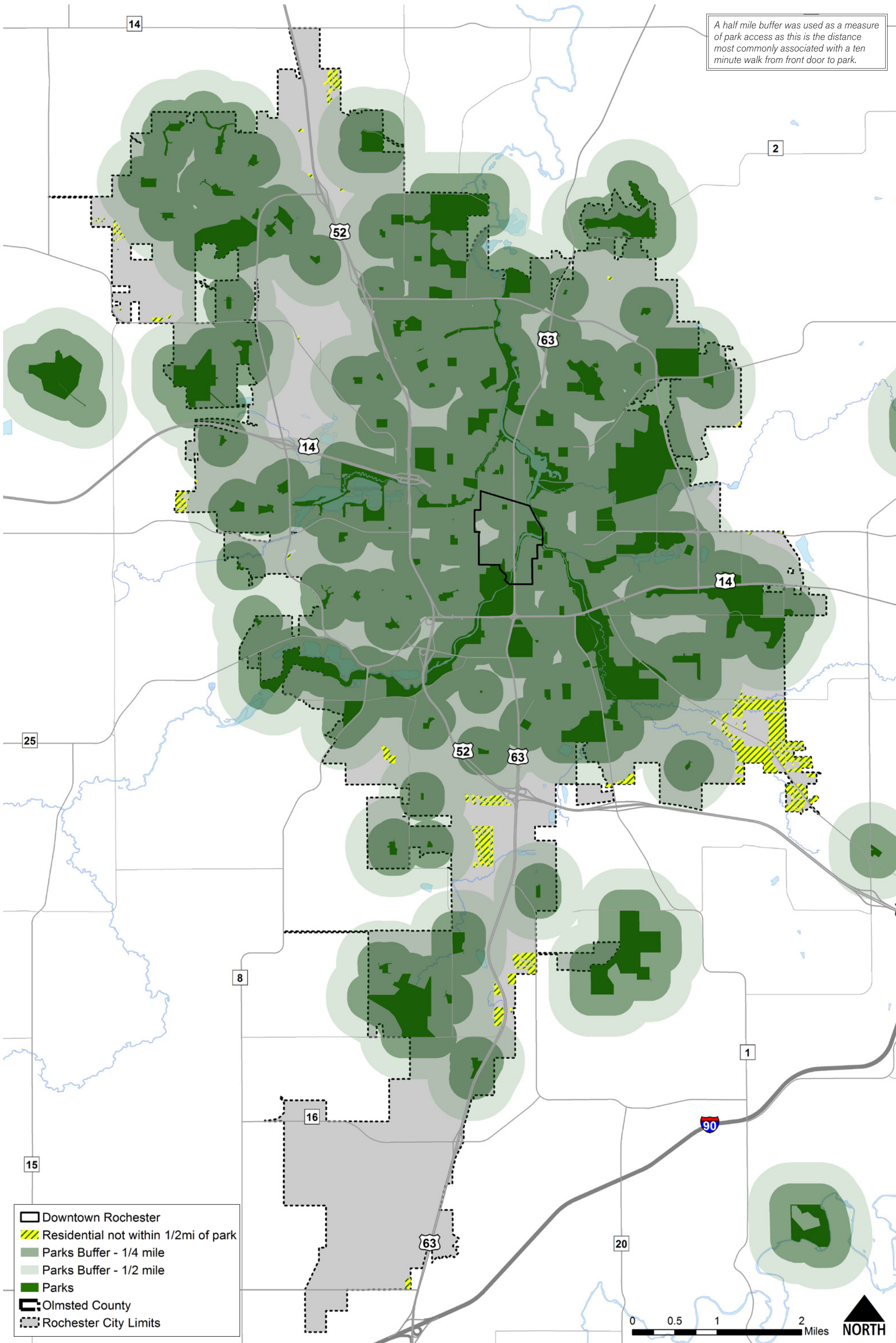
Park classification was determined using National Recreation and Park Association guidelines and by assessing the size and program components of each park.










- Park**
- Regional Park
 - Community Park
 - Neighborhood Park
 - Playlot/Playground
 - School Park
- Open Space**
- Natural Resource Areas
 - Private Open Space
- Civic and Sport Complex**
- Civic Center
 - Sports Complex
- Golf**
- Golf Course/Learning Center
 - Private Golf Course
- Downtown Rochester
- Olmsted County
- Rochester City Limits



