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2022/  
2023

ANNUAL REPORT

# 2022: A Year of New Beginnings

The City of Hopkins saw the beginnings of new growth in 2022.

2022 was an exciting year in the City of Hopkins, with the completion, groundbreaking and approval of several new developments along the Blake Road Corridor and in Downtown Hopkins. These developments will bring new neighbors, new businesses and new opportunities for Hopkins.

The launch of the new Think Hopkins brand (the City's joint marketing venture with the Hopkins Business & Civic Association) and Mainstreet's designation to the National Register of Historic Places will also bring new visitors to Hopkins to discover all it has to offer.

The City of Hopkins is continuously preparing for the future by replacing and repairing aging roads and infrastructure, focusing on sustainability, and prioritizing equity to ensure Hopkins is a safe and welcoming place for all.

We are proud of all we have accomplished as a city this year. Enjoy this look back at a noteworthy 2022.

# Groundbreaking

## HOPKINS' CHANGING LANDSCAPE

2022 brought the groundbreaking of two new development projects in Hopkins, and the proposal for another; all of which will bring new housing options, add hundreds of new homes and a significant amount of taxable property value.

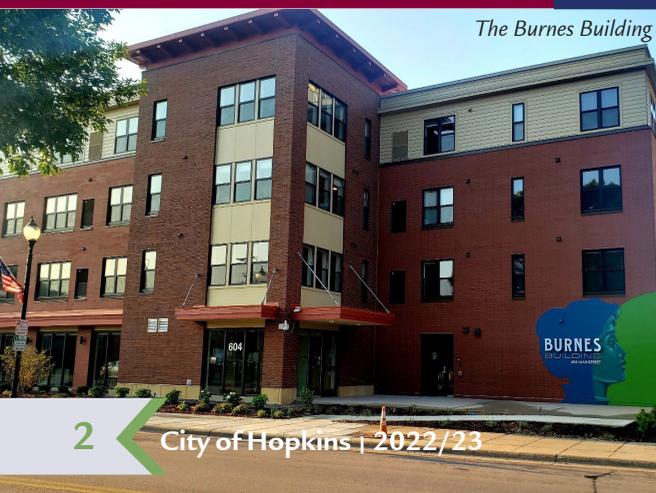
**The Hallon:** Trilogy Real Estate Group started development of the Hallon (which is Swedish for raspberry) in 2022. The Hallon is a three-phase mixed-use redevelopment of 6.4 acres at the northwest corner of Blake Road and Excelsior Boulevard, adjacent to the future Blake Road Light Rail Station of the METRO Green Line.

Construction began on the first phase of the development, a seven-story building that will provide 219 market-rate apartments including studios, one, two and three-bedroom units, and approximately 2,000 square feet of commercial space. Construction is expected to be completed in fall of 2023.

Trilogy broke ground on the second phase of the Hallon in September 2022, which will include a 250 unit, seven-story building with studio, one, two and three bedroom apartments. The development also includes approximately 10,000 square feet of retail space facing Blake Road and a linear park that will provide outdoor gathering space. Phase two is expected to be completed in the summer of 2024. A third phase is planned for the future.

**325 Blake Road:** The City of Hopkins, Minnehaha Creek Watershed District (MCWD), and Alatus, LLC are working together on the restoration and redevelopment of the 17-acre site at 325 Blake Road. The site is near Minnehaha Creek, Cottageville Park, the future Blake Road Light Rail Station and the Cedar Lake Regional Trail, which presents a unique opportunity to create a water-focused, transit-oriented development.

Alatus will lead the transformative redevelopment of approximately 13 acres of the site, with MCWD retaining the remaining four acres near the creek for restoration, including stormwater treatment and public natural space.



The Burnes Building

## Burnes Building Opens to Residents

Trellis Co. brought new housing to downtown Hopkins in 2022 with the Burnes Building, a four-story building with 43 apartments including one, two and three bedroom units that are affordable to families earning up to 50 percent of the area median income. The building, located at 604 Mainstreet, is named in honor of Dr. Catherine Burnes, or "Doc Kate" as she was known around town. Doc Kate, who is featured in a mural on the front of the building, was the first woman to receive a medical degree from the University of Minnesota and Hopkins' first doctor in the late 1800s.



*The Hallon Phase II Groundbreaking*

The multi-phased development consists of more than 850 units of varying types of housing, including affordable apartments, a senior cooperative, market rate apartments and townhouses, as well as approximately 18,000 square feet of retail space and public open space that will include a water cascade traveling through the site from Blake Road to a pond.

