

City Council Item

April 22, 2024



Item	Downtown Design Guidelines and Wayfinding Plan Review	
File No.		Item No: A.2
Agenda Section	5:15 P.M. - WORK SESSION	
Prepared By	Eric Maass, Community Development Director	
Reviewed By		

SUGGESTED ACTION

No action requested.

Motion Type	N/A
Strategic Priority	Development & Redevelopment

SUMMARY

BACKGROUND

Design Standards and Guidelines Draft Plan

Through community engagement and staff review city staff and our project consultant HKGi has prepared drafts plans for both downtown design guidelines as well as downtown design standards. Staff and project consultant will guide the City Council through each of the documents attached to this case. The goals of this portion of the discussion is to gather feedback from the City Council on the draft plans prior to the guidelines and standards going through formal review.

The Planning Commission reviewed the draft design guidelines and design standards during their meeting on April 16th. City staff and consultants will be gathering all feedback received during draft reviews and updating each document before bringing updated versions back to the Planning Commission for review and the City Council for adoption.

Downtown Street Lighting

Downtown street lighting should be uniform and included in the design guidelines planning project. New lighting would be incorporated with street or development projects (i.e. Market Blvd). The city has the option to choose poles/fixtures that will be owned and maintained by Xcel Energy however that limits the city to only those options pre approved by Xcel. That list is attached "Xcel Street Lighting Options"

1. If the city chooses to go with Xcel owned and maintained lights we have to choose from their list.
2. The city can go with an outside vendor for a lighting option however the city would be required to own and maintain those lights and the city then pays for the service through Xcel.

For option 1 above, the Luminaire styles of "traditional" and "cobra", with a Style A Fiberglass Pole, are the basic options that are standard and do not result in any upcharges. The other Luminaire and Pole combinations cost more with an estimate from Xcel being anywhere from ~\$7-11K per pole. The upgraded poles also require a pre-pay service rate.

Option 2 requires the city identifying alternative street lights that would be the preference of the city.

Regardless of option, the pole/luminaire should be consistent throughout the downtown area to enhance placemaking.

DISCUSSION

BUDGET

RECOMMENDATION

ATTACHMENTS

[Downtown Design Guidelines - Draft Plan](#)

[Downtown Design Standards - Draft Plan](#)

[Street Lighting Options](#)