

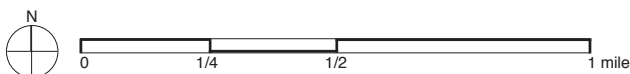
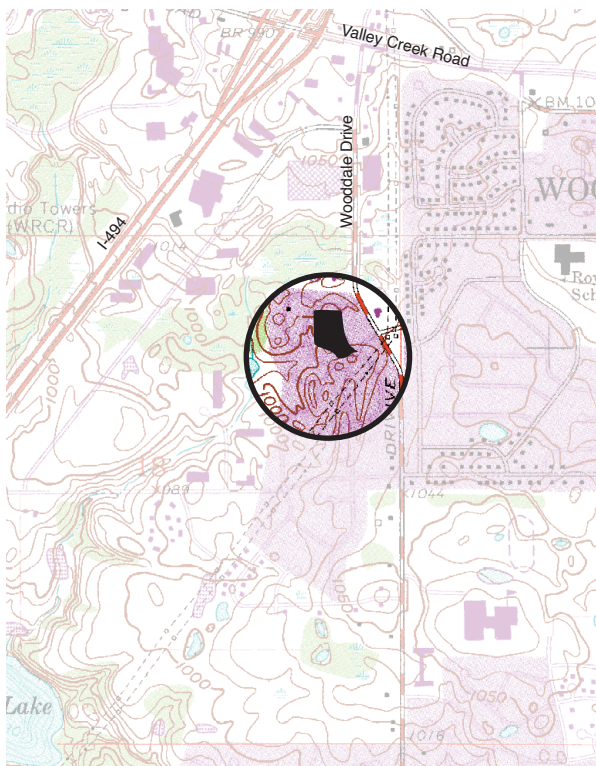
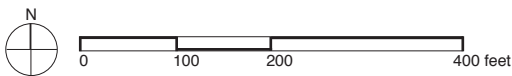
Woodlane Place Townhomes are rental townhomes in eastern Woodbury.



The townhomes are wrapped around a common area that includes play space and a swimming pool. Paths wind through the well-maintained landscape.



Garages include architectural details such as distinctive roof lines and high quality materials.



Block Area & Demographic Information

* U.S. Census demographic information (2000) for census block indicated on photo at left.

** Block area was calculated using a census block layer that was aligned to street centerlines by The Lawrence Group.

block density 8 dwelling units/acre

number of housing units 45 *

block area 5.3 acres **

occupied housing units 95.6% *

housing units owner-occupied 0% *

average household size 2.26 *

percent white 86.0% *

median age 26.7 *

types of units townhomes

number of floors 2

location Bounded by Cypress Drive, Cochrane Drive, and Sycamore Trail.

Census Tract & Demographic Information

*** The U.S. Census demographic information (2000) included here refers to the entire census tract, which extends beyond the boundaries of the map at left.

census tract density 1.8 dwelling units/acre

Census tract area on which density is calculated includes roads, open space, commercial, industrial, and other land uses in addition to housing. Tract densities are almost always lower than block area densities.

number of housing units 2,060 ***

census tract land area 1,125 acres ***

median household income \$54,316 ***

context Set in the Twin Cities suburb of Woodbury, this block is part of a bigger townhome development.



The townhomes include detailing typical of many single-family detached homes—gabled roofs, entry gardens, and brick detailing. Dormers break up the large roofs.



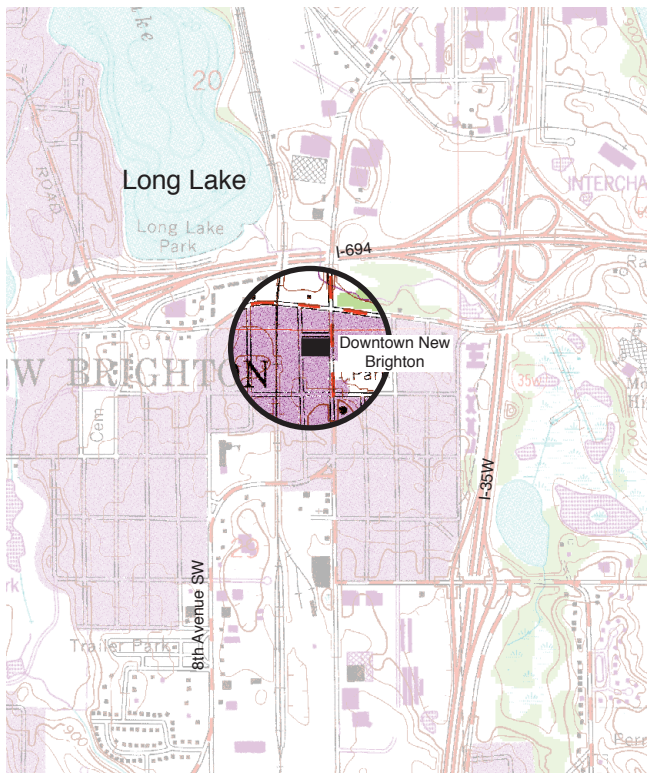
While the driveways and garages have a strong street presence, their impact is minimized in many instances by small fenced front entries and landscaping.



A small commercial area—downtown New Brighton—which is located nearby includes City Hall, businesses, offices, and a small park.



The sidewalks of the surrounding area are landscaped with shade trees, providing a pleasant walk through the neighborhood.



Block Area & Demographic Information

* U.S. Census demographic information (2000) for census block indicated on photo at left.

** Block area was calculated using a census block layer that was aligned to street centerlines by The Lawrence Group.

block density 8 dwelling units/acre

number of housing units 10 *

block area 1.2 acres **

occupied housing units 100% *

housing units owner-occupied 100% *

average household size 1.4 *

percent white 100% *

median age 54.0 *

types of units townhomes

number of floors 1.5

location Bounded by Queens Gate, 5th Street Northwest, and Old Town Drive.

Census Tract & Demographic Information

*** The U.S. Census demographic information (2000) included here refers to the entire census tract, which extends beyond the boundaries of the map at left.

census tract density 2.5 dwelling units/acre

Census tract area on which density is calculated includes roads, open space, commercial, industrial, and other land uses in addition to housing. Tract densities are almost always lower than block area densities.

number of housing units 1,654 ***

census tract land area 667 acres ***

median household income \$40,048 ***

context The townhomes highlighted on this density sheet are part of a larger townhome development near downtown New Brighton and Veterans Park. The downtown area includes City Hall, businesses, and offices.

