

elm creek Watershed Management Commission

ADMINISTRATIVE OFFICE
3235 Fernbrook Lane • Plymouth, MN 55447
PH: 763.553.1144 • email: judie@jass.biz
www.elmcreekwatershed.org

October 5, 2022

Representatives
Elm Creek Watershed Management
Commission Hennepin County, MN

*The meeting packet for this meeting may be
found on the Commission's website:*
<http://www.elmcreekwatershed.org/minutes--meeting-packets.html>

Dear Representatives:

A regular meeting of the Elm Creek Watershed Management Commission will be held on **Wednesday, October 12, 2022, at 11:30 a.m.** in the Aspen Room at Plymouth Community Center, 14800 34th Avenue North, Plymouth, MN. Directions are included below.

The Technical Advisory Committee (TAC) will meet at 10:30 a.m., prior to the regular meeting.

Please email me at judie@jass.biz to confirm whether you or your Alternate will be attending the regular meeting.

Thank you.



Judie A. Anderson
Administrator
JAA:tim

Encls: Meeting Packet

cc:	Alternates	Erik Megow	James Kujawa	Rebecca Carlson	Ed Matthiesen
	TAC Members	Karen Galles	Kris Guentzel	Kevin Ellis	Diane Spector
	City Clerks	Brian Vlach	BWSR	Met Council	MPCA
	Official Newspaper		DNR		

.Z:\Elm Creek\Meetings\Meetings 2022\10 Regular Meeting Notice.docx Regular Meeting Notice.docx

The Plymouth Community Center is located at 14800 34th Avenue North in Plymouth, north of Plymouth City Hall. At the intersection of Highway 55 and Plymouth Boulevard, turn north on Plymouth Boulevard and proceed to 34th Avenue. Turn north (right) on 34th Avenue and proceed to the Community Center which is on the left side of the street. Turn left and proceed to the main (entry) parking lot. The Aspen Room is the first room on the left past the lobby inside the main entrance.

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AGENDA Regular Meeting | Public Hearing October 12, 2022

The meeting packet may be found on the Commission's website: <http://elm creek watershed.org/minutes--meeting-packets.html>

Aspen Room, Plymouth Community Center, 14800 34th Avenue North, Plymouth, MN.

1. Call Regular Meeting to Order.
 - a. Approve Agenda.*
2. Consent Agenda.
 - a. Minutes last Meeting.*
 - b. Treasurer's Report and Claims.**
3. Open Forum.
4. Action Items.
 - a. Project Reviews.*
 - b. Legal/Hydro Boundary Revisions.*
 - 1) Letters of concurrence*
 - c. Dayton Cost Share Project.*
5. Old Business.
 - a. Fund Balance/Reserve Policy Update - Anderson.**
6. New Business.
7. Communications.
 - a. Staff Report.*
 - b. Hennepin County Staff Report.*
8. Education.
 - a. WMWA – next meeting – November 8, 2022, at 8:30 a.m., via Zoom.
 - b. Chloride discussion – Spector.*
9. Grant Opportunities and Updates.
 - a. WBIF Priority Assessments – recommendation from TAC.
10. Project Reviews.

Item No.	E	A	I RPF	AR	Project No.	Project Name
			RP DD			
					W=wetland project	
ca.				AR	2014-015	Rogers Drive Extension, Rogers.
cb.				AR	2015-030	Kiddiegarten Child Care Center, Maple Grove.
cc.				AR	2016-005W	Ravinia Wetland Bank Plan, Corcoran.
cd.				AR	2017-014	Laurel Creek, Rogers.
a.		E			2017-050W	Ernie Mayers Wetland/floodplain violation, Corcoran.

*in meeting packet
**available at meeting or on website

ce.				AR	2018-046	Graco, Rogers.
cf..				AR	2019-021	Brenly Meadows, Rogers.
cg.				AR	2019-026	Interstate Power Systems, Rogers.
ch.				AR	2020-009	Stetler Barn, Medina.
ci.				AR	2020-017	Meadow View Townhomes, Medina.
cj.				AR	2020-032	Enclave Rogers - Commerce Boulevard, Rogers.
ck.				AR	2020-033	Weston Woods, Medina.
cl.				AR	2020-036	Balsam Pointe, Dayton.
cm.				AR	2021-007	Birchwood 2nd Addition, Rogers
cn.				AR	2021-016	Territorial Lofts, Rogers.
co.				AR	2021-020	Crew Carwash, Maple Grove.
cp.				AR	2021-021	Territorial Triangle, Dayton.
cq.				AR	2021-023	Maple Grove Medial Office Building (MOB).
cr.				AR	2021-024	Riverwalk, Dayton
b.					2021-025	Hackamore Road Reconstruction, Medina/Corcoran.
cs.					2021-027	Xcel Energy Elm Creek Substation, Maple Grove
c.					2021-029	Tri-Care Grocery / Retail, Maple Grove
d.					2021-031	Cook Lake Edgewater, Maple Grove
e.					2021-034	BAPS Hindu Temple, Medina.
ct.					2021-035	Mister Car Wash - Rogers
cu.					2021-036	D & D Service, Corcoran.
f.					2021-037	Marsh Pointe, Medina.
g.					2021-038	Bellwether 6th/Amberly, Corcoran.
h.					2021-039	1-94 Logistics Center, Rogers.
cv.					2021-040	Napa Auto, Corcoran.
cw.					2021-041	Carlson Ridge, Plymouth.
i.					2021-043	Northwood Community Church Maple Grove.
j.					2021-044	Balsam II Apartments, Dayton.
k.					2021-046	Len Busch Roses, Plymouth
l.					2021-047	CR 10 Box Culvert Replacement, Corcoran
m.					2021-048	Bellwether - Newman West, Corcoran
n.					2021-049	Dayton Interchange Business Center, Dayton.
o.					2021-050	Evanswood, Maple Grove.
p.					2021-051	Fields of Nanterre Drainage Improvements, Plymouth.
q.					2021-052	Norbella Senior Living, Rogers.
r.					2021-053	Towns at Fox Creek, Rogers.
s.					2021-054	Stotts Family Farm Grassed Waterways, Corcoran.
t.					2021-055	Morningside Estates 6 th Addition, Champlin.
u.					2022-001	Dayton Field 2nd Addition, Dayton.
v.					2022-002	Summerwell, Maple Grove.
w.					2022-003	Fox Briar Ridge East, Maple Grove.
x.					2202-005	Bellwether 7 th , Corcoran.
y.					2022-006	Hamel Townhomes, Medina.
z.					2022-007	Weston Commons 2nd, Maple Grove.
aa					2022-008	Bechtold Farm, Corcoran.
ab.					2022-009	Dunkirk Lane Development, Plymouth.
ac.					2022-010	Unity Tool Building Addition, Dayton.
ad					2022-011	Arrowhead Drive turn Lane expansion,
ae					2022-012	Graco Building 2, Dayton.
af					2022-013	Dayton 94 Industrial Site, Dayton.
ag.					2022-014	Aster Mill, Rogers.
ah.					2022-015	County Road 47 Phase I Reconstruction, Plymouth.
ai					2022-016	Rogers Activity Center, Rogers.

*in meeting packet

**available at meeting or on website

aj.					2022-017	City Center Drive, Corcoran.
ak.					2022-018	Big Woods, Rogers.
al.					2022-019	Grass Lake Preserve, Dayton.
am.					2022-020	Skye Meadows Extension, Rogers.
an.					2022-022	Cook Lake Highlands, Corcoran.
ao.					2022-023	Asguard, Rogers.
ap.					2022-024	Bridge No. 27J70, Maple Grove.
aq.					2022-025	Harvest View, Rogers.
ar					2022-026	Archway Building, Rogers
as					2022-027	Edison at Maple Grove Apartments.
at.					2022-028	Elsie Stephens Park, Dayton.
au.					2022-029	Hayden Hills Park, Dayton.
av.					2022-030	Garages Too, Corcoran.
aw.					2022-031	Corcoran II Substation.
ax.					2022-032	EC Stream Restoration Phase 5, Champlin.
ay.					2022-033	Pet Suites, Maple Grove.
az					2022-034	CSAH 101 Improvements, Maple Grove.
Ba					2022-035	Rush Hollow, Maple Grove.
bb.					2022-036	West French Lake Road Improvements, Maple Grove.
bc.					2022-037	CSAH13 CR203 Culvert replacement, Dayton.
bd.					2022-038	Tavera North Side, Corcoran.
be.	A	E			2022-039	Garland Commons, Maple Grove.
bf.					2022-040	Karinieimi Meadows,
bg.					2022-041	Elm Creek Swim Pond culvert, Maple Grove.
bh.	A	E			2022-042	Walcott Glen, Corcoran.
bi.					2022-043	Meander Park and Boardwalk, Medina.
bj.	A	E			2022-044	Trail Haven Road Bridge Replacement, Corcoran.

A = Action item **AA** = Administrative Approval **AR** = awaiting recordation **D** = Project is denied **E** = Enclosure provided
I = Informational update will be provided at meeting **RPFI** = removed pending further information **R** = Will be removed
RP = Information will be provided in revised meeting packet

11. Other Business.

12. Adjournment.

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*in meeting packet

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MINUTES Regular Meeting | Public Hearing September 14, 2022

I. A meeting of the Elm Creek Watershed Management Commission was called to order at 11:33 a.m., Wednesday, September 14, 2022, in the Aspen Room, Plymouth Community Center, 14800 34th Avenue North, Plymouth, MN, by Vice Chair Catherine Cesnik.

Present were: Tom Anderson, Corcoran; Dan Riggs, Maple Grove; Terry Sharp, Medina; Catherine Cesnik, Plymouth; and David Katzner, Rogers.

Not represented: Champlin and Dayton.

Also present: Derek Asche, Maple Grove; Ben Scharenbroich, Plymouth; Diane Spector and Erik Megow, Stantec; James Kujawa, Surface Water Solutions; Kevin Ellis, Hennepin County Environmental Services (HCEE); Judie Anderson, JASS; and Terence Ruane, R.E.S., Inc.

A. Motion by Katzner, second by Sharp to approve the **agenda**.* *Motion carried unanimously.*

B. Motion by T. Anderson, second by Katzner to approve the consent agenda:

1. **Minutes*** of the August 10, 2022, regular meeting with the following addition:

VII.B. Cesnik praised the content of the **2022 Salt Symposium** which was held August 2-3. Sponsored by Bolton & Menk, the first day of the symposium focused on water softening, fertilizer, and industries. The second day covered best practices and the latest developments in winter maintenance. She recommended the Commissioners undertake a study session on emerging issues and technology.

2. September **Treasurer's Report** and **Claims*** totaling \$66,724.76.

Motion carried unanimously.

[The regular meeting was suspended at 11:36 a.m.]

II. Public Hearing.

At the August 10, 2022, meeting the Commission received the feasibility report for the proposed 2022 capital project and called for today's public hearing to consider said project in addition to the annual City Cost Share and Partnership Cost Share projects. The purpose of the public hearing is to consider the proposed projects and their financing and to take comment from the member cities and the public. The cities and the county have been notified and notice has been duly published.

The County Board approved the Minor Plan Amendment and adopted a 2022 maximum levy of \$589,903 for the Elm Creek Commission on July 19, 2022.

The projects are:

RULE D - STORMWATER MANAGEMENT
RULE E - EROSION AND SEDIMENT CONTROL
RULE F - FLOODPLAIN ALTERATION

RULE G - WETLAND ALTERATION
RULE H - BRIDGE AND CULVERT CROSSINGS
RULE I - BUFFERS

*indicates enclosure

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A. Project 2022-01: South Fork Rush Creek Stream Restoration. Restoration of 7,200 feet of the South Fork Rush Creek from 101st Avenue N to its confluence with Rush Creek in Maple Grove. This project will stabilize and restore eroding streambanks, improve floodplain access, enhance habitat and improve biotic integrity, and reduce sediment load by an estimated 410 tons/year and TP by 424 pounds/year. Proposed levy: \$430,828.

B. Project 2022-02: City Cost Share. This annual project provides cost sharing to retrofit smaller BMPs on city property on a voluntary basis. The TAC developed policies and procedures to administer these funds and makes recommendations to the Commission on which projects should be funded. Proposed levy: \$106,050.

C. Project 2022-03: Partnership Cost Share. This program makes funds available to member cities to help fund the cost of Best Management Practices (BMPs) partnership projects with private landowners. Participating projects on private property must be for water quality improvement and must be for improvement above and beyond what would be required to meet Commission rules. Proposed levy: \$53,025.

[The public hearing was opened at 11:38 a.m.]

No written or verbal comments have been received from the cities or reviewing agencies. Ruane inquired as to how project 2022-01 would proceed. Commission staff and Asche, Water Resources Engineer from the City of Maple Grove, described the process. No additional discussion occurred among the members.

[The public hearing was closed at 11:41 a.m.]

III. 2022 Levy.

With no further discussion, motion by Katzner, second by Sharp to adopt **Resolution 2022-02*** Ordering 2022 Improvements, Designating Member Responsible for Construction, Making Findings and Certifying Costs to Hennepin County Pursuant to Minnesota Statutes, Section 103B.251. *Motion carried unanimously.*

By October 1, 2022, Staff must inform Hennepin County of the Commission's levy request for 2022 (payable 2023) of \$589,903.

[The meeting resumed at 11:43 a.m.]

IV. Open Forum.

V. Project Reviews.

A. 2022-025 Harvest View, Rogers.* This is a 47.0-acre parcel that is bounded to the north by an existing single family development, to the east by the single family development Skye Meadows Phase 2, to the south by Territorial Road (CSAH 116), and to the west by the single family development Big Woods. The project entails construction of 78 single-family lots with associated utilities, streets and sidewalks and was reviewed for compliance with Commission rules D, E, G and I. Application was received on May 9, 2022, and the most recent resubmittals were received on June 30. In their findings dated September 6, 2022, Staff recommends approval pending reconciliation of the escrow fee balance. Motion by T. Anderson, second by Riggs to approve Staff's recommendation. *Motion carried unanimously, Katzner and Sharp abstaining.*

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CHAMPLIN - CORCORAN - DAYTON - MAPLE GROVE - MEDINA - PLYMOUTH - ROGERS

B. 2022-033 Pet Suites, Maple Grove.* The project site is located on a vacant lot just north of the County Road 30 and Upland Lane N intersection. The proposed project will include the construction of a building and parking lot along with necessary utilities and stormwater management for a canine care facility. The project triggers Rules D and E. In their findings dated September 6, 2022, Staff recommends approval with two conditions: 1) receipt of final application escrow fee balance and 2) an operation and maintenance plan that is approved by the City. Motion by Riggs, second by Katzner to approve Staff's recommendations. *Motion carried unanimously.*

C. 2022-036 West French Lake Road Improvements, Dayton.* This is a one mile stretch of W. French Lake Road between the Cubes at French Lake and the Graco Building 2 developments. It is proposed to be reconstructed from a gravel rural road into an urban road section. The work will disturb 12 acres and create 2.5 acres of new impervious areas. The project was review for compliance with Commission rules D, E, F, G, H, and I. In their findings dated September 7, 2022, Staff recommends approval contingent upon the following conditions: 1) the escrow balance must be rectified to the satisfaction of the Commission Administrator. 2) individual discharge points where rates are increased throughout the corridor must be approved by the city engineer and 3) the disturbed areas east of the roadway/trail shall have a vegetation maintenance plan that ensures minimum native vegetation establishment over a period of three years. Motion by Riggs, second by Sharp to approve Staff's recommendations. *Motion carried unanimously.*

D. 2022-041 Elm Creek Swim Pond Culvert, Maple Grove.* This project is located within the Elm Creek Park Reserve, east of Mud Lake, and just north of the Elm Creek Swim Pond. The project includes the replacement of an existing wooden bridge with a culvert crossing which will provide an improved crossing for Park District maintenance access. The project was reviewed for rules D, E, F and G. In their findings dated September 6, 2022, Staff recommends approval pending reconciliation of the application escrow fee balance. Motion by Katzner, second by T. Anderson to approve Staff's findings and recommendation. *Motion carried unanimously.*

VI. Old Business.

A. Fund Balance Policy. J. Anderson updated the members on her email dialogue with Jim Eichten, CPA, Mallory, Montague, Karnowski, Radosevich & Co. Eichten has not provided an estimate of the cost of the time for him to inform the Budget Committee regarding a policy for the Commission; however, J. Anderson noted that the "funds" the Commission currently outlines in its annual operating budget and Audit Report are in line with those he recommends. He also referenced the State Auditor's Statement of Position 2010-1003 regarding fund balances which recommends that, "at year-end and/or at other key times of the year, local governments that rely significantly on property taxes maintain an unrestricted fund balance of approximately 35 to 50 percent of fund operating revenues or no less than five months of operating expenditures in their general fund and special revenue funds." She will update her initial memo to reflect this guidance and her emails from Eichten in time for the October 12 Technical Advisory Committee (TAC) meeting.

B. The **PRAP subcommittee** has not scheduled its next meeting. The items outlined in the PRAP final report will be discussed at the October 12 TAC meeting.

VII. New Business.

VIII. Communications.

A. Staff Report.* Staff reports provide updates on the development projects currently under review by Staff. The projects listed in the table beginning on page 7 of these minutes are discussed

RULE D - STORMWATER MANAGEMENT
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in the September 7, 2022, report.

