

Entertainment Land Use Designation

The Entertainment Land Use designation has been applied to two areas that both contain major, regional entertainment facilities. These are the ValleyFair amusement park and the Canterbury Park racetrack, entertainment campus, accessory uses and surrounding, mutually supportive and compatible mixed-use development.

Both Valley Fair and Canterbury Park are mature and evolving entertainment destinations within the Twin Cities Metropolitan Area. Both complexes have changed over the years to respond to new opportunities and to remain viable. This has required changes in facilities and the reconfiguration of ancillary and accessory uses.

The Entertainment Land Use designation is implemented through the MR-Major Recreational Zoning District with Planned Unit Development (PUD) overlays. The MR District and PUD overlays support the design flexibility.

As these entertainment complexes have matured, they are evolving in response to new opportunities to attract and retain more visitors, and to increase land use efficiency by developing complimentary and compatible surrounding land uses. Complimentary land uses include restaurants, hospitality, commercial recreation and entertainment. Compatible land uses include, medium and high density residential (14-28 units an acre) office, office tech, medical, and retail uses. High density residential is limited to the compatible land use area and shall consist of no more than 15% of that area, excluding roads.