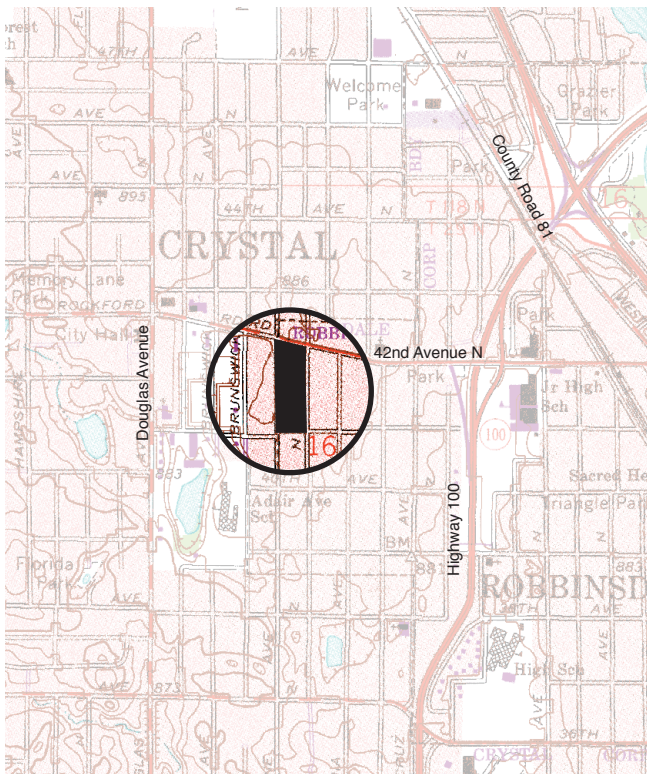
Most of the homes on this block are one-and-a-half-story Cape Cods. While smaller than many houses built today, these homes make excellent starter homes and homes for individuals, couples, and small families. Several newer infill homes are also located on the block.



Three low-rise apartment buildings are located near the intersection of 42nd Avenue North and Adair Avenue North. The buildings are set back from the street the same distance as the single-family homes on the block, helping to integrate these buildings with the surrounding residences. Surface parking is provided behind the buildings.



This block does not have an alley; garages and driveways are accessed from the streets.



Block Area & Demographic Information

* U.S. Census demographic information (2000) for census block indicated on photo at left.

** Block area was calculated using a census block layer that was aligned to street centerlines by The Lawrence Group.

block density 9 dwelling units/acre

number of housing units 60 *

block area 7.0 acres **

occupied housing units 98.3% *

housing units owner-occupied 35.6% *

average household size 1.83 *

percent white 91.5% *

median age 34.0 *

types of units detached single-family homes, low-rise apartment buildings

number of floors 1-2.5

location Bounded by 41st Avenue North, 42nd Avenue North, Zane Avenue North, and Adair Avenue North.

Note: Scale of this orthophoto is different than most of the orthophotos in this housing density sheet series.

Census Tract & Demographic Information

*** The U.S. Census demographic information (2000) included here refers to the entire census tract, which extends beyond the boundaries of the map at left.

census tract density 3.0 dwelling units/acre

Census tract area on which density is calculated includes roads, open space, commercial, industrial, and other land uses in addition to housing. Tract densities are almost always lower than block area densities.

number of housing units 825 ***

census tract land area 272 acres ***

median household income \$45,962 ***

context The surrounding area includes primarily post-WW II single-family detached homes mixed with some multi-family housing. A mix of commercial and residential development is found along 42nd Avenue North.

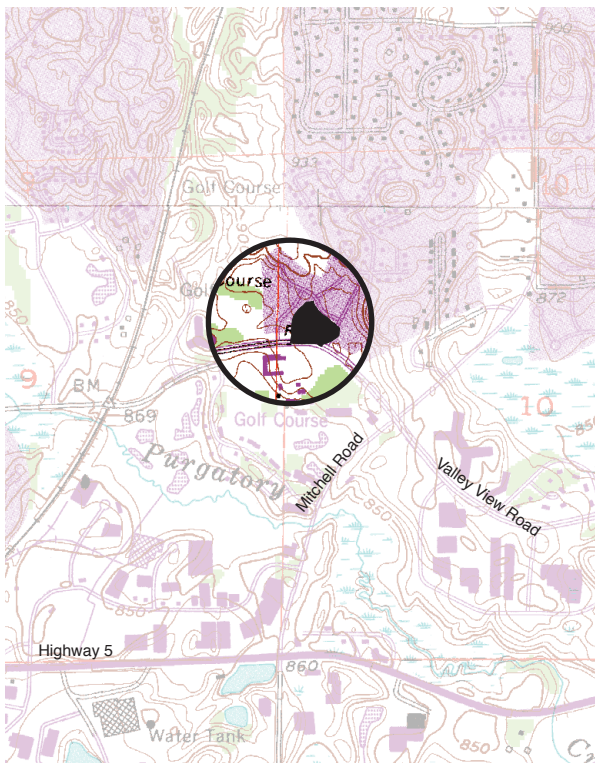
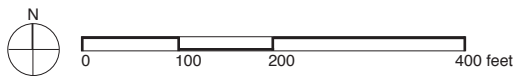


The townhomes at Village Green are arranged as the name implies, like a small village. Winding roads and a building arrangement that seems to have developed over many years create small public greens and “courtyards” between some of the homes. The public greens have hedges and fences.



While garages have a strong street presence, these are nicely designed using a variety of materials and roof forms.





Block Area & Demographic Information

* U.S. Census demographic information (2000) for census block indicated on photo at left.

** Block area was calculated using a census block layer that was aligned to street centerlines by The Lawrence Group.

block density 9 dwelling units/acre

number of housing units 39 *

block area 4.4 acres **

occupied housing units 100% *

housing units owner-occupied 92.3% *

average household size 1.7 *

percent white 100% *

median age 29.8 *

types of units townhomes

number of floors 2

location Bounded by Bedford Drive, Golf View Drive, Valley View Road, and Penny Hill Road.