B. Hennepin County Staff Report.*

1. Program updates.

a. Lake Jubert Agricultural BMPs. Hennepin County and EOR staked out waterway projects on August 30. Staked areas mostly matched points shot from last year. Construction on 1A waterways will begin the week of September 19.

Potential wetland restoration was surveyed and is currently being redesigned to meet landowner needs regarding equipment crossing and water retention. WASCOB (Water And Sediment COntrol Basin) project is currently being redesigned to accommodate move from neighboring property. Project may be moved to 2023 for implementation.

b. 13861 129th Ave N., Dayton. Finalized manure bunker plans from Sandman Engineering were received and sent to landowner for approval. Plans were approved and landowner has obtained a quote for the roof structure and estimates 140-160 hours for installation. Reimbursement for slab, apron, and walls is being issued and construction on roof structure will begin as soon as possible. Final manure bunker will be 20' x 20' with 6-foot walls, and a structure that is 16' in height.

c. 9945 Sundance Road. Finalized plans from Sandman Engineering were received and sent to landowner for approval and to obtain a quote for final cost. Houston Engineering requested a general plan for livestock waterer detailing location and depth of pipeline. Model of Ritchie waterer specifications will also be included for review by HEI. Landowner is currently obtaining a quote for work. Final project will include barn gutters, livestock waterer, and manure bunker. Landowner has already installed exclusionary fencing along Rush Creek without financial assistance. Construction for this project is slated for late-September or early-October.

d. Old Settlers Road, Corcoran. Hennepin County Staff discussed conservation easement options with landowners. Residents are now considering their options and will meet again with county staff to discuss potential options for easements. Staff are also connecting landowners with NRCS resources regarding CRP as a potential option to transition land from farm to conservation.

e. Diamond Hill Stables. The new owners of the Diamond Hill Stables contacted HCEE to discuss potential funding options for infrastructure upgrades and implementation of conservation measures. Currently, there are issues with mud, a manure stack that is close to a hill running down to a wetland area and some visible erosion in alleyways. Options considered included a manure bunker and barn gutters. The case was also recommended to NRCS for EQIP funding regarding pasture improvements and rotational grazing assistance.

2. Buffer Inspections have been completed for 2022. Only one property was found to be non-compliant, and the case has been elevated to the state for review. Fifteen areas were randomly chosen for inspection and most were found to already be compliant. Buffer inspections and results are confidential.

3. Paul Stewart has left Hennepin County for a position with John Deere. We would like to express our appreciation to Paul for all his hard work serving the residents of the county and wish him luck in his new position. The County will be posting a job position for a rural conservationist soon.

Motion by Cesnik, second by Katzner to write a letter to the County requesting

that they make this position a full time position in order to better assist and support rural landowners in the watershed. *Motion carried unanimously.* This item will be forwarded to the TAC for discernment.

4. Agricultural Preservation Work. Staff held two more outreach sessions for the agricultural land preservation and access program development. These sessions were dedicated to better understanding what farmers need to continue to farm, and what potential actions could be taken to leverage county resources to meet those needs.

Farmers are invited to participate by taking a survey related to farmland preservation, as well as schedule one-on-one interviews with staff to tell their story regarding how they have (or haven't) been able to access farmland in the past. To schedule a meeting, contact Kevin Ellis kevin.ellis@hennepin.us.

5. Grants are available to establish **organics recycling drop-off sites**. Help provide more organics recycling options in your community! Funding is available for businesses, cities, multifamily properties, nonprofit organizations, and institutions in Hennepin County to [establish organics recycling drop-off sites](#). Up to \$15,000 is available for each drop-off site. Funding can be used for hauling and disposal costs, construction, dumpsters or carts, and promotions and educational materials. Priority will be given to drop-off sites that increase access to organics recycling for residents in multifamily properties without access to city service and in cities with limited organics recycling options.

To learn more, see the [organics recycling drop-off funding guidelines \(PDF\)](#). Access application materials at the [Hennepin County supplier portal](#). For more information, contact Kaitlin Steinberg at kaitlin.steinberg@hennepin.us.

6. Grants awarded to clean up contaminated sites. Hennepin County recently awarded 12 grants totaling \$3.8 million for the assessment and cleanup of contaminated sites through the Environmental Response Fund. Grant activities include asbestos and lead-based paint abatement, vapor mitigation, and contaminated soil assessment and cleanup. The projects supported by these grants have multiple benefits, including increasing the tax base, creating permanent jobs, creating market-rate and affordable housing, and enhancing green space. Applications for the next round of Environmental Response Fund grants are being accepted now through November 1. Applications must be submitted through the [Hennepin County Supplier Portal](#). Cities, economic development agencies, housing and redevelopment authorities, other local public entities, nonprofit organizations, and for-profit businesses and eligible to apply. Prior to applying for a grant, contact brownfields@hennepin.us to discuss your project and funding needs.

IX. Education and Public Outreach.

A. The **West Metro Water Alliance (WMWA)** will meet via Zoom at 8:30 a.m., October 11, 2022. In anticipation of the hiring of the WBIF-funded Education and Outreach Coordinator, members will be discussing plans for what they want to accomplish in the next two years. They will concentrate on building networks and coordinating efforts. (Also see X.B., below.)

B. Spector provided a verbal update on the **Hennepin County Chloride Initiative**. Ten percent of WBIF funding has been allocated to this project. The group has chosen a motto – Low Salt No Salt Minnesota, clearing a path to safety, savings and sustainability. Time at future TAC and regular meetings will be allocated for brainstorming this endeavor.

X. Grant Opportunities and Project Updates.*

A. The Commission had previously approved developing and submitting BWSR **Clean Water Fund Projects and Practices grant applications*** for two proposed projects: the South Fork Rush Creek Restoration project in Maple Grove and the CSAH 12 Ravine Stabilization project in Dayton. The proposed projects would be completed by Maple Grove and Hennepin County, respectively, with the Commission a funding partner.

1. The South Fork grant request is for \$750,000. The Commission has committed to a cost share contribution of \$812,500 and the City of Maple Grove is providing \$1,687,500 matching funding.

2. The CSAH 12 grant request is for \$300,000. The balance of the project cost of \$804,000 will be shared between Hennepin County (\$212,000), Three Rivers Park District (\$182,000), and the Commission (\$110,000).

Typically the grant awards are announced at the December meeting of the Board of Water and Soil Resources (BWSR). Contracting is typically completed by March-April the following year, with funds available immediately upon execution of the contract.

B. On August 31, 2022, the Elm Creek **Watershed Based Implementation Funding (WBIF)** Convene Group met for a fourth time to finalize the allocations, which were approved as previously discussed.

1. Education and Outreach Coordinator. After some creative budgeting, a subset of WMWA/Hennepin County folk came to an agreement on the scope, budget, and funding for the proposed E&O coordinator, to be shared 50/50 between WMWA and Hennepin County. The final funding piece was bringing the Richfield-Bloomington WMO into the proposal. The proposal is for a two-year limited duration position to focus on three things:

a. Fostering adoption of BMPs on residential properties by coordinating and marketing workshops for residents, providing onsite technical assistance, and providing implementation financial assistance.

b. Coordinating and working with Metro Blooms and other partners on multifamily equitable engagement projects and providing assistance in assembling funding for implementation of BMPs.

c. Providing community engagement, education, marketing, and promotion regarding other priority conservation topics such as chloride management, pet waste management, and general pollutant reduction priorities. Additional activities might include public speaking, tabling at community events, establishing an engaging social media presence, and producing content for distribution via formats like community newspapers and city newsletters.

During the two year period WMWA and partners will continue to investigate options to fund a permanent position to continue and expand this work. The Work Plan* for this initiative is included in the meeting packet.

2. SWA Implementation. Hennepin County staff have worked with the Commission to implement BMPs identified in the Rush Creek Headwaters Subwatershed Assessment (SWA) and other related agricultural and rural BMPs funded in part by a Clean Water Fund grant. The

County proposed two priority areas for additional SWA implementation: 1) Phase 2 of the Rush Creek Headwaters SWA implementation, and 2) implementation in the Diamond Creek SWA drainage area. County staff believe they have the capacity to design and oversee implementation of about \$175,000 of BMPs by the end of 2025.

3. Additional Project Identification. The third priority area is the completion of some combination of additional SWAs and stream assessments to identify both watershed BMPs and stream repair and stabilization needs. Previous discussions have allocated the balance of the WBIF funding, \$92,774, to this priority. Corcoran is interested in pursuing the South Fork Rush Creek SWA and Dayton is interested in considering further study of the feasibility of re-meandering a portion of Diamond Creek as identified in the Diamond Creek SWA.

By consensus the Convene Group approved the following allocations:

Funding Priority	Amount WBIF	Source of 10% Match	Grantee
Education & outreach coordinator	\$30,000	WMWA and county	County
County outreach/cost-share	175,000	County staff time and \$, landowner in-kind and \$, ECWMC CIP cost share	ECWMC*
SWA/stream assessments	92,774	Capital/operating budget for SWAs	ECWMC
TOTAL	\$297,774		

*Note that historically this has been administered through the Commission. The County would work with landowners to pay costs then invoice at the end of the year. The monthly staff report is an opportunity for the Commission and County to communicate and coordinate on priorities and progress

Motion by Katzner, second by sharp to direct Staff to work with BWSR and Hennepin County and the TAC to flesh out the Work Plans for initiatives 2 and 3. *Motion carried unanimously.*

XI. Other Business.

XII. Adjournment. There being no further business, the meeting was adjourned at 1:30 p.m.

Respectfully submitted,



Judie A. Anderson
Recording Secretary
JAA:tim

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Project No.	Project Name.
2014-015	Rogers Drive Extension, Rogers.
2015-030	Kiddiegarten Child Care Center, Maple Grove.
2016-005W	Ravinia Wetland Bank Plan, Corcoran.
2017-014	Laurel Creek, Rogers.
2017-029	Brayburn Trails, Dayton.
2017-050W	Ernie Mayers Wetland/floodplain violation, Corcoran.
2018-046	Graco, Rogers.
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2019-021	Brenly Meadows, Rogers.

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2019-027	Havenwood at Maple Grove.
2020-008	Ione Gardens, Dayton.
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2020-023	Ziegler Dayton Site Upgrades, Dayton.
2020-032	Enclave Rogers - Commerce Boulevard, Rogers.
2020-033	Weston Woods, Medina.
2020-036	Balsam Pointe, Dayton.
2021-007	Birchwood 2nd Addition, Rogers
2021-016	Territorial Lofts, Rogers.
2021-020	Crew Carwash, Maple Grove.
2021-021	Territorial Triangle, Dayton.
2021-023	Maple Grove Medial Office Building (MOB).
2021-024	Riverwalk, Dayton
2021-025	Hackamore Road Reconstruction, Medina/Corcoran.
2021-026	Prairie Creek Subdivision, Medina.
2021-027	Xcel Energy Elm Creek Substation, Maple Grove
2021-028	The Cubes at French Lake, Dayton
2021-029	Tri-Care Grocery / Retail, Maple Grove
2021-031	Cook Lake Edgewater, Maple Grove
2021-034	BAPS Hindu Temple, Medina.
2021-035	Mister Car Wash - Rogers
2021-036	D & D Service, Corcoran.
2021-037	Marsh Pointe, Medina.
2021-038	Bellwether 6th/Amberly, Corcoran.
2021-039	1-94 Logistics Center, Rogers.
2021-040	Napa Auto, Corcoran.
2021-041	Carlson Ridge, Plymouth.
2021-043	Northwood Community Church Maple Grove.
2021-044	Balsam II Apartments, Dayton.
2021-046	Len Busch Roses, Plymouth
2021-047	CR 10 Box Culvert Replacement, Corcoran
2021-048	Bellwether - Newman West, Corcoran
2021-049	Dayton Interchange Business Center, Dayton.
2021-050	Evanswood, Maple Grove.
2021-051	Fields of Nanterre Drainage Improvements, Plymouth.
2021-052	Norbella Senior Living, Rogers.
2021-053	Towns at Fox Creek, Rogers.
2021-054	Stotts Family Farm Grassed Waterways, Corcoran.
2021-055	Morningside Estates 6 th Addition, Champlin.
2022-001	Dayton Field 2nd Addition, Dayton.
2022-002	Summerwell, Maple Grove.
2022-003	Fox Briar Ridge East, Maple Grove.
2202-005	Bellwether 7 th , Corcoran.
2022-006	Hamel Townhomes, Medina.
2022-007	Weston Commons 2nd, Maple Grove.
2022-008	Bechtold Farm, Corcoran.
2022-009	Dunkirk Lane Development, Plymouth.
2022-010	Unity Tool Building Addition, Dayton.

RULE D - STORMWATER MANAGEMENT

RULE E - EROSION AND SEDIMENT CONTROL

RULE F – FLOODPLAIN ALTERATION

RULE G - WETLAND ALTERATION

RULE H – BRIDGE AND CULVERT CROSSINGS

RULE I – BUFFERS

*indicates enclosure

CHAMPLIN - CORCORAN - DAYTON - MAPLE GROVE - MEDINA - PLYMOUTH - ROGERS

elm creek Watershed Management Commission

Regular Meeting | Public Hearing Minutes – September 14, 2022

Page 9

2022-011	Arrowhead Drive turn Lane expansion,
2022-012	Graco Building 2, Dayton.
2022-013	Dayton 94 Industrial Site, Dayton.
2022-014	Aster Mill, Rogers.
2022-015	County Road 47 Phase I Reconstruction, Plymouth.
2022-016	Rogers Activity Center, Rogers.
2022-017	City Center Drive, Corcoran.
2022-018	Big Woods, Rogers.
2022-019	Grass Lake Preserve, Dayton.
2022-020	Skye Meadows Extension, Rogers.
2022-022	Cook Lake Highlands, Corcoran.
2022-023	Asguard, Rogers.
2022-024	Bridge No. 27J70, Maple Grove.
2022-025	Harvest View, Rogers.
2022-026	Archway Building, Rogers
2022-027	Edison at Maple Grove Apartments.
2022-028	Elsie Stephens Park, Dayton.
2022-029	Hayden Hills Park, Dayton.
2022-030	Garages Too, Corcoran.
2022-031	Corcoran II Substation.
2022-032	EC Stream Restoration Phase 5, Champlin.
2022-033	Pet Suites, Maple Grove.
2022-034	CSAH 101 Improvements, Maple Grove.
2022-035	Rush Hollow, Maple Grove.
2022-036	West French Lake Road Improvements, Maple Grove.
2022-037	CSAH13 CR203 Culvert replacement, Dayton.
2022-038	Tavera North Side, Corcoran.
2022-039	Garland Commons, Maple Grove.
2022-040	Kariniemi Meadows, Corcoran.
2022-041	Elm Creek Swim Pond Culvert, Maple Grove.
2022-042	Walcott Glen, Corcoran.

RULE D - STORMWATER MANAGEMENT
RULE E - EROSION AND SEDIMENT CONTROL
RULE F – FLOODPLAIN ALTERATION

RULE G - WETLAND ALTERATION
RULE H – BRIDGE AND CULVERT CROSSINGS
RULE I – BUFFERS

*indicates enclosure

CHAMPLIN - CORCORAN - DAYTON - MAPLE GROVE - MEDINA - PLYMOUTH - ROGERS

From: Germundson, Travis (BWSR) <travis.germundson@state.mn.us>
Sent: Wednesday, October 5, 2022 12:56 PM
To: James Kujawa <surfacewatersolutions@outlook.com>; Carlson, Ben (BWSR) <ben.carlson@state.mn.us>
Cc: 'Kevin Mattson' <kmattson@ci.corcoran.mn.us>; Megow, Erik <erik.megow@stantec.com>; Judie Anderson <Judie@jass.biz>; 'Stacey L Lijewski' <Stacey.Lijewski@hennepin.us>; Saunders-Pearce, Wes (DNR) <Wes.Saunders-Pearce@state.mn.us>; Kaster, Anthony <anthony.kaster@stantec.com>; Ernie mayers <erniemayers@comcast.net>
Subject: RE: Elm Creek Watershed Management Commission project 2017-050. Ernie Mayers Wetland Violation, Corcoran.

Jim,

BWSR helped to negotiate an agreement between the local unit of government (LGU) under the Wetland Conservation Act (WCA) and the landowner. BWSR nor Elm Creek Watershed Management Commission were a party to the agreement. The City of Corcoran (the LGU) and the landowner are responsible to ensure the agreement is executed to the full extent. If one of the parties defaults on the agreement the other can certainly go to court under a breach of contract or in this case (if it's the landowner) the existing Restoration Order could be enforced. To my knowledge that hasn't happen. As I indicated previously BWSR considers settlement agreements to be confidential. The specifics of the agreement were reached between the two parties through informal resolution. You're welcome to request a copy from one of the parties.

Note the agreement only address impacts/actions under WCA.

