

Regional Roadway System VISIONING STUDY UPDATE

HOW ARE ALVERNO AVENUE AND ARGENTA TRAIL PART OF CURRENT AND PAST STUDIES?



The **Pine Bend Connector Study** was completed by Dakota County in collaboration with Inver Grove Heights in 2016. The study identified a long-term need for a north/south city collector road between TH 3 and TH 149.



Planning for a future city collector road in this area would be determined by the City of Inver Grove Heights. The specific alignment and timing for any actual roadway improvements would be driven by area development and led by the City.



The Regional Roadway Visioning Study (RRSVS) Update will confirm if there is still a need for a city collector road based on the city's current land uses in the area and input from the city.

The city's 2040 planned land use for this area is shown in the map to the right.



Legend

- City Limits
- MUSA 2040 Limits
- 2040 Planned Land Use**
- Rural Density Residential/PO
- Rural Density Residential
- Low Density Residential
- Low-Medium Density Residential
- Medium Density Residential
- High Density Residential
- Neighborhood Commercial
- Community Commercial
- Regional Commercial
- Mixed Use
- Office
- Industrial Office Park
- Light Industrial
- General Industrial
- Public / Institutional
- Public Parks and Open Space
- Private Recreation and Open Space
- Railroad
- Open Water

