

# Capitol Area Architectural and Planning

# Projects Summary

(\$ in thousands)

Project Title	Rank Fund		Project Requests for State Funds			Gov's Rec	Gov's Planning Estimates	
			2018	2020	2022	2018	2020	2022
Capitol Complex Monuments and Memorials Repairs and Restoration	1	GO	3,200	0	0	0	0	0
Minnesota State Capitol Area Comprehensive Plan	2	GF	95	0	0	0	0	0
<b>Total Project Requests</b>			3,295	0	0	0	0	0
<b>General Obligation Bonds (GO) Total</b>			3,200	0	0	0	0	0
<b>General Fund Cash (GF) Total</b>			95	0	0	0	0	0

[mn.gov/caapb](http://mn.gov/caapb)

**AT A GLANCE**

- Zoning jurisdiction, design review, and planning authority in a 60-block area around the Capitol Building.
- Three full-time staff and three professional advisors serve the Board, which meets six times a year.
- 12-member non-partisan Board appointed by Governor, City of Saint Paul, and Legislature, and chaired by the Lieutenant Governor.

**PURPOSE**

The Capitol Area Architectural and Planning Board (CAAPB) is a small state agency with responsibilities unique to the state. Our mission is:

- To preserve and enhance the architectural integrity of the Capitol Building and area.
- To improve and protect open areas for public enjoyment.

- To develop accessible approaches to the Capitol Area for pedestrians, roadways, and mass transit systems.
- To establish a framework for growth in keeping with the original Cass Gilbert design.

Our framework of operations is a comprehensive plan and codified zoning and design rules, developed with input from stakeholders and maintained by staff. We coordinate our responsibilities with other state agencies, the City of Saint Paul, neighborhood planning bodies, and private sector professionals. We contribute to the statewide outcome of: **Efficient and accountable government services.**

**STRATEGIES**

**Regulation:**

- The CAAPB acts on requests for zoning permits or design review approvals for projects within the Capitol Area.
- The CAAPB completes reviews and approvals of zoning requests within 60 days of request filing.
- A Saint Paul building permit is only issued after the CAAPB has reviewed and approved zoning request and issued a permit for projects within the Board’s jurisdiction. If necessary, a Certificate of Design Compliance is also required, if changes occur at the City level.

**Development and Planning:**

- We provide project-specific guidelines for Capitol Area work and encourage post construction analysis.
- We have a development framework and maintenance standards for the Capitol mall and its memorials.
- We conduct open, fair, and timely competitions for state buildings and memorials in the Capitol Area;
- We provide open consultation and collaboration with other state agencies, the City of Saint Paul, immediate neighborhoods, and state and national communities.
- We initiate funding requests, promote design integrity, restoration, and maintenance of the Capitol Building in cooperation with the Department of Administration and the Minnesota Historical Society.

**Policy – the CAAPB’s work is guided by the following:**

- Rules Governing Zoning and Design for the MN State Capitol Area, 2009.
- 1998 Comprehensive Plan for the MN State Capitol Area, amended in 2009. Next revision underway for 2017-18.
- Policy for Works of Art in the MN State Capitol, 1998.
- Policy for Commemorative Works in the MN State Capitol Area, 2012.
- Mall memorials only constructed if 20% of construction budget is set aside for future maintenance.

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The legal authority for the CAAPB is MN Statute 15B. (<https://www.revisor.mn.gov/statutes/?id=15B>).

**At A Glance**

- To upgrade, restore, and maintain the Minnesota State Capitol Building.
- To preserve and enhance the Capitol Area’s unique aesthetic and historic character.
- To plan and guide the Capitol Area’s future development by maintaining and periodically prescribing a framework for land use and planning via a Comprehensive Plan and accompanying Zoning Rules promulgated through the Administrative Procedures Act.