Travis Germundson
Appeals and Regulatory Compliance Coordinator
Board of Water and Soil Resources
520 Lafayette Road N
St. Paul, MN 55155

From: James Kujawa <surfacewatersolutions@outlook.com>
Sent: Wednesday, October 5, 2022 11:32 AM
To: Germundson, Travis (BWSR) <travis.germundson@state.mn.us>; Carlson, Ben (BWSR) <ben.carlson@state.mn.us>
Cc: 'Kevin Mattson' <kmattson@ci.corcoran.mn.us>; Megow, Erik <erik.megow@stantec.com>; 'Judie Anderson' <Judie@jass.biz>; 'Stacey L Lijewski' <Stacey.Lijewski@hennepin.us>; Saunders-Pearce, Wes (DNR) <Wes.Saunders-Pearce@state.mn.us>; Kaster, Anthony <anthony.kaster@stantec.com>; Ernie mayers <erniemayers@comcast.net>
Subject: Elm Creek Watershed Management Commission project 2017-050. Ernie Mayers Wetland Violation, Corcoran.

This message may be from an external email source.

Do not select links or open attachments unless verified. Report all suspicious emails to Minnesota IT Services Security Operations Center.

Travis and Ben,

Based on previous correspondence, this violation has been satisfied by an agreement negotiated between BWSR the City and the landowner. Because of the outstanding ECWMC floodplain issues and in the interest of the wetland and water resources affected by the agreement, I would like to enquire about the agreement. My main concerns are as follows.

- 1) Disclosure of the agreement conditions were never provided the ECWMC
 - a. What were the conditions of the agreement? Can we get a copy of it?
 - b. Have the conditions of the agreement been accomplished?
 - c. Was part of the agreement that the parties involved comply with all state and local rules and regulations?
 - i. EC and Corcoran floodplain compliance has not occurred to date.
 1. Correspondence to the landowner from the ECWMC concerning the floodplain violations have gone unanswered. (See attached)
- 2) Have all the conditions of the agreement been successfully accomplished and observed by inspections or other appropriate means of verification?
 - a. How has this been verified?
 - b. The ECWMC would like to see said inspections and/or verification of the resolutions.
- 3) How will BWSR and the City ensure the resolution is permanent?

Thank you

Sincerely

Jim

James C. Kujawa
Surface Water Solutions LLC
6533 Neddersen Circle
Brooklyn Park, MN 55445-3206
952-456-4091
surfacewatersolutions@outlook.com

Z:\Elm Creek\Projects\Projects 2017\2017-050W Ernie Mayer Driveway Access\BWSR response 10_6_2022.docx

elm creek Watershed Management Commission

ADMINISTRATIVE OFFICE
3235 Fernbrook Lane
Plymouth, MN 55447
PH: 763.553.1144 | email: judie@jass.biz
www.elmcreekwatershed.org

TECHNICAL SUPPORT
Ross S. Mullen | ross.mullen@stantec.com
James Kujawa | surfacewatersolutions@outlook.com
Rebecca Carlson | rebecca@resilience-resources.com

February 1, 2022

Mr. Ernie Mayers
21300 Larkin Road
Hamel, MN 55340-9353

RE: Floodplain fill

Dear Mr. Mayers,

As you may recall, the ditching and filling work you did in the wetland and upland areas of your farm was also in the floodplain area of Rush Creek (see attached mapping). From our understanding the wetland violation/replacement plan issues have been resolved with the City and the Board of Water and Soil Resources. The resolution with the wetland issues does not resolve the issues with floodplain fill that occurred during your work.

The Elm Creek Watershed Commission floodplain rules (attached) require that any filling within a floodplain is compensated by an equal amount of excavation or documentation of a no net decrease in the flood storage capacity of the project area. Attached is a copy of the Elm Creek Watershed Management Commission application for your information. Per the Commission rules, a complete application is necessary from you, including the application, fee escrow and exhibits per the attached rule.

If you have any questions, don't hesitate to contact me.

James C. Kujawa



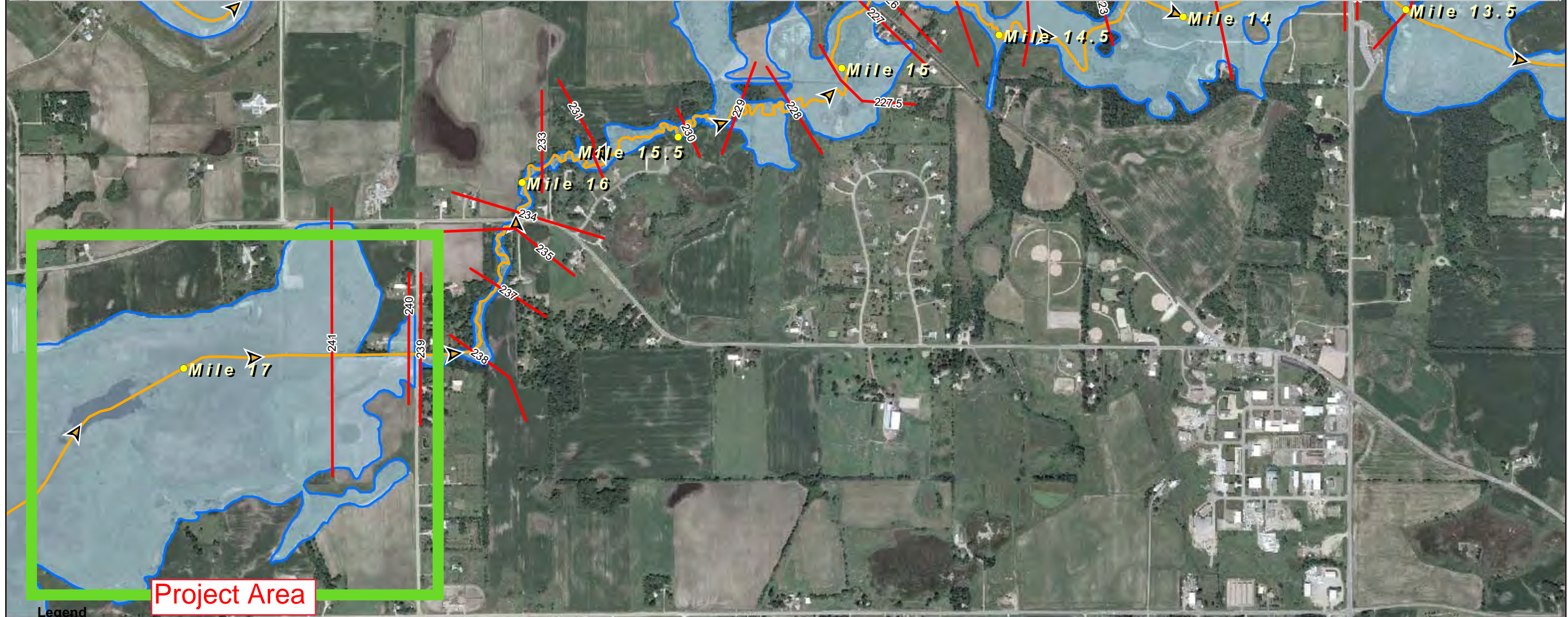
James C. Kujawa
Surface Water Solutions
Advisor to the Commission

cc: Judie Anderson, ECWMC Executive Secretary
Ross Mullen, ECWMC Technical Advisor
Kevin Mattson, Director, Corcoran Director of Public Works

Attachments

Map Document: (P:\A\ELM\W\070200\GIS\Flood Mapping Map Book.mxd) 4/20/2007 -- 12:08:36 PM - dt

	D	A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	Q	R	S	T	U	V
1	Correct-X-SecNo	Id	CrossSecNo	Length	Correct-X-SecNo	500-Yr-Elev	500-Yr-Flow	100-Yr-Elev	100-Yr-Flow	50-Yr-Elev	50-Yr-Flow	25-Yr-Elev	25-Yr-Flow	10-Yr-Elev	10-Yr-Flow	5-Yr-Elev	5-Yr-Flow	2-Yr-Elev	2-Yr-Flow	ChannElev	ReachLength	Creek	
235	238	235	238.00	1196.53731493000	238	964.34	700	963.93	560	963.76	505									958.10	650	Rush	
236	239	236	239.00	1520.85339955000	239	964.64	700	965.22	560	964.05	505									958.50	150	Rush	
237	240	237	240.00	1320.31506821000	240	966.95	700	966.75	560	966.65	505									958.70	450	Rush	
238	241	238	241.00	2697.93677599000	241	966.97	700	966.76	560	966.66	505									956.80	800	Rush	
239	242	239	242.00	2630.39147108000	242	966.98	700	966.77	560	966.67	505									962.00	5500	Rush	
240	243	240	243.00	1314.70448692000	243	967.00	700	966.79	560	966.68	505									961.50	500	Rush	
241	244	241	244.00	1478.09598950000	244	967.58	290	967.47	280	967.39	275									959.20	300	Rush	
242	244.50	242	244.50	1035.01061614000	244.50	967.59	290	967.48	280	967.41	275									966.00	2400	Rush	



- Legend
- grid
 - Dam
 - Mile Marker
 - Cross Sections
 - Creek
 - Flood Zone

0 1,000 2,000 Feet



Elm Creek Watershed Flood Hazard Mapping

Check Set

			A_4	A_5
B_1	B_2	B_3	B_4	
C_1	C_2	C_3	C_4	
D_1	D_2	D_3	D_4	
E_1		E_3	E_4	
F_1	F_2	F_3	F_4	
	G_2	G_3	G_4	
	H_2	H_3		

Tile: E_2
Apr 20, 2007



elm creek Watershed Management Commission

Request for Plan Review and Approval

Submittal requirements, this form and the fee schedule can be downloaded from: <http://www.elmcreekwatershed.org/application-requirements.html>

Administrative Office

3235 Fernbrook Lane
Plymouth, MN 55447
Ph: 763-553-1144 | Fax: 763-553-9326
Email: judie@jass.biz | beverly@jass.biz

for Commission use only

Project No. _____

Date Received _____

Fee Received _____

Date _____

Fee Submitted \$ _____

Please Print Clearly

Applicant _____

Address _____

City _____ Zip Code _____

Phone (____) _____ Fax (____) _____ Email _____

Agent _____

Address _____

City _____ Zip Code _____

Phone (____) _____ Fax (____) _____ Email _____

- | | |
|--------------------------|---------------------------------------|
| <input type="checkbox"/> | Rule D – Stormwater |
| <input type="checkbox"/> | Rule E – Erosion and Sediment Control |
| <input type="checkbox"/> | Rule F – Floodplain Alteration |

- | | |
|--------------------------|-------------------------------------|
| <input type="checkbox"/> | Rule G – Wetland Alteration |
| <input type="checkbox"/> | Rule H – Bridge & Culvert Crossings |
| <input type="checkbox"/> | Rule I – Buffer Strips |
| <input type="checkbox"/> | Rule K - Variance |

Project Name _____

Project Location - City or Town _____ PID# _____

Total Acres _____ Acres Disturbed _____

Acres Impervious Before Development _____

Acres Impervious After Development (incl. gravel roads and parking areas) _____

Anticipated Project Start Date _____

Remarks _____

Applicant's Signature:

Print Name _____ X _____

In order for a project to be considered by the Commission, a complete application packet must be received in the Commission's administrative office at least TEN BUSINESS DAYS prior to the Commission's next regular meeting. Action by the Commission will be predicated on factors such as completeness of the application documents and complexity of the project, etc. The Commission normally meets on the second Wednesday of the month.

1) Submit this form to the City along with one electronic copy of the required plans and the appropriate fee (check made payable to "Elm Creek Watershed Management Commission"). The City will forward these documents and the fee payment to the Commission.

OR

2) If the City has signed off on this form, it should be submitted to the Commission's administrative office along with one electronic copy of the required plans and the appropriate fee (check made payable to "Elm Creek Watershed Management Commission").

Electronic plans can be uploaded to the Commission's dropbox:

<https://www.dropbox.com/request/anjYmMBOHMnsli5utr6m>

The Commission will transmit a letter to the applicant following approval.

AUTHORIZATION – must be completed by City before review can proceed.

Requested by City of _____

Signature _____

Name _____

Title _____

Phone _____

Date _____

elm creek

Watershed Management Commission

ADMINISTRATIVE OFFICE

3235 Fernbrook Lane

Plymouth, MN 55447

PH: 763-553-1144 | FAX: 763-553-9326

email: judie@jass.biz | beverly@jass.biz

www.elmcreekwatershed.org

Project Review Fee Schedule

Complete the applicable red boxes and submit this form and total escrow fee payment with the Request for Plan Review and Approval (Application Form)

Project Name			
Project Number	(for office use only)		
<p>The following projects require review: Any land-disturbing activity or the development or redevelopment of land meeting the triggers listed in Appendix O of the Commission's Watershed Management Plan. The review period will not begin until the Commission has received a completed application form bearing city authorization to proceed, all appropriate materials, and fees.</p>			
I. Project Review	Required Escrow	Amount Due	
Rule D - Stormwater Management	\$2,000		
Rule E - Erosion and Sediment Control	\$500		
Rule F - Floodplain Alteration	\$1,000		
Rule G - Wetland Alteration	NA		
Rule H - Bridge & Culvert Crossings	\$1,000		
Rule I - Buffer Strips	\$500		
Rule K - Variance	\$500		
PROJECT REVIEW TOTAL		\$0.00	
II. Contingency (10% Project Review Total)		\$0.00	
III. Non-refundable Administration Fee (10% of Project Review Total)		\$0.00	
IV. Non-refundable Technical Services Fee (15% of Project Review Total)		\$0.00	
Note: If project review expenditures exceed escrow submitted, additional escrow fees will be required.		TOTAL ESCROW	\$0.00
(for office use only)			
Date Application Received by Commission			
Fee Received \$			

- c) Detailed schedules for implementation of the land disturbing activity, the erosion and sediment controls, and soil stabilization measures.
 - d) Detailed description of the methods to be employed for monitoring, maintaining and removing the erosion and sediment controls, and soil stabilization measures.
 - e) Soil borings if requested by the Commission.
5. **MAINTENANCE.** The project review applicant shall be responsible for proper operation and maintenance of all erosion and sediment controls and soil stabilization measures, in conformance with best management practices and the NPDES permit. The project review applicant shall, at a minimum, inspect and maintain all erosion and sediment controls and soil stabilization measures daily during construction, weekly thereafter, and after every rainfall event exceeding 0.5 inches, until vegetative cover is established.

RULE F. FLOODPLAIN ALTERATION

1. **POLICY.** It is the policy of the Commission to prevent and control flooding damage by:
- a) Preserving existing water storage capacity below the 100-year critical flood elevation on all waterbodies in the watershed to minimize the frequency and severity of high water.
 - b) Minimizing development in the floodplain that will unduly restrict flood flows or aggravate known high water problems.
 - c) Requiring compensatory storage for floodplain fill.
2. **REGULATION.** No person or political subdivision shall alter or fill land below the 100-year critical flood elevation of any public waters watercourse, public waters wetland, or other wetland without first obtaining an approved project review from the Commission.
3. **CRITERIA.**
- a) Floodplain alteration or filling shall not cause a net decrease in flood storage capacity below the projected 1% (100-year) critical flood elevation or alter the timing of flooding unless it is shown that the proposed alteration or filling, together with the alteration or filling of all other land on the affected reach of the waterbody to the same degree of encroachment as proposed by the applicant, will not cause high water or aggravate flooding on other land and will not unduly restrict flood flows.
 - b) All new structures shall be constructed with the low floor at the elevation required in the municipality's ordinance, however, in no case shall the low floor be less than two feet above the regulatory elevation.

4. **EXHIBITS.** The following exhibits shall accompany the project review` application (one set full size, one set reduced to a maximum size of 11" x 17", and one electronic set in pdf format):
- a) Site plan showing boundary lines, delineation and existing elevation contours of the work area, ordinary high water level, and 1% (100-year) critical flood elevation. All elevations shall be referenced to the NAVD 1988 datum. If NAVD 1988 is not used, applicant must specify the datum used and the appropriate conversion factor.
 - b) Grading plan showing any proposed elevation changes.
 - c) Preliminary plat of any proposed subdivision.
 - d) Determination by a registered professional engineer of the 100-year critical flood elevation before and after the proposed activity.
 - e) Computation of the change in flood storage capacity as a result of the proposed alteration or fill.
 - f) Erosion and sediment control plan which complies with these Rules.
 - g) Soil boring logs and report if available.
5. **EXCEPTIONS.** If a municipality has adopted a floodplain ordinance that prescribes an allowable degree of floodplain encroachment, the applicable ordinance shall govern the allowable degree of encroachment and no project review will be required under this Floodplain Alteration Rule.

RULE G. WETLAND ALTERATION

1. **POLICY.** It is the policy of the Commission to preserve and protect wetlands for their water quality, stormwater storage, habitat, aesthetic, and other attributes by:
- a) Achieving no net loss in the quantity, quality and biological diversity of wetlands in the watershed.
 - b) Increasing the quantity, quality and biological diversity of wetlands in the watershed by restoring or enhancing diminished or drained wetlands.
 - c) Enforcing mitigation of direct or indirect impacts from activities that destroy or diminish the quantity, quality and biological diversity of watershed wetlands.
 - d) Replacing affected wetlands where sequencing demonstrates that avoidance is not feasible.
2. **REGULATION.** No person or political subdivision shall drain, fill, excavate or otherwise alter a wetland without first obtaining the approval of a wetland replacement plan from the local government unit with jurisdiction over the activity. Mitigation of wetland

elm creek

Watershed Management Commission

ADMINISTRATIVE OFFICE
3235 Fernbrook Lane
Plymouth, MN 55447
PH: 763.553.1144
email: judie@jass.biz
www.elmcreekwatershed.org

Garland Commons

Maple Grove Project #2022-039

Project Overview:

Location: A portion of Outlot B, Tricare 4th Addition located west of Garland Lane North and 96th Avenue North in Maple Grove.