Alatus broke ground on the first phase of the development in October 2022, a six-story building with 116 apartments, including one, two, three and four bedroom units that will be affordable to families earning between 30 and 60 percent of the area median income. Construction on this building is expected to be completed in late 2023. The entire master-planned project will be built in phases over the next several years.

**Ovation Apartments:** The City of Hopkins approved Enclave Company's plans for redevelopment of the former Hopkins Cinema 6 movie theater site. Located at 1118 Mainstreet, Ovation Apartments will be a four-story building with 150 market-rate units including studio, one and two bedrooms, and first floor commercial space located along Mainstreet.

Construction will begin in spring 2023 and is expected to be completed in fall 2024.

## City Adopts New Development Code

In July 2022, the City adopted a new Hopkins Land Development Code. The new code replaces the City's prior Zoning Ordinance, adopted in the late 1970s, with a comprehensive rewrite of the zoning and subdivision regulations. The code rewrite represents shift from conventional zoning regulations to a modernized hybrid zoning code and features user-friendly language and graphics.

As part of the code development process a Zoning Equity Subcommittee offered recommendations for the proposed zoning standards by way of an equity audit, which included new provisions for accessory dwelling units. The final product was informed by substantial input from the Zoning Regulations Update Working Group and reflects the vision for Hopkins as set forth in through community conversations as well as Cultivate Hopkins - the 2040 Comprehensive Plan.

## Mainstreet Added to National Register of Historic Places

The Hopkins Commercial Historic District was listed in January 2022 to the National Park Service's National Register of Historic Places. The area covered by the listing includes 32 buildings along Mainstreet between 8th and 11th Avenues. The National Register of Historic Places is the official list of historic properties recognized by the federal government as worthy of preservation for their significance in American history, architecture, archaeology, engineering or culture.

The City hosted an announcement celebration at Clocktower Plaza on April 12 complete with live music and speeches made by Mayor Patrick Hanlon, Hopkins Historical Society President Mary Romportl, and U.S. Representatives Ilhan Omar and Dean Phillips.



Top: Crew completes final paving of 7th Avenue S  
Left: Crews pull pipe beneath Highway 7

## 2022 Street & Utility Improvements

This year, construction was completed along 6th and 7th Avenues South, between Mainstreet and 2nd Street South. The project involved

replacement of old sewer and water lines, improvement of the street drainage system, reconstruction of the streets and sidewalks, and upgrades to the street lighting system. Though smaller in scale than some other recent projects, significant access and parking challenges were involved due to the proximity to downtown and multifamily housing. The project team effectively managed these issues, minimizing headaches for residents and allowing for infrastructure that will reliably serve the neighborhood for decades to come.

## 2022 Trunk Water Main Project Completed

In 2016, the City conducted condition testing of critical water mains around town to estimate how much service life was left in the pipes. It was determined that the trunk water main that supplied water from the City's water treatment plant to the distribution system north of Trunk Highway 7 was nearing the end of its useful life and that the pipe should be replaced soon. The project was added to the Capital Improvement Plan and in 2022, improvements were made to the system to rehabilitate the pipe and ensure reliability of the City's water supply system. A combination of strategies were used in the project including trenchless methods, such as pipe lining and directional boring, to minimize surface impacts to streets and traffic impacts during construction.

## Liquid De-Icing System Put in Place

Last year, the Public Works Department decided to assemble their own salt brine mixing system. The City has been using salt brine to combat snow for a few years now, and had previously been buying salt brine from Minnetonka. Oftentimes, Hopkins would have to wait to get brine until Minnetonka and Hennepin County had taken their share. Public Works' new salt brine mixing system ensures we have enough product to be prepared.



New salt brine mixing system

Salt brine is applied to the roadway in advance of a snow event by a special truck equipped with a tank of brine with a manifold on the rear of the vehicle to spray the liquid onto the roadway. The liquid application allows the salt to stick to the roadway better than putting it down in its granular state, so it is much more effective against snow binding to the roadway surface and allows for more effective removal by plows.

It also allows for the use of up to 30 percent less salt than previous methods of application, which is a major benefit for the environment.

# Rec Programs As Busy As Ever

The City of Hopkins maintains a joint recreation program with the City of Minnetonka that offers residents of both cities access to a variety of different recreational program opportunities.