**Factors Impacting Facilities or Capital Programs**

The Capitol Area Architectural and Planning Board (CAAPB), in its fourth decade, is served by two major planning frameworks to guide its work: *The Strategic Plan for Locating State Agencies* (1993, rev. 1995), and its own *1998 Comprehensive Plan for the Minnesota State Capitol Area* and 2009 Amendment which focuses on improvements within the Capitol Area. The CAAPB also governs zoning and design regulations in the 60-block area around the Capitol Building through its *Rules Governing Zoning and Design for the Minnesota State Capitol Area*, which were updated in 2009.

This year the CAAPB initiated the next iteration of the Comprehensive Plan, which is scheduled to be completed in-house by the end of calendar year 2019 or soon thereafter. The board’s Comprehensive Plan continues to focus on the Capitol Area in its larger context as part of the Capital City, as well as continued residential development for three capitol area sub-districts: the East Capitol, Rice- University, and Summit Park areas; as well as the multi-block area containing the Sears store. It also includes a policy framework for commemorative works in the Capitol Area, which were adopted by the Board in 1993.

The 1993 Strategic Plan, a collaborative effort of the Department of Administration and the CAAPB, incorporated much of the original comprehensive plan’s urban design framework from 1989 work. It had projected development of four to five new state buildings to be sited within the capitol area over the next two decades, and five have now been built, including the new Legislative (Senate) Office Building.

The CAAPB’s responsibility for public projects begins with site selection and architectural design competitions, and continues throughout design and construction. Upon zoning approval by the Board, the city of St. Paul then issues a building permit for a project.

The CAAPB’s recent planning efforts have also included commemorative works, public safety and accessibility improvements, redesigned state parking lots, a much-needed Capitol complex comprehensive sign program, and a lighting master plan for the Capitol Building and its environs, which enhance the security of the area.

In 1998, the CAAPB adopted a *Policy for Works of Art in the Minnesota State Capitol*, as developed by the Minnesota Historical Society (MHS), the Department of Administration, and the CAAPB. The policy establishes standards and design guidelines, along with a process for the review and acceptance of new art and restoration of existing art in the Capitol; the policy was updated in 2016.

After 20 years of studies for the Central Corridor, the light rail transit (LRT) route through the capitol area was officially designated in January 2008 by the Board. The CAAPB Advisory Committee and staff, along with the Administration Department, worked diligently with the LRT planning team on the design details to assure safety, accessibility, and quality of materials throughout the capitol area.

## **Self-Assessment of Agency Facilities and Assets**

Preserving the Capitol Building had been the highest priority for the CAAPB for the past 30 years. After nearly 100 years, building systems and equipment had long outlived their useful life and many of the Capitol's materials and furnishings were in need of complete restoration and refurbishment. The CAAPB pursued comprehensive restoration efforts and funding in both 2001 and 2005 in order to support investments to sustain the Capitol for another 100 years.

With the Capitol building's centennial in 2005 and the 150th anniversary of statehood in 2008, the CAAPB, Department of Administration, and MHS pursued a complete restoration/renovation of the building and environs 2011, which helped secure phased funding over the next five-plus years.

The CAAPB's overall responsibility for the Capitol and its grounds, as well as the buildings in the Capitol Complex, is primarily to protect existing assets and to plan for future investments. Campus development, in response to both state government needs and those of the public, has required broad flexibility in the CAAPB's overall planning. Increasing use of the Capitol Mall for public events and proposals for various memorials requires the board to refine the long-range plans for mall development. With these uses has come a growing concern for improved personal safety and access for both the general public and the disabled, as well as the need to balance open green space with that of future memorials.

Additionally, the impact of the recent economic downtrend has left the Capitol Building and surrounding mall vulnerable to lower levels of maintenance than the public has come to appreciate and expect. The board foresees the need to increase mall memorial budgets for maintenance from the typical 10 to 20 percent.

## **Agency Process for Determining Capital Requests**

An initial capital project list was developed by examining unfunded requests from previous years and assessing their compatibility with the capitol area comprehensive plan and other long-range goals. This process included consultation with the Minnesota Historical Society, Capitol Security, and the Administration Department.

## **Major Capital Projects Authorized in 2016 and 2017**

None requested by the CAAPB.