Purpose: Development of currently vacant site into a multi-family residential building, including senior living apartments, with associated parking, landscaping, utility and stormwater improvements.

WMC Rules	X	Rule D	Stormwater Management
Triggered:	X	Rule E	Erosion and Sediment Control
		Rule F	Floodplain Alterations
		Rule G	Wetland Alteration
		Rule H	Bridge and Culvert Crossings
	X	Rule I	Buffer Strips
		Rule K	Variance

Applicant: MWF Properties
Address: 7645 Lyndale Ave. S.
Minneapolis, MN

Attention: Ryan Schwickert
Phone: (612) 243-4637
Email: RYANSCHWICKERT@MWFPROPERTIES.COM

Agent: Civil Site Group
Address: 4931 W 35th St. #200
St. Louis Park, MN

Attention: David Knaeble
Phone: (763) 234-7532
Email: DKNAEBLE@CIVILSITEGROUP.COM

Exhibits:	Description	Date Received
Application	<input checked="" type="checkbox"/> Complete ECWMC Application	July 25, 2022
	<input checked="" type="checkbox"/> ECWMC Request for Review and Approval	July 25, 2022
	<input checked="" type="checkbox"/> City authorization: Maple Grove, MN	March 11, 2022
	<input checked="" type="checkbox"/> Review fee: \$3,375	July 25, 2022
	<input checked="" type="checkbox"/> Project Documents (site plans, reports, models, etc.)	August 24, 2022

Submittals

- Stormwater Management Plan, dated May 09, 2022, prepared by CivilSite Group, revised August 10, 2022, August 24, 2022, revised September 16, 2022.
 - Stormwater Narrative
 - Existing and Proposed Drainage Maps
 - Existing and Proposed HydroCAD models
 - Geotechnical Evaluation Report, dated August 2021, prepared by Braun Intertec Corporation
- Construction Drawings, dated May 09, 2022, prepared by Civil Site Group, revised August 24, 2022, revised September 16, 2022.

Findings

General

1. A complete application was received July 25, 2022. The initial 60-day decision period per MN Statute 15.99 expired September 23, 2022. The decision period was extended an additional 60 days and will now expire on November 22, 2022.
2. The existing 12.42-acre parcel contains agricultural land and low wetland areas. The site currently drains in two general directions:
 - a. To the west towards wetland.
 - b. To the east towards a Garland Lane North
3. The proposed site is located on the southern portion of an undeveloped lot (Outlot B) that was mass graded as part of the Tricare 4th Addition.
4. The construction includes development of multi-family residential building with associated parking, landscaping, utility and stormwater improvements with a disturbance of 4.7-acres.
5. The development will create 1.9-acres of impervious area, of which 1.8-acres is net, new impervious.
6. An existing NURP pond with connected filtration basin will be reconstructed and expanded to meet the water quality and abstraction requirements.
7. Soil borings indicate predominately lean clay and sandy lean clay as underlying soils throughout the site. Infiltration is not feasible. Groundwater was not observed in any of the soil borings.
8. There are no Elm Creek Watershed jurisdictional floodplains or stream crossings within the site.

Rule D – Stormwater Management

General

1. The proposed project will disturb 4.7-acres and create 1.90-acres of impervious surface, 1.80-acre of which is net, new impervious area.
2. Soil boring logs indicate lean clay and sandy lean clay as underlying soils throughout the site, with limited seams of clayey sand and sandy silt shown in a few of the borings.
3. These underlying soils are predominantly Hydrologic Soil Group Type C and C/D (low infiltration capacity).
4. Stormwater will be managed using an existing, reconstructed, and expanded NURP pond with connected filtration basin.
5. The NURP pond with connected filtration basin was constructed as part of a previous development project. As part of this project, the applicant will expand the basin and reconstruct the non-performing filtration component of the pond. The NURP Pond and connected filtration basin will be reconstructed to provide rate, water quality, and volume control for the proposed and existing development.
6. The ultimate discharge locations of the site are a wetland to the west of the Project and a stormwater network along Garland Lane North.

Rate Controls

1. Rate control **meets** Commission requirements.
2. The applicant provided HydroCAD model output for the 2-year, 10-year, and 100-year events. The overall runoff rates for the project are reduced for all storm events. There is a slight increase (0.15cfs) to Garland Lane runoff, however, the applicant is still meeting rate control for the overall site and the City of Maple Grove has approved the increase.
3. The pre-project and proposed runoff rates are summarized in Table 1.

Table 1 Rate of Discharge Leaving Site

Direction	Condition	2-year (cfs)	10-year (cfs)	100-year (cfs)
West To Wetland	Pre-Project	6.97	23.85	50.63
	Proposed	4.14	9.12	37.16
	Change	-2.83	-14.73	-13.47
East To Garland Lane	Pre-Project	0.88	1.99	4.71
	Proposed	1.03	1.86	3.78
	Change	+0.15*	-0.13	-0.93
TOTAL	Pre-Project	7.85	25.84	55.34
	Proposed	5.17	10.98	40.94
	Change	-2.68	-14.86	-14.40

*The City of Maple Grove has approved the increase in rate to Garland Lane for the 2-year event.

Abstraction Controls and Water Quality

1. Abstraction and Water Quality controls **meet** Commission requirements
2. Infiltration from 1.1 inches of runoff from impervious areas is not feasible.
3. The proposed basins were sized to draw down within 48 hours.
4. The applicant proposes to use filtration to meet the Commission's requirement for abstraction.
5. Net, new impervious areas will be 1.80-acres from the site, requiring abstraction of 7,187 cubic feet. In addition to the site's 1.80 acres of impervious surface, 3.72 acres of impervious will drain to the filtration system, requiring an additional 14,853 cubic feet of filtration, for a total of 22,041 cubic feet of filtration volume required.
6. The applicant meets the volume control requirement by providing 22,633 cf of abstraction volume via filtration.
7. The applicant provided existing and proposed P8 modeling for the development showing conformance with the water quality requirements. A summary of the volume and water quality provided is outlined in Table 2.
8. The average depth of the NURP pond is 6.0-feet, which meets the Commission's standards.

Table 2 Water Quality Summary

	Annual Runoff Vol. (ac-ft)	Abstraction Vol. (cubic feet)	TP (lbs/year)	TSS (lbs/year)
Pre-Project	102.5	N/A	44.6	4,668
Proposed (w/ BMP's)	137.5	22,041 (required) 22,633 (provided)	43.8	1,837
Change	+35.0	+ 592 (excess)	-0.8	-2,831

Low Floor Elevations

1. Low floors **meet** Commission requirements.
2. The lowest adjacent floor elevation is 940.0, which is greater than two feet above the 100-yr high water level (HWL) of the pond (931.23) and at least one foot above the EOF (933.0) for the stormwater pond.

Operation and Maintenance

The stormwater facilities are public basins and the City of Maple Grove will provide operation and maintenance for the Basins. A stormwater maintenance agreement is not required.

Rule E – Erosion and Sediment Control (plans)

1. Plans **meets** Commission requirements for erosion and sediment control.
2. The erosion and sediment control plans are consistent with current best management practices, including:
 - a. Stabilized rock construction entrance
 - b. Silt fence
 - c. Catch basin inlet protection
 - d. Permanent erosion control devices
 - e. Double-row of silt fence for wetland protection
 - f. Stabilization of disturbed soil areas

Rule I – Buffer Strips

1. Buffer strips **meet** the Commission's requirements as follows:
 - a. The wetland buffer vegetation will meet the Commission requirements for native vegetation establishment and maintenance.
 - b. The buffer strip is at least 10-feet wide in all locations and meets the Commission's minimum (10 feet) and average (25 feet) standard.
 - c. The applicant has provided wetland buffer monumentation that meets the Commission's standards.

Recommendation

Approval

Conditions for Approval

1. Approval is contingent upon final application escrow fee balance. Additional payment or refund of the fees will be determined when all conditions for approval are met.
2. Approval is contingent upon an operation and maintenance plan that is approved by the City of Maple Grove.

On Behalf of Stantec Consulting Services, Inc.

Advisor to the Commission



Date 9/19/2022

Attachments

- | | |
|----------|------------------------|
| Figure 1 | Project Location |
| Figure 2 | Existing Drainage Map |
| Figure 3 | Proposed Drainage Plan |

Figure 1 Project Location



Figure 2 Existing Drainage Map

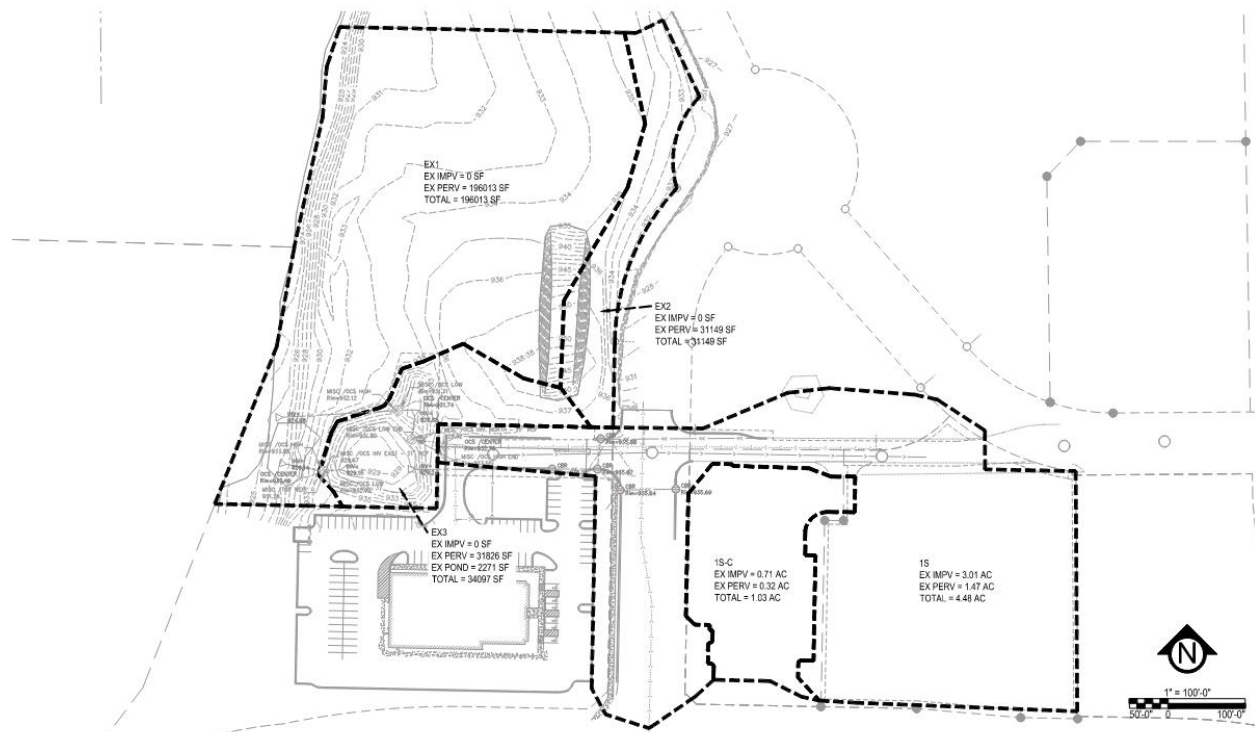
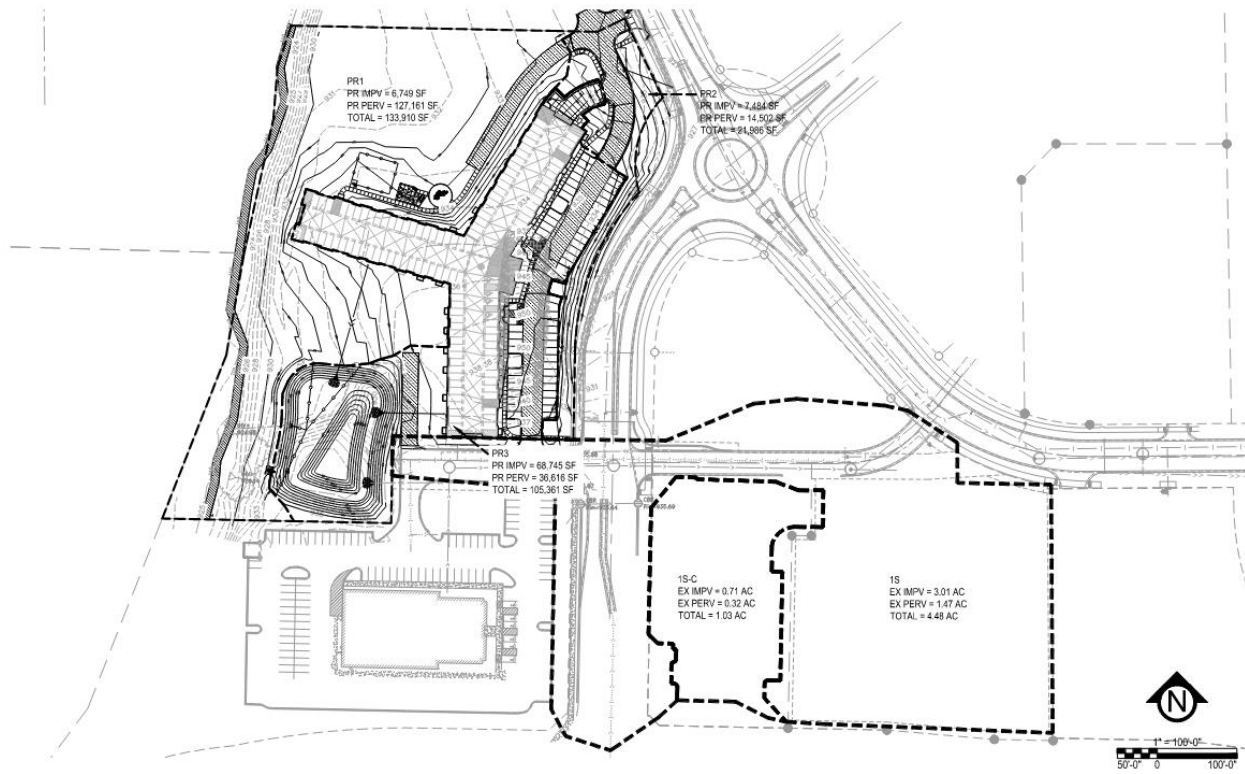


Figure 3 Proposed Drainage Plan



elm creek Watershed Management Commission

ADMINISTRATIVE OFFICE
3235 Fernbrook Lane
Plymouth, MN 55447
PH: 763.553.1144
email: judie@jass.biz
www.elmcreekwatershed.org

Walcott Glen Corcoran Project #2022-042

Project Overview:

Location: The site is 35.2 acres located in the NW quadrant of the intersection at Hackamore Road and CR 101 (Brockton Lane). It includes all of Hennepin County PID's 3611923440009, 0010 and 0014 and portions of PID's 3611923440008 & 0013.

Purpose: The existing site is five large residential lots. The proposed site will consist of 85 townhomes, 44 single-family homes, a playground area, and the infrastructure required for the development.

WMC Rules Triggered:

X	Rule D	Stormwater Management
X	Rule E	Erosion and Sediment Control
	Rule F	Floodplain Alterations
X	Rule G	Wetland Alteration
	Rule H	Bridge and Culvert Crossings
X	Rule I	Buffer Strips

Applicant:	Pulte Homes of Minnesota	Attention:	Chad Onsgard
Address:	7500 Flying Cloud Drive, Suite 670 Eden Prairie, MN 55344	Phone:	952-229-0723
		Email:	Chad.onsgard@pultegroup.com
Agent:	Sathre-Bergquist Ind.	Attention:	Eric Johnson
Address:	14000 25 th Ave N. Suite 120 Plymouth, MN 55447	Phone:	952-476-6000
		Email:	eghonson@sathre.com

Exhibits:	Description	Date Received
Application	<input checked="" type="checkbox"/> Complete ECWMC Application	September 2, 2022
	<input checked="" type="checkbox"/> ECWMC Request for Review and Approval	September 2, 2022
	<input checked="" type="checkbox"/> City authorization: Corcoran, MN	August 30, 2022
	<input checked="" type="checkbox"/> Review fee: \$4,050	September 2, 2022
	<input checked="" type="checkbox"/> Project Documents (site plans, reports, models, etc.)	August 31, 2022

Submittals

1. Walcott Glen Development Stormwater Management Plan by Advanced Engineering and Environmental Services dated October 3, 2022.
 - a. Summary narrative
 - b. Existing and proposed drainage area maps
 - c. NRCS web soil survey report.