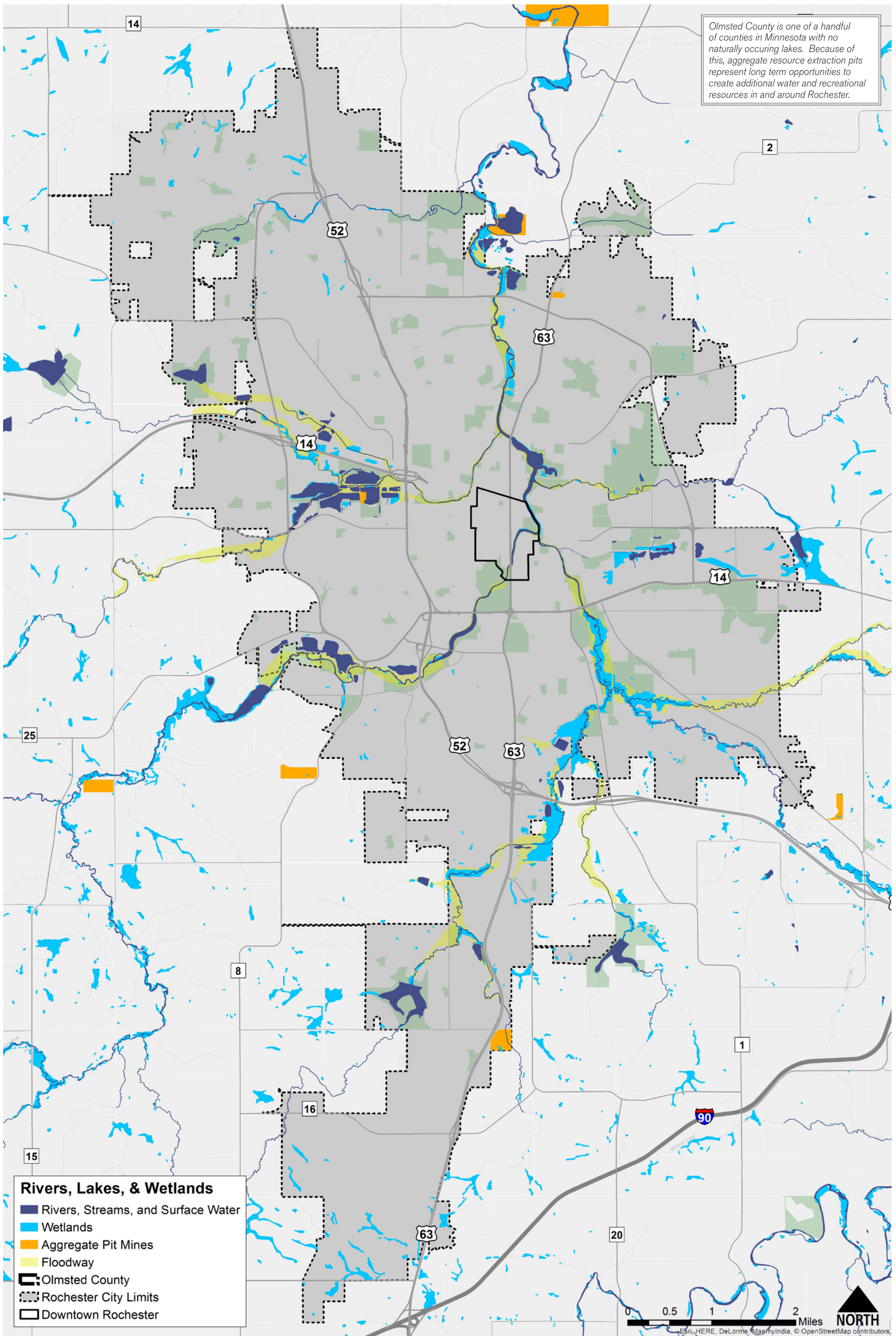
A half mile buffer was used as a measure of park access as this is the distance most commonly associated with a ten minute walk from front door to park.



-  Downtown Rochester
-  Residential not within 1/2mi of park
-  Parks Buffer - 1/4 mile
-  Parks Buffer - 1/2 mile
-  Parks
-  Olmsted County
-  Rochester City Limits



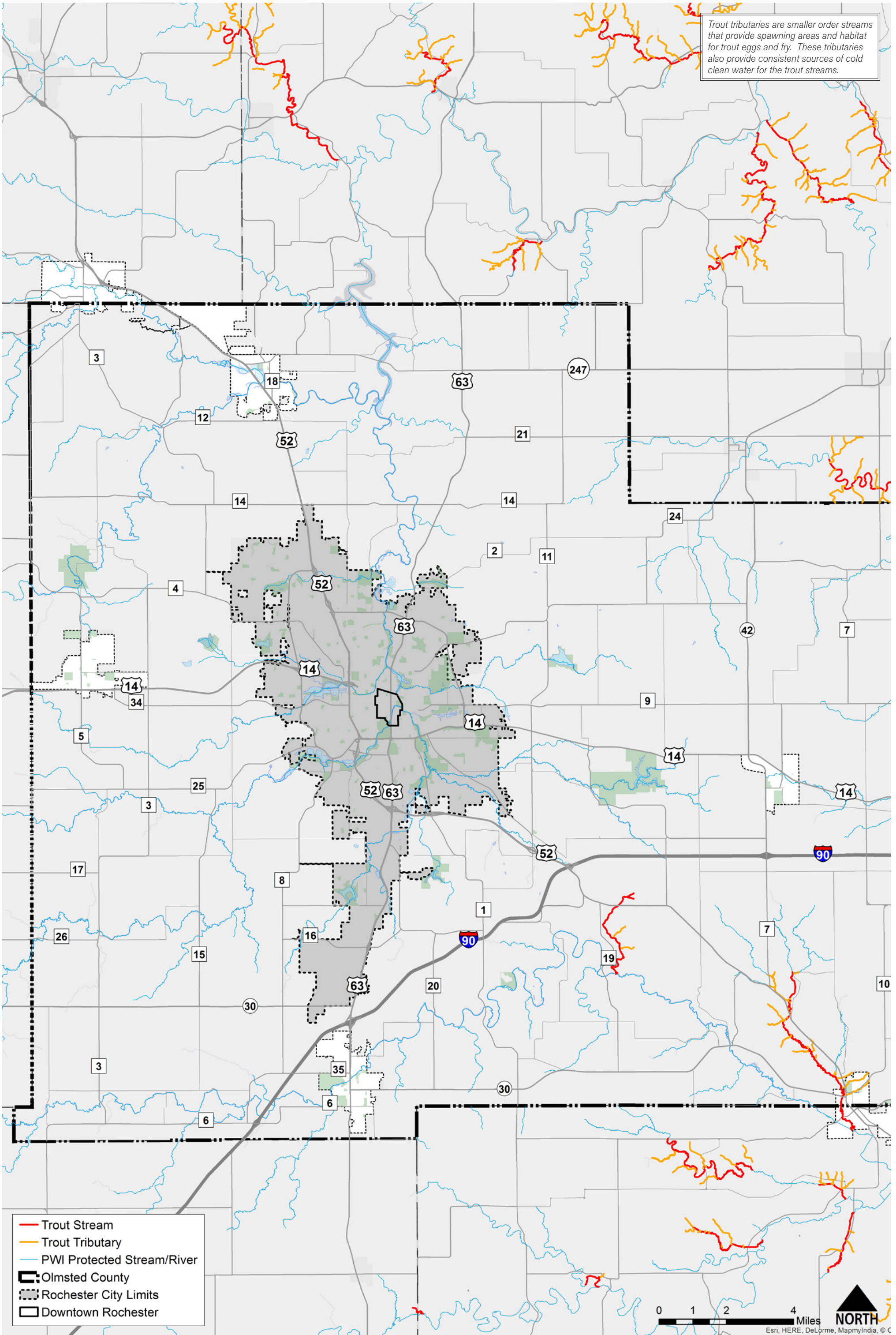
Olmsted County is one of a handful of counties in Minnesota with no naturally occurring lakes. Because of this, aggregate resource extraction pits represent long term opportunities to create additional water and recreational resources in and around Rochester.