**Capitol Complex Monuments and Memorials Repairs and Restoration****AT A GLANCE****2018 Request Amount:** \$3,200**Priority Ranking:** 1**Project Summary:** Repairs to Memorials and Monuments on the Capitol Complex- identified in the 2013 Monument Condition study.**Project Description**

The Minnesota State Capitol Complex has 23 memorials and monuments and one tribute located throughout its ceremonial grounds and public spaces. These monuments range in age from over 100 years (John A. Johnson) to the new Memorial to Special Forces in Laos and the new Minnesota Workers' Memorial (both completed and dedicated in 2016). All of these monuments were initiated by citizen groups and completed, in all but two cases, with a mix of public (State appropriations) and private dollars. The monuments completed since 1993 have maintenance funds (10% of construction budget, adjusted upward in 2006 to 20%), raised by the sponsoring group and transferred to the Department of Administration where they are set aside in a dedicated account in perpetuity. Monuments completed before this time have no maintenance accounts and are left to the State to maintain. Over the years, memorials are beginning to deteriorate, in some cases leading to safety issues. If significant repairs are not made soon, it will take a much larger investment to avoid safety hazards or even losing them. This project will provide the stabilization, stone and joint repairs, statue and plaque refinishing, landscape renovation and other repairs necessary to restore these monuments.

Each year an estimated 230,000 people visit the Capitol grounds. These monuments provide history and education about the State's heroes, leaders, visionaries and others who have had significant influence on our State. These monuments and memorials represent the contributions and valor of the people of this State, and the State has a responsibility to maintain them for current and future generations.

A study commissioned by the Department of Administration, Capitol Area Architectural Planning Board and Minnesota Historical Society in 2013 assessed each monument and memorial, prioritized needed restoration and repair work, and identified an ongoing maintenance plan and budget for each.

**Project Rationale**

The memorials and monuments located throughout the ceremonial grounds and public spaces of the Capitol Complex are in a varying range of conditions. The normal weathering process has taken a toll on many of them, to the point they are beginning to deteriorate rapidly. If significant repairs are not made soon, they will begin to fall apart or have to be dismantled in order to eliminate the safety hazards that will result as they become unstable.

**Project Timeline**

18 months for design and implementation of the repairs

**Other Considerations**

None at this time.

**Impact on Agency Operating Budgets**

None at this time.

**Description of Previous Appropriations**

In 2017, \$350,000 was appropriated for the restoration of the Peace Officers Memorial. That same year, funds associated with the Capitol building restoration were used in the redesign and reconstruction of the Aurora Senate parking as a pedestrian plaza/pathway. At the same time, the Johnson and Nelson statues, as well as the Columbus statue, were restored as part of that project. Lastly, the 2017 Legacy Bill included \$250,000 for the Medal of Honor Memorial, which together with private monies totaling an additional \$500,000 will include redesign and renovation of the Millie Fountain. Thus, these five items have been deducted from the 2013 comprehensive budget.

Money from this request should be appropriated to the Administration Department.

**Project Contact Person**

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Executive Secretary  
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**Governor's Recommendation**

The Governor has recommended \$3.2 million in general obligation bonds to the Department of Administration for this project.

# Capitol Area Architectural and Planning

# Project Detail

(\$ in thousands)

## Capitol Complex Monuments and Memorials Repairs and Restoration

### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2018	FY 2020	FY 2022
<b>State Funds Requested</b>				
General Obligation Bonds	\$ 350	\$ 3,200	\$ 0	\$ 0
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 350</b>	<b>\$ 3,200</b>	<b>\$ 0</b>	<b>\$ 0</b>

### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2018	FY 2020	FY 2022
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 480	\$ 0	\$ 0
Project Management	\$ 0	\$ 110	\$ 0	\$ 0
Construction	\$ 350	\$ 2,610	\$ 0	\$ 0
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 0	\$ 0	\$ 0
Inflationary Adjustment*	\$ 0	\$ 0	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 350</b>	<b>\$ 3,200</b>	<b>\$ 0</b>	<b>\$ 0</b>

\*Inflation is already included in project costs.

### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2018	FY 2020	FY 2022
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 0	\$ 0	\$ 0
Operating Budget Impact (FTE)	0.0	0.0	0.0

### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 3,200	100 %
User Financing	\$ 0	0 %

## STATUTORY REQUIREMENTS

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	Yes
<b>Predesign Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for predesign?	N/A
Has the predesign been submitted to the Department of Administration?	N/A
Has the predesign been approved by the Department of Administration?	N/A
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	N/A
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	N/A
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6 and 16E.05 subd. 3)?</b>	N/A
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	Yes
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	N/A
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	N/A
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	N/A
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2022?</b>	Yes
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 174.93: Guideway Project</b>	
Is this a Guideway Project?	N/A
Is the required information included in this request?	N/A



**Minnesota State Capitol Area Comprehensive Plan**

**AT A GLANCE**

**2018 Request Amount:** \$95

**Priority Ranking:** 2

**Project Summary:** To support extraordinary costs associated with the decennial expenses related to the Board's own MN Statutes 15B.05 and its' duties under MN Statutes 473.864, Subd. 1 & 2 regarding the requirement to maintain and prescribe a comprehensive plan for the MN Capitol Area.

**Project Description**

This request is for \$95,000 in general funds to the Capitol Area Architectural and Planning Board, as the official planning and regulatory agency responsible for the architectural design and long-range planning in the sixty-block Capitol Area. The Capitol Area Architectural and Planning Board (CAAPB) was created by the Legislature in 1967, first as a commission and later, converted to a Board with zoning responsibilities. It has exclusive jurisdiction over zoning and design over both the State as landlord of properties in the Capitol Area and the surrounding commercial and residential neighborhoods. As the CAAPB enters its fifty-first year with a proven track record, and at that time of the decade when local governmental units in the metro are all updating their comprehensive plans, it becomes important that the CAAPB do likewise, especially in coordination with changes being considered by the City of Saint Paul.

**Project Rationale**

The CAAPB is charged by statute to:

- \* preserve and protect the beauty, dignity and architectural integrity of the Capitol, the buildings immediately adjacent to it, the Capitol grounds and the Capitol Area;
- \*Protect, enhance and increase the open spaces within the Capitol Area when determined necessary and desirable;
- \* Develop proper approaches to the Capitol Area for pedestrian movement, the highway system, and mass transit system so that the area achieves its maximum importance and accessibility; and
- \* Establish a flexible framework for growth of the Capitol campus that will be in keeping with the spirit of original plans.

The time has now come for a re-write and updating of the Board's Comprehensive Plan and applicable zoning rules, both of which were last visited in 2009. New technologies, the importance of accessibility and sustainability, and increasing need for coordinated travel demand management makes this effort, already started in-house, all the more critical.

**Project Timeline**

05/15/2017- 12/31/19

## **Other Considerations**

None at this time.

## **Impact on Agency Operating Budgets**

Infusion of these much needed funds would take pressure off the biennial funding for the Board with its limited staff of three FTEs, as the budget is regularly stretched to meet inflationary costs associated with rent, IT and staff. We have already taken measures to reduce the strain in some of these areas, but in order to execute the Comprehensive Plan to its best, additional resources for some expertise in areas outside that of our staff may likely prove essential.

## **Description of Previous Appropriations**

In 2007, \$65,000 was appropriated for the last re-write, at that time for a consultant charged to completely re-write the Zoning and Design Rules for the Capitol Area. In 1996, \$170,000 was appropriated for the full re-write of the Comprehensive Plan again, using a consultant. This time, due to expertise of our staff, the CAAPB is committed to using in-house resources to do the majority of the work and will complete the task of updating both the *Comprehensive Plan for the Capitol Area* and the related *Zoning and Design Rules* by no later than 2020.