- d. XPSWMM Summaries (pre-and post-development electronic modeling files)
 - e. P8 output files for pre-and post-development
 - f. Outlet structure details
 - g. Hackamore Road Improvements 75% plan set. .
 - h. Time of concentration calculations.
2. Geotechnical Evaluation Report for County Road 101 and 47 Residential Development by Braun Intertec dated November 4, 2021.
3. Final Grading Plan, Walcott Glenn, Sheets 19 to 21 of 31 by Sathre-Bergquist, Inc dated May 27, 2022, with last revision date of October 3, 2022.
4. Final Erosion Control Plan, Walcott Glenn, Sheets 22 to 24 of 31 by Sathre-Bergquist, Inc dated May 27, 2022, with last revision date of October 3, 2022.
5. National Storm Water Quality Program Storm Water Pollution Prevention Plan (SWPPP) Format for Walcott Glen dated July 22, 2022
6. Walcott Glen buffer averaging exhibit, no date, submitted with wetland information on October 3, 2022, by Sathre Bergquist. .
7. Sathre-Bergquist responses to Watershed Comments dated September 26, 2022.
8. Ravinia wetland overflow information (existing plastic weir wall and cable concrete overflow) into wetland 4 at the north property line of Walcott Glen. Received August 31, 2022, via email from Sathre-Bergquist.
9. Hackamore Road Parcels Site Wetland Delineation Report by Kjolhaug Environmental Services Company, Inc., dated May 28, 2020.
10. MN Wetland Conservation Act Notice of Decision from City of Corcoran (LGU for Hackamore Road Parcels Site (Eagle Brook Church) dated July 16, 2020.
11. Walcott Glen Wetland Replacement Plan Notice of Application, 0.0515 ac. of impact, dated July 14, 2022.

Findings

General

1. A complete application was received on September 2, 2022. The initial 60-day decision period per MN Statute 15.99 expires November 1, 2022.
2. The existing site is five (5) large residential lots. The proposed site will consist of 85 townhomes, 44 single-family homes, a playground area, and the infrastructure required for the development.
3. This site drains to the southeast into the Elm Creek basin at the Northwest Greenway floodplain area in Plymouth. .
4. The project will disturb approximately 26 acres and create 10.8 acres of new impervious area.
5. Existing and proposed runoff analysis was developed from the Corcoran area XPSWMM model that was updated with the existing and proposed conditions from the Walcott Glen proposal.
6. Two wet detention ponds and three (3) filtration basins will be created for stormwater controls for this site plan. An additional filter basin will be added along Hackamore Road for treatment from the upgrades to Hackamore.
7. Site plans show 1,943 sq. ft. of impacts to wetland basin H1.

Rule D – Stormwater Management

General

1. The project will disturb about 26 acres. The post-project impervious area will create 10.8 acres of new impervious areas.
2. Soil borings indicate high ground water and clay that restricts or prevents adequate infiltration of water for stormwater controls.
3. The project is proposing to construct one new filtration basin, one new iron enhanced sand filtration trench drain within a filter basin, two new wet ponds and expand an existing filtration basin to meet stormwater regulations. There will also be a future basin constructed as a part of the Hackamore Road Improvements. This basin was modeled and included in this project design.
4. Pre-treatment of sediment is provided above filter basin 1 by a vegetated filter and a sump manhole at the entry road. Filter basin 2 has sump manholes and small forebays at each inlet pipe.
5. Pretreatment on filter basin 21 is provided by an existing forebay.

Rate Controls

1. Cumulative rate control will **meet** Commission requirements.
2. Three main discharge points occur on this project. Table 1 is a summary of these flows.

Table 1 Rate of Discharge Leaving Site

Discharge	2-year (cfs)		10-year (cfs)		100-year (cfs)	
	Existing	Proposed	Existing	Proposed	Existing	Proposed
Wetland H1 (going south under Hackamore Road)	9.3	8.4	16.2	15.0	33.6	32.1
Wetland H2 (in SE corner of site flowing east under CR 101)	32.0	25.0	55.9	49.2	69.4	65.9
Filter basin 21 (discharge to the north into off-site wetland 18)	0.3	0.3	0.9	0.7	15.4	13.7
Total	41.6	33.7	73.0	64.9	118.4	111.7

Low Floor/Structure Elevations

1. Low floor/structures do not meet the Commission's requirements currently.
 - a. Wetland H1 HWL=977.0, EOF = 977.0
 - i. Low floor 979.2
 - ii. Low floors in Ravinia should be verified.
 - b. Filter basin 2 HWL = 980.5, EOF = 981.5
 - i. Low floor = 987.5
 - c. Filter basin 1 HWL =971.7, EOF = 972.8.
 - i. Low floor = 980.5
 - d. Wetland H2 HWL = 968.0, EOF = 973.0
 - i. Low floor = 980.5

- e. Pond 1 HWL = 973.9 , EOF = 975.3
 - i. Low floor = 980.3.
 - f. Wetland H3 HWL = 975.9, EOF = 975.8
 - i. Low floor = 984.3
 - g. Pond 3, HWL=985.5 EOF = 990.0
 - i. Low floor = 990.0
 - h. Wetland 15 HWL (off site wetland that flows into wetland 4H)= 986.3, EOF = 986.0. No home sites in Walcott Glen are on Wetland 15.
 - i. Wetland H4 HWL = 984.5, Note, Back-to-Back 100-year event will have an HWL of 985.9. EOF = 989.0
 - i. Low floor = 990.4 on site,
2. Note, Grading for Larkspur Lane will affect the outlet to Wetland H4 and high-water overflow elevations to the low opening/low floor freeboard to homes already built on Wetland H4. To accommodate the off-site low opening elevations, the site design for Walcott Glen added the following information and adjustments to their design
- a. Increase in outlet pipe sizes at Pond #3. (Note, during an emergency overflow event , wetland H4 overflows into pond #3 at an EOF of 985.6).
 - i. Pond 3 outlet control structure will be increased from a 48" diameter grate opening to a 60-inch diameter structure and grate opening.
 - ii. Pond 3 pipe outlet will be increased from a 21" to a 36-inch RCP.
 - 1. Excess capacity for wetland H4 and Pond 3 outlets will be 16.8 cfs to help accommodate the discharge from these two basins during a high-water event or with the primary outlet pipes are clogged. .
 - b. A back-to-back 100-year analysis of the high-water levels determined wetland 4 will reach an elevation of 985.9.
 - c. These adjustments will comply with the Commission's new Low Floor/Freeboard requirements for the low home on Wetland H4 if the City of Corcoran approves the increase in pipe sizing (item i.2.) as an adequate emergency overflow.

Operation and Maintenance

The applicant will need to enter a stormwater maintenance agreement with the City of Corcoran. The city's template stormwater maintenance agreement satisfies the requirements of the Commission.

Abstraction Controls

- 1. Abstraction controls **meet** Commission requirements.
- 2. Abstraction volumes required for the development 10.8 acres of new impervious areas will require 43,124 cubic feet (0.99-acre feet) of filtration volume.
- 3. Abstraction required for the segment of Hackamore Road that is being treated on this project is 0.8 acres of new impervious area. This amounts to 3,270 cubic feet (0.075 ac. ft.) of abstraction volume to be filtered in the future roadway basin
- 4. Abstraction provided for the development itself is 46,885 cubic feet (1.08 ac. ft.)
- 5. Abstraction volume provided for the future road expansion in its filter basin is 6,185 cubic feet (0.14 ac. ft.)
- 6. Based on the drawdown rate of 1.6 inches per hour all the basins will drain the volume of designed abstraction within 4 to 27 hours.

Water Quality Controls

1. Water quality controls meet the Commission's requirements.
2. Water quality controls within the development will be provided by one new filtration basin, one new iron enhanced sand filter basin, two new wet ponds and the expansion of an existing filtration basin.
3. Water quality controls for Hackamore Road expansion will be provided by a basin called 'future road basin' in this project.
4. Pre and post development pollutant loading rates were determined by the P8 model.
5. Basin 2 iron enhanced sand filter is consistent with MPCA and ECWMC guidelines.
6. MPCA filter basin mix D is specified for Basins 1, 21 and future road basin. All filter and biofilter basins are consistent with the MPCA [Design criteria for bioretention and IESF - Minnesota Stormwater Manual \(state.mn.us\)](#)

Table 3. Water Quality Summary

	Annual Runoff Vol. (ac.-ft)	Abstraction Vol. (Cubic feet)	TP¹ (lbs/year)	TSS¹ (lbs/year)
Pre-Project	14.0	N/A	11.9	3,462
Proposed (w/o BMP's)	26.1	46,394 (required) -43,124 on site. -3,270 for Hackamore Rd	23.6	7,166
Proposed (w/ BMP's)	26.1	53,070 (provided) -46,885 on site -6,185 for Hackamore Rd	11.9*	2,137
Change	+12.21	+3,761 (On site excess) +2,915 (Hack. Rd excess)	-0.0	-1,325

Rule E – Erosion and Sediment Control

1. Erosion and sediment control plans meet Commission requirement.
2. SWPPP plans and erosion control plan conform to the MPCA NPDES general permit requirements.
3. Current plan set erosion and sediment control plans that are consistent with best management practices, includes:
 - a. Rock construction entrance
 - b. Silt fence
 - c. Redundant silt fence adjacent to wetlands
 - d. Temporary sediment ponds.
 - e. Catch basin inlet protection
 - f. Temporary and permanent vegetation seed mixtures, rates, and timing.
 - g. Temporary and permanent stabilization of disturbed soil areas.
 - h. mulch and wood fiber blankets on vegetated areas and steep slopes.

Rule G – Wetland Alteration

The project does not meet the Commission's requirements for Wetland Alterations at this time.

1. Wetland impacts must conform to MN WCA and City of Corcoran wetland regulations.
2. Prior to grading the wetland, a replacement plan must be approved by the LGU.

3. Corcoran's wetland ordinance complies with the ECWMC Wetland Alteration Rule G.

Rule I –Buffer Strips

Buffer strips meet the Commissions requirement.

1. Buffer vegetation restoration will meet the Commission's standards per Rule I, paragraph 8, section c), including the two growing season vegetation maintenance requirements.
2. Buffer width averaging and monumentation is acceptable.

Recommendation

Approval

Conditions for Approval

1. The ECWMC escrow balance must be rectified to the satisfaction of the Commission Administrator.
2. Notice of wetland replacement plan approval must be provided to the Commission. Prior to grading the wetland, a replacement plan must be approved by the LGU.
3. The applicant will need to enter a stormwater maintenance agreement with the City of Corcoran. The city's template stormwater maintenance agreement satisfies the requirements of the Commission.
4. City of Corcoran must approve the increase in pipe capacity (16.8 cfs) to Pond 3 as an adequate emergency overflow for wetland H4.



James C. Kujawa
Surface Water Solutions
Advisor to the Commission

October 5, 2022
Date

Attachments

- | | |
|----------|-------------------|
| Figure 1 | Project Location |
| Figure 2 | Grading Plan |
| Figure 3 | Existing Drainage |
| Figure 4 | Proposed Drainage |
| Figure 5 | Buffer Areas |

Figure 1 Project Location



Figure 2 Grading Plan



Figure 3 Existing Drainage

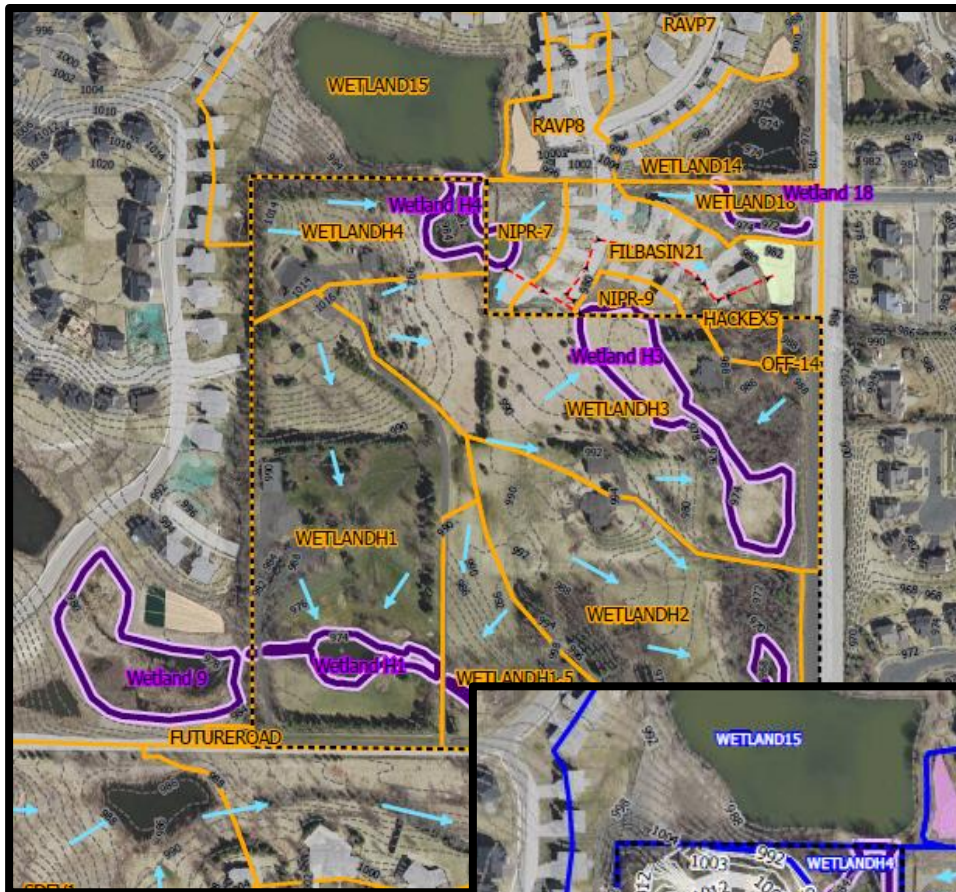
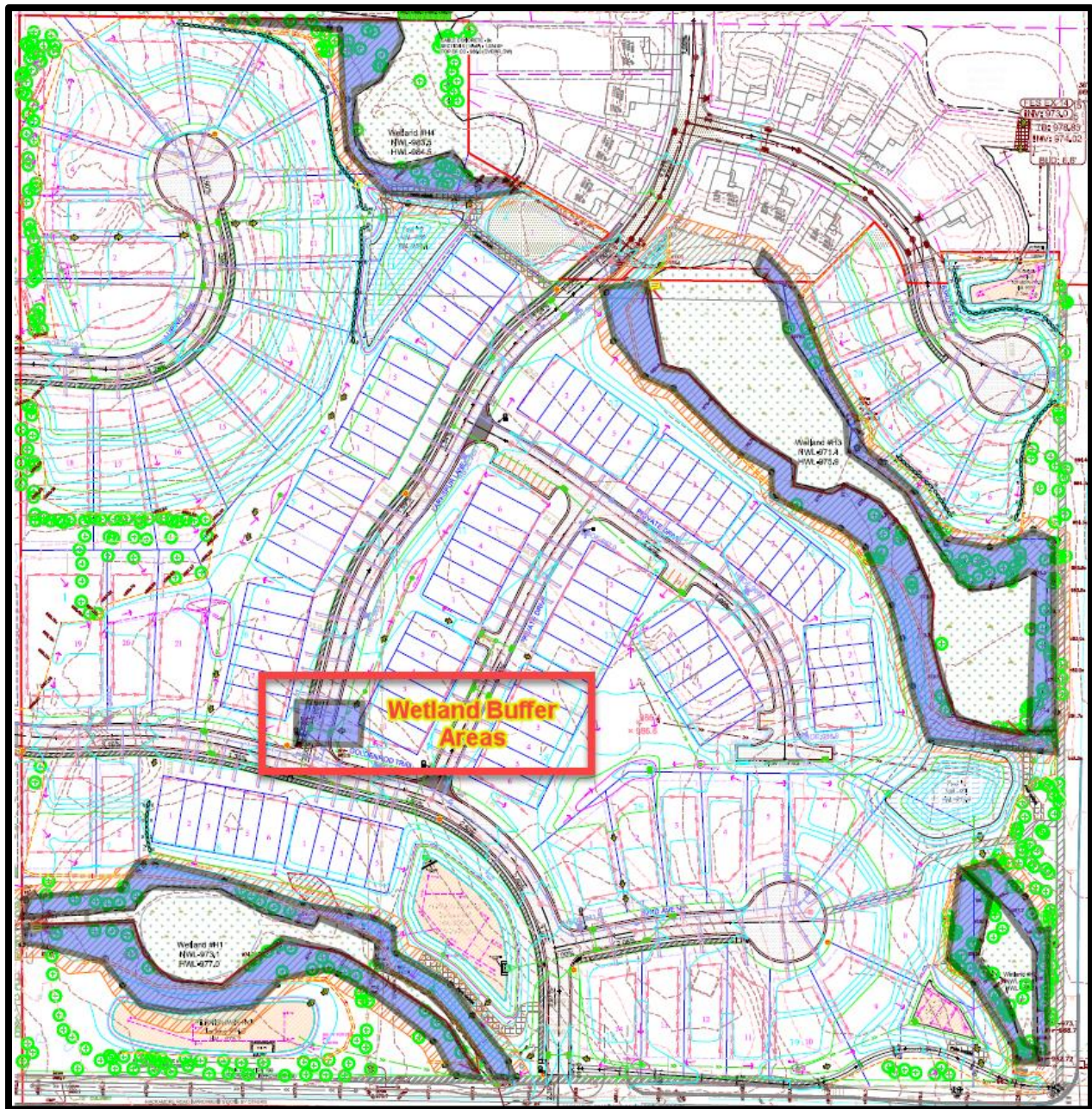


Figure 4 Proposed Drainage



Figure 5 Wetland Buffer Areas



elm creek Watershed Management Commission

ADMINISTRATIVE OFFICE
3235 Fernbrook Lane
Plymouth, MN 55447
PH: 763.553.1144
email: judie@jass.biz
www.elmcreekwatershed.org

Trail Haven Road Bridge L9384 Replacement Corcoran Project #2022-44

Project Overview:

Location: North Fork of Rush Creek at Trail Haven Road approximately ½ mile south of CR 117.