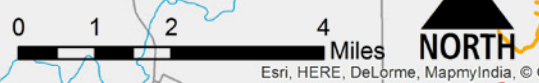
Rivers, Lakes, & Wetlands

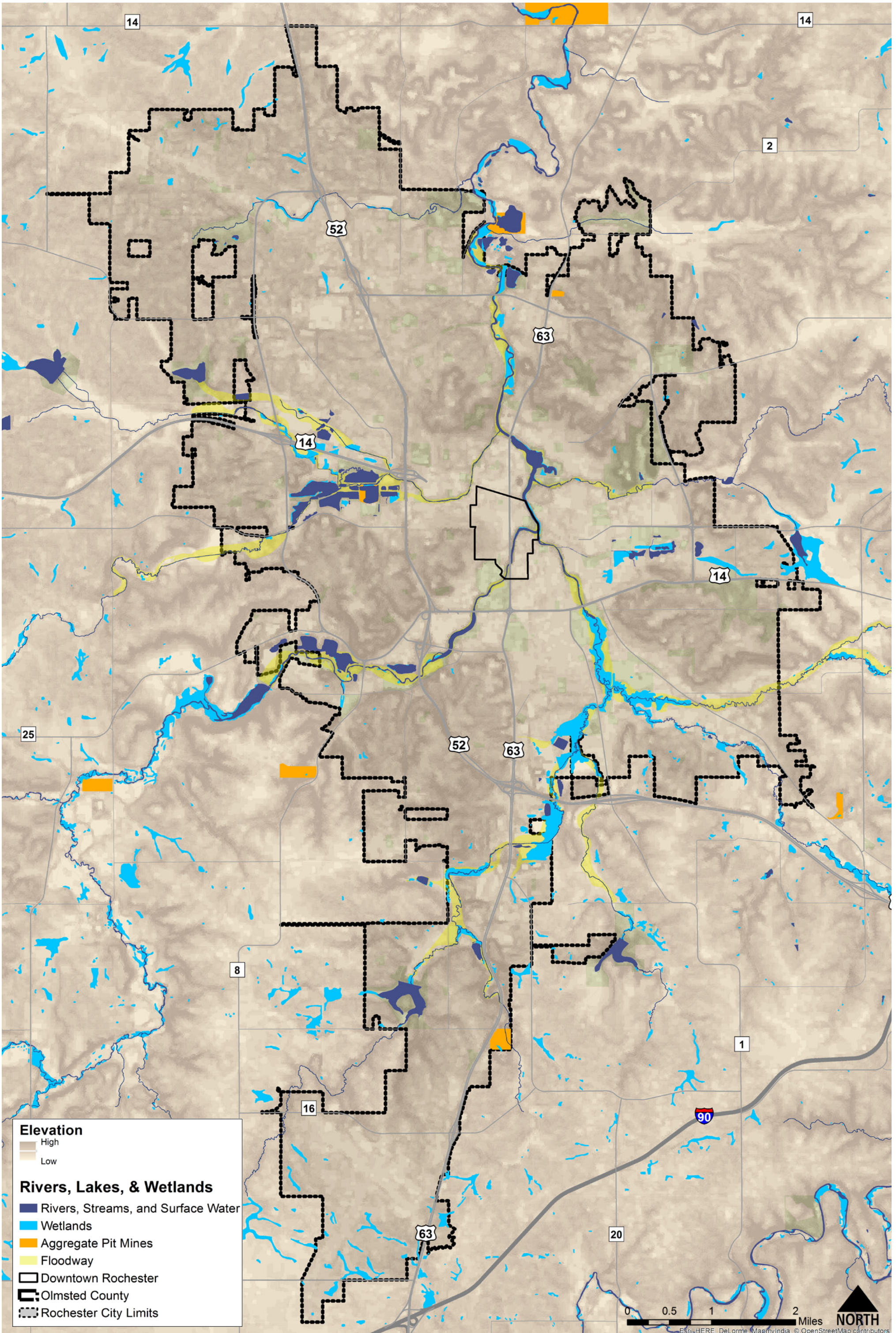
- Rivers, Streams, and Surface Water
- Wetlands
- Aggregate Pit Mines
- Floodway
- Olmsted County
- Rochester City Limits
- Downtown Rochester

