

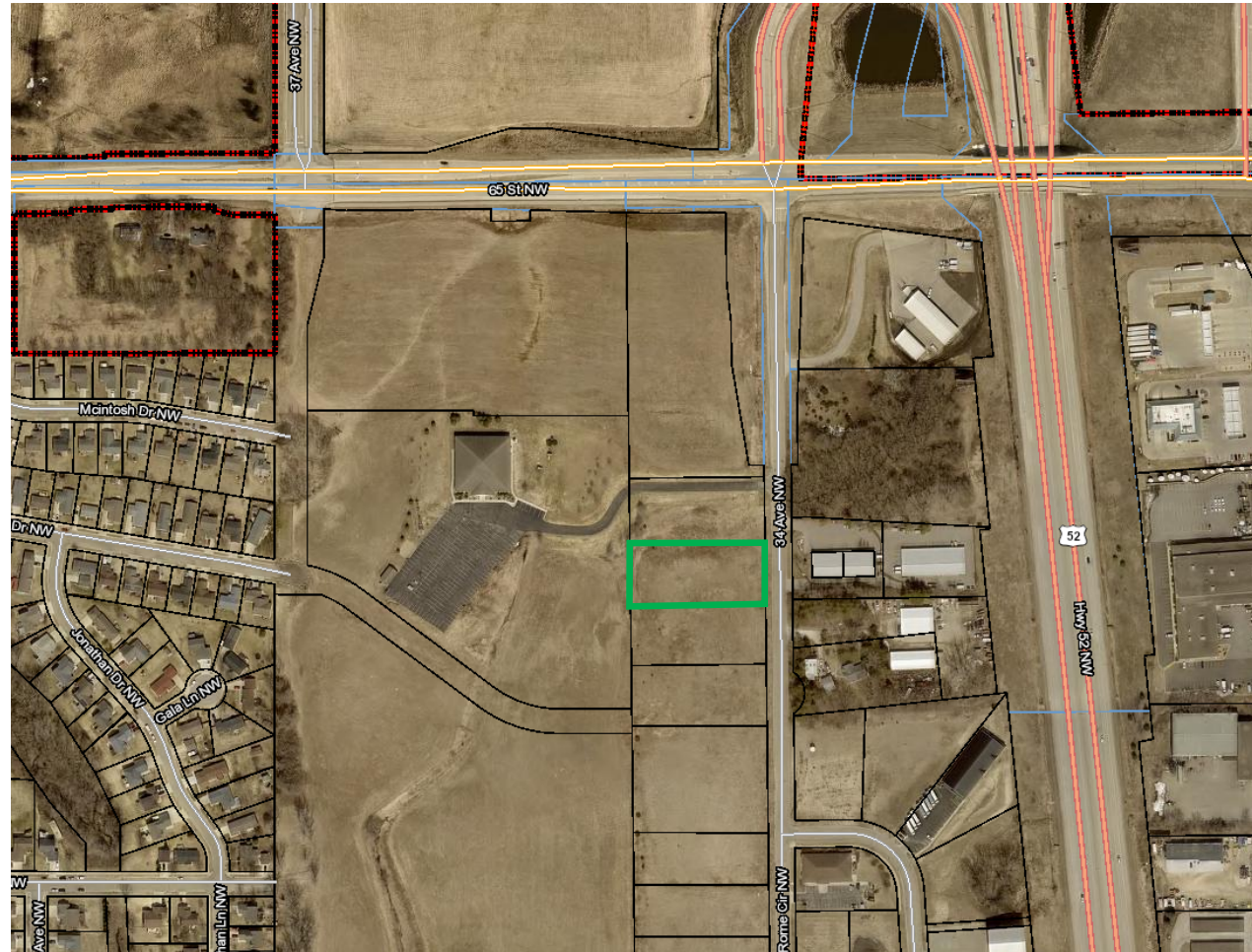
Blue Lagoon Miniature Golf

Neighborhood Information Meeting
April 30, 2024, 5:30pm - 6:30pm

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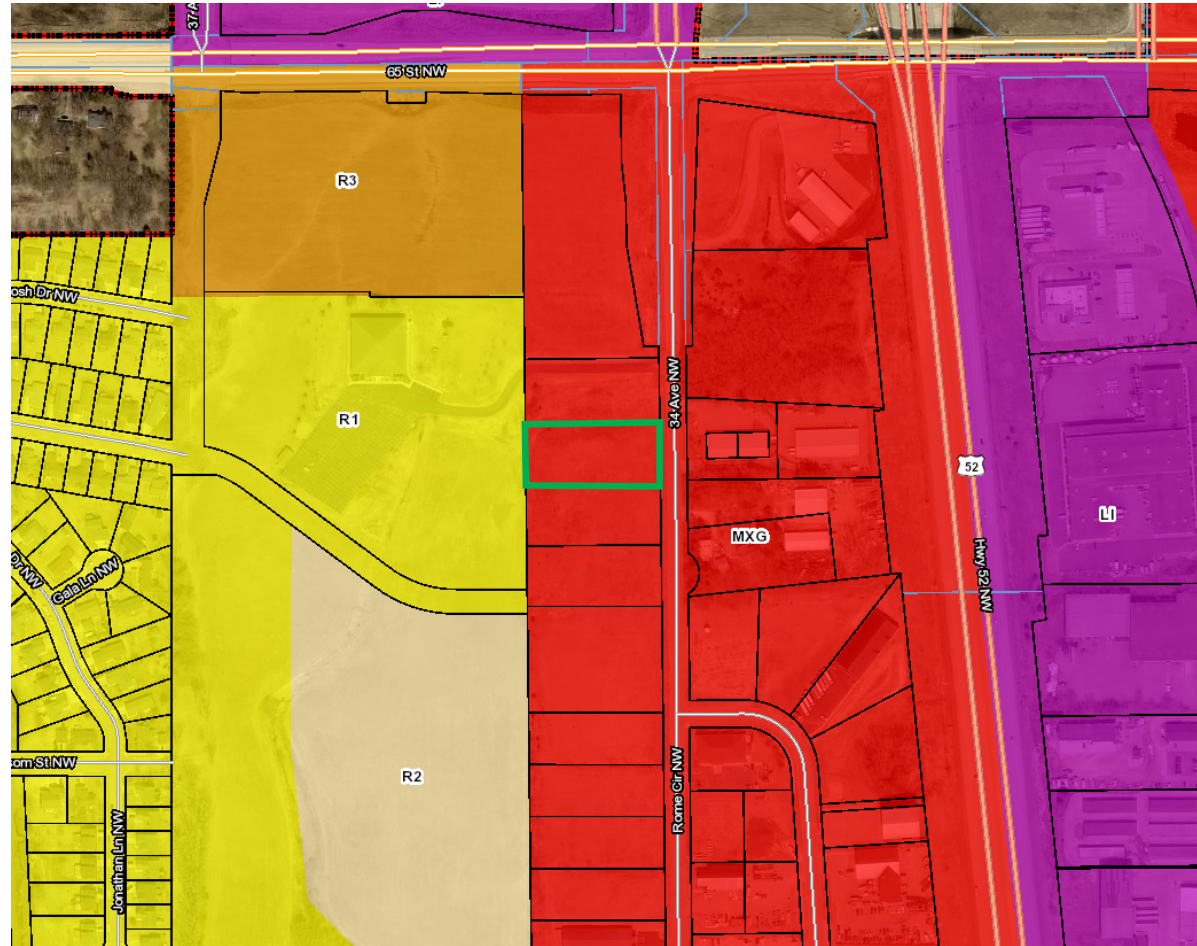
■ Agenda

- Introductions
- Project Overview
- The Application Process
- Exhibits
 - Building plans
 - Site Plan
 - Landscape Plan
 - Photometric Plan
- Traffic Impacts
- Questions

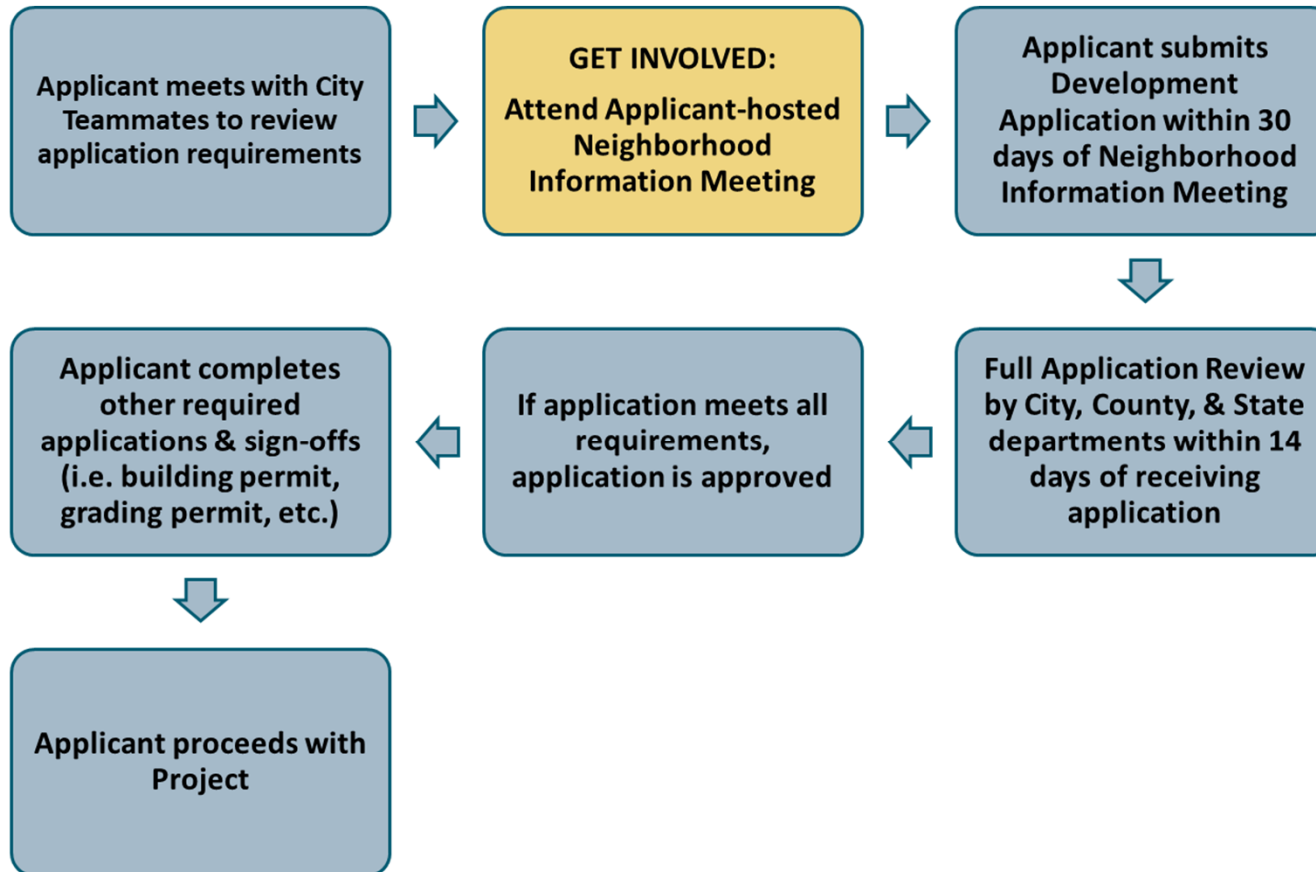


■ Project Overview

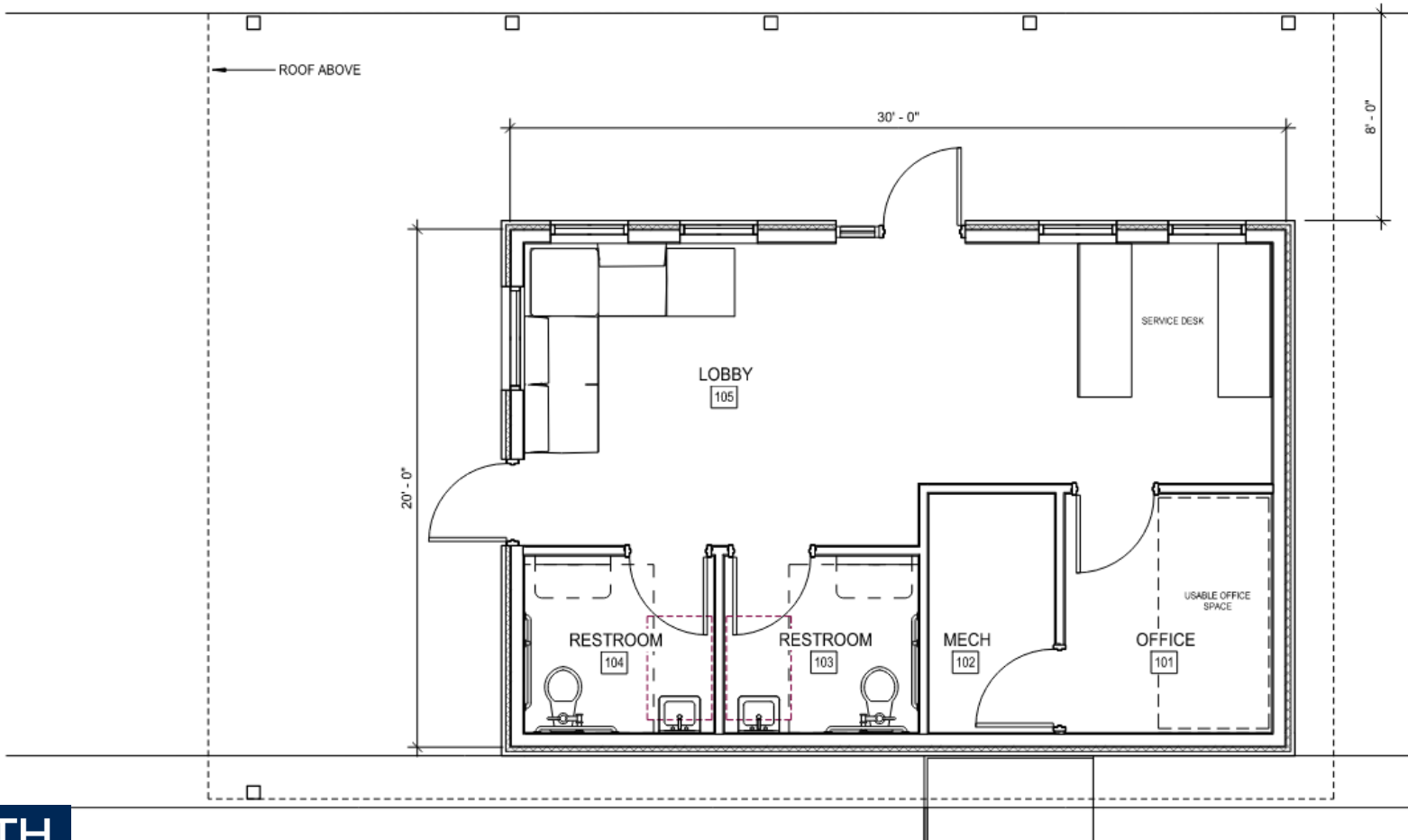
- Located on the west side of 34th Avenue NW, north of Rome Circle NW
- Site is in the MX-G (Mixed Use General) zoning district
- Site is 1.15 acres
- Current Use: Vacant
- Proposed Use: Outdoor Recreation
- Site features include:
 - 18-hole mini golf
 - 600-sf ticketing building
 - Outdoor patio
 - Cornehole area



■ Application Process



■ Building Floor Plan



■ Building Rendering



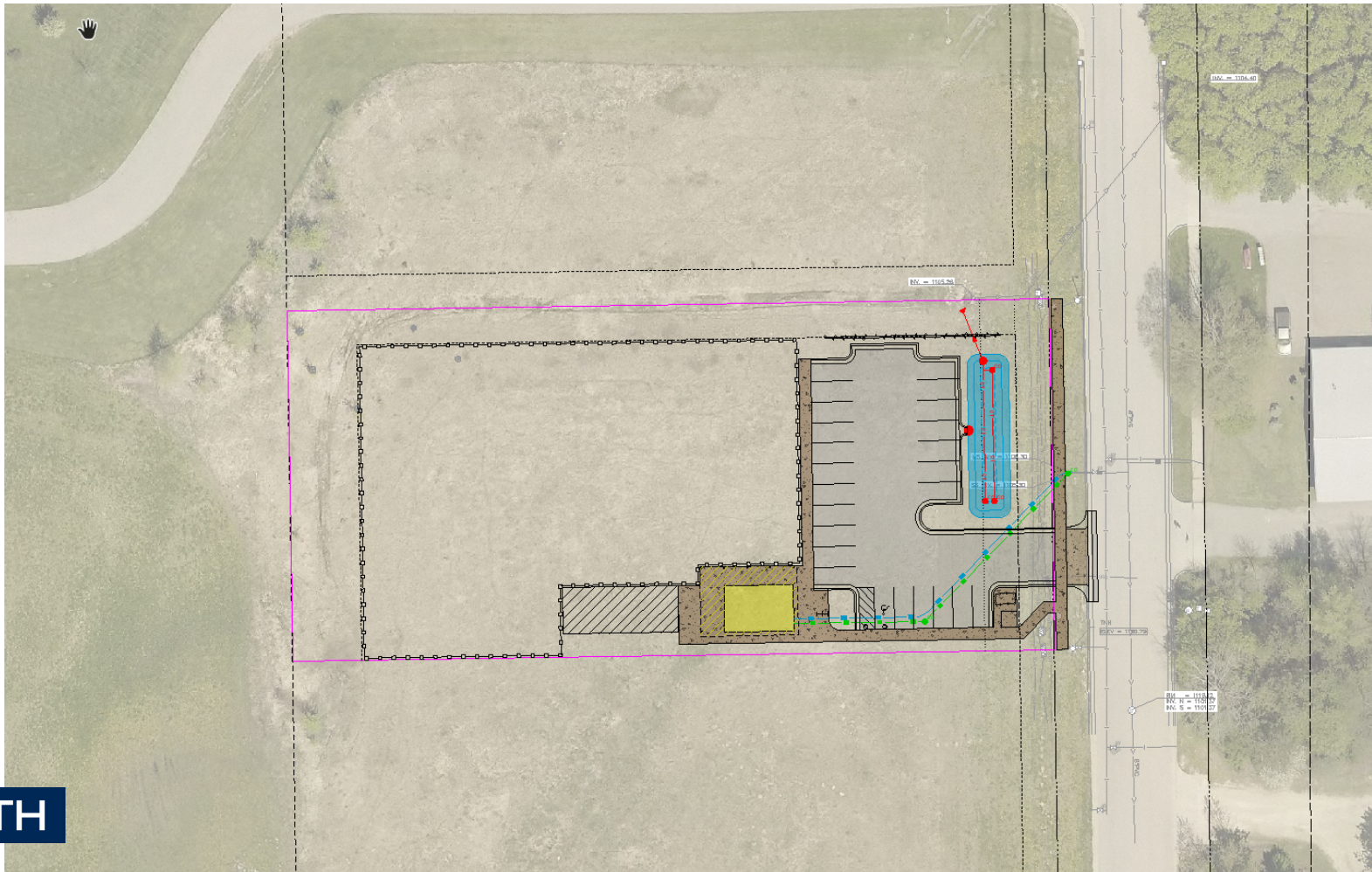
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CRW
architecture
+ design group

