



## Capitol Area Architectural and Planning Board

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Date: June 4, 2026  
To: Members of the Capitol Area Architectural and Planning Board (CAAPB)  
From: Peter Musty, Principal Planner and Administrator of the Rules for Zoning and Design

### **Opening a Review Period: East Campus Design Framework**

#### **Update on Bronze Line BRT Bus Rapid Transit and its Station Design and Station Area Planning:**

- CAAPB Staff has been working for several years with the County, Metro Transit, and their consultant teams along with municipal partners in Saint Paul and to the north on Bronze Line **station design** and **station area planning**. They are integrated but separate multi-year processes.
  - Longer-serving Board members and Advisors may recall that the Board reviewed and approved two specific station locations in 2023. No changes have been made to 14<sup>th</sup> Street and Mt. Airy Station locations approved. See the [Board memo from January 2023](#), which included a letter of support from the Board for enhanced transit.
  - Also in 2023, the station area planning process began in communities up and down the planned BRT line led by large consultant teams led by Told and HKGi. The engagement process commenced at the three stations in or near the Capitol Area.
  - In 2025, the BRT project was rebranded and rerouted, transforming the Purple Line into the [Bronze Line](#).
  - By early 2026, after several stops and starts, community engagement allowed generation and release of draft Station Area Plans for several stations, including in the Capitol Area, as is described in the memo below.
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- **At the Board Meeting on June 4th, CAAPB Staff seeks Board member approval to release the draft of the East Campus Design Framework, a component of the Bronze Line's 14<sup>th</sup> Station Area Plan, for a period of review, comment, and discussion over the spring and summer of this year.** This is not approval of the plan, only permission to present the plan as a potential component of the 2040 Comprehensive Plan as a design framework.

### **Station Area Planning for Bronze Line: Maximizing Investment in Transit and Infrastructure**

Station Area Planning is a typical practice by regional and county agencies when planning for gateway BRT lines. The purpose of the station area plans/planning is to provide a set of recommended policies, improvements, and opportunities that will make transit a more viable option for safe and efficient

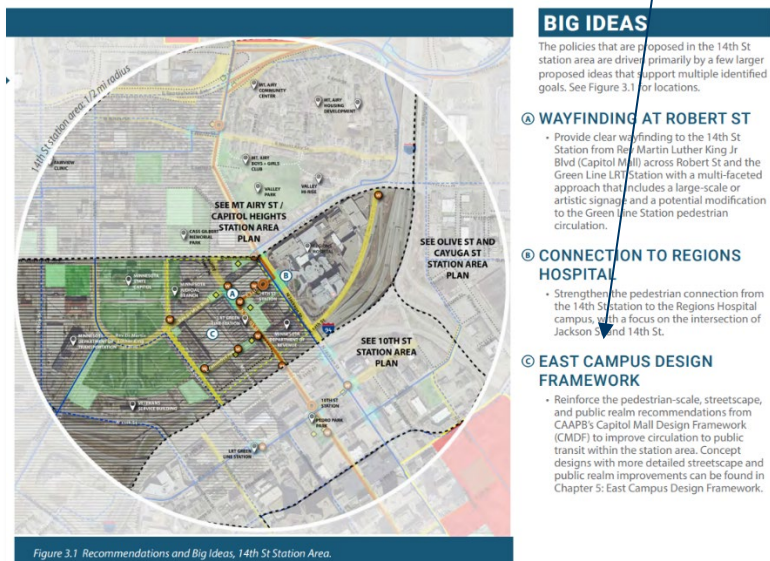
transportation option for those living and working around the stations by better connecting transit stations to the city blocks around them. Station area plan documents:

- Document and synthesize the planning process.
- Provide a snapshot of the people and physical characteristics of the station area today.
- Identify community-driven needs and goals.
- Provide guidance on future capital improvement projects, policies, and initiatives.
- Outline strategies for implementing plan recommendations.

The transit-oriented development (TOD) station area plans for the Bronze Line (formerly known as the Purple Line) bus rapid transit (BRT) were developed through a collaborative effort of a project team that included planning, design, and engagement professionals; representatives of Ramsey County, the City of Saint Paul, the Capitol Area Architectural and Planning Board (CAAPB); and many community-based organizations, residents, and transit users. The eight Draft Bronze Line BRT TOD Station Area Plans are located on the project website: <https://www.metrotransit.org/bronze-line-project-station-area-planning>. Three of the eight station area plans include land within the CAAPB jurisdiction: 10<sup>th</sup> St, 14<sup>th</sup> St, and Mt. Airy Street/Capitol Heights.