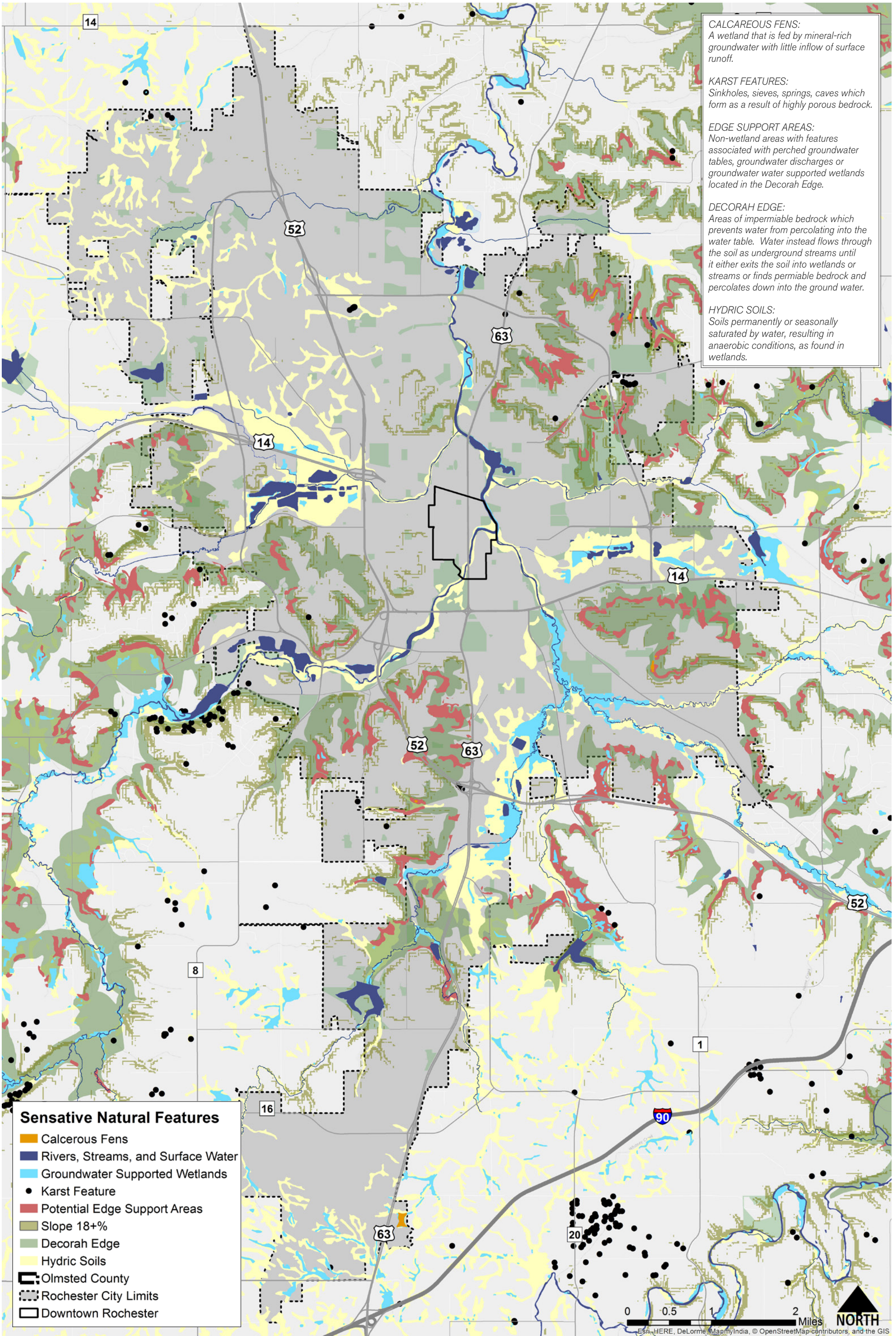
Trout tributaries are smaller order streams that provide spawning areas and habitat for trout eggs and fry. These tributaries also provide consistent sources of cold clean water for the trout streams.



- Trout Stream
- Trout Tributary
- PWI Protected Stream/River
- Olmsted County
- Rochester City Limits
- Downtown Rochester







CALCAREOUS FENS:
A wetland that is fed by mineral-rich groundwater with little inflow of surface runoff.

KARST FEATURES:
Sinkholes, sieves, springs, caves which form as a result of highly porous bedrock.