Census Tract & Demographic Information

*** The U.S. Census demographic information (2000) included here refers to the entire census tract, which extends beyond the boundaries of the map at left.

census tract density 1.6 dwelling units/acre

Census tract area on which density is calculated includes roads, open space, commercial, industrial, and other land uses in addition to housing. Tract densities are almost always lower than block area densities.

number of housing units 1,359 ***

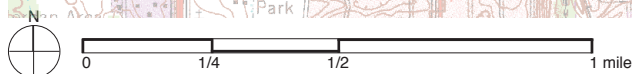
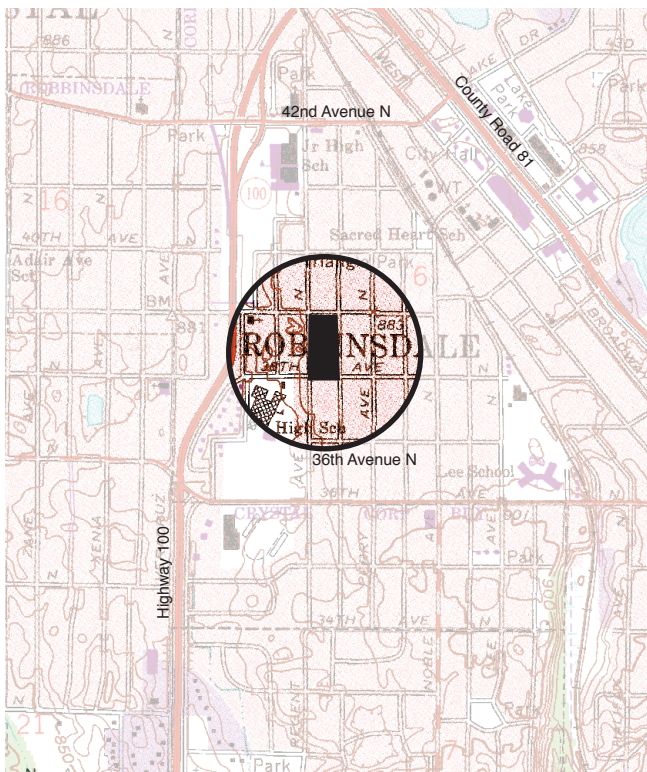
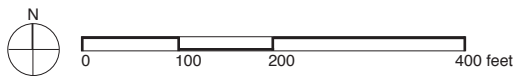
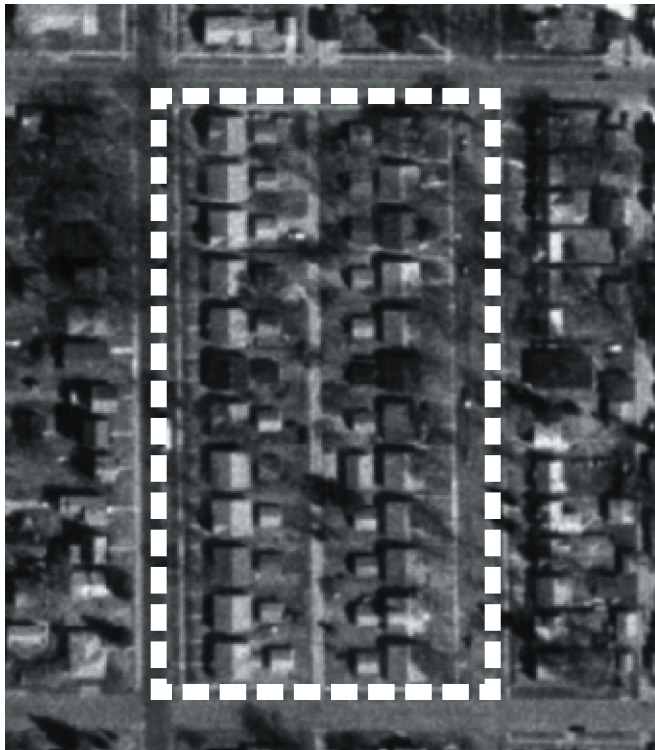
census tract land area 839 acres ***

median household income \$62,091 ***

context Village Green is located in an area of curved streets and culs-de-sac. Bent Creek Golf Course is to the east as is the 181-acre Edenvale Conservation Area.



The Cape Cod-style homes on this block are typical of many homes built after World War II with one exception—they are all duplexes. Designed to appear as single family homes, entrances to the second units are found on the sides of the homes.



Block Area & Demographic Information

* U.S. Census demographic information (2000) for census block indicated on photo at left.

** Block area was calculated using a census block layer that was aligned to street centerlines by The Lawrence Group.

block density 9 dwelling units/acre

number of housing units 48 *

block area 5.1 acres **

occupied housing units 100% *

housing units owner-occupied 33.3% *

average household size 1.6 *

percent white 87.5% *

median age 32.5 *

types of units duplexes

number of floors 1

location Bounded by 39th Avenue North, Quail Avenue North, 38th Avenue North, and Regent Avenue North.

Census Tract & Demographic Information

*** The U.S. Census demographic information (2000) included here refers to the entire census tract, which extends beyond the boundaries of the map at left.

census tract density 4.7 dwelling units/acre

Census tract area on which density is calculated includes roads, open space, commercial, industrial, and other land uses in addition to housing. Tract densities are almost always lower than block area densities.

number of housing units 2,175 ***

census tract land area 460 acres ***

median household income \$36,295 ***

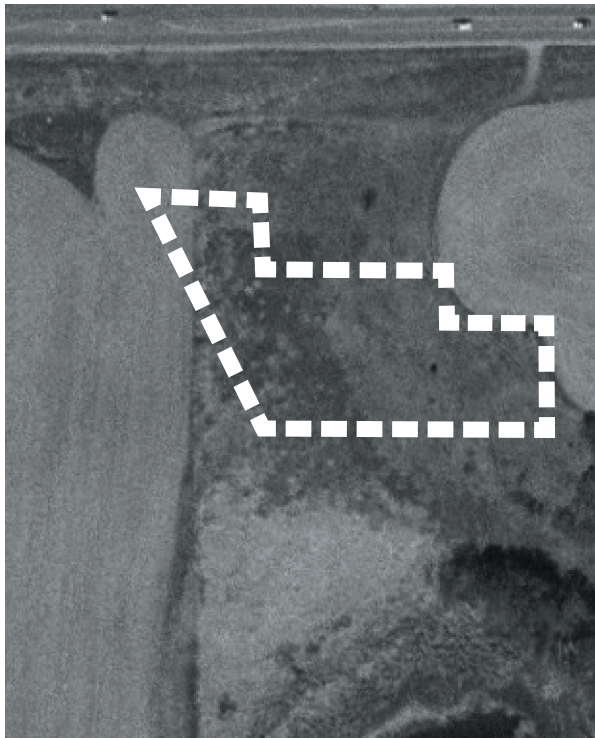
context Robbinsdale is a first-ring suburb with an active pedestrian-scaled downtown. Located along Highway 81, Robbinsdale started as a village and later developed as a pre-WW II suburb.