Purpose: Replace the existing 52' long 90" x 139" CMP arch culvert with 10' wide by 6' high concrete box culvert on Trail Haven Road.

WMC Rules Triggered:

	Rule D	Stormwater Management
X	Rule E	Erosion and Sediment Control
X	Rule F	Floodplain Alterations
	Rule G	Wetland Alteration
X	Rule H	Bridge and Culvert Crossings
	Rule I	Buffer Strips

Applicant: City of Corcoran

Address: 1800 Pioneer Creek Center
Maple Plain, MN 55359

Attention: _Kent Torve

Phone: (612)209-7919

Email: kent.torve@stantec.com

Agent: Stantec

Address: 7333 Marquette Ave. S. Suite 1000
Minneapolis, MN 55402

Attention: _Kellie Schlegel

Phone: (612)702-7662

Email: kellie.schlegel@stantec.com

Exhibits:	Description	Date Received
Application	<input checked="" type="checkbox"/> Complete ECWMC Application	August 30, 2022
	<input checked="" type="checkbox"/> ECWMC Request for Review and Approval	August 30, 2022
	<input checked="" type="checkbox"/> City authorization: Corcoran, MN	August 30, 2022
	<input checked="" type="checkbox"/> Review fee: \$6,075	August 30, 2022
	<input checked="" type="checkbox"/> Project Documents (site plans, reports, models, etc.)	August 30, 2022

Submittals

1. Project Memo, Request for Plan Review from Stantec dated August 29, 2022.
2. FEMA No-Rise Memo and Attachments from Stantec dated August 25, 2022.
 - a. No-Rise Certificate
 - b. Trail Haven Culvert Survey
 - c. Trail Haven Proposed Culvert Crossing
3. Corcoran Bridge Replacement. Bridge L9384. By Stantec, dated July 21, 2022.
 - a. Sheet 1 of 23, Title Sheet

- b. Sheet 2 of 23, General Notes & Schedule of Estimated Quantity
 - c. Sheets 3 & 4 of 23, General Plan and Elevation
 - d. Sheets 6 & 7 of 23, Precast Concrete End Section Type III, Single or Double Barrell
 - e. Sheet 8 of 23, Embankment Protection for Box Culvert
 - f. Sheet 9 of 23, Bridge Survey
 - g. Sheet 10 of 23, Bridge Survey & Removals Plan and Profile
 - h. Sheets 11 & 12 of 23, Approach Grading Cross Sections
 - i. Sheets 13-19 of 23, SWPPP, Grading and Erosion Control Plans, Erosion Control Details
 - j. Sheets 20 & 21 of 23, Dewatering Notes and Details
 - k. Sheets 22 & 23 of 23, Traffic Control Plan
4. MN WCA Information.
- a. Trail Haven Road Wetland Delineation Report by Stantec dated June 2022.
 - b. Trail Haven Road MN Interagency Water Resources Application Form for Request for Delineation Review, Wetland Type Determination or Jurisdictional Determination dated July 7, 2022.
 - c. MN Notice of Application for wetland delineation boundary /type, dated July 22, 2022.
 - d. MN Notice of Application for wetland replacement plan and Local Government Road Wetland Replacement Plan Program dated September 9, 2022.

Findings

General

1. A complete application was received on August 30, 2022. The initial 60-day decision period per MN Statute 15.99 expires October 31, 2022.
2. The existing project area is approximately 650 feet length of Trail Haven Road that is a 25-foot-wide gravel rural section roadway over the North Fork of Rush Creek. The Creek flows under the road through a 139" x 90" CMP arch culvert that is 52 feet long.
3. The existing roadway will be replaced and widened to a 30-foot-wide gravel rural section road. The arch CMP will be replaced with a 130 foot long, 10' wide by 6' high concrete box culvert.
4. The proposed culvert conveyance is based on a no-rise analysis of the floodplain elevations above and below Trail Haven Road at the new culvert. The culvert length will also be extended to meet State Aid roadway design requirements, improve overall safety of the road and accommodate potential future roadway improvements.
5. The proposed work will disturb approximately 0.7 acres.
6. There will be no increase in impervious area.
7. The FIS floodplain elevation through this corridor is at 925.0 upstream (west) of the road and 918.2 downstream (east) of Trail Haven.
8. This work will fill 2,395 sq. ft. of type 2 wetland and 1,304 sq. ft. of the stream. Wetland replacement is proposed from the BWSR Local Government Road Wetland Replacement Program.
9. Stormwater management (Rule D) is not being reviewed because the project disturbance is less than 1.0 acre and there is no increase in the impervious area.

Rule E – Erosion and Sediment Control

1. Erosion and sediment control plans meet Commission requirement.
2. SWPPP and Erosion control plans conform to the ECWMC and MPCA NPDES general permit requirements, including:

- a. Silt fence
- b. Redundant silt fence above wetlands
- c. In-stream floating silt curtain for moving water.
- d. Temporary and permanent stabilization of disturbed soil areas
3. Dewatering option details.
4. Stream turbidity requirements.

Rules F and H, Floodplain Alteration & Bridge and Culvert Crossings

- 1) Floodplain and Bridge & Culvert Crossings meet the Commission's requirement.
- 2) Trail Haven Road embankment and culvert are in the FEMA Zone AE floodway and floodplain area of the North Fork of Rush Creek drainage area.
- 3) FEMA FIS lists the 100-year elevation upstream (west) of Trail Haven Road at 924.0 and downstream (east) at 923.6. The top of the Trail Haven Road is at an elevation of 927.0.
- 4) Corcoran provided a modeled study of this drainage area using the XPSWMM model, version 2020.
- 5) A No-Rise Certification for the replacement culvert is provided with the analysis. Per the certificate the replacement culvert meets the requirements of 44 CFR Section 60.3(d)(3) and will not increase the flood levels.
 - a. Existing and proposed hydrographs provide for peak inflow of 754 cfs.
 - b. Existing culvert high water elevations upstream of Trail Haven Road are modeled at 923.3 and proposed culvert high water levels are modeled at 923.2. A decrease of 0.1 feet.
- 6) Existing and proposed conveyance are as follows.

Trail Haven Culvert Crossing Information						
	Existing Upstream elevation	Proposed Upstream Elevation	Existing Downstream Elevation	Proposed Downstream Elevation	Existing Downstream Flow Rate	Proposed Downstream Flow Rate
1-yr	920.18	920.13	918.98	918.75	69.86	69.82
2-yr	920.51	920.62	919.19	918.93	92.69	87.18
10-yr	921.77	921.69	919.64	919.55	146.93	154.89
100-yr	923.28	923.19	920.40	920.42	252.9	269.41

Rule G – Wetland Alteration

The project does not meet the Commission's requirements for Wetland Alterations at this time.

1. This work will fill 2,395 sq. ft. of type 2 wetland and 1,304 sq. ft. of the stream.
2. Wetland replacement is proposed from the BWSR Local Government Road Wetland Replacement Program. No replacement plan has been submitted for the proposed wetland impacts.
3. Wetland impacts must conform to MN WCA and City of Corcoran wetland regulations.
4. Prior to grading in the wetland, a replacement plan must be approved by the TEP and LGU.
5. Corcoran's wetland ordinance complies with the ECWMC Wetland Alteration Rule G.
6. DNR work permit in a protected stream is required prior to construction.

Recommendation

Approval

Conditions for Approval

1. The ECWMC es low balance must be rectified to the satisfaction of the Commission Administrator.
2. WCA and DNR permits are obtained prior to construction.



James C. Kujawa
Surface Water Solutions
Advisor to the Commission

October 5, 2022
Date

Attachments

- | | |
|----------|------------------------------------|
| Figure 1 | Project Location <u>and Aerial</u> |
| Figure 2 | General Plan and Section |
| Figure 3 | Grading and Erosion Control Plan |

Figure 1 Project Location and Aerial

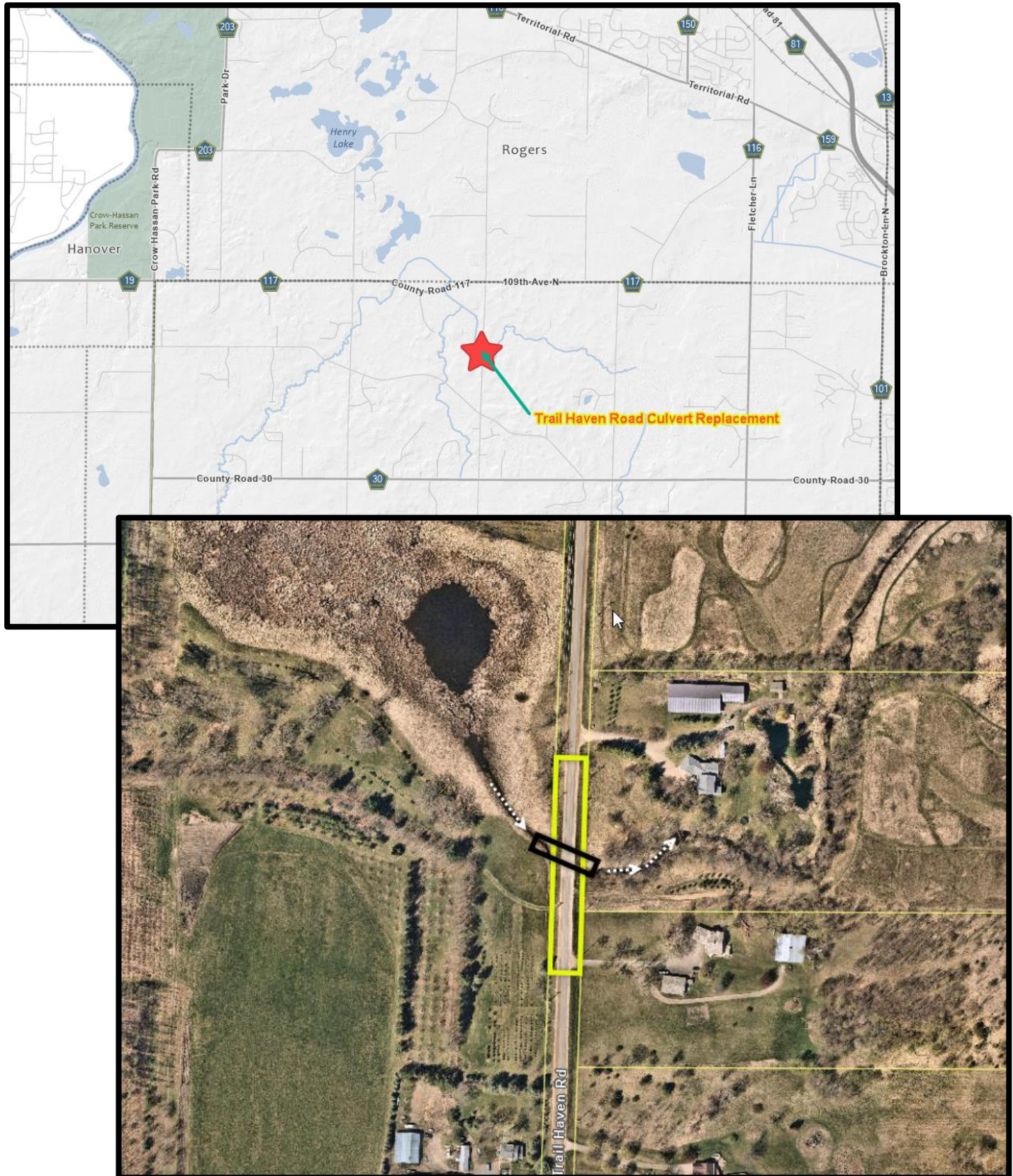


Figure 2 General Plan and Section

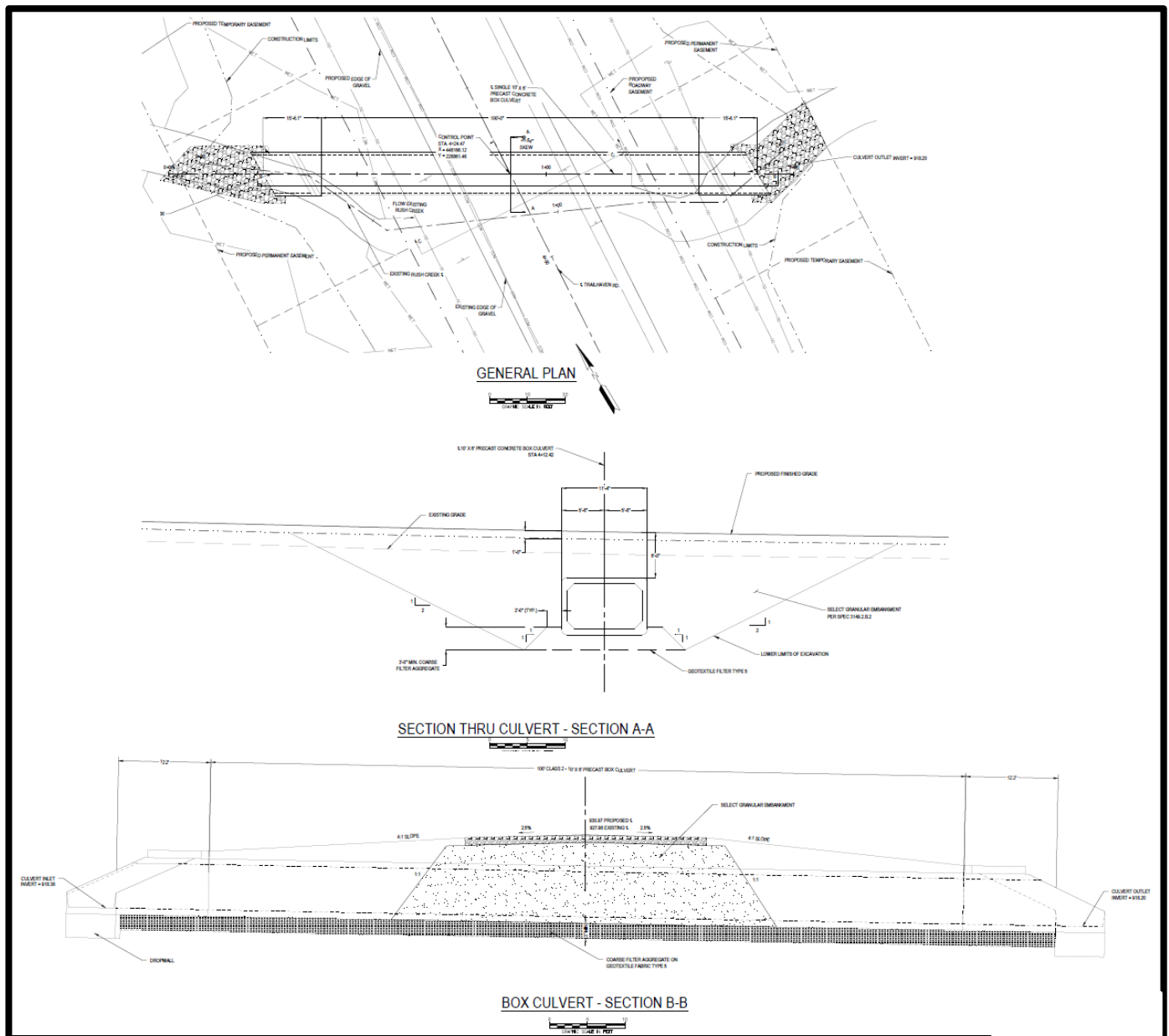
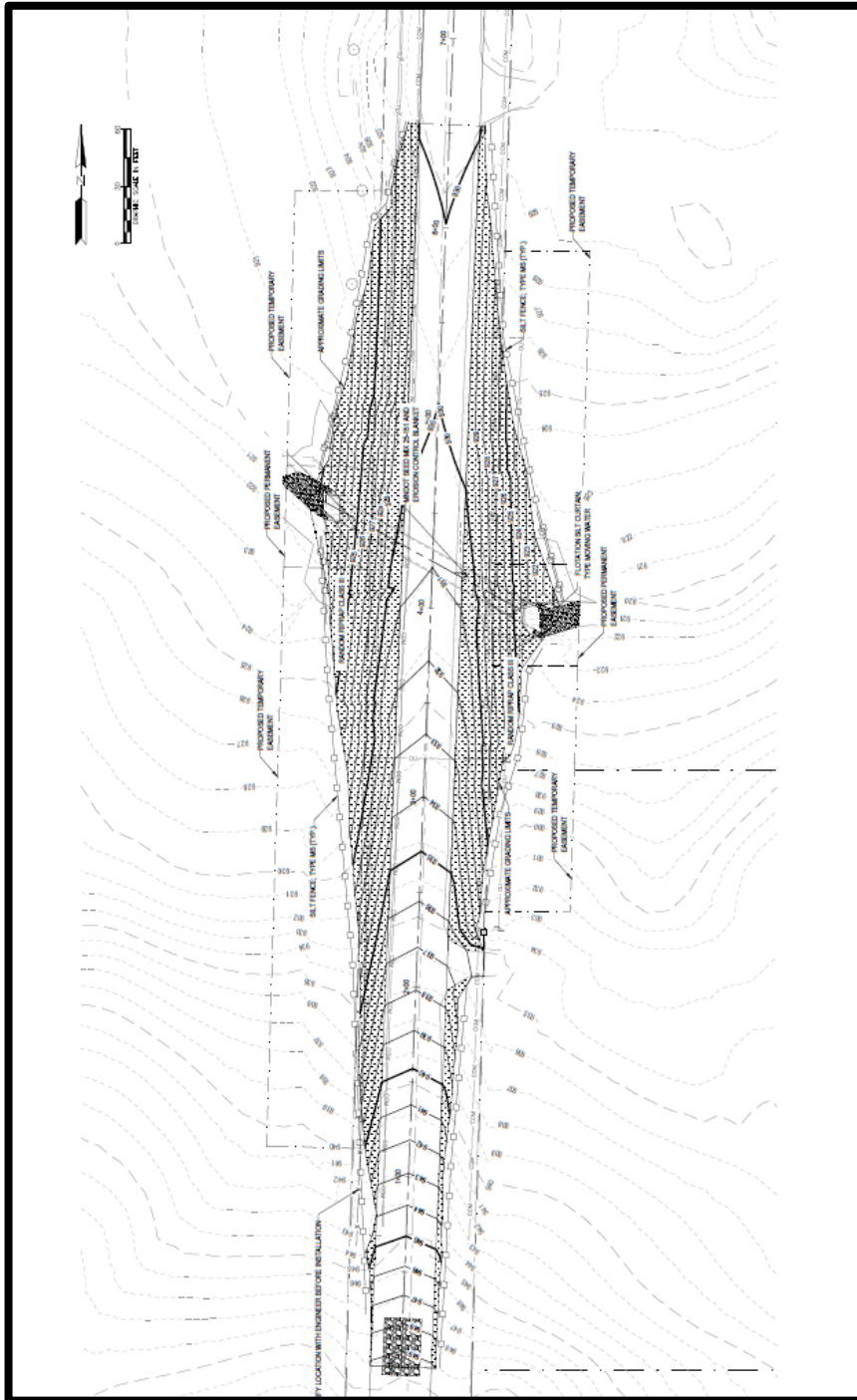