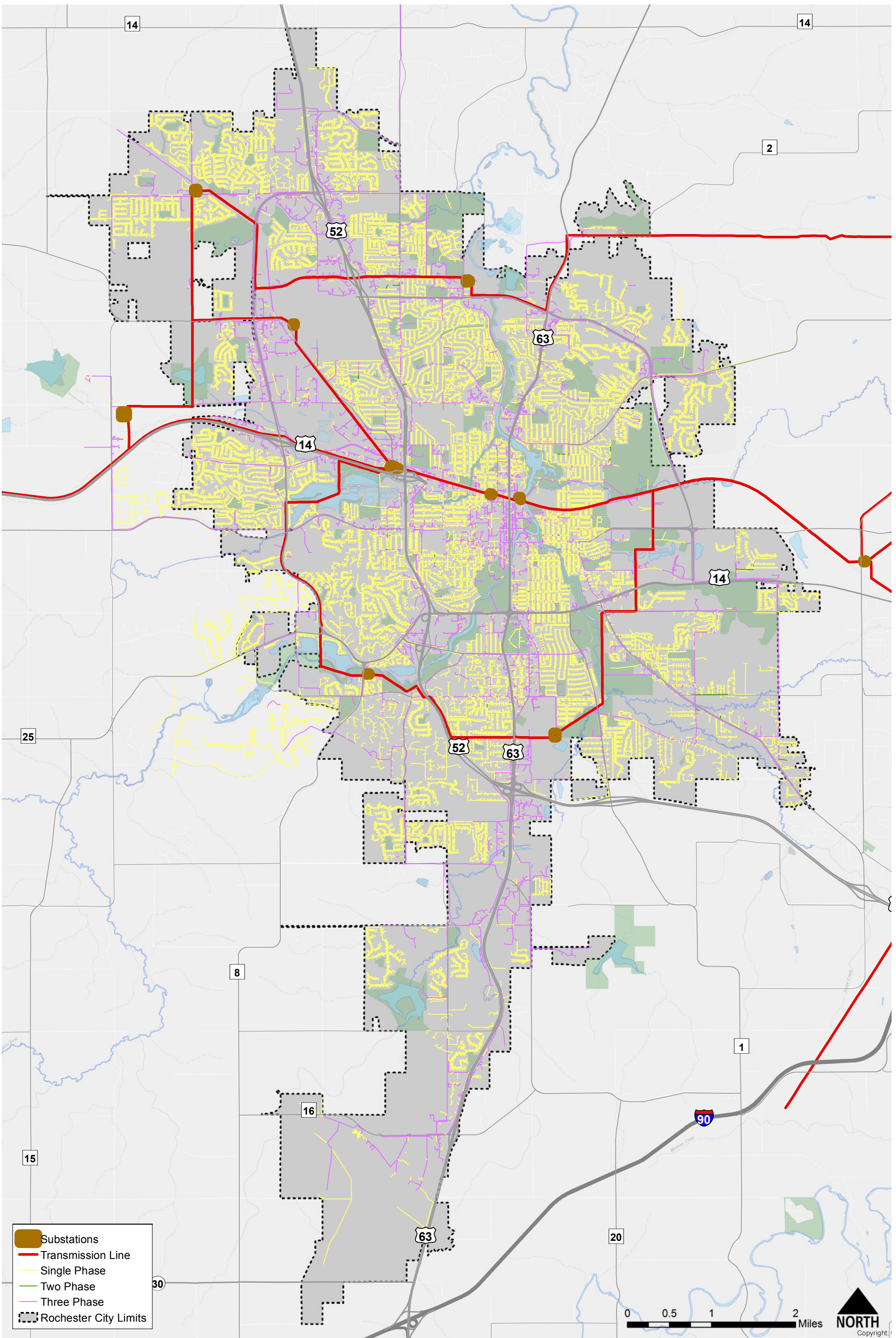
EDGE SUPPORT AREAS:
Non-wetland areas with features associated with perched groundwater tables, groundwater discharges or groundwater water supported wetlands located in the Decorah Edge.

DECORAH EDGE:
Areas of impermeable bedrock which prevents water from percolating into the water table. Water instead flows through the soil as underground streams until it either exits the soil into wetlands or streams or finds permeable bedrock and percolates down into the ground water.

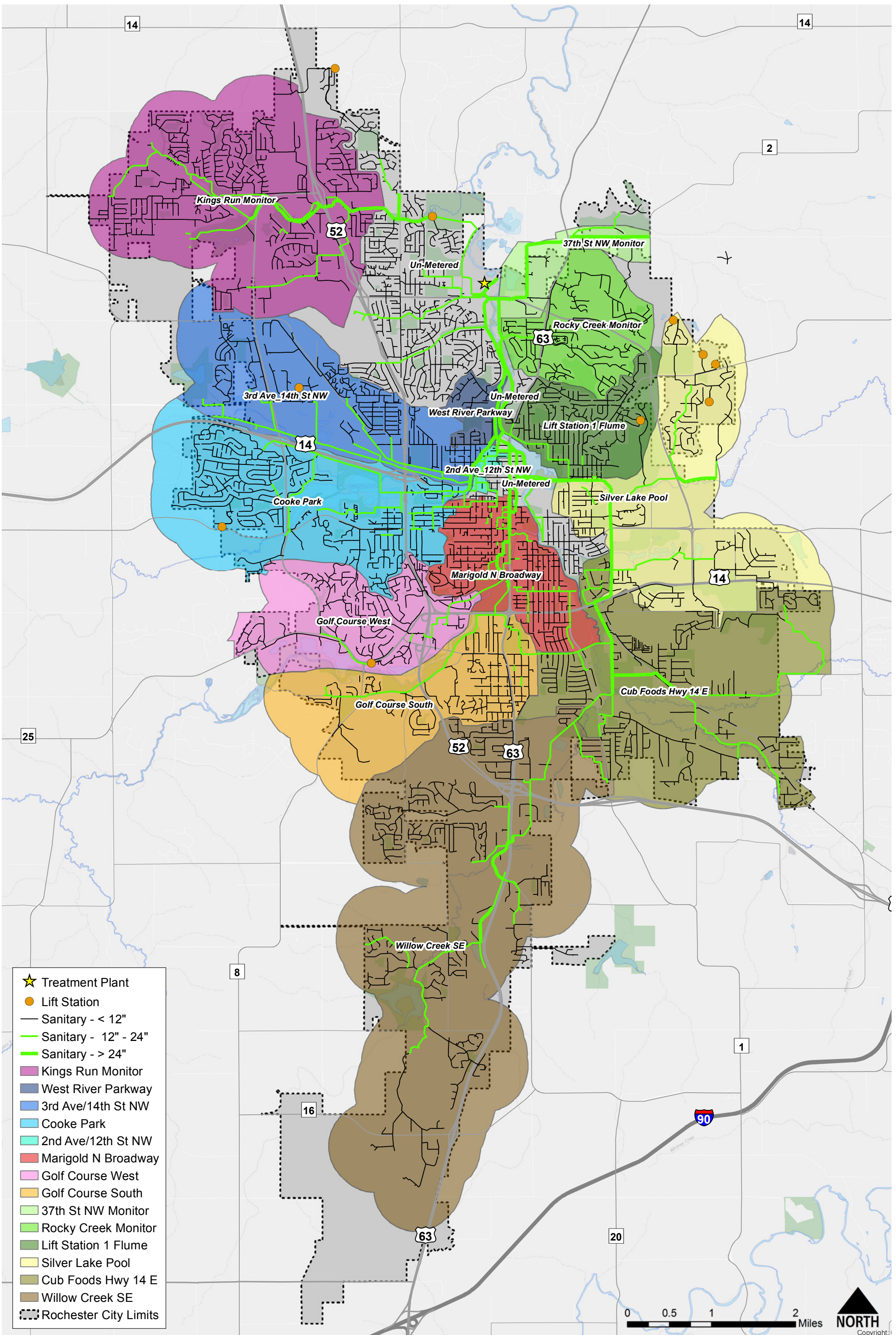
HYDRIC SOILS:
Soils permanently or seasonally saturated by water, resulting in anaerobic conditions, as found in wetlands.

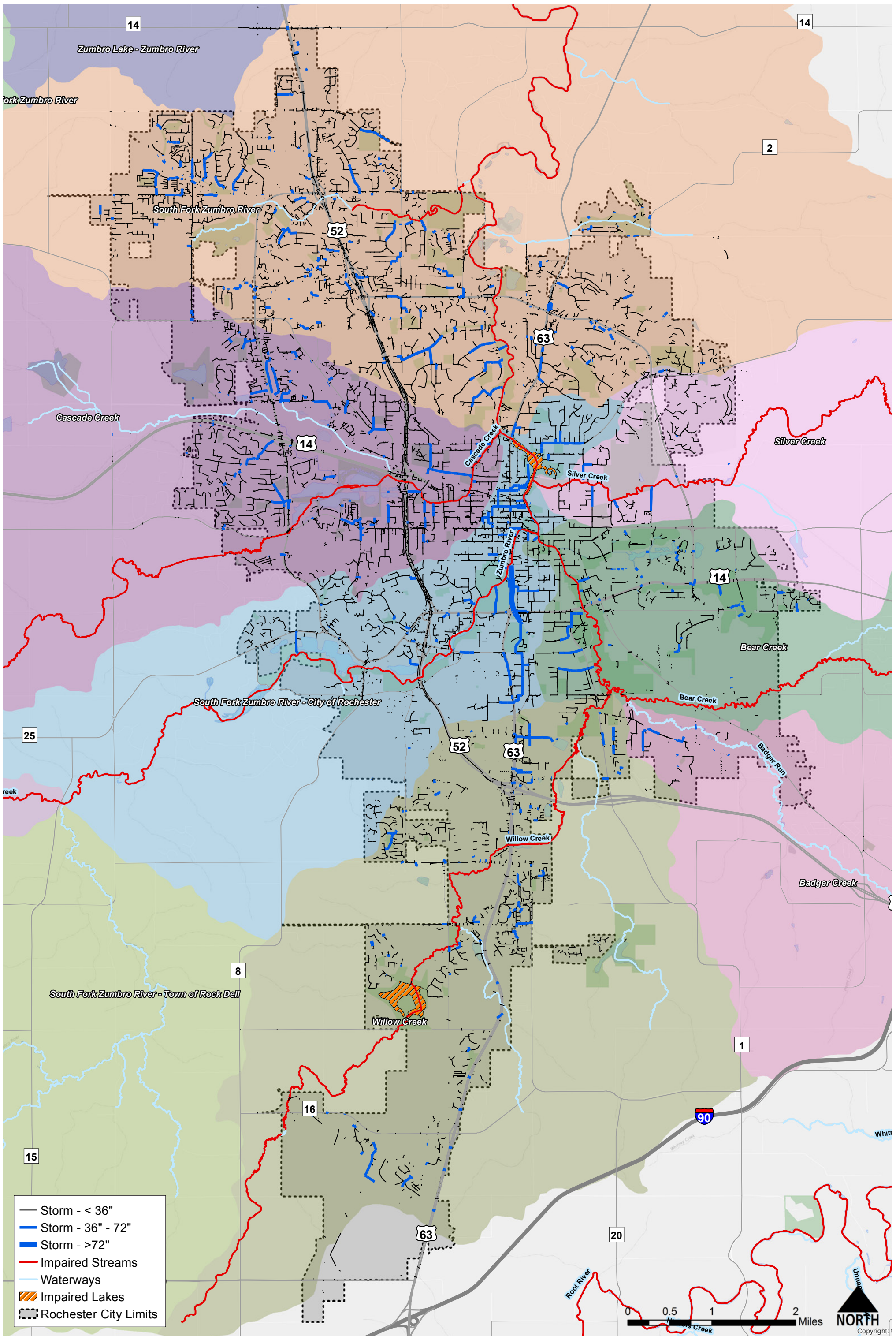
- Sensitive Natural Features**
- Calcareous Fens
 - Rivers, Streams, and Surface Water
 - Groundwater Supported Wetlands
 - Karst Feature
 - Potential Edge Support Areas
 - Slope 18+%
 - Decorah Edge
 - Hydric Soils
 - Olmsted County
 - Rochester City Limits
 - Downtown Rochester