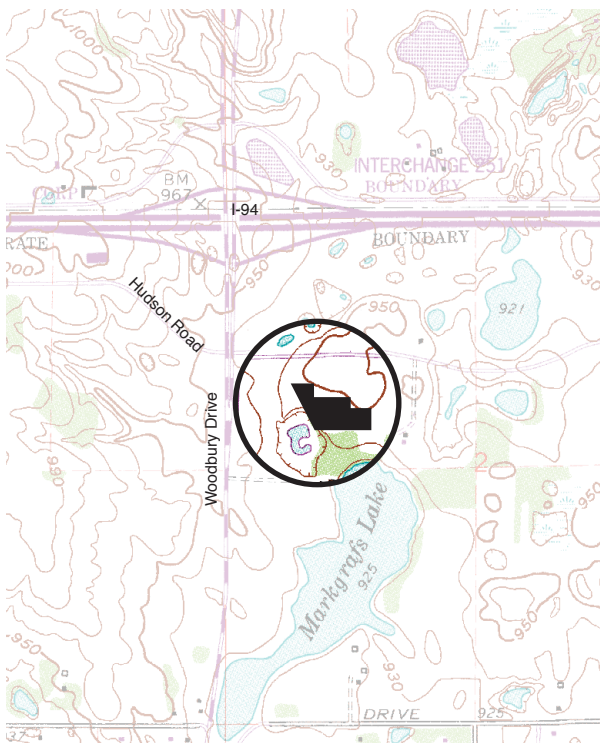
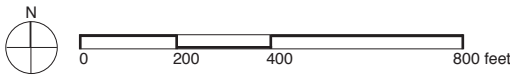
CityWalk is a pedestrian-oriented development that includes residences, businesses, walking paths, and a town square. An area within CityWalk known as “The English Manor Townhomes” is featured in this density sheet.



The townhome exteriors include a variety of materials and setbacks that create visual interest. Short blocks permit easy automobile access while sidewalks provide a safe pedestrian route.



The site as it appeared prior to development of CityWalk.



Block Area & Demographic Information

(U.S. Census demographic information (2000) is not available for CityWalk because it was developed after 2000. The area selected for this density sheet approximates what a census block might look like in future census data. Area was calculated from a site plan provided by the contractor and unit numbers were counted on site by Design Center staff. Density was calculated manually.)

block density 10 dwelling units/acre

number of housing units 53

block area 5.5 acres

occupied housing units not available (n/a)—
currently under construction

housing units owner-occupied n/a

average household size n/a

percent white n/a

median age n/a

types of units townhomes / rowhouses

number of floors 3

location Bounded by City Walk Drive, Soho Street, open space to the south and west, and other housing to the east.

Note: Scale of this orthophoto is different than most of the orthophotos in this housing density sheet series.

Census Tract & Demographic Information

U.S. Census demographic information (2000) is not available for CityWalk, which was completed after 2000.

context CityWalk is a mixed use development located in a fast growing area of Woodbury. It includes townhomes, such as the ones in the English Manor Townhomes area featured in this density sheet, and apartments. It is close to a major commercial area that includes a Wal-Mart and other large stores.



Franklyn Park Apartments provides affordable housing for seniors. The four-story brick building is surrounded by a well-tended landscape.



An intimate courtyard provides a protected oasis for Franklyn Park residents.



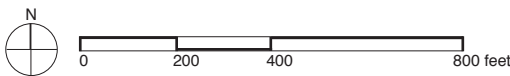
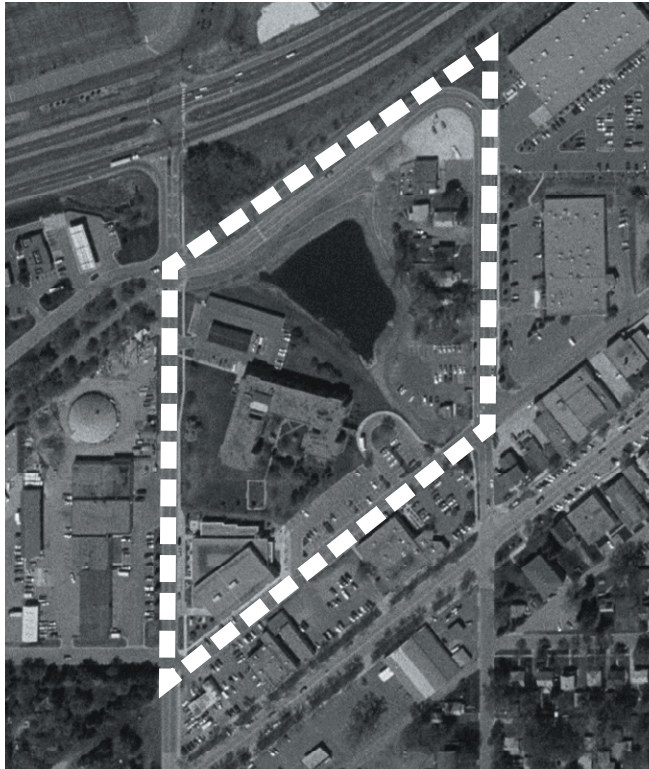
Neighborhood assets located near Franklyn Park Apartments include a community center and library.



A nearby pond helps control stormwater runoff and adds green space.



Large windows allow fresh air and light into the units. Some residents use the mini-balconies as a place for container gardening.



Block Area & Demographic Information

* U.S. Census demographic information (2000) for census block indicated on photo at left.