## Badminton is Booming

The sport of badminton has been a popular offering through Recreation Services for many years and this continued in 2022. The format changed from a drop-in, open gym format to a pre-registration requirement due to the high interest level. The badminton club is offered three nights per week, year-round and fills to capacity, 168 individuals, each session.



Badminton



Shady Oak Beach

## Shady Oak Beach is a Popular Local Summer Destination

Shady Oak Beach had great attendance numbers thanks to favorable beach weather throughout the season. The number of season passes sold was 4,015, the highest total since 2016. In addition, 20,850 individuals entered the gate and paddleboard rentals totaled 198.

## Youth Basketball League Returns

The youth basketball league is back on again for the 2022-23 season after low registration numbers resulted in cancelations the previous two years. This year's league is running in partnership with the city of Plymouth. Boys and girls in grades 2-6 practice and play games weekly at Hopkins West Junior High. There are 177 youth participating on 18 teams.



Youth Ballet Class

## Increased Interest in Arts, Music and Science Programs

The interest level in arts, music and science classes was on the rise in 2022. Recreation Services works with several contractors, including Science Explorers, Kidcreate, Snapology and Wish Upon a Ballet to provide these programs for youth. Throughout the course of the year, 418 youth participated in the various offerings.

## Outdoor Programming Opportunities Continue to Expand

More opportunities to participate in outdoor, nature-based programs were offered in 2022, including fly fishing and canoeing, and this will continue in 2023.

Recreation Services will be adding several programs for youth and teens focused on specific nature-related topics, outdoor exploration and building survival skills.



Youth Archery

## Mental Health Support

2022 saw the first year of a full-time mental health case worker embedded at the Hopkins Police Department.

For years, Hopkins Police have had a part-time worker from Hennepin County embedded at the police department to assist officers and staff with bringing valuable resources to those working to overcome mental health issues.

The new full-time position has allowed Hopkins Police to serve many more individuals and families. This social worker has been an incredibly valuable asset to help navigate how to best help our community. In fact, the mental health social worker position has been so successful, there will be an additional juvenile mental health worker starting in 2023!

## Community Safety

The City brought together key stakeholders to address community and public safety priorities. The Community Safety Committee was comprised of members from the City, Hennepin County, Hopkins School District, ICA Foodshelf, Park Nicollet Foundation, Resource West and Metropolitan Council. The committee's proposals will be funded through the City's ARPA allocation and outside funding from Hennepin County (\$115,000), the Hopkins School District (\$100,000) and the Sanneh Foundation (\$30,000).



*Cops N Kids Shopping*

## Securing Our Future

### HOPKINS POLICE FOCUS ON INVESTING IN YOUTH

Hopkins Police are dedicated to ensuring that youth and their families have the resources and opportunities they need to succeed. 2022 was one of the best years ever for engaging with our community, with hundreds of families from neighborhoods throughout our city participating in events and outreach initiatives. This is what makes our community strong and keeps it safe.



*Cops N Kids Fishing*

## Cops N Kids

The Cops N Kids Fishing and Shopping events were again the highlights of the year for patrol officers and youth. Both events are excellent starting points for developing long-term relationships with youth and their families

## Summer Safety Event

2022 brought a new addition to the annual Summer Safety Event with a Police Department Open House. Resource information on how families and youth can collaborate with the police department as well as protect themselves was shared. Free snacks and the opportunity to test their skill and fitness at the Ninja Anywhere course was a huge hit. It was great to reconnect with community members who have long-standing partnerships with the police department, as well as establish new relationships with families.

## Summer Youth Program

As part of the 2022 Summer Youth Program, this year's junior high teens were able to experience an inside look at how the police department operates, learn and implement life skills from community organizations, and let off a little steam playing kickball with officers at local parks, going to an escape room and celebrating at the end of nine weeks with a trip to Valley Fair.



*Summer Youth Program participant*

## Summer Parks Program

Hopkins Police partnered with the Hopkins Fire Department during Hopkins-Minnetonka Recreation's free summer parks program at parks across the community. Police and firefighters taught bike safety, personal safety, water safety and fire safety. Hundreds of youth learned to ride bikes for the first time this summer!



Top: Chief Scanlon's funeral procession  
Left: James Scanlon



## Fire Department Says Goodbye to Assistant Chief James “Jimmy” Scanlon

On November 4, 2022, the Fire Department experienced the tragic and unexpected loss of Assistant Fire Chief James Scanlon in the Line of Duty. Chief Scanlon was an integral part of the department and over the years maintained an 80 percent fire call response rate. Chief Scanlon will be deeply missed by his family and all members of the Hopkins Fire Department.