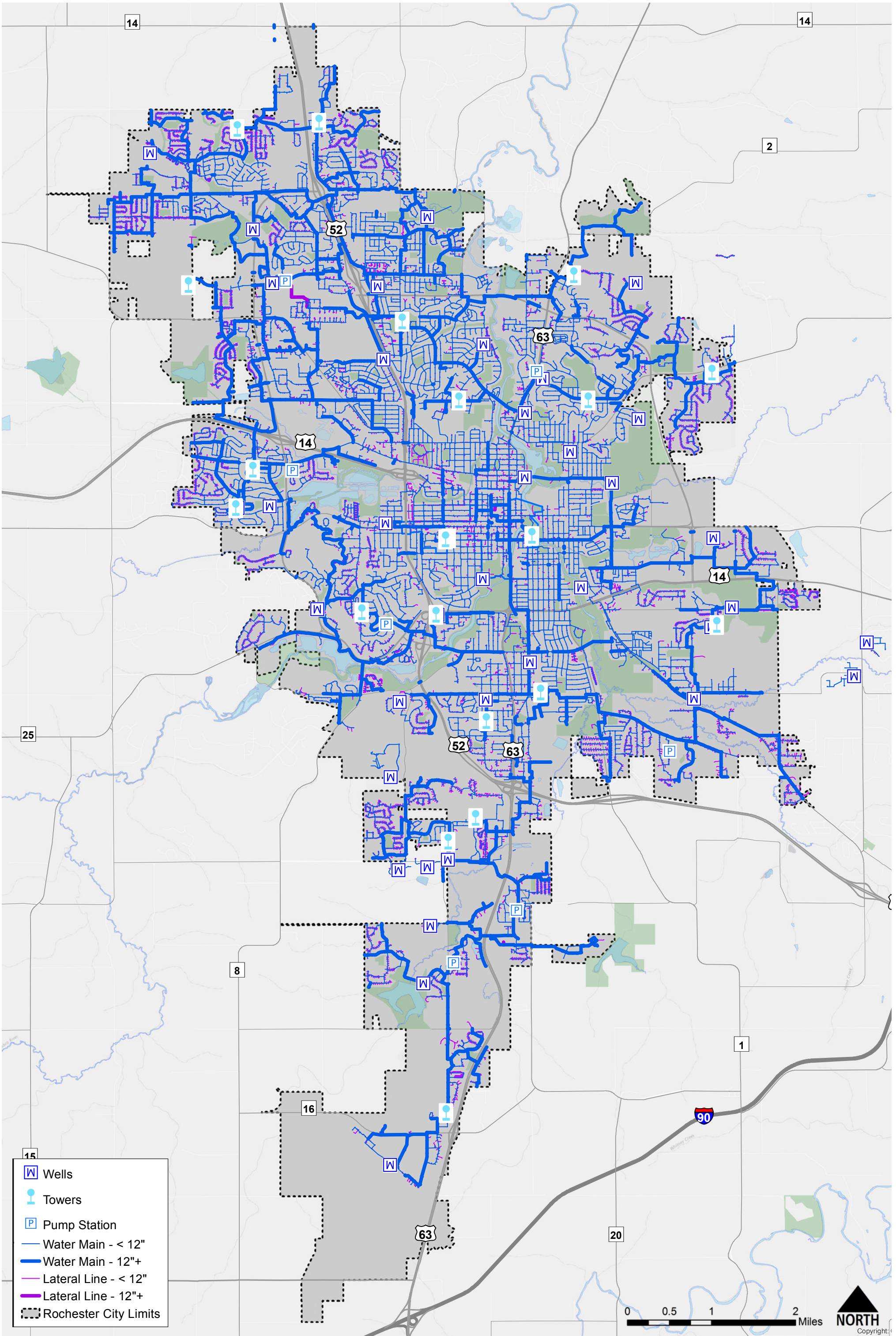


- Substations
- Transmission Line
- Single Phase
- Two Phase
- Three Phase
- Rochester City Limits