However, additional funding, as found in this request, will help bring the full project to a successful completion in a more timely manner and with the expanded scope now approved by the Board. The extra funds will and help guarantee access to those outside resources most likely needed to assure that the quality of the final work meets expectations.

## **Project Contact Person**

Paul Mandell  
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## **Governor's Recommendation**

The Governor does not recommend capital funding for this request.

# Capitol Area Architectural and Planning

# Project Detail

(\$ in thousands)

## Minnesota State Capitol Area Comprehensive Plan

### PROJECT FUNDING SOURCES

Funding Source	Prior Years	FY 2018	FY 2020	FY 2022
<b>State Funds Requested</b>				
General Fund Cash	\$ 0	\$ 95	\$ 0	\$ 0
<b>Funds Already Committed</b>				
<b>Pending Contributions</b>				
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 95</b>	<b>\$ 0</b>	<b>\$ 0</b>

### TOTAL PROJECT COSTS

Cost Category	Prior Years	FY 2018	FY 2020	FY 2022
Property Acquisition	\$ 0	\$ 0	\$ 0	\$ 0
Predesign Fees	\$ 0	\$ 0	\$ 0	\$ 0
Design Fees	\$ 0	\$ 0	\$ 0	\$ 0
Project Management	\$ 0	\$ 95	\$ 0	\$ 0
Construction	\$ 0	\$ 0	\$ 0	\$ 0
Relocation Expenses	\$ 0	\$ 0	\$ 0	\$ 0
One Percent for Art	\$ 0	\$ 0	\$ 0	\$ 0
Occupancy Costs	\$ 0	\$ 0	\$ 0	\$ 0
Inflationary Adjustment*	\$ 0	\$ 0	\$ 0	\$ 0
<b>TOTAL</b>	<b>\$ 0</b>	<b>\$ 95</b>	<b>\$ 0</b>	<b>\$ 0</b>

\*Inflation is already included in project costs.

### IMPACT ON STATE OPERATING COSTS

Cost Category	FY 2018	FY 2020	FY 2022
IT Costs	\$ 0	\$ 0	\$ 0
Operating Budget Impact (\$)	\$ 0	\$ 0	\$ 0
Operating Budget Impact (FTE)	0.0	0.0	0.0

### SOURCE OF FUNDS FOR DEBT SERVICE PAYMENTS

	Amount	Percent of Total
General Fund	\$ 0	
User Financing	\$ 0	

## STATUTORY REQUIREMENTS

The following requirements will apply to projects after adoption of the bonding bill.

<b>Is this project exempt from legislative review under M.S. 16B.335 subd. 1a?</b>	N/A
<b>Predesign Review (M.S. 16B.335 subd. 3):</b>	
Does this request include funding for predesign?	N/A
Has the predesign been submitted to the Department of Administration?	N/A
Has the predesign been approved by the Department of Administration?	N/A
<b>Will the project design meet the Sustainable Building Guidelines under M.S. 16B.325?</b>	N/A
<b>Will the project designs meet applicable requirements and guidelines for energy conservation and alternative energy sources (M.S. 16B.335 subd. 4 and 16B.32)?</b>	N/A
<b>Have Information Technology Review Preconditions been met (M.S. 16B.335 subd. 5 &amp; 6 and 16E.05 subd. 3)?</b>	N/A
<b>Will the project meet public ownership requirements (M.S. 16A.695)?</b>	N/A
<b>Will a use agreement be required (M.S. 16A.695 subd. 2)?</b>	N/A
<b>Will program funding be reviewed and ensured (M.S. 16A.695 subd. 5)?</b>	N/A
<b>Will the matching funds requirements be met (M.S. 16A.86 subd. 4)?</b>	N/A
<b>Will the project be fully encumbered prior to the Cancellation Deadline (M.S. 16A.642): December 31, 2022?</b>	N/A
<b>M.S. 16A.502 and M.S. 16B.31 (2): Full Funding Required</b>	Yes
<b>M.S. 174.93: Guideway Project</b>	
Is this a Guideway Project?	N/A
Is the required information included in this request?	