## Staff Participate in Community Outreach Activities

Fire Department staff participated in many fun outreach events in 2022. The Fire Department held their annual Open House event in October to showcase equipment and personnel, demonstrate fire safety and talk with children about the importance of being fire safe. Also in October, staff joined the Police Department at their Halloween in Hopkins Haunted Jail Tour, handing out candy and fire prevention items to kids and families. In November, staff teamed up once again with Hopkins Police, as well as the Hopkins Rotary and the Hopkins Business and Civic Association to deliver Thanksgiving meals, provided by Driskill's Downtown Market, to community members in need. In December, the department participated in the annual Be a Santa to a Senior program, partnering with Home Instead to ensure seniors in local nursing homes receive gifts for the holidays.

## American Rescue Plan Act

The City of Hopkins received \$2,018,224 in funds from the American Rescue Plan Act to be spent by the end of 2024. Throughout 2022, staff and the City Council worked diligently to allocate the funds based on community feedback, staff recommendations and council priorities.

The funds will be used for a multitude of purposes, including: lost revenue replacement for the Hopkins Center for the Arts, the Parking Fund and Pavilion; one additional Planner; one additional Police Officer; Economic Development/grant programs (mini grants to small businesses, mural project, Masonic Lodge exterior enhancements); Green Cost Share Program; community safety programming (youth-based mental health social worker, embedded tutors/mentors at Hopkins Public Schools, West Metro Youth Collaborative, community safety micro-grants); equity assessment training and implementation; and Dow Towers sprinkler system upgrades.



## Youth Workforce Development

Over the summer, the City welcomed five youth interns across City departments in a pilot initiative targeted at helping youth who may have barriers to employment explore government careers. The program was made possible through American Rescue Plan Act dollars allocated by the City Council and a grant from Hennepin County, which paid interns for eight weeks over the summer. The City hopes to run this program again in 2023.

## Equity Work

The City of Hopkins has long prioritized equity in our work. This year, the City solidified our commitment to equity by entering into a contract with Culture Brokers, LLC to work with stakeholders within and outside of the organization to assess the City's strengths, weaknesses and opportunities when it comes to equity. Using the assessment, City leaders will create measurable goals in these areas to work on over the next 12 months with support from Culture Brokers.

## Hopkins Academy

After a short hiatus due to COVID-19, the City hosted another cohort of residents who learned all about the City's services through Hopkins Academy. Hosted bi-annually, Hopkins Academy gives residents an up-close look at the City and an opportunity to meet staff and elected officials, as well as meet neighbors who are interested in City happenings. Nearly 50 residents got to experience the basics of local government, ride in the bucket of a ladder truck with the Fire Department, simulate a traffic stop with the Police Department and see the inner workings of Public Works.

## Park System Master Plan

In Spring 2022, the Park Board made the recommendation to the City Council to enter into a contract with Confluence, a landscape architecture firm to work on the City's first ever Park System Master Plan. The plan, which will guide the future of parks in Hopkins for the next 20 years is scheduled to be complete in Summer 2023. For much of the past year, City Staff, the Park Board and the Consultant team have been hard at work gathering community input and feedback on the parks to shape the goals and priorities of the plan. Upcoming engagement will focus on the redesign and planning for several key parks such as Central and Downtown Parks.

## Sustainability

The City continues to make strides in sustainability through a variety of programs and policies. This year the City achieved Step 4 in GreenSteps Cities, which recognizes the City's focus on cost savings, energy use reduction, resource conservation, climate change, and encourages civic innovation. The City also achieved the bronze rating in SolSmart, a national program recognizing cities that are reducing barriers for residents and businesses to install solar energy systems. The City is also working with Xcel Energy to explore the potential electrification of the City's fleet vehicles.

Keeping our cool through trees is a priority for our Forestry division, which has worked tirelessly to mitigate damage done to the tree canopy by Emerald Ash Borer through the removal of infested trees and the planting of new trees across the City. This work is made possible in part due to generous grant funding from Hennepin County and the Minnesota Department of Natural Resources.

Resilience to climate change is a focus for many communities, and Hopkins is no different. As a fully developed, urban environment, Hopkins is particularly vulnerable to rising temperatures due to the large amounts of pavement and other impervious surfaces. Through a grant with the Minnesota Pollution Control Agency, the City is working to understand how the City and property owners can work to mitigate the effects of high heat days. This work also seeks to understand how residents cope with extreme heat.