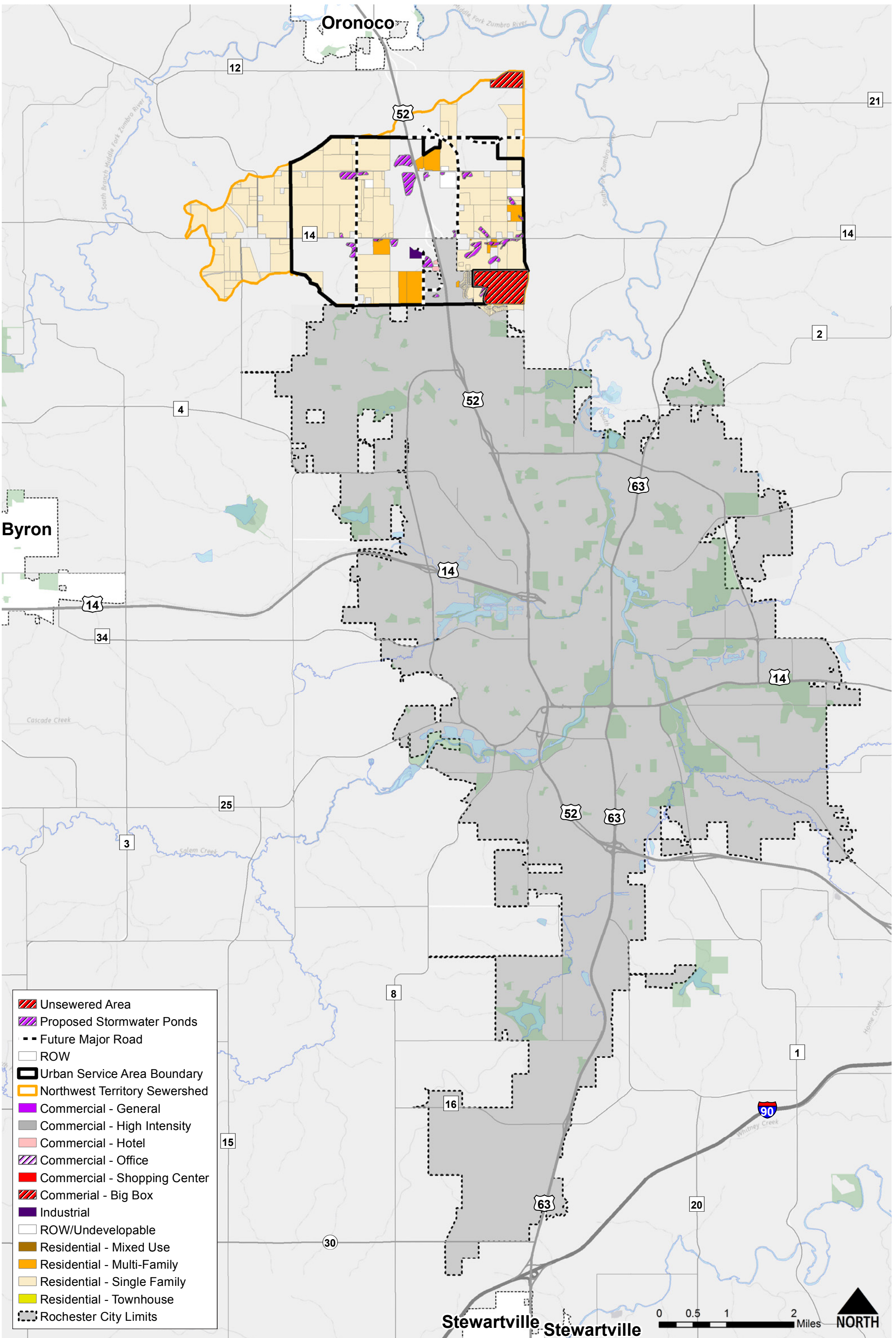


- Storm - < 36"
- Storm - 36" - 72"
- Storm - > 72"
- Impaired Streams
- Waterways
- Impaired Lakes
- Rochester City Limits

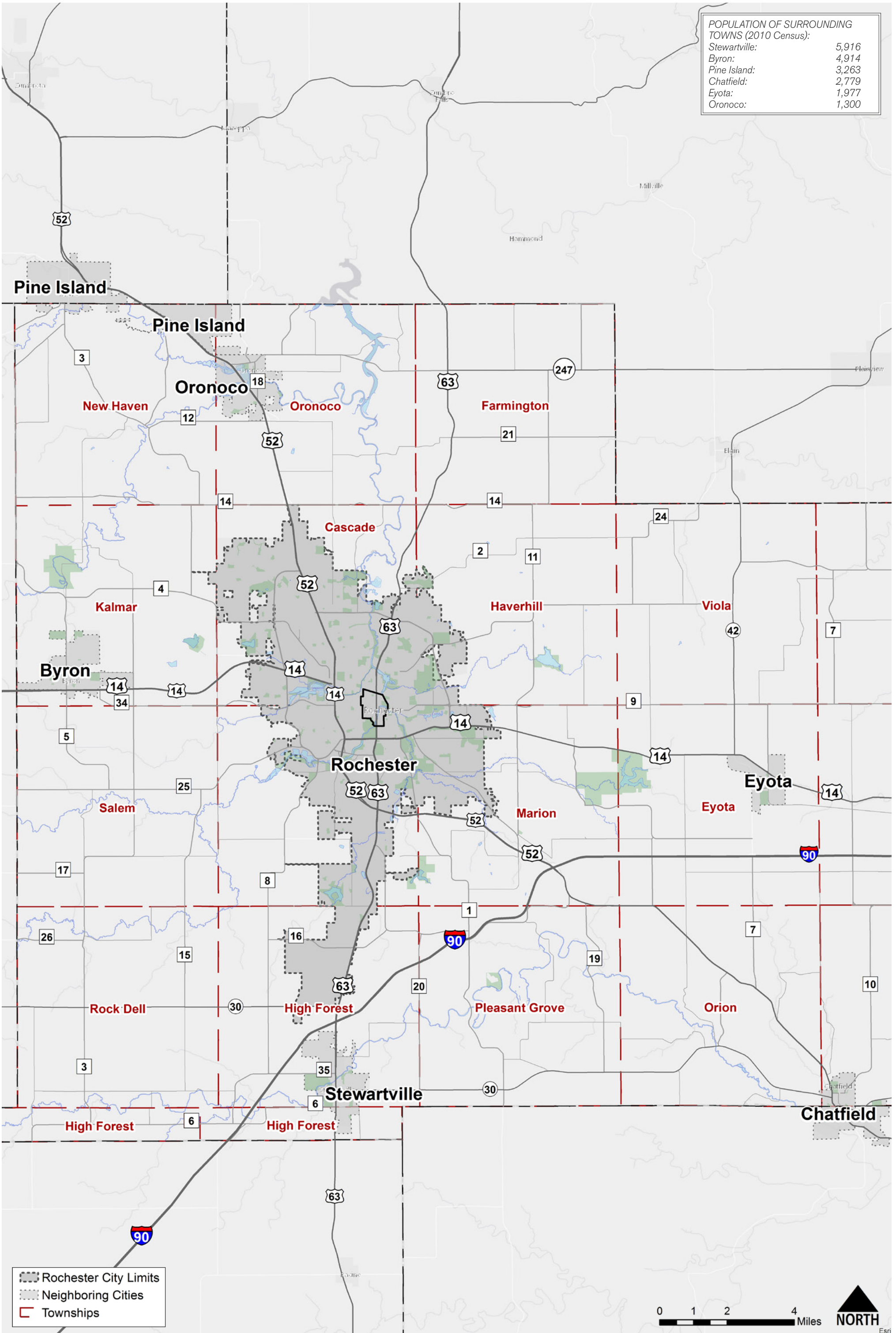


- W Wells
- ⓘ Towers
- P Pump Station
- Water Main - < 12"
- Water Main - 12"+
- Lateral Line - < 12"
- Lateral Line - 12"+
- Rochester City Limits





POPULATION OF SURROUNDING TOWNS (2010 Census):	
Stewartville:	5,916
Byron:	4,914
Pine Island:	3,263
Chatfield:	2,779
Eyota:	1,977
Oronoco:	1,300



Rochester City Limits
 Neighboring Cities
 Townships

0 1 2 4 Miles **NORTH**