Figure 3 Grading and Erosion Control Plan



To: Elm Creek WMO Commissioners

From: Erik Megow, PE

Date: October 5, 2022

Subject: Shingle Creek/West Mississippi Boundary Revision

**Recommended
Commission Action**

For information. The TAC is working with the Engineer to review the proposed boundaries.

As we discussed briefly at the September meeting, the Commission has been notified by the Shingle Creek and West Mississippi WMOs (SCWM) that they are in the process of updating their hydrologic and legal boundaries and are requesting review and concurrence from the adjoining WMOs, including Elm Creek (see attached). The original legal boundary was established in the early 1980s using the best information available at that time, which included basic H & H modeling and USGS 10-foot topographic mapping.

Since that time finer resolution topography is now available, as is more refined H & H modeling and storm sewer/drainage network information to establish the hydrologic boundaries more accurately. There are many locations where the newer hydro boundary does not match the original hydro boundary. West Mississippi never established a hydro boundary; the legal boundary just followed the Elm boundary. In addition, the legal boundaries were drawn to parcel boundaries, and many of the larger agricultural parcels have since subdivided into new developments with new drainage patterns, leaving many parcels on the edges of the watersheds in the wrong watershed.

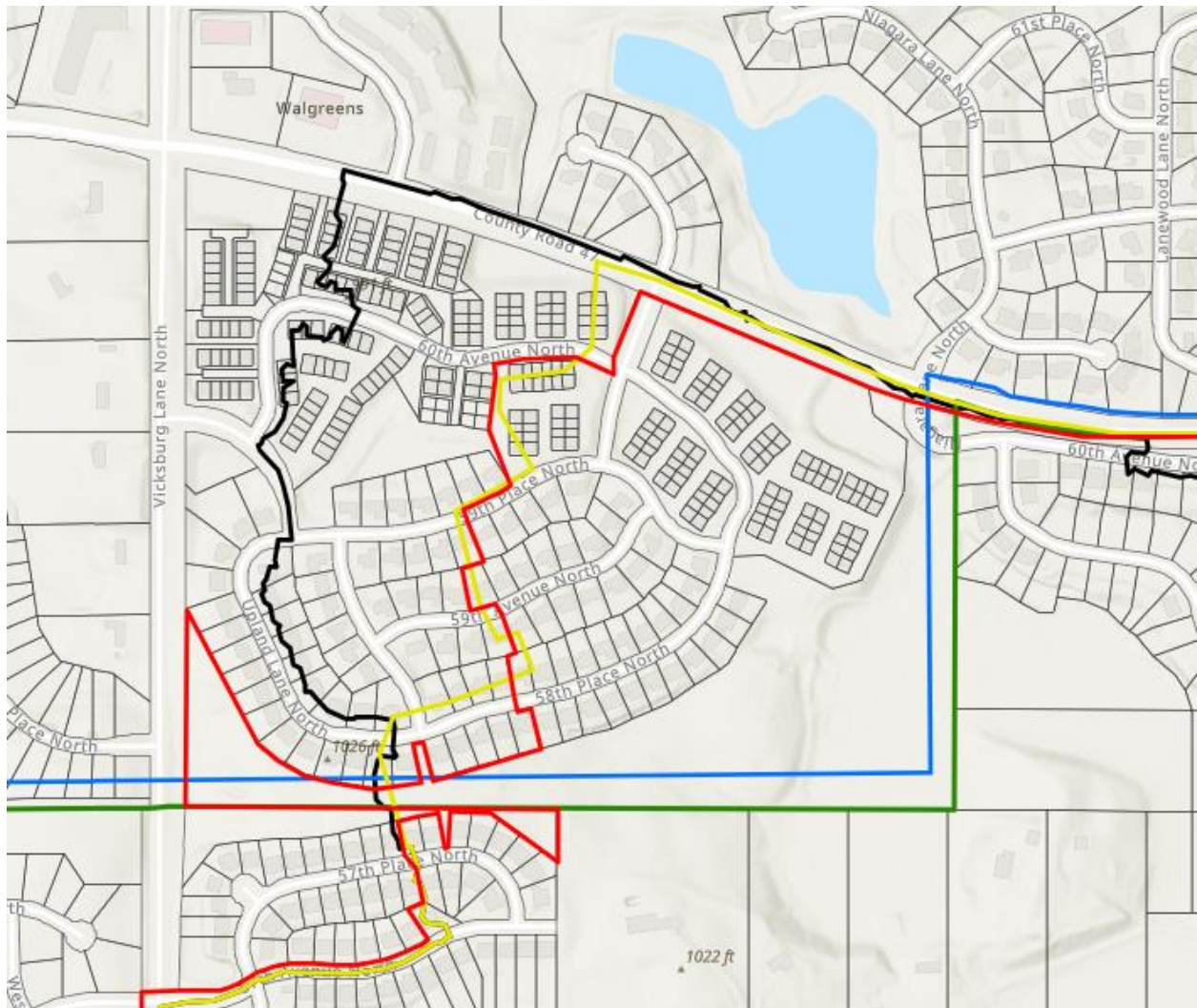
Some of the reasons it is desirable to have legal boundaries that match hydro boundaries as closely as possible include:

1. The annual operating budget is funded primarily from city assessments, and each individual city's share of those assessments is based on its share of the taxable market value of property in the watershed. Hennepin County computes these numbers by adding up the taxable market value of every parcel within each city in the watershed, so assigning each parcel to its proper watershed makes for a fairer division of assessments between cities.
2. Each of the affected watersheds annually certify capital project levies, which are spread as a special district tax over all the property in the watershed. Assigning each parcel to its proper watershed helps to assure that property owner is being taxed for the projects in the watershed to which it drains, not for an adjacent WMO's projects.

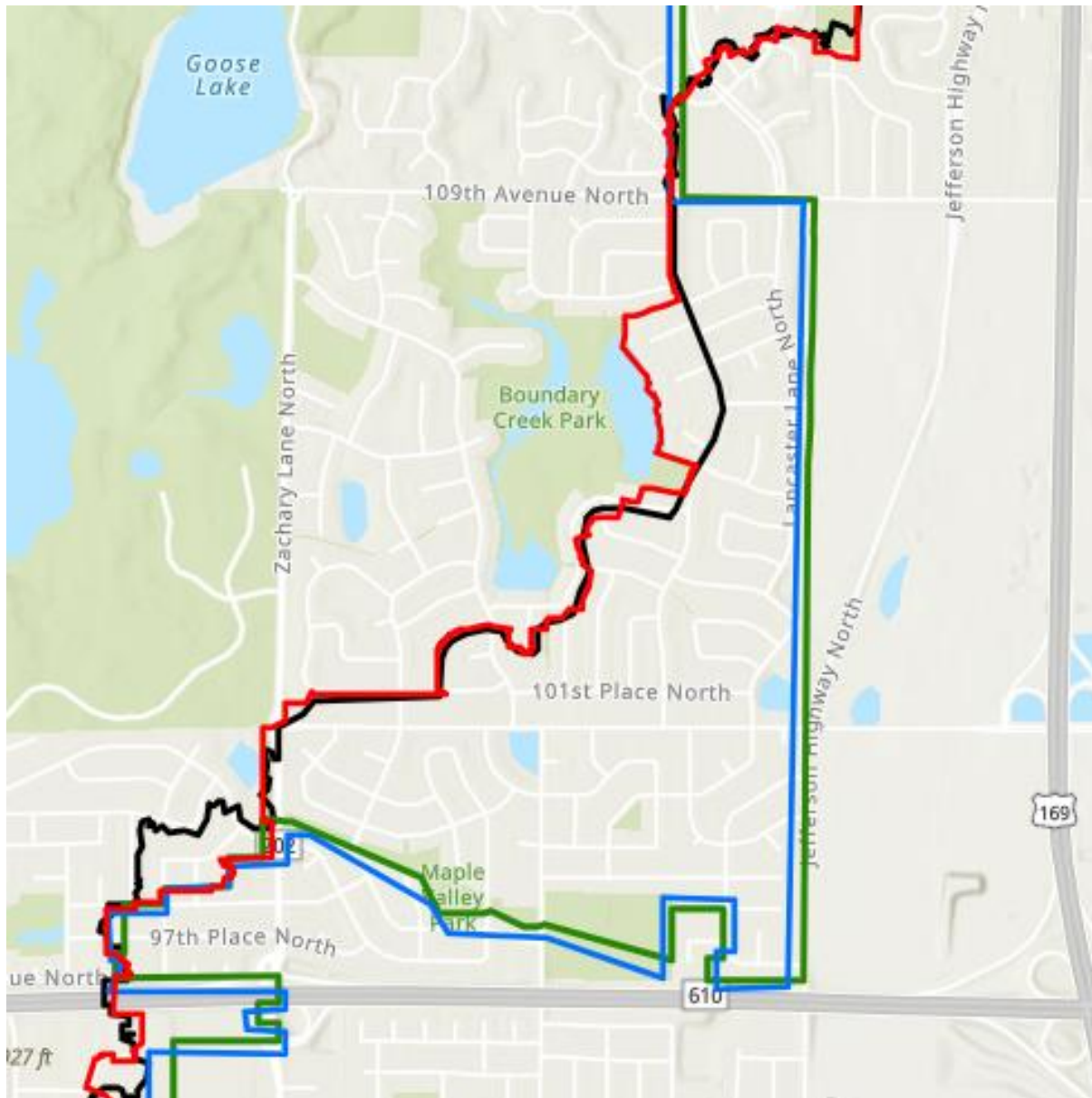
The SCWM engineer has used the recent HUC 8 study and other H & H modeling as well as storm sewer network and project review plans to propose a revised new hydro boundary. The cities in Elm Creek that are also in SCWM have already been working with the SCWM engineer to ground-truth the boundaries. The new proposed legal boundary conforms closely to the hydro boundary. However, the engineer developed certain rules to guide how that boundary is drawn to smooth the lines, follow parcel and right of way boundaries, and handle various oddball situations, so that there will be some differences between the proposed hydro and legal boundaries.

The draft boundaries can be viewed here: [SCWM Legal Boundary Review - PUBLIC \(arcgis.com\)](#)

The SCWM Commissions have asked Elm Creek to review the proposed boundaries and issue a formal resolution of concurrence by November 30, 2022. ***It is our recommendation that the cities that abut SCWM review and finalize those proposed boundaries so that the Commission can review and consider such a resolution at the November 10, 2022 meeting.***



An example of how development impacted the boundaries. The current legal boundaries are blue (Shingle) and green (Elm). The development subsequently subdivided the old large agricultural parcel and changed drainage patterns. The yellow line is Shingle's proposed new hydro boundary and the red line the proposed new legal boundary. The black line is the Elm hydro boundary established in the HUC-8 study. The City of Plymouth will need to work with the two watershed engineers to decide which hydro boundary more accurately reflects current conditions.



Another example in Maple Grove. The blue (West Mississippi) and green (Elm) lines are the current legal boundaries. The red line is the newly established West Mississippi hydro boundary and the black the Elm HUC-8 hydro boundary. The hydro boundaries are much more in agreement, although there are a few differences to work out.

(date)

①

Shingle Creek Watershed Management Commission
ATTN: Judie Anderson
3235 Fernbrook Lane N
Plymouth, MN 55447

Re: Petition for Boundary Change, Shingle Creek Watershed Management
Commission: Letter of Concurrence

Dear Ms. Anderson,

The Mississippi Watershed Management Organization has reviewed and considered the proposal to change the common boundary between the Shingle Creek Watershed and the Mississippi Watershed. Pursuant to Resolution #_____, the Mississippi Watershed Management Organization concurs with the proposed petition to change the common boundary.

Your point of contact regarding this concurrence is Name, Title, email, Phone, Address.

Sincerely,

Name
Title

(date)

②

Shingle Creek Watershed Management Commission
ATTN: Judie Anderson
3235 Fernbrook Lane N
Plymouth, MN 55447

Re: Petition for Boundary Change, Shingle Creek Watershed Management
Commission: Letter of Concurrence

Dear Ms. Anderson,

The West Mississippi Watershed Management Commission has reviewed and considered the proposal to change the common boundary between the Shingle Creek Watershed and the West Mississippi Watershed. Pursuant to Resolution #_____, the West Mississippi Watershed Management Commission concurs with the proposed petition to change the common boundary.

Your point of contact regarding this concurrence is Todd Shoemaker, West Mississippi WMC Engineer, at 651-294-4585.

Sincerely,

Gerry Butcher
West Mississippi WMC Chair

(date)

3

West Mississippi Watershed Management Commission
ATTN: Judie Anderson
3235 Fernbrook Lane N
Plymouth, MN 55447

Re: Petition for Boundary Change, West Mississippi Watershed District: Letter of Concurrence

Dear Ms. Anderson,

The Elm Creek Watershed Management Commission has reviewed and considered the proposal to change the common boundary between the Elm Creek Watershed and the West Mississippi Watershed. Pursuant to Resolution #_____, the Elm Creek Watershed Management Commission concurs with the proposed petition to change the common boundary.

Your point of contact regarding this concurrence is Name, Title, email, Phone, Address.

Sincerely,

Name
Title

(date)

④

West Mississippi Watershed Management Commission
ATTN: Judie Anderson
3235 Fernbrook Lane N
Plymouth, MN 55447

Re: Petition for Boundary Change, West Mississippi Watershed District: Letter of Concurrence

Dear Ms. Anderson,

The Shingle Creek Watershed Management Commission has reviewed and considered the proposal to change the common boundary between the Shingle Creek Watershed and the West Mississippi Watershed. Pursuant to Resolution #_____, the Shingle Creek Watershed Management Commission concurs with the proposed petition to change the common boundary.

Your point of contact regarding this concurrence is Todd Shoemaker, Shingle Creek WMC Engineer, at 651-294-4585.

Sincerely,

Andy Polzin
Shingle Creek WMC Chair

5

(date)

Shingle Creek Management Commission
ATTN: Judie Watershed Anderson
3235 Fernbrook Lane N
Plymouth, MN 55447

Re: Petition for Boundary Change, Shingle Creek Watershed Management
Commission: Letter of Concurrence

Dear Ms. Anderson,

The Elm Creek Watershed Management Commission has reviewed and considered the proposal to change the common boundary between the Shingle Creek Watershed and the Elm Creek Watershed. Pursuant to Resolution #_____, the Elm Creek Watershed Management Commission concurs with the proposed petition to change the common boundary.

Your point of contact regarding this concurrence is Name, Title, email, Phone, Address.

Sincerely,

Name
Title

To: Elm Creek WMO Commissioners

From: Erik Megow, PE

Date: October 5, 2022

Subject: Potential City of Dayton Cost Share Project

**Recommended
Commission Action**

Authorize Stantec to prepare project plans and a cost share application on behalf of the City of Dayton.

In early September Ed Matthiesen, Jason Quisberg, and several County staff met with two property owners on 16630/16750 Dayton River Road. As you know, the County will be doing roadwork, replacing several culverts and stabilizing ravines along this highway in 2023. Runoff from an area south of the road across from their houses is conveyed to the north side by a culvert under the roadway. The County plans on widening the road, replacing the culvert and extending and adding pipe. The two property owners' concern is the existing channel degradation on the intermittently flowing pipe and the expectation that it may get worse as development across the from their properties increases runoff to the culvert.