■ Site Rendering

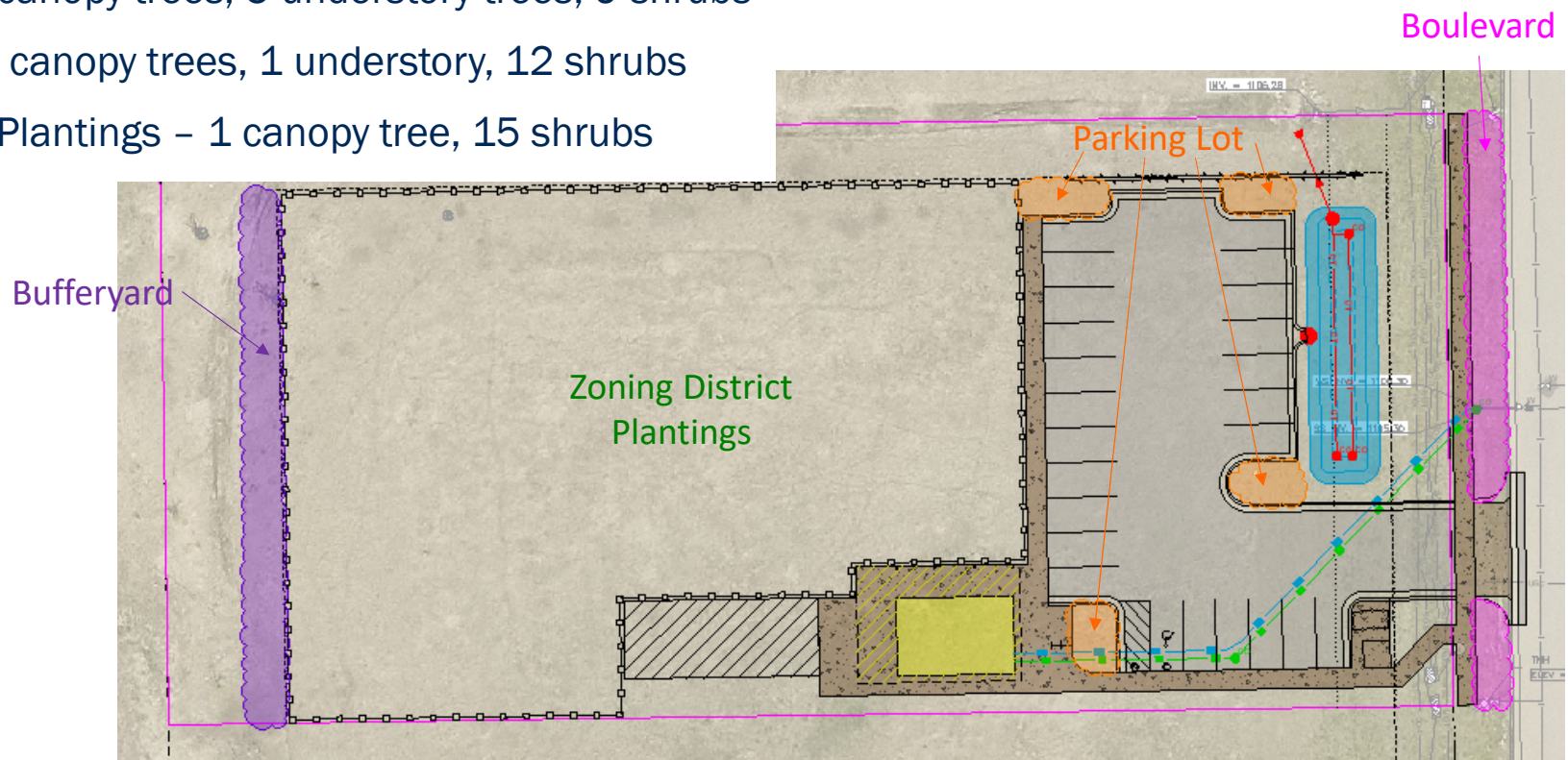


■ Site Plan

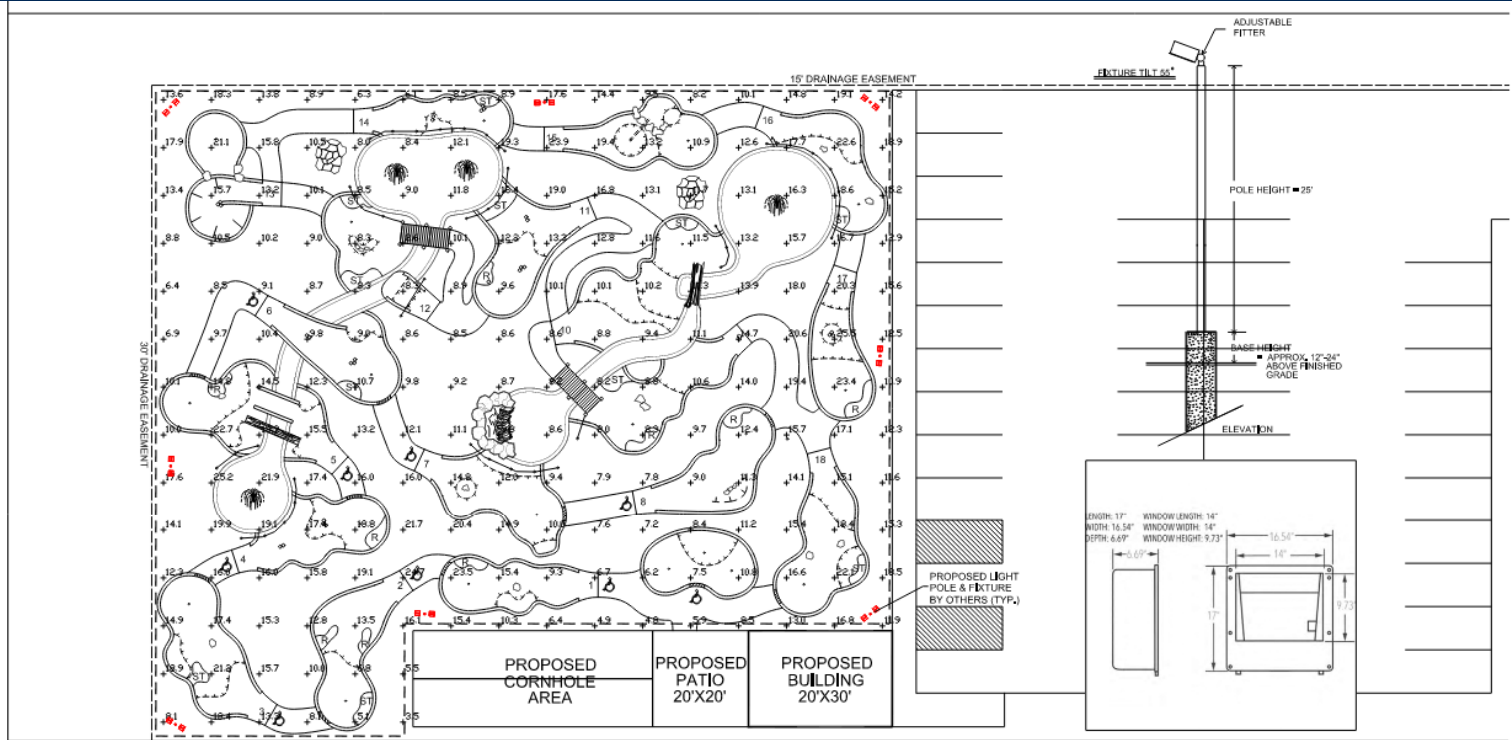


■ Landscape Plan

- Landscape Requirements (152-ft of frontage):
 - Boulevard Trees – 4 trees
 - Bufferyard – 3 canopy trees, 5 understory trees, 9 shrubs
 - Parking Lot – 3 canopy trees, 1 understory, 12 shrubs
 - Zoning District Plantings – 1 canopy tree, 15 shrubs



■ Photometric Plan



Luminaire Schedule					
Symbol	Qty	Description	Part Number	Nominal Lumens	Wattage
■ ■	8	16" Shoebox Mercures Area & Flood Lights, Olympia Series	16-SBHC-240-50-MV-5	31,849	211w LED 235w System

Numeric Summary					
Label	Symbol	Units	Avg	Max	Min
Calc Zone #1	0.0	Fc	13.0	25.5	3.5



■ Traffic Impacts

- Existing Conditions:
 - Vacant Land
 - Daily trips – 0
 - AM/PM peak hour trips - 0
- Proposed Conditions:
 - Daily trips – 90
 - AM/PM peak hour trips –8



Questions

- Contact Information:
 - Vanessa Hines
 - 507-206-2136
 - Vanessa.hines@widseth.com

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■ Still Have Questions?

- Contact the City of Rochester's Community Development Department with any questions about this application type via email communitydevelopment@rochestermn.gov or phone (507-328-2600).