

# IOWA PLANNING



American Planning Association  
Iowa Chapter

Making Great Communities Happen

A Publication of the Iowa Chapter of the American Planning Association

September 2009



## Fort Dodge Plan Stimulates Downtown Development

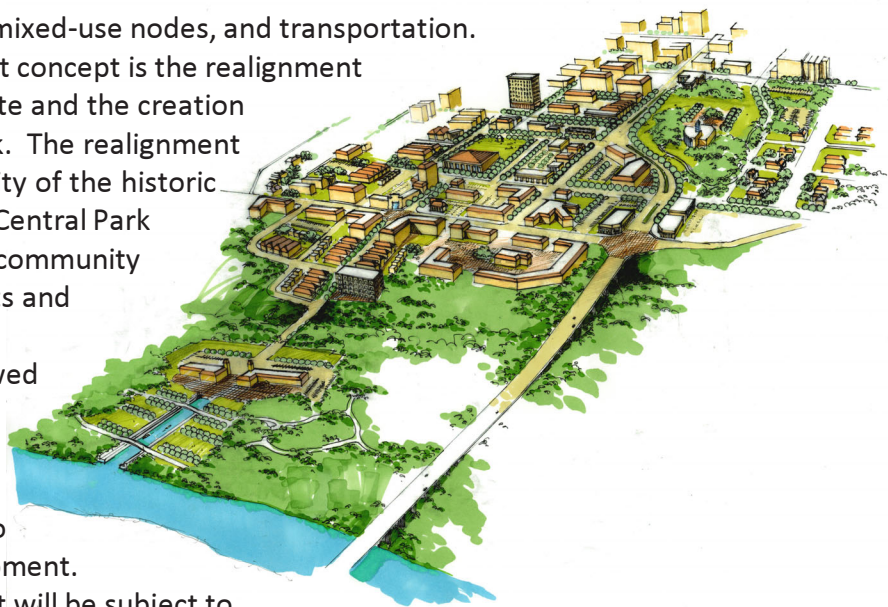
*Submitted by Doug Hammel, AICP*

Downtown Fort Dodge is a wealth of historic structures, public facilities, and natural resources. The challenge in stabilizing its future lies in focusing on redevelopment that takes advantage of vacant parcels, preserves vital uses, and creates a downtown that can appropriately serve its surrounding residents. In September 2008, the City adopted the Fort Dodge Downtown Plan and, since, has taken significant strides in implementing the Plan to significantly improve the community's core.

The Plan, sponsored by the City, Development Corporation of Greater Fort Dodge, and the Downtown Self-supported Municipal Improvement District, focuses on several major goals, including; revitalizing the historic Central Avenue corridor, establishing downtown housing options for professionals, creating destinations to spark interest in the downtown, utilizing the Des Moines River waterfront as a unique resource, and establishing a sustainable growth model for new development. City staff and consultants from Camiros, Ltd. worked with stakeholders and a local steering committee to develop strategic initiatives that will reposition the downtown area from an underutilized resource to the foundation of the Fort Dodge region.

The Plan includes comprehensive recommendations related to housing, retail choice, mixed-use nodes, and transportation. But perhaps the boldest concept is the realignment of an existing state route and the creation of a 4-acre Central Park. The realignment will enhance the visibility of the historic downtown area, while Central Park provides much needed community space to serve residents and downtown businesses. These projects are viewed as the key catalysts that will provide the infrastructure, vitality and image necessary to spur peripheral development.

Ensuing redevelopment will be subject to design guidelines aimed at building upon the existing character of downtown's most valued buildings, while creating unique gateways on the area's most trafficked streets.



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# The Editor's Corner

*Richard Brown, AICP*  
*APA Iowa Newsletter Editor*

Have you seen the recent “geek” campaign for libraries ([www.geekthelibrary.org](http://www.geekthelibrary.org))? “Geek” is used as a verb to describe something that you love, enjoy, have a passion for, interest in, knowledge of, or promote. Well, we “geek” planning. We work hard to bring you the best possible newsletter that is both enjoyable and informative. Of note this month is an article submitted by a consultant that worked with Fort Dodge on a downtown plan. The plan ties together a historic corridor, downtown housing, and use of the riverfront, while establishing a sustainable growth model for new development.

One of the biggest struggles in producing the newsletter for the Iowa Chapter is finding out about all of the great planning projects, like that in Fort Dodge, that occur statewide. From our smallest to our largest communities there are several hundred professional planners in the State of Iowa; yet, it is still difficult to get articles for the newsletter. Planning is a multi-faceted field, and we geek it all. You may work in redevelopment, new development, economic development, sustainable development, urban design, conservation design, transportation planning, historic preservation, rural planning, agricultural planning, park planning, housing, zoning, and the list goes on. Collectively, planners statewide possess a wealth of knowledge and experience that can be shared with others to provide a more holistic approach to planning in your communities.

If you are interested, please submit your article to me, the newsletter editor, at [rrbrown@dmgov.org](mailto:rrbrown@dmgov.org). The Chapter’s Executive Committee will review it before being published in the next edition of Iowa Planning. The preferred article length would be 200 to 400 words, but we will consider any article for publishing. I look forward to reading what you geek about planning!

Also, make sure to attend the state planning conference this October in Des Moines. See more information about the conference on page 6.

# 2009 Upper Midwest Conf.

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## Important Dates To Remember!

**August 28, 2009**

Early Registration Ends

**September 3, 2009**

Last Day for Hotel  
Reservations

**September 11, 2009**

Last Day for Paper  
Registrations

**September 15, 2009**

Last for Online  
Registrations/Cancellations

**September 23, 2009**

Optional Pre-Conference  
AICP Exam Training Course

**September 24, 2009**

Conference Begins

For More information or  
to book your hotel and register for the conference.  
visit [www.ilapa.org](http://www.ilapa.org)



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If you are interested in submitting a planning related article in Planning Iowa, please contact the newsletter editor for more information.

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# Fort Dodge Downtown Plan

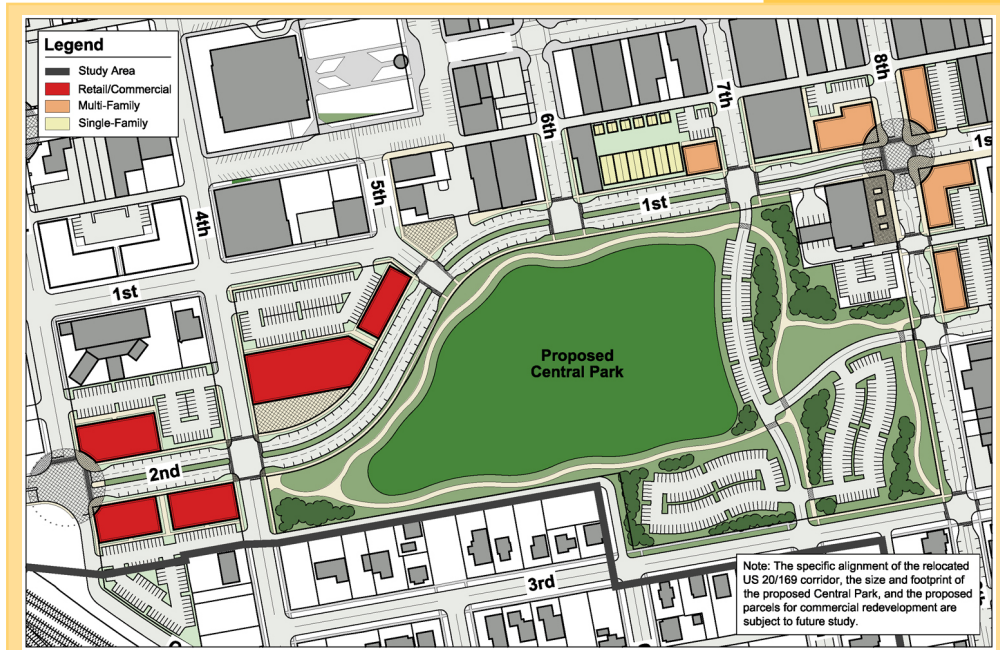
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Perhaps the greatest benefit of the Plan thus far has been the message it is sending to the region: Fort Dodge cares about its downtown. Since its adoption, several crucial businesses have chosen to stay in the downtown, citing a new confidence in the future of the city's core. As a result of the planning effort a grocery store will be rebuilt and will continue to provide access to basic goods that support the downtown neighborhood. Residential projects are

being proposed despite the slumping housing market. Local and state agencies have begun initial implementation of the proposed roadway realignment and Central Park development. Recently, the Plan was cited as a major reason for the City receiving \$1,000,000 in federal stimulus money through the Neighborhood Stabilization Program administered by HUD for neighborhood revitalization around the downtown area.

Momentum is growing, as is the spirit of optimism. The clear articulation of the vision for downtown, the commitment from city leaders toward its implementation, the strategic alignment of relationships and resources, and early successes in realizing plan recommendations signal a positive outlook for the future of Downtown Fort Dodge.

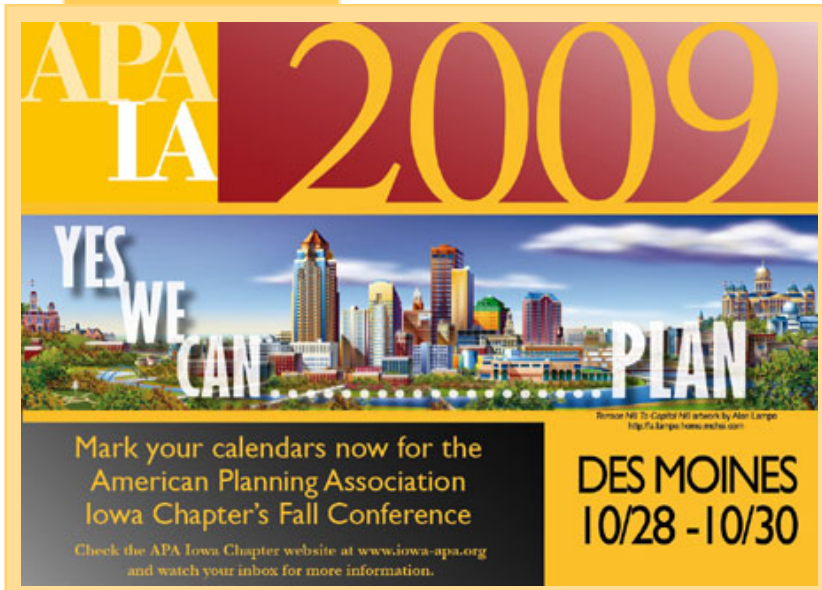


# 2009 APA Iowa Conference

The APA Iowa Chapter is pleased to announce that registration for the 2009 APA Iowa Annual Conference is now open! This year's conference, themed, **"Yes We Can.....Plan"** will be held from **Wednesday, October 28<sup>th</sup> thru Friday, October 30<sup>th</sup> at the Embassy Suites on the River in beautiful downtown Des Moines.** Primary focus areas for the conference include three tracks: Recovery (Economic and Natural Disaster), Sustainability and New Innovations in Planning.

Highlights of the 2009 APA Iowa Annual Conference Include:

- **Ability to earn up to 16 AICP Certification Maintenance Credits (CM)**, including the required Law and Ethics credits. Don't forget, starting January 1, 2008, all professional planners who are members of AICP certified, are required to complete 32 hours of continuing education, the deadline for the first reporting period is December 31, 2009.
- **New this year! Online Conference Registration is available with the use of a credit card.** Register by October 1, 2009 to get early bird pricing. Online registrations must be received by October 16, 2009.



- **Hotel Reservations at the Embassy Suites on the River** are available by calling (515) 244-1700. The APA Iowa rate of \$139 will only be available until September 27, 2009 (please book early as there are several large events occurring in Des Moines at the same time).

- **Five optional Mobile Workshops** are planned, highlighting the exciting changes occurring in the Des Moines metro area, including tours of the East Village, a Bike Tour, a night "Ghost" Tour of the Sherman Hill neighborhood, the Mills Civic Parkway Corridor and a walking tour of Historic Valley Junction.

- **Our keynote speakers** on Thursday, October 29<sup>th</sup>, are the Honorable Bob Dixon, Mayor of Greensburg, Kansas and Steven Hardy, AICP, Planning Director for BNIM in Kansas City who will share their inspirational story of sustainable rebuilding following the devastating EF5 tornado that destroyed Greensburg in 2007.

The conference registration packet, online conference registration and hotel reservation are also available on the APA Iowa website, [www.iowa-apa.org](http://www.iowa-apa.org). We look forward to seeing you all in Des Moines from October 28<sup>th</sup> – 30<sup>th</sup>!

# Iowa Chapter Welcomes New AICP Members

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Two Iowa chapter members became members of the American Institute of Certified Planners by taking and passing the May 2009 AICP exam.

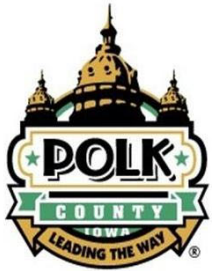
Jessica Clinton, City of West Des Moines

Joshua Busard, Johnson County Planning and Zoning

**Congratulations!** It takes significant time and dedication to meet the eligibility requirements to sit for the exam, and to study and successfully complete the exam.

For information about becoming AICP certified please do not hesitate to contact Gary Taylor, APA-Iowa Chapter Professional Development Officer at 515.294.2973 or [gtaylor@iastate.edu](mailto:gtaylor@iastate.edu)

## 2009 APAIA ANNUAL CONFERENCE SPONSORS



## SILVER



*APA Iowa Thanks you for your generous sponsorship!*





A big thank you goes out to our Chapter and Conference sponsors!!

Advertise in Iowa Planning

If your business or organization is interested in advertising in Iowa Planning, please contact the Communications Chair.

Business Card sized ads are available for \$30 per issue or \$100 per year (4-issues)

For More Information Please Contact:

Richard Brown,  
AICP  
rrbrown@dmgov.org  
515-248-6356



# Events Calendar

## Chapter Sponsors

### Current Issues in Cell Tower Leases

Tuesday, 09/01/09 1:00PM to 2:30PM  
Lorman Education Services  
Teleconference, WI

### Federal Flood Plain Regulation

Wednesday, 09/09/09 1:00PM to 2:30PM  
Lorman Education Services  
Teleconference, WI

### 2009 Western Planner Conference

Wednesday, 09/09/09 8:00AM to Friday, 09/11/09 12:00PM  
APA Western Central Chapter  
Spearfish, SD

### Appraising Distressed Commercial Real Estate: Here We Go Again

Thursday, 09/10/09 8:00AM to 5:00PM  
Appraisal Institute  
Omaha, NE

### An Introduction to Valuing Green Buildings

Thursday, 09/10/09 8:00AM to 5:00PM  
Appraisal Institute  
South Bend, IN

### Minnesota State Planning Conference 2009

Thursday, 09/17/09 8:00AM to Friday, 09/18/09 4:45PM  
APA Minnesota Chapter  
Brooklyn Park, MN

### Common Annexation Issues in Development

Thursday, 10/01/09 1:00PM to 2:30PM  
Lorman Education Services  
Teleconference, WI

### Form-Based Coding: An Alternative to Conventional Zoning

Tuesday, 10/13/09 1:00PM to 2:30PM  
Lorman Education Services  
Teleconference, WI

### ToP Facilitation Methods - Sioux City, Iowa

Wednesday, 10/14/09 8:30AM to Thursday, 10/15/09 5:00AM  
Institute of Cultural Affairs – USA

### APA Iowa Chapter Conference

Wednesday, 10/28/09 to Friday, 10/30/09  
APA Iowa Chapter,  
Des Moines, IA

For more information about events, please see: [www.planning.org/calendar](http://www.planning.org/calendar)

Playland Park Redevelopment, Council Bluffs, IA

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