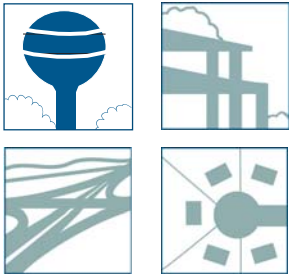


STEWARTVILLE COMPREHENSIVE PLANNING



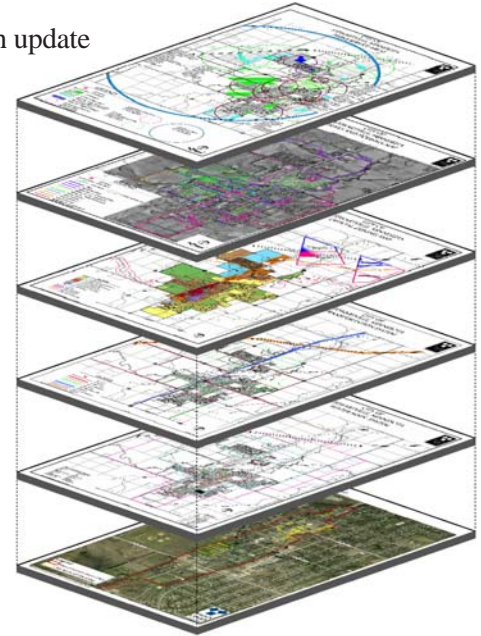
Client:
City of Stewartville

Location:
Stewartville, MN

- Services Provided:**
- Comprehensive Planning
 - Land Use Planning
 - Demographics
 - Economic Analysis
 - Housing Analysis
 - Residential, Commercial and Industrial Lot Inventory
 - Park and Trail Planning
 - Community Survey

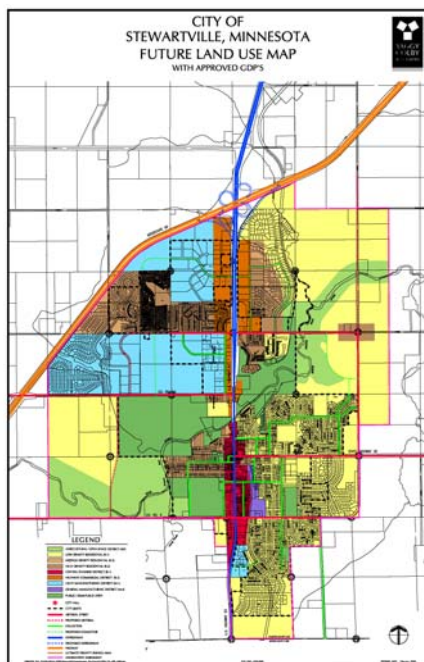
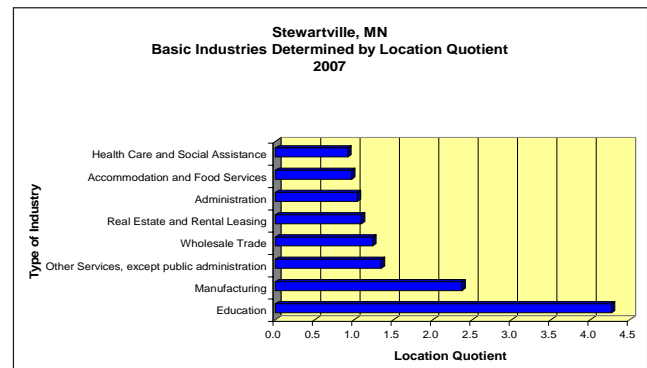
The 2008 Update of the Comprehensive Plan for the City of Stewartville was designed to revise and update several sections of the 1999 plan, and to undertake minor revisions of others. The following sections were updated:

- Community Survey - designed sent and tabulated results of new survey to determine community needs
- Demographics - a complete revision with most recent 2000 Census and demographic data estimates and projections
- Central Business District - revision with update of Status of 1990 Downtown Revitalization Plan
- Housing - complete revision with most recent 2000 Census and demographic data, estimates and projections, and a vacant lot inventory
- Land Use Plan- updated with current approved general development plans
- Industrial Development - expanded to include an economic development analysis of the community and available vacant industrial property, as well as determining the city's basic sector industries
- Parks and Recreation with mapping of park service areas



Economic Analysis:

The economic analysis included the determination of the city's basic economic sectors using the "Location Quotient Method" which compares the percentage of local jobs in an industry to the percentage nationally. If the ratio exceeds 1.0 then the industry is considered basic to the local economy providing more goods and services than utilized by the local economy bringing revenue to the community.



Also, a "Shift Share Analysis" of Olmsted County's employment by industry was conducted to assist in determining the industries in which the county has a competitive advantage. This will assist the city in targeting its economic development effort.