** Block area was calculated using a census block layer that was aligned to street centerlines by The Lawrence Group.

block density 10 dwelling units/acre

number of housing units 121 *

block area 11.7 acres **

occupied housing units 100% *

housing units owner-occupied 3.3% *

average household size 1.1 *

percent white 100% *

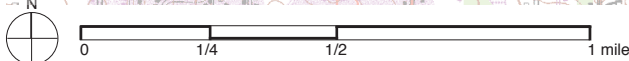
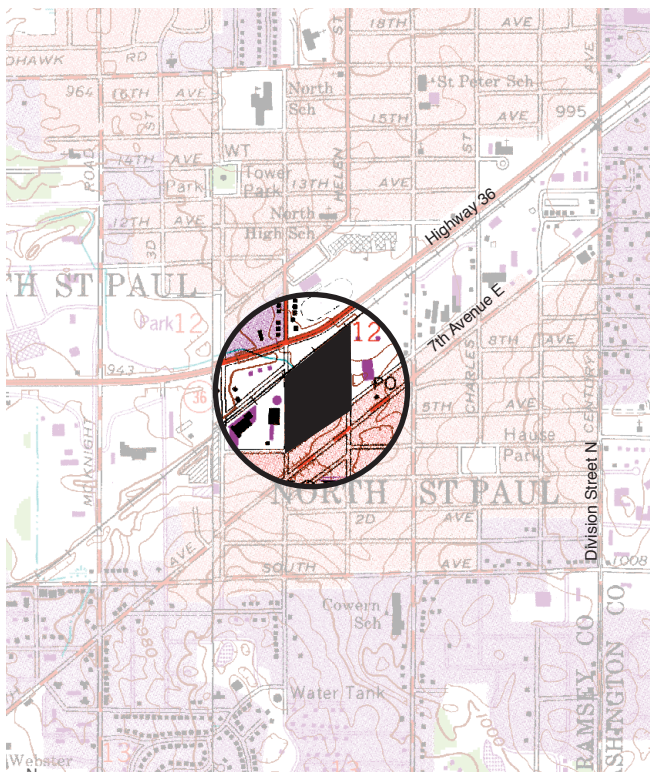
median age 78.5 *

types of units apartments

number of floors 4

location Bounded by Centennial Drive, Helen Street North, Seppala Boulevard, and 1st Street North.

Scale of this orthophoto is different than most of the orthophotos in this housing density sheet series.



Census Tract & Demographic Information

*** The U.S. Census demographic information (2000) included here refers to the entire census tract, which extends beyond the boundaries of the map at left.

census tract density 2.2 dwelling units/acre

Census tract area on which density is calculated includes roads, open space, commercial, industrial, and other land uses, in addition to housing. Tract densities are almost always lower than block area densities.

number of housing units 939 ***

census tract land area 425 acres ***

median household income \$41,597 ***

context Located near the main downtown commercial area of North St. Paul, this block features affordable senior housing, a pond, and a library and community building.



The apartments in this part of Woodbury Park feature front entrances that open onto landscaped courtyards.



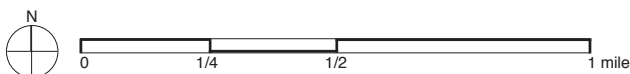
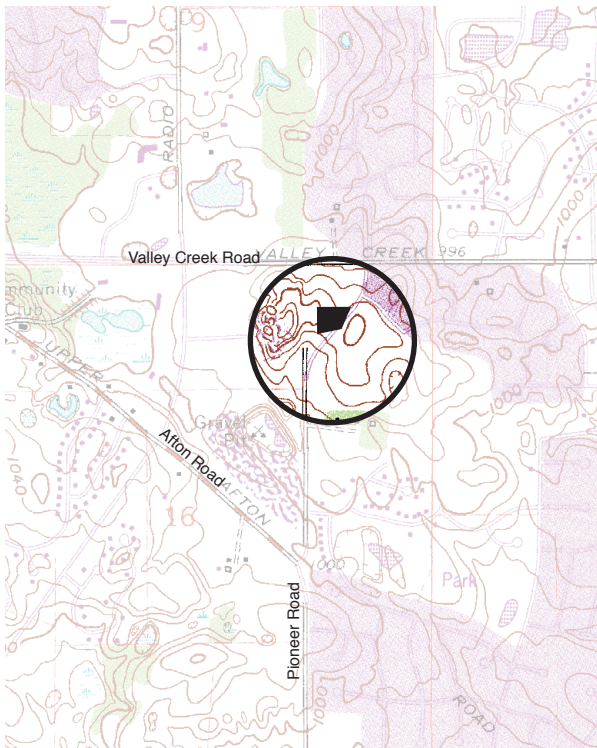
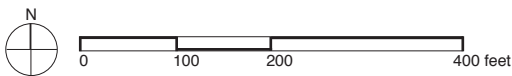
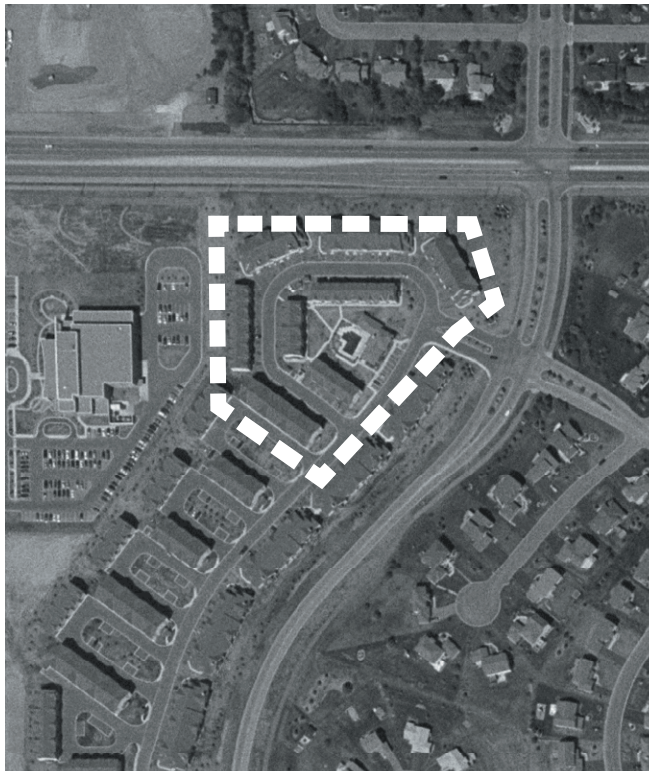
Within the same development but outside the featured census block, an automobile court provides surface parking for residents and guests and access to tuck-under garages.



Landscaped areas are well maintained.



In an area adjacent to the featured census block, two-story housing lines the edge of the development.



Block Area & Demographic Information

* U.S. Census demographic information (2000) for census block indicated on photo at left.

** Block area was calculated using a census block layer that was aligned to street centerlines by The Lawrence Group.

block density 11 dwelling units/acre

number of housing units 20 (U.S. Census data is incorrect. Information provided by property management staff.)

block area 1.9 acres **

occupied housing units 96.2% *

housing units owner-occupied 0% *

average household size 2.7 *

percent white 84.0% *

median age 27.2 *

types of units rowhouses

number of floors 3

location Bounded by Interlachen Parkway, Promenade Lane, and Vining Drive.

Census Tract & Demographic Information

*** The U.S. Census demographic information (2000) included here refers to the entire census tract, which extends beyond the boundaries of the map at left.

census tract density 1.9 dwelling units/acre

Census tract area on which density is calculated includes roads, open space, commercial, industrial, and other land uses in addition to housing. Tract densities are almost always lower than block area densities.

number of housing units 2,118 ***

census tract land area 1,117 acres ***

median household income \$83,530 ***

context This development is near many commercial and civic facilities.



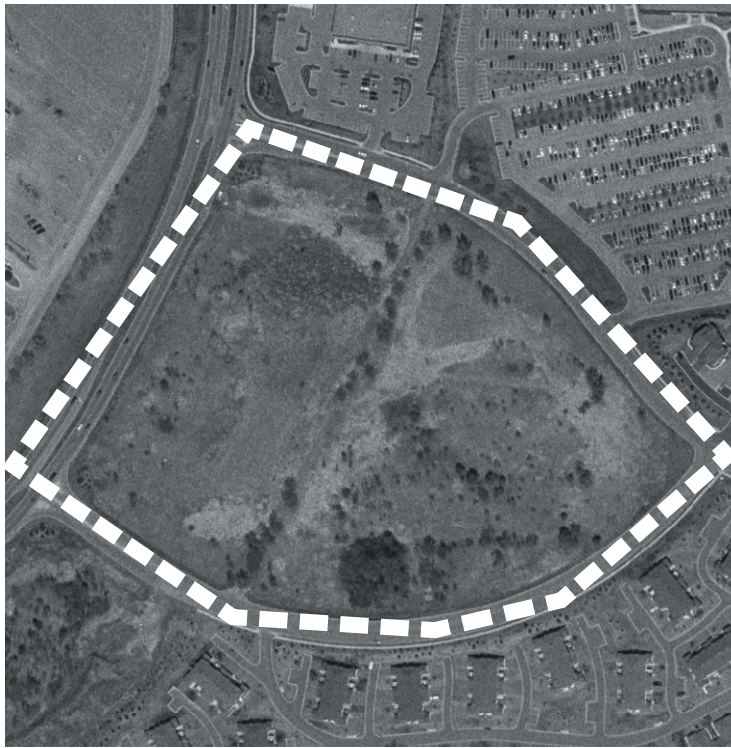
Hartford Commons is a new rowhouse development located near Eden Prairie Center. High-quality building materials, rich detailing, sidewalks, and boulevard trees create a pleasant walking atmosphere.



Front porches and stoops provide residents with many of the same elements found in single-family detached houses.



Service drives off of the main streets provide access to the tuck-under garages, allowing a garage-free street presentation.



Block Area & Demographic Information

(U.S. Census demographic information (2000) is not available for Hartford Commons because it was developed after 2000. The developer provided development acreage and number of housing units. Density was calculated manually.)

block density 18 dwelling units/acre

number of housing units 317

block area 17.9 acres

occupied housing units not available (n/a)—currently under construction

housing units owner-occupied n/a

average household size n/a

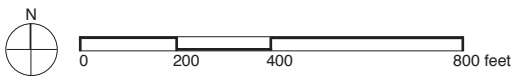
percent white n/a

median age n/a

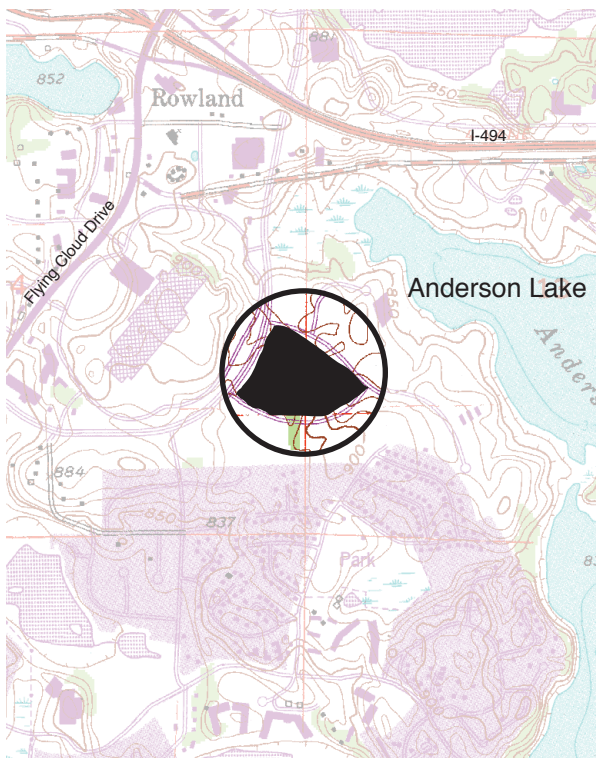
types of units rowhouses

number of floors 2.5

location Bounded by Prairie Lakes Drive, Rolling Hills Road, and Prairie Center Drive.



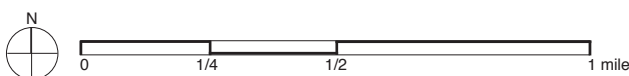
Note: Scale of this orthophoto is different than most of the orthophotos in this housing density sheet series.



Census Tract & Demographic Information

U.S. Census demographic information (2000) is not available for the Hartford Commons, which was completed after 2000.

context Hartford Commons is located across the street from a large commercial area that includes the Eden Prairie Center shopping mall. Other nearby amenities include Anderson Lakes Park and the Eden Prairie Library.

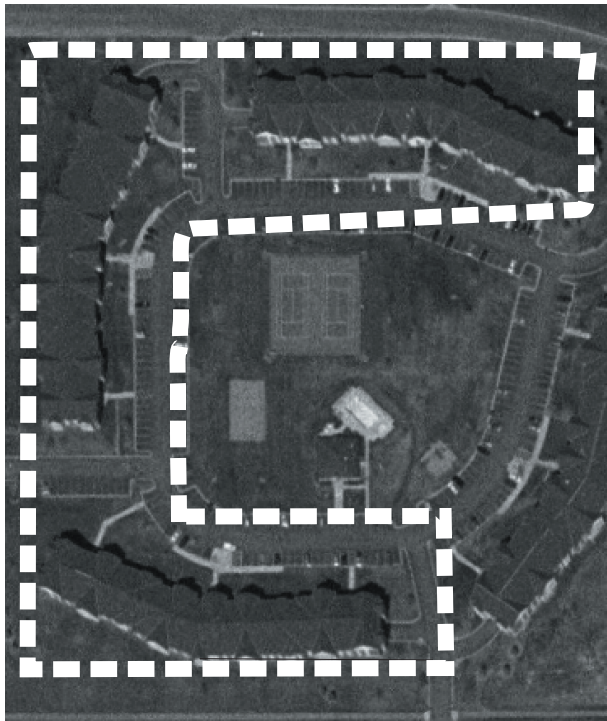




Valley Creek Apartments is a large rental apartment complex. Balconies, brick finishes, and multi-gabled roofs minimize the scale of the 3-story building. Both below-grade and surface parking are provided.



The large size of this residential complex allows it to provide amenities such as a swimming pool, clubhouse, large playground, and tennis courts.



Block Area & Demographic Information

Note: U.S. Census information from three census blocks that are part of one development were combined for this density sheet.

* U.S. Census demographic information (2000) for the three census blocks indicated on photo at left.

** Block area for the combined three census blocks was calculated using a census block layer that was aligned to street centerlines by The Lawrence Group.

block density 21 dwelling units/acre

number of housing units 222 *

block area 10.5 acres **

occupied housing units 87.4% *

housing units owner-occupied 0% *

average household size 1.9, 1.8, 1.9 *

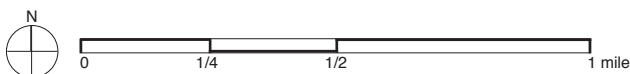
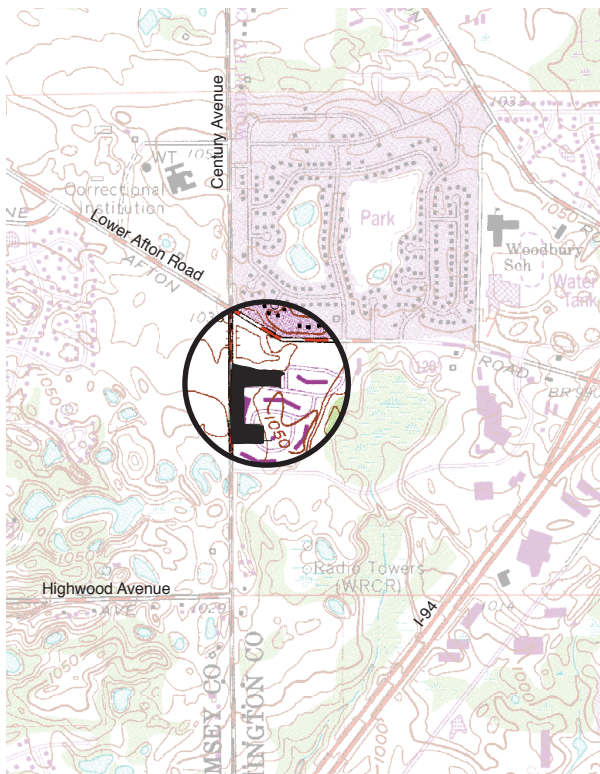
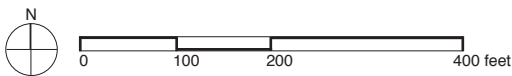
percent white 81.4% *

median age 29.0, 27.3, 27.3 *

types of units low-rise apartment

number of floors 3

location Bounded by Parkwood Drive, Century Circle, Pouliot Parkway, and Century Avenue South.



Census Tract & Demographic Information

*** The U.S. Census demographic information (2000) included here refers to the entire census tract, which extends beyond the boundaries of the map at left.

census tract density 1.5 dwelling units/acre

Census tract area on which density is calculated includes roads, open space, commercial, industrial, and other land uses in addition to housing. Tract densities are almost always lower than block area densities.

number of housing units 1,998 ***

census tract land area 1,290 acres ***

median household income \$51,913 ***

context Located in a fast developing area of Woodbury, these apartments are close to significant commercial and industrial areas.



A variety of roof lines and facade articulations provides architectural detailing that minimizes the prominence of the garages and creates an interesting streetscape. In addition, by using a tuck-under design for the garages, they do not overwhelm the front entrances (left). Many front entrances to the townhomes are highlighted by porches, creating a single family home-like appearance (right).



A clubhouse, within this townhome development but outside the census block featured in this density sheet, is available for use by the residents.



In some cases, units are combined in one building that looks like a large home.



Block Area & Demographic Information

* U.S. Census demographic information (2000) for census block indicated on photo at left.

** Block area was calculated using a census block layer that was aligned to street centerlines by The Lawrence Group.

block density 32 dwelling units/acre

number of housing units 77 *

block area 2.4 acres **

occupied housing units 50.6% *

housing units owner-occupied 0% *

average household size 1.9 *

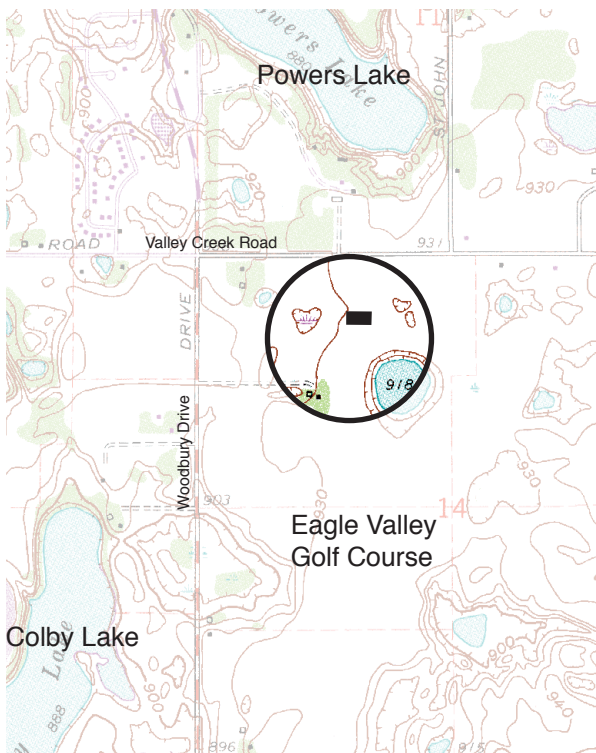
percent white 92.3% *

median age 34.3 *

types of units townhomes

number of floors 2

location Bounded by Grand Forest Lane and Grand Reserve Boulevard.



Census Tract & Demographic Information

*** The U.S. Census demographic information (2000) included here refers to the entire census tract, which extends beyond the boundaries of the map at left.

census tract density 0.2 dwelling units/acre

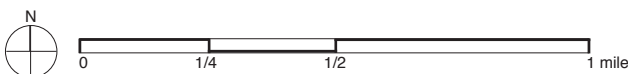
Census tract area on which density is calculated includes roads, open space, commercial, industrial, and other land uses in addition to housing. Tract densities are almost always lower than block area densities.

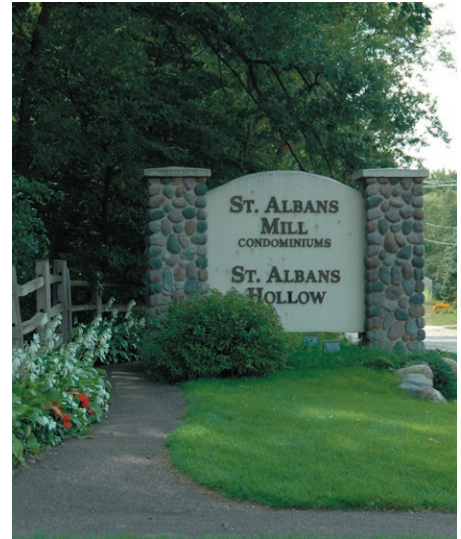
number of housing units 1,630 ***

census tract land area 10,057 acres ***

median household income \$104,645 ***

context These larger townhomes are located in a residential area near Eagle Valley Golf Course. Valley Crossing Collaborative School is located at the intersection of Valley Creek Road and Woodbury Drive. A commercial and industrial area is located to the north near I-94.





The entrance road to St. Albans Mill Condominiums winds through the woods, setting the context for this development located adjacent to Big Willow Park. A pedestrian trail is located near the road.



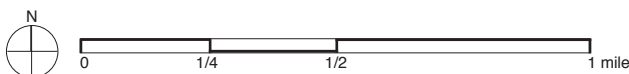
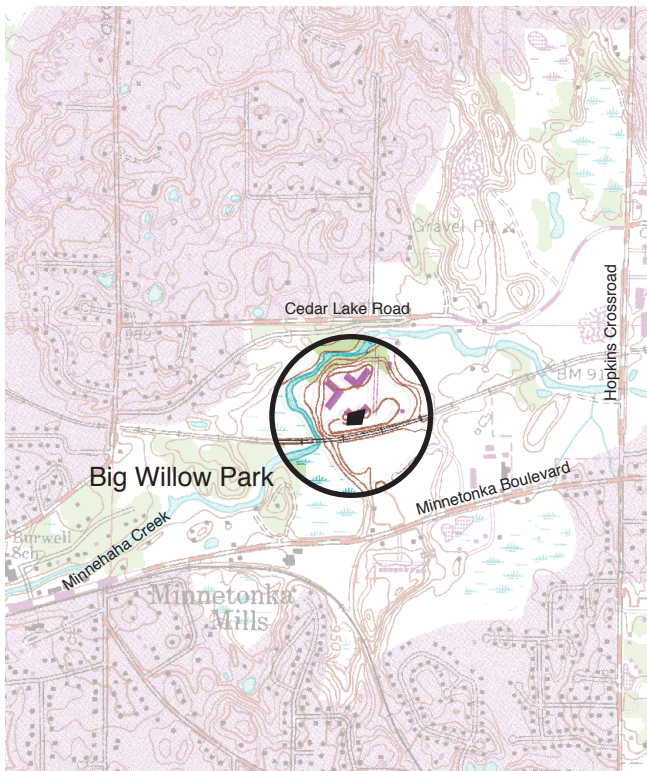
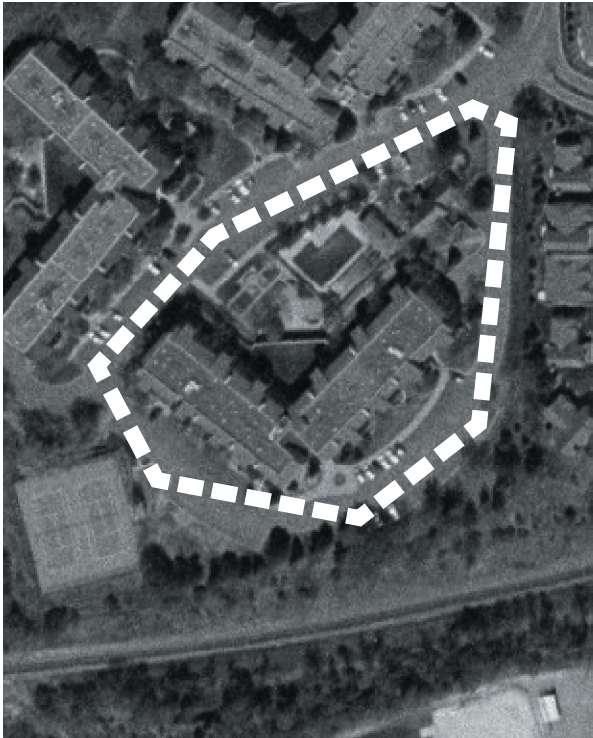
Large screened balconies provide views to the surrounding woodlands and the landscaped grounds. Both surface and underground parking are provided.



A large outdoor swimming pool, paved pool deck, and community building are centrally located.



A landscaped courtyard adjacent to the swimming pool provides a gathering place for residents.



Block Area & Demographic Information

* U.S. Census demographic information (2000) for census block indicated on photo at left.

** Block area was calculated using a census block layer that was aligned to street centerlines by The Lawrence Group.

block density 50 dwelling units/acre

number of housing units 131 *

block area 2.6 acres **

occupied housing units 92.4% *

housing units owner-occupied 98.3% *

average household size 1.5 *

percent white 99.2% *

median age 73.3 *

types of units low-rise apartments

number of floors 3

location South of Cedar Lake Road on St. Albans Mill Road.

Census Tract & Demographic Information

*** The U.S. Census demographic information (2000) included here refers to the entire census tract, which extends beyond the boundaries of the map at left.

census tract density 1.0 dwelling units/acre

Census tract area on which density is calculated includes roads, open space, commercial, industrial, and other land uses in addition to housing. Tract densities are almost always lower than block area densities.

number of housing units 2,266 ***

census tract land area 2,300 acres ***

median household income \$89,923 ***

context St. Albans Mill Condominiums are bordered on three sides by Big Willow Park. In addition, Minnehaha Creek meanders along the west and north boundaries of the development.