Image from Bronze Line BRT TOD station area planning website.



**The East Campus Design Framework is an outcome of the 14<sup>th</sup> Street Station Area Plan.**

The Draft [14<sup>th</sup> St TOD Station Area Plan](#) includes a special 5<sup>th</sup> chapter for the **East Campus Design Framework**. The process for developing the 14th St TOD Station Area Plan included engagement and review with representatives of the CAAPB. After initial review of chapters 1 - 4 of the plan, it was evident that further concept exploration within a smaller study area located in the 14th St Station Area, building directly from the Capitol

Mall Design Framework (CMDf), could leverage previous planning work to bolster aligned goals and implementation. The smaller study area, bounded by Cedar St to the west, University Ave to the north, Jackson St to the east, and 12th St to the south, is known as the East Campus. The chapter is intended to serve as a stand-alone concept exploration of the East Campus, combining the goals, policies, and

improvements outlined within the earlier chapters of the Station Area Plan with the ideas set forth in the CMDF. **Additional information or other questions regarding the project is available on request from CAAPB staff ([peter.musty@state.mn.us](mailto:peter.musty@state.mn.us)).**

## Proposed Next Steps

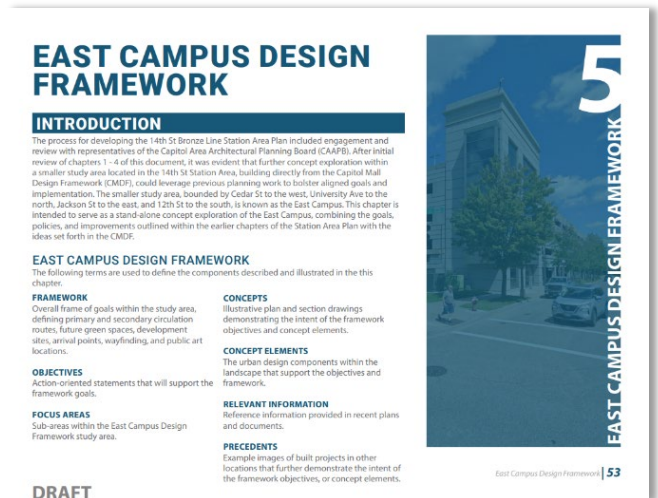
a. **Continue collaboration with major public and private owners and public realm agencies** - This will entail scheduling meetings with major landowners such as Regions Hospital, major agencies with buildings located in the district, key offices in the Department of Administration such as Real Estate and Construction Services, Facilities Management Division, Capitol Security, and continued interaction with staff partners at City of Saint Paul and Ramsey County.

b. **Announce period of review and evaluation of the draft plans directly with community, transit users (including workers), and partners.**

- announcement of public comment period
- open house(s)
- virtual presentation(s)
- offer reviews with board members, landowners, and agency leaders
- web release at CAAPB website and solicitation of comment via emails and GovDelivery from workers and residents
- documentation of questions and comments for possible revisions

c. **Return to Board for approval and/or further direction.**

Attachment A includes the East Campus Design Framework (See pages 53-73 of the [14th Street Station Area Plan](#)). The intent is to return to the Board and approve a version of the Framework as policy guidance for the public realm consistent with the 2040 Comprehensive Plan for the Minnesota State Capitol Area (2021) and the companion plans Capitol Mall Design Framework (2025) and Capitol Rice Development Framework (2019 and 2021).



See **Attachment A** for the 14<sup>th</sup> Station Area Plan that includes the **East Campus Design Framework** (pages 53-73).

## Suggested Language for Board Action

*"The Capitol Area Architectural and Planning Board (CAAPB) reviewed the information provided in June 4th board meeting memo provided by CAAPB staff that includes the summary of County's Bronze Line (previously named Purple Line) Station Area Planning process, which also includes draft of the 14<sup>th</sup> Street Station Area Plan produced by County's consultant team.*

*The Board approves the release of the draft East Campus Design Framework pages included in Attachment A for a period of review and comment, with expectation the Framework may be revised and submitted back to the Board for approval and/or further direction."*

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## **Attachments**

**Attachment A** - includes the **East Campus Design Framework** (see pages 53-73 of the [14th Street Station Area Plan](#)).