It is staff's conclusion that the culvert extension itself likely will not increase flow, but it will direct it into the opposite bank and increase the efficiency of flow. There are several feet of fall to the River, so with future increased flow continued head cutting will occur, increasing erosion and sedimentation to the River. Hennepin County does not intend to include stabilization of this private channel in its project but would be willing to contribute financially to the cost of stabilizing this channel, which by quick estimate would be about \$50,000. The City of Dayton has agreed to take the lead on this project and expects to request cost share funds from the Commission. The City would like to have its engineering consultant, which is Stantec, prepare a design and cost estimate to submit to the Commission and County for cost share.

The purpose of discussing this today is to avoid conflicts of interest up front and *request the approval of the Commission to complete this work*. Since Erik Megow will likely be working with City Engineer Jason Quisberg on this project, we would ask Jim Kujawa or Rebecca Carlson to review the work and cost share application and make a recommendation to the Commission as to whether it should be funded. The TAC will be reviewing this request at its October 12 meeting and will make a recommendation to the Commission.



Culvert and direction of flow

elm creek Watershed Management Commission

ADMINISTRATIVE OFFICE
3235 Fernbrook Lane
Plymouth, MN 55447
PH: 763.553.1144 | email: judie@jass.biz
www.elmcreekwatershed.org

TECHNICAL SUPPORT
Erik R. Megow | erik.megow@stantec.com
James Kujawa | surfacewatersolutions@outlook.com
Rebecca Carlson | rebecca@resilience-resources.com

STAFF REPORT October 5, 2022

- a. **2017-050W Ernie Mayers Wetland/floodplain violation, Corcoran.** The City of Corcoran contacted the Commission in 2017 concerning drainage complaints on Mayers' property. Technical Evaluation Panels (TEPs) were held to assess the nature and extent of the violations and a restoration order was issued to Mayers. In 2018, an appeal of the restoration order was received by the Board of Water and Soil Resources. BWSR placed an order of abeyance (stay) on the appeal looking for a resolution between the LGU and Mayers. The parties came to an agreement to resolve the violation in 2021. The agreement was signed by BWSR, Corcoran and Mayers. Commission Staff have not been provided with a copy of the agreement to date and the agreement does not resolve the Commission's floodplain fill issue from the wetland work. Staff sent correspondence to that effect to Mayers on February 1, 2022, requesting an application and site plan. *Staff requested the status of the agreement compliance from BWSR. Email chain of correspondence and reply are included in this month's meeting packet.*
- b. **2021-025 Hackamore Road Reconstruction, Corcoran/Medina.** The cities of Corcoran and Medina plan to reconstruct 1.3 miles of Hackamore Road from just west of CR 116 to CR 101. The project will add 4.4 acres of new impervious surface by widening the roadway and adding turn lanes, pedestrian facilities, and utility improvements. To meet the Commission's stormwater requirements, the project will largely rely on adjacent developments (existing and proposed) to incorporate BMPs to provide rate control, volume control, and water quality control. Staff reviewed the early application and provided comments to the applicant. *Staff continues to work through the details on abstraction and nutrient load mitigation for the interim and permanent time frames with the project's consulting engineer.*
- c. **2021-029 TriCare Grocery, Maple Grove.** The project will construct a grocery store, retail, and associated parking on approximately 2.5 acres of the 62.7-acre TriCare parcel, which is located just north of County Road 30 and southwest of I-94. The project was reviewed for Rules D and E. Staff issued a denial in 2016 when the regional stormwater BMP project was constructed. On November 10, 2021, the Commission approved this project contingent upon reconciliation of the escrow balance and the City reconstructing the basin to meet Commission rules and standards per Staff findings dated November 1, 2021.
- d. **2021-031 Cook Lake Edgewater, Corcoran/Maple Grove.** The application is for a 28.4-acre development just north of Bass Lake Road, on both sides of the Corcoran-Maple Grove municipal boundary. The development includes 60 single-family homes in Maple Grove and 12 single family homes and senior care and memory centers in Corcoran. The project was reviewed for Rules D, E, G, and I and approved at the November 2021 meeting with four contingencies as outlined in Staff's November 10, 2021 findings. This project will be removed from the report upon reconciliation of fee escrows and documentation that the project has met contingencies listed for approval.
- e. **2021-034 BAPS Temple, Medina.** This project includes construction of a Hindu Temple, dining hall, gymnasium, parking lot and one permanent residency for the temple's priest on a 19.7-acre parcel at 1400 Hamel Road. The parcel currently serves as a farmstead with a farmhouse and barns. The project

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was reviewed for Rules D, E, G, and I and approved at the October 2021 meeting contingent on three Conditions outlined in Staff's findings dated October 4, 2021: (1) reconciliation of the escrow balance, (2) an operation and maintenance agreement with the City, and (3) a geotechnical report provided to the Commission. An update from the applicant's engineer on July 21, 2022, stated, "The client is holding on[to] construction documents temporarily; once they give us the go-ahead we will work to finalize the items below, likely by this fall [2022]."

f. 2021-037 Marsh Pointe, Medina. This project (also called the Arrowhead Drive project) includes construction of 38 single-family homes on the east side of Arrowhead Drive, west of Lake Medina. The development will replace four existing homes. The project was reviewed for Rules D, E, F, G, and I and approved at the December 2021 meeting condition on receipt of four items listed in Staff's revised December 8, 2021 findings: (1) the escrow balance, (2) a Stormwater Maintenance Agreement, including irrigation system, being entered into with the City, (3) a wetland replacement plan approved by the LGU and the TEP, and (4) the buffer plan contingent upon approval of the wetland replacement plan. The Stormwater Agreement was received on July 25, 2022. This project will be removed from the report upon receipt of the escrow balance.

g. 2021-038 Bellwether 6th/Amberly, Corcoran. The Bellwether 6th Addition and Amberly 1st Addition are developments located just west of CR 101 and south of Stieg Road proposed for single-family homes. They are part of a 74 acre parcel also known as the Van Blaricom development. This project is located immediately west of the previous Bellwether developments (Encore) and was reviewed for Rules D, E, F, G, and I. The project was approved at the December meeting with five conditions, listed in Staff findings revised December 8, 2021: (1) reconciliation of project escrows, (2) provision of a Stormwater Maintenance Agreement, including irrigation system, acceptable to the City and the Commission within 90 days after the plat is recorded for all stormwater BMP's on the site, (3) receipt of a wetland replacement plan approved by the LGU and TEP, and (4) receipt of a buffer plan contingent upon approval of the wetland replacement plan. All items have been resolved except the escrow balance.

h. 2021-039 I94 Logistics Center, Rogers. This is a 30.90-acre site located between I-94 and County Road 13 (Brockton Lane). A proposed warehouse, parking lot, and loading dock will create 12.5 acres of new impervious on the currently undeveloped site. Approximately 12.25 acres of the parcel is in a conservation easement to protect woodlands and wetlands and cannot be developed. The project was reviewed for Rules D, E, G, and I and approved at the October 2021 meeting with three conditions as outlined in Staff findings dated October 6, 2021. This project will be removed from the report upon receipt of the escrow balance, the only remaining condition.

i. 2021-043 Northwood Community Church, Maple Grove. The existing project site is owned by Northwoods Community Church and functions as church offices. The proposed project demolishes those office buildings and constructs a church on the 10.56-acre parcel. In Staff's findings dated January 19, 2022, the project was reviewed for Rules D, E, G, and I and approved at the February 2022 meeting contingent on receipt of the escrow fee balance and a Stormwater Maintenance Agreement between the applicant and the City. The applicant submitted a signed Stormwater Maintenance Agreement. This project will be removed from the report upon receipt of the escrow balance.

j. 2021-044 Balsam II Apartments, Dayton. The Commission approved this project in January 2022. The final infiltration testing of the stormwater basin and the escrow balance are the only conditions outstanding from Staff's findings dated December 22, 2021.

k. 2021-046 Len Busch Roses, Plymouth. This project proposes to add an additional 25,000 SF

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greenhouse on this site, disturbing 1.70-acres and creating 0.64-acres of new impervious. The project was reviewed for Rules D and E and approved at the February 2022 meeting contingent on receipt of the escrow fee balance and a Stormwater Maintenance Agreement between the applicant and the City per Staff findings dated January 12, 2022. This project will be removed from the report upon receipt of the escrow balance.

l. 2021-047 CR 10 Box Culvert Replacement, Corcoran. Hennepin County will be replacing an existing 6'x10" box culvert with a 6'x6", 6'x4' and a 36" CMP pipe to replicate the existing flows of Hennepin County Ditch #16 under CR 10. The project was reviewed for Rules D, E, F, G, and H and approved at the February 2022 meeting contingent on receipt of the escrow fee balance and an approved wetland alterations plan as outlined in Staff's findings dated January 13, 2022. The applicant has provided an approved wetland alteration plan. This project will be removed from the report upon receipt of the escrow balance.

m. 2021-048 Bellwether-Newman West, Corcoran. This parcel is the most recent phase of the Bellwether/Encore development. It is in the southwest 58-acre quadrant of the overall project (previously called the Encore development) located west of CR 101, south of Stieg Road, and north of CR 30. It was reviewed for grading and erosion control and consistency with the previous approvals. The original phase I grading and the overall stormwater management plans for this project were approved by the Commission under project 2018-032. In their findings dated November 24, 2021, Staff recommended approval of the project with four conditions. The Commission approved Staff's recommendations at their December 9, 2021, meeting. This project will be removed from the report upon receipt of the escrow balance.

n. 2021-049 Dayton Interchange Business, Dayton. This is a 14-acre site, proposed to be developed into a 124,000 SF office/warehouse building along with truck staging area, parking areas and related utilities. Two filtration basins are proposed for stormwater management and construction of 6.93 acres of new impervious areas. The Commission approved Staff's findings and recommendations dated June 26, 2022. Approval is contingent upon. 1) An operation and maintenance plan for the stormwater facilities on this site being approved by the City of Dayton; 2) Filter media mix C in the detail for Basin 1 on sheet 9.01 be changed to Mix C; and 3) Final application escrow fee reconciliation. Item 3 is the only outstanding item on this project.

o. 2021-050 Evanswood, Maple Grove. This proposed development will construct 227 single-family and 138 townhomes in the northwest corner of Maple Grove, disturbing 108.5-acres, and creating 45.8-acres of impervious surfaces, 41.4-acres of which is net, new impervious surfaces. The project was reviewed for Rules D, E, F, G, and I. Staff findings dated March 2, 2022, were approved at the March meeting with five conditions: (1) final escrow balance being reconciled; (2) the applicant shall provide a Stormwater Maintenance Agreement that is acceptable to the City and the Commission within 90 days after the plat is recorded for all stormwater BMP's on the site that will not be operated and maintained by the City. Because the irrigation system included with the stormwater reuse BMP is part of the overall water reuse system that is necessary to meet the Commission's standards, the irrigation system shall be included in the Agreement. The applicant should provide irrigation distribution plans (pipe locations, size, preliminary pump plan, augmentation water info, area to be irrigated, and demonstration that the receiving soils have infiltration capacity) and an Operation and Maintenance Plan for the stormwater system, including the irrigation system; (3) the wetland de minimis exemption plan approved by the LGU and the TEP; (4) wetland monumentation along Lots R1 through R40 and U1 through U22 shall be in provided in accordance with Commission standards; and (5) a rock construction entrance shall be provided for Driveway #1 for access from 105th Avenue North.

p. 2021-051 Fields of Nanterre, Plymouth This project is the proposed maintenance of an existing drainage swale to remove accumulated sediment and cattails. The project does not create any new impervious surfaces.

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The project triggers Rules E and G. In their findings dated November 22, 2021, Staff administratively approved the project contingent on (1) final escrow balance being reconciled and (2) an approved wetland no-loss decision or alternate approved wetland decision type being submitted to the Commission. Staff findings were approved by the Commission at their December 8, 2021, meeting. The WCA Notice of Decision – No Loss, was received in the Commission office on July 21, 2022. This project will be removed from the report upon receipt of the escrow balance.

q. 2021-052 Norbella Senior Living, Rogers. This project will construct a 40-unit senior living facility on South Diamond Lake Road. The proposed disturbance is 2.4-acres with net, new impervious surfaces of 1.4-acres. The project was reviewed for Rules D and E. Staff findings dated February 14, 2022, were approved by the Commission at their March 9, 2022 meeting with three conditions: (1) final escrow balance being reconciled, (2) a stormwater maintenance agreement being put in place between the owner and the city with terms acceptable to the Commission, and (3) a detail being added to the construction drawings showing the inspection ports being installed along the isolator row of the underground filtration system.

r. 2021-053 Towns at Fox Creek, Rogers. This proposed development will construct 150 multi-family townhomes between Industrial Boulevard and Hynes Road, disturbing 15.4-acres with 7.46-acres of impervious, 5.88-acres of which is net, new impervious surfaces. The project was reviewed for Rules D, E, and G and approved at the Commission's May meeting with three conditions: (1) final escrow determination, (2) a stormwater maintenance agreement acceptable to the City and the Commission within 90 days after the plat is recorded for all stormwater BMPs on the site that will not be operated and maintained by the City, and (3) WCA approval of the wetland fill and decision of outcome from the TEP, as outlined in Staff findings dated May 2, 2022. This project will be removed from the report upon receipt of the escrow balance.

s. 2021-054 Stotts Family Farm Grassed Waterways, Corcoran. This is a 100-acre agricultural parcel located on the east side of CR 19 about one mile north of the intersection of CR 19 and Highway 55. The landowner is installing five grass waterways to stabilize channelized areas in his cropland. This work will grade and shape the channel areas to accommodate crossing of farm equipment and establish perennial grass vegetation to prevent future gully erosion. The project was administratively reviewed and approved for grading and erosion control (Rule E) by Staff in their findings dated October 1, 2021. Revised plans received March 28, 2022, meet the Commission's requirements. The escrow balance will be refunded and this item removed from the report.

t. 2021-055 Morningside Estates 6th Addition, Champlin. This proposed development will construct seven single-family homes adjacent to the recently reviewed Oaks at Bauer Farm (2021-012) on the north side of French Lake Road, disturbing 2.8-acres and creating 0.8-acres of net, new impervious surfaces. The project was reviewed for Rules D and E and received approval at the Commission's April meeting contingent on final escrow determination and O&M agreements with both the City and with the Oaks at Bauer Farms HOA with terms acceptable to the Commission being filed per Staff findings dated April 5, 2022.

u. 2022-001 Dayton Field 2nd Addition, Dayton. This is two parcels, 56 acres in size, proposed to be developed into two industrial lots and an outlot. Lot 1 will be an industrial building and lot 2 is proposed for a self-storage facility. Revised plans received May 2 were reviewed and are recommended for contingent approval by Staff. Recommended contingencies for approval are: a) escrow reconciliation and b) long-term operation and maintenance compliance per Commission requirements. At their May 2022 meeting, the Commission approved Staff's findings dated May 3, 2022, including (1) determination of escrow fee balance; and (2) receipt of an Operations and Maintenance Plan approved by the City.

v. 2022-002 Summerwell Townhomes, Maple Grove. This project is for construction of a 26-acre site

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into a residential townhome community. It will create 13-acres of impervious, all of which is net, new impervious. The project triggers Rules D, E, G, and I and was approved at the Commission's June meeting with three conditions: (1) determination of escrow fee balance; (2) receipt of an Operations and Maintenance Plan approved by the City, and (3) provision of a wetland monitoring plan with four conditions. These conditions are found in Staff findings dated June 2, 2022.

w. 2022-003 Fox Briar Ridge East, Maple Grove. The proposed project is for construction of eight townhomes and one single family home with associated sidewalks, roads, and stormwater infrastructure. The project will create 1.81-acres of impervious, 1.68-acres of which is net, new impervious. The project triggers Rules D and E. This project received approval at the Commission's April meeting with two conditions as cited in Staff findings dated April 4, 2022: final escrow determination and provision of a stormwater maintenance agreement acceptable to the City and the Commission within 90 days after the plat is recorded for all stormwater BMPs on the site that will not be operated and maintained by the City.

x. 2022-005 Bellwether 7th Addition Corcoran. The project site is a 4-acre parcel within the Bellwether project, known as the Schober property. The proposed project would construct 17 single-family homes and expand existing pond 6N. The project was part of previous Bellwether project reviews and, therefore, only triggers Rule E. The only outstanding item is the escrow reconciliation.

y. 2022-006 Hamel Townhomes, Medina. The proposed project is for construction of 30 townhomes with associated sidewalks, roads, and stormwater infrastructure. The project will create 1.76-acres of impervious, 1.54-acres of which is net, new impervious. The project triggers Rules D and E. The applicant provided the latest resubmittals on July 11, 2022. In their findings dated August 2, 2022, Staff recommends approval with two conditions: receipt of an Operations and Maintenance Agreement acceptable to the City and final escrow determination. The project was approved at the Commission's August meeting.

z. 2022-007 Weston Commons 2nd Addition, Maple Grove. The proposed project would construct 82 row, townhomes with associated sidewalks, roads, and stormