



Lakeville Tradition Development Comprehensive Plan Amendment

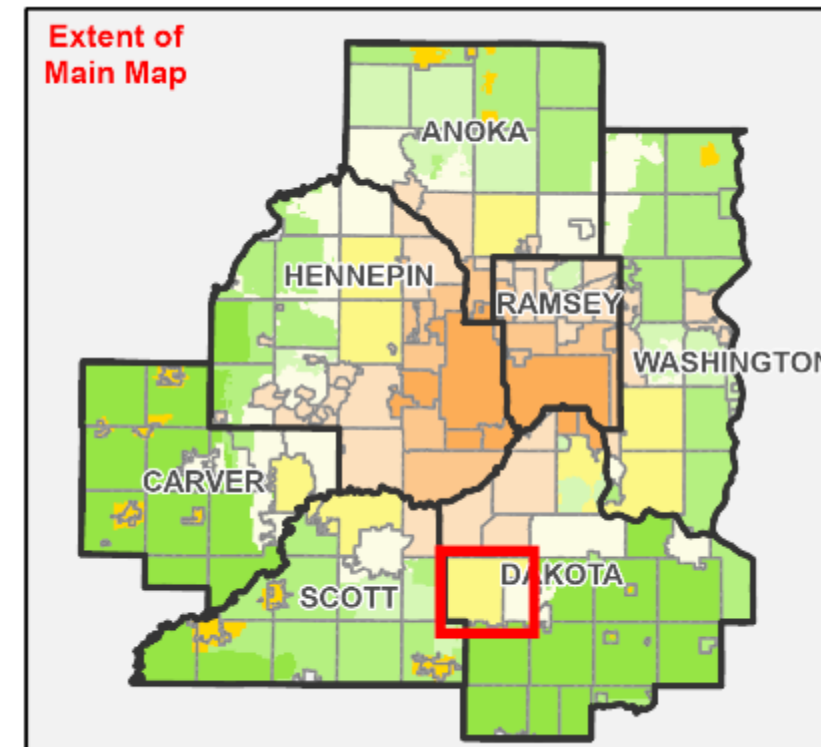
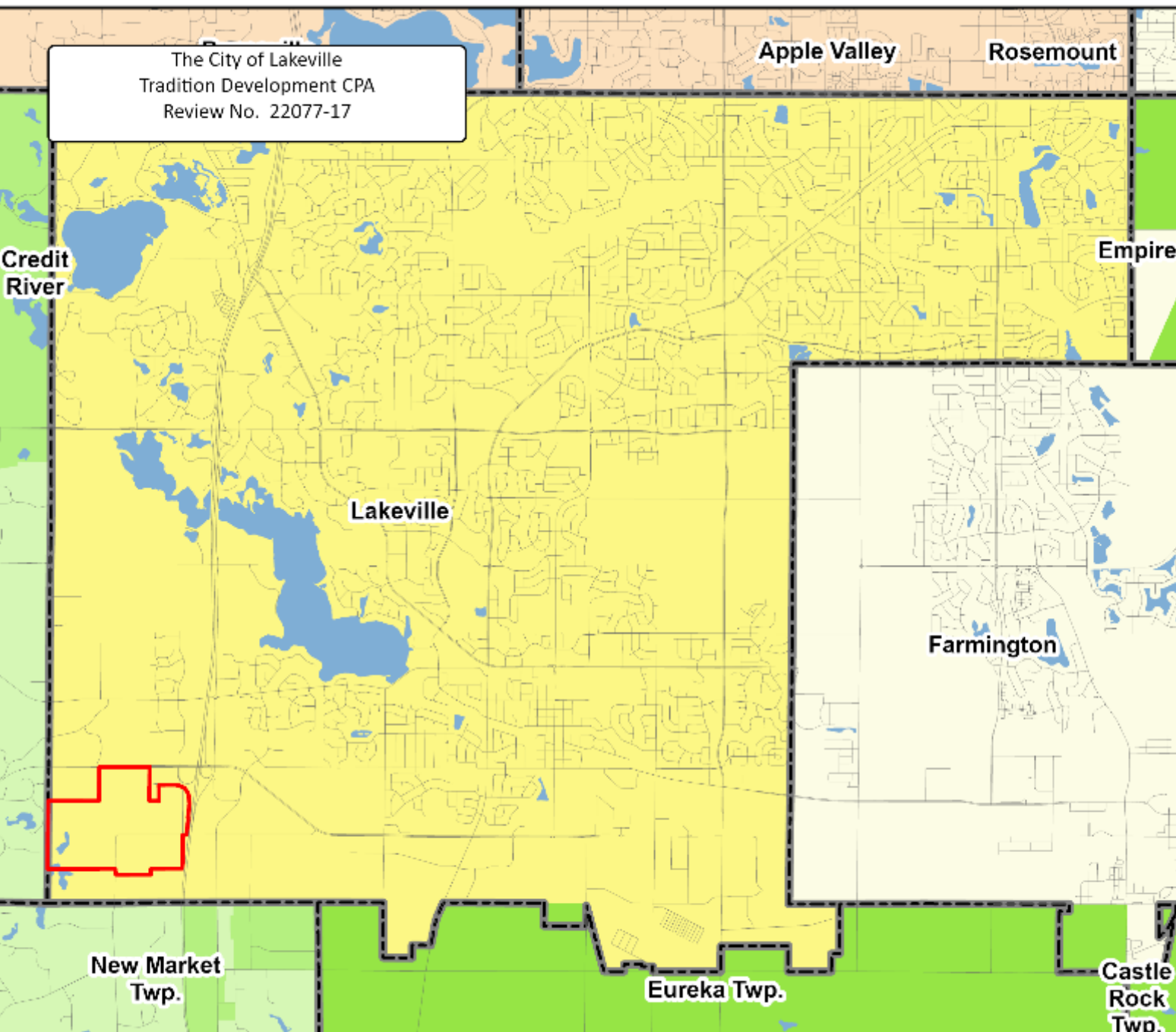
Lakeville – District 16



September 21, 2026

Angela R. Torres, Senior Manager, Local Planning Assistance

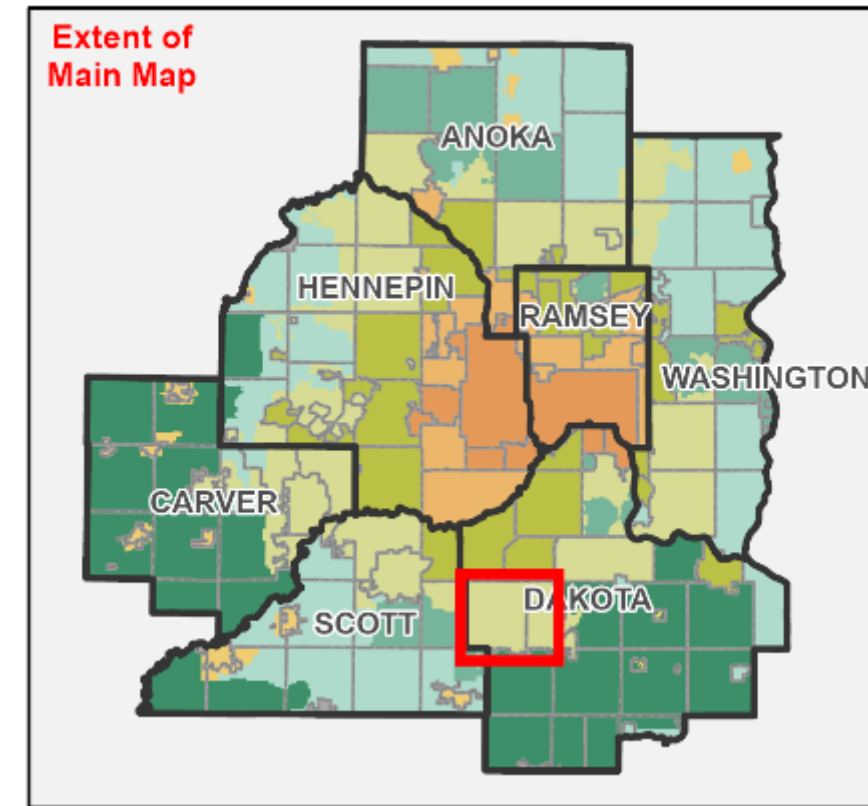
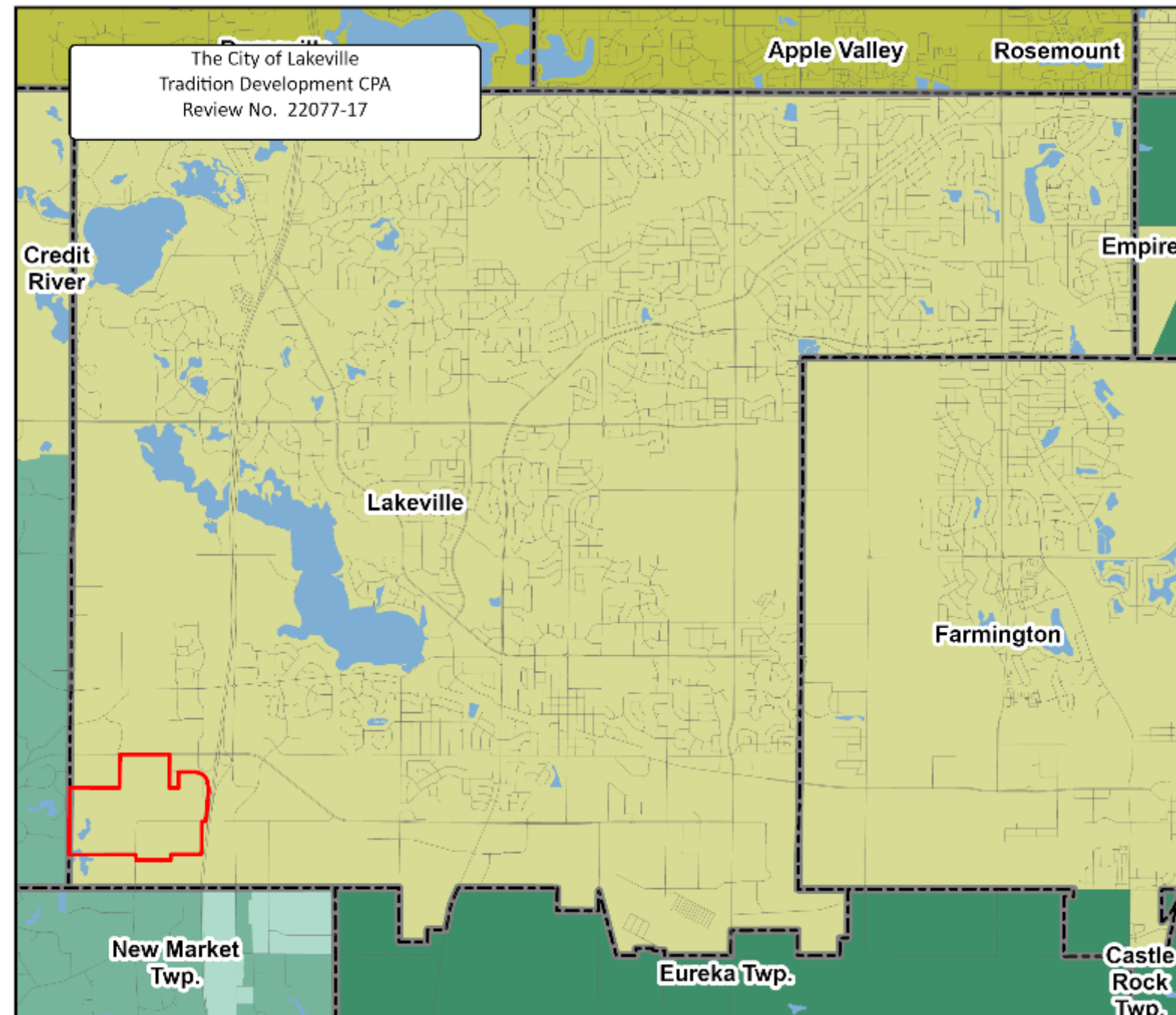
2040 Community Designation



ThriveMSP 2040 Community Designations

- Agricultural
- Rural Residential
- Diversified Rural
- Rural Center
- Emerging Suburban Edge
- Suburban Edge
- Suburban
- Urban
- Urban Center

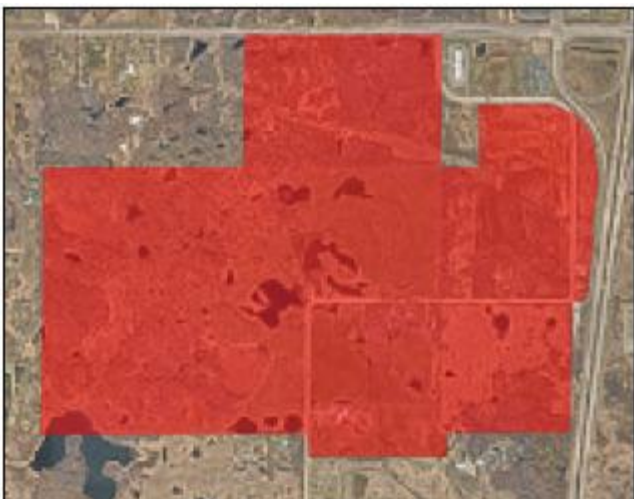
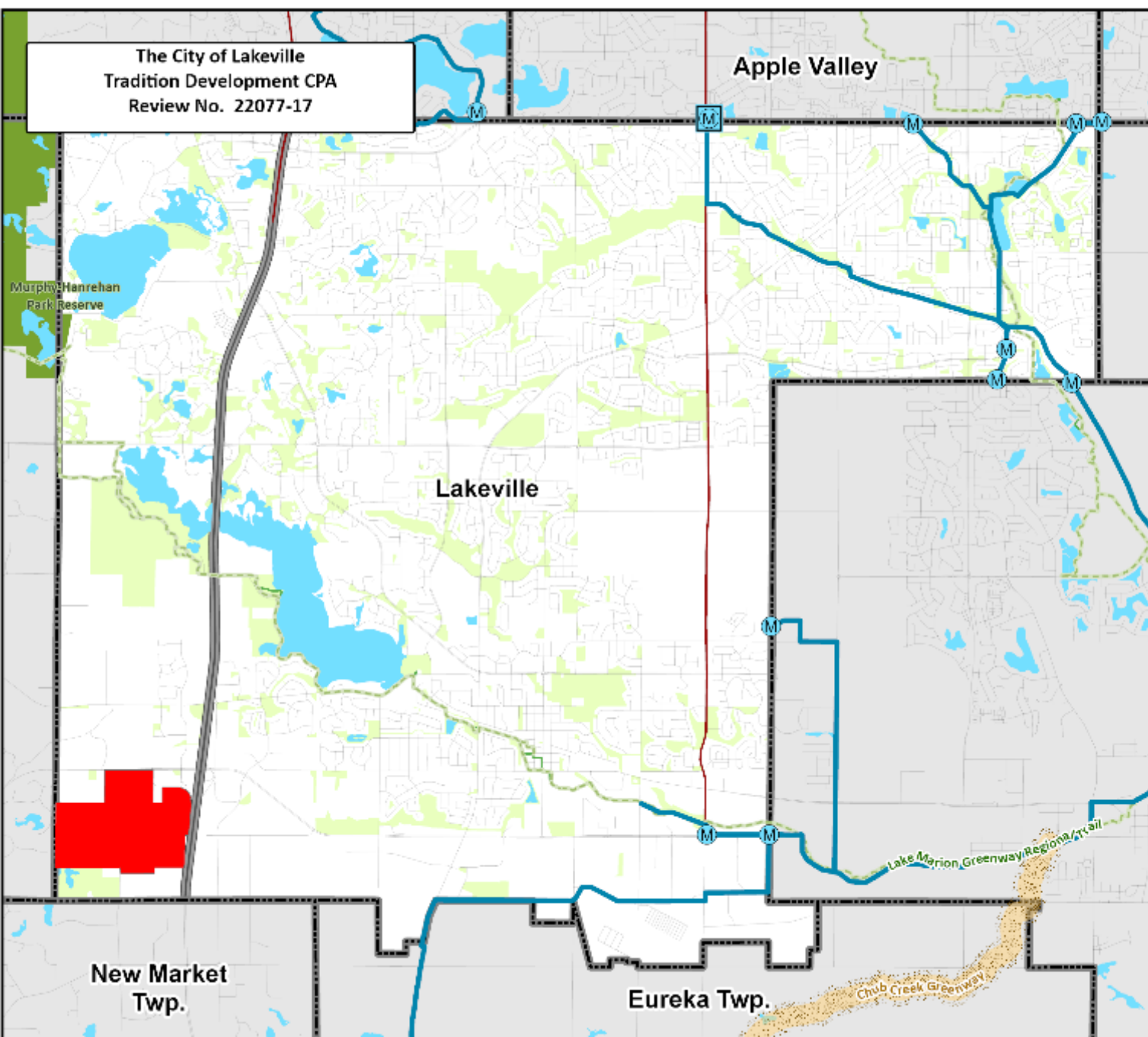
2050 Community Designation



Imagine 2050 Community Designations

- Urban
- Urban Edge
- Suburban
- Suburban Edge
- Rural Center
- Diversified Rural
- Rural Residential
- Agricultural
- Non-Council Community

Regional Systems



Regional Systems

Regional Transitways

- Existing
- Planned Current Revenue Scenario
- Potential Increased Revenue Scenario

Wastewater Treatment

- Meters
- MCES Interceptors
- Lift Stations
- MCES Treatment Plants

Regional Highway System

- Interstates
- US Highways
- State Highways
- County Roads
- Road Centerlines

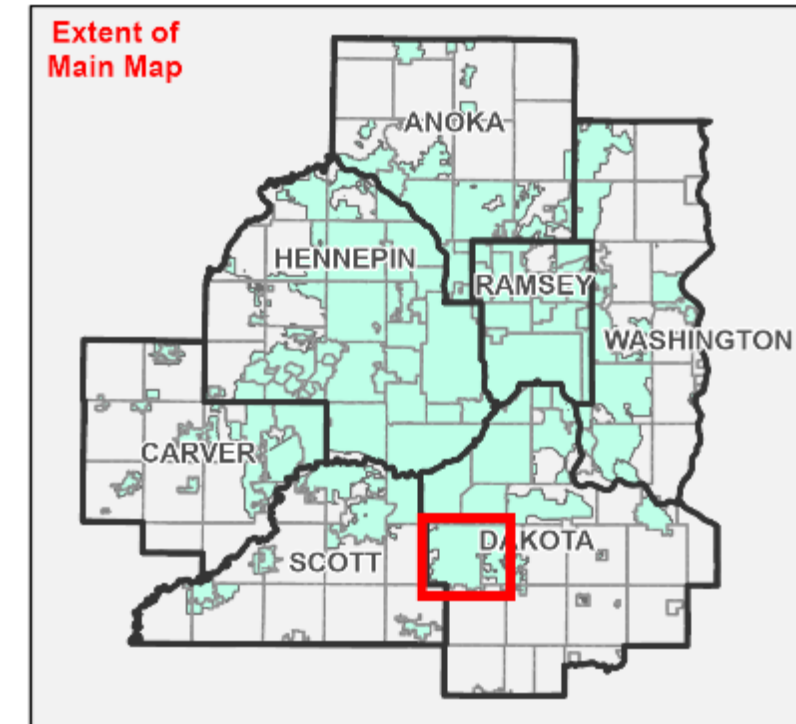
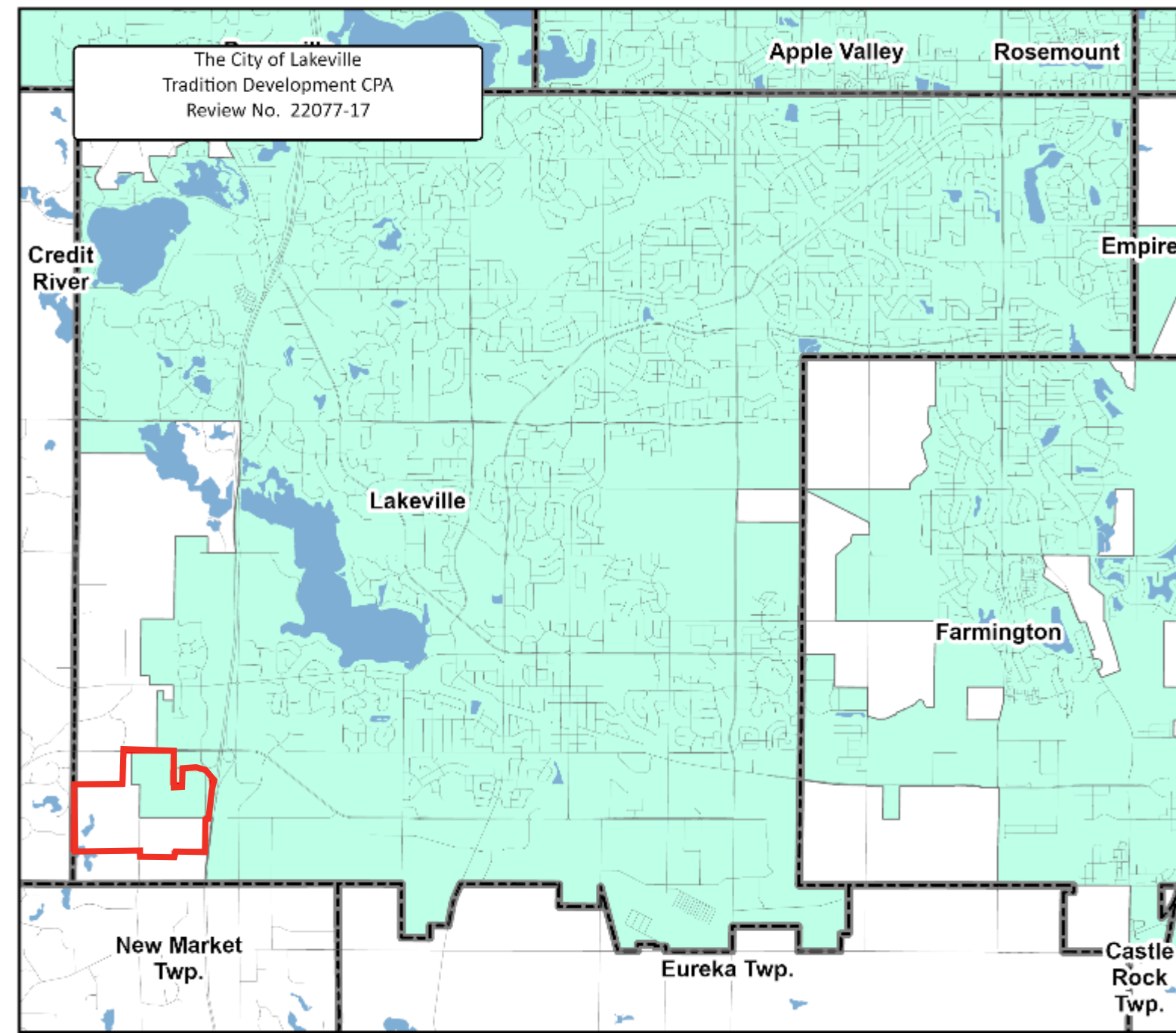
Regional Parks

- Existing (Open to Public)
- In Master Plan (Not Open to Public)
- Planned Units
- Other Parks, Preserves, Refuges and Natural Areas

Regional Trails

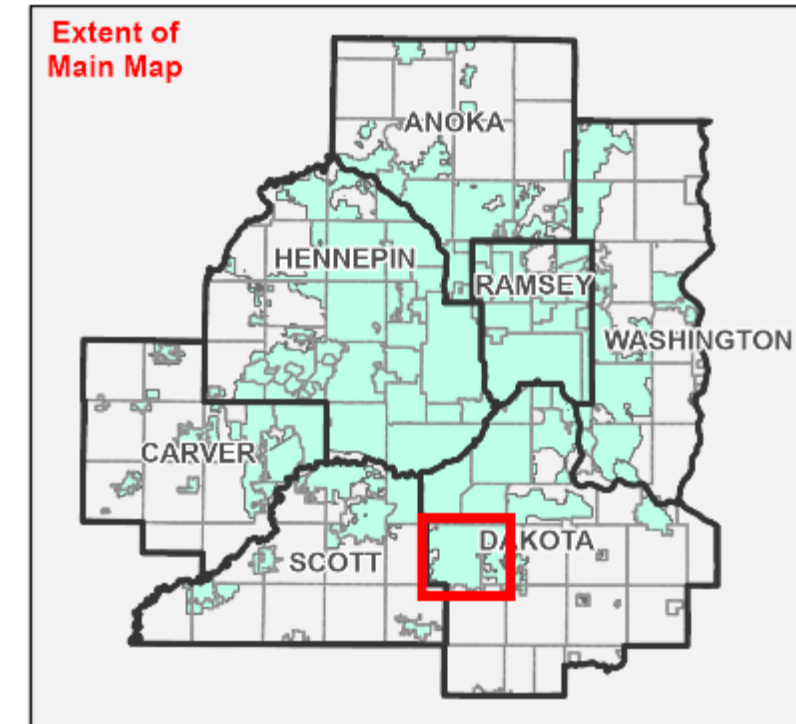
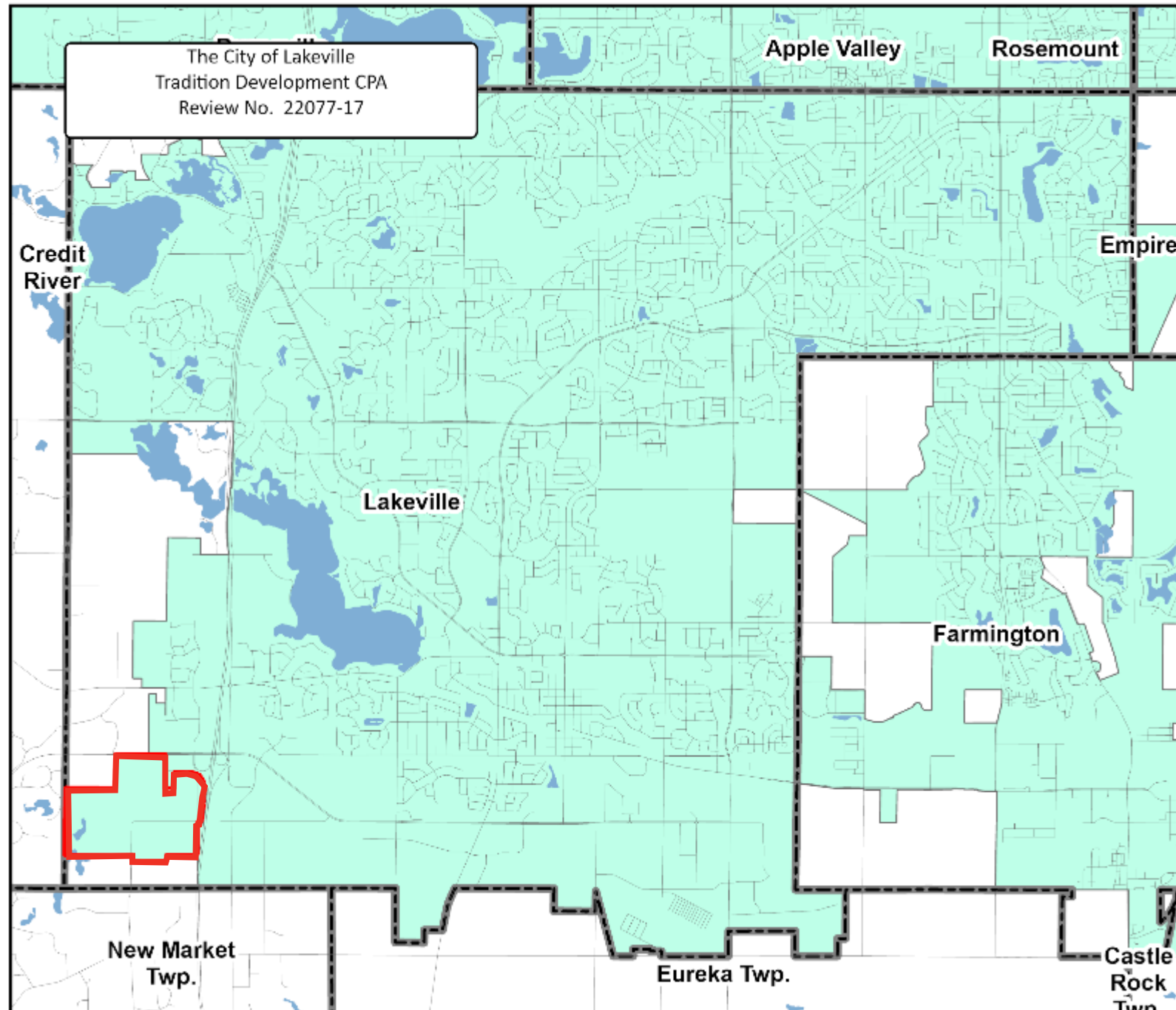
- Existing (Open to Public)
- Existing (Not Open to Public)
- Planned Regional Trails
- Regional Trail Search Corridors

Current 2040 MUSA



MUSA 2040

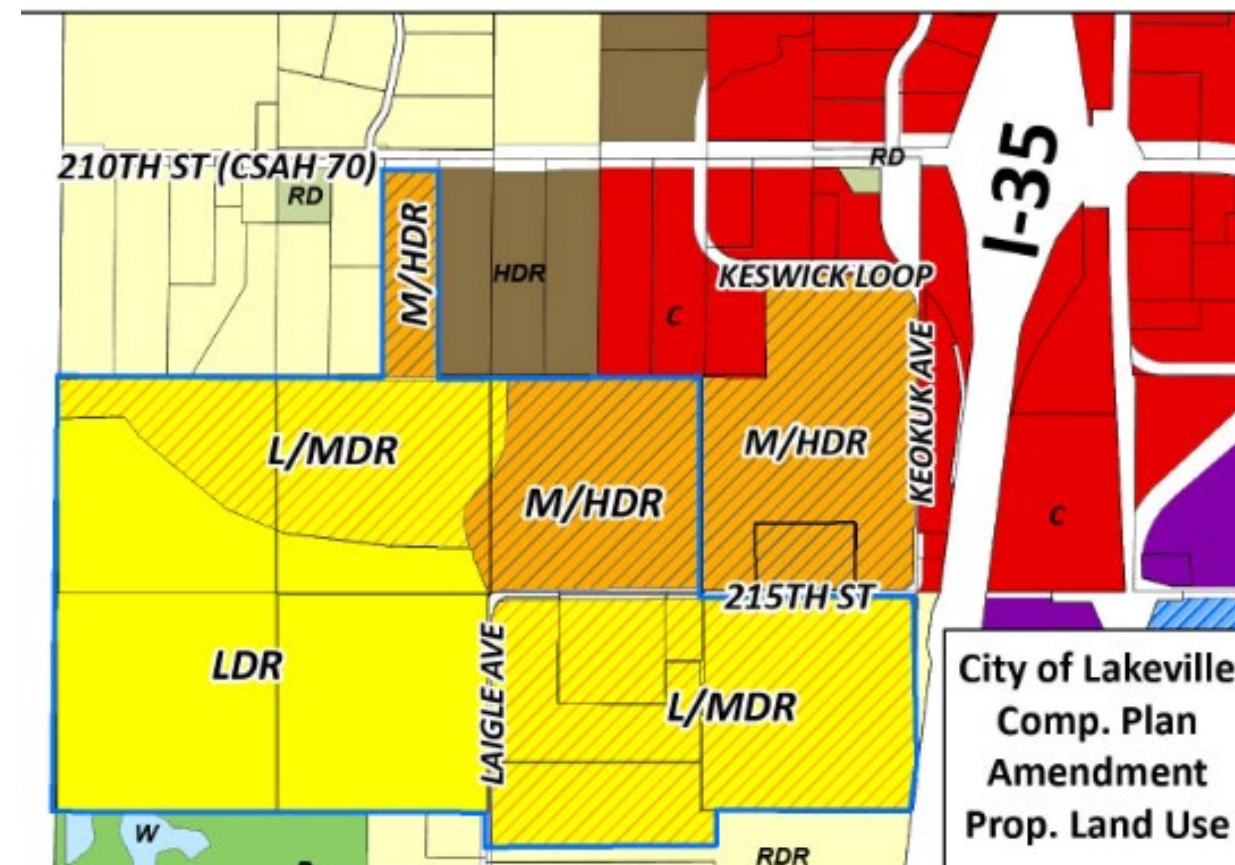
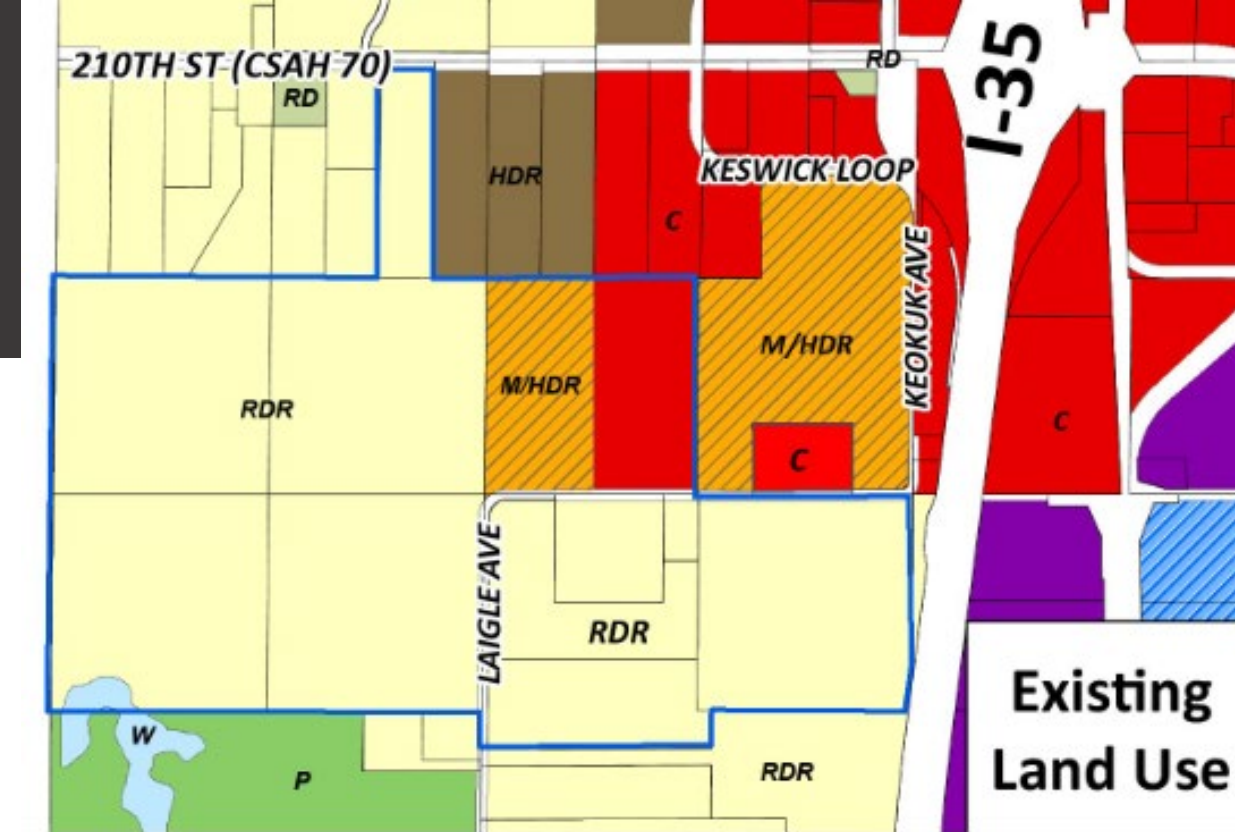
Proposed 2040 MUSA



MUSA 2040

Amendment Details

Existing and Planned Land Use



Alternative Urban Areawide Review: (AUAR)

SOUTHWEST STUDY AREA

FINAL ALTERNATIVE URBAN AREAWIDE REVIEW

July 2026



Lakeville Forecast changes

Table 1. Metropolitan Council City of Lakeville Forecasts, revised Feb. 2026

	Census	Estimates	Forecasts		
	2020	2025	2030	2040	2050
Population	69,490	78,810	81,300	85,500	91,200
Households	23,265	27,463	28,600	31,200	33,700
Employment	15,888	21,862	23,100	25,200	29,900

Table 2. Metropolitan Council Metropolitan Council sewer-serviced forecast: Lakeville, to Empire and Seneca facilities

	MCES-serviced forecasts			
	2020	2030	2040	2050
Population	68,406	80,747	85,073	90,777
Households	22,902	28,405	31,044	33,544
Employment	15,877	23,060	25,200	29,900

Planned Residential Density

Table 3. City of Lakeville Density Table

	2020 – 2040 Change				
	Density		Net	Min	Max
Category	Min	Max	Acres	Units	Units
Low Density Residential	0.1	3	1,050.3	105	3,151
Low/Medium Density Residential	4	5	1,245.5	4,982	6,227
Medium Density Residential	4	7	146.4	586	1,025
Medium/High Density Residential	5	9	288.8	1,444	2,599
High Density Residential	9	26	42.6	384	1,109
Office Residential Transitional*	9	26	1.7	15	44
Corridor Mixed Use	26	45	79.8	2,076	3,593
	Subtotals		2,855.1	9,592	17,748
	Subtotal Net Density			3.36	6.22
2000-2025 Plat Monitoring Program			4,427.6	15,959	
	TOTALS		7,283	25,551	12,711
* 25% residential ** 40% residential	Overall Density with Plat Monitoring Data			3.5	6.2

Findings



Lakeville
Thrive!

That the proposed amendment:

- Conforms to regional system plans
- Is consistent with Council policies
- Is compatible with the plans of adjacent and affected jurisdictions



Proposed Action

That the Metropolitan Council:

1. Authorize the City of Lakeville to place its comprehensive plan amendment into effect.
2. Find that the amendment does not change the City's forecasts.
3. Advise the City to implement the advisory comments in the Review Record for wastewater, transportation, forecasts, and surface water management.



Dakota Curling Club



Questions?

Angela R. Torres, AICP

Senior Manager, Local Planning Assistance
Angela.Torres@metc.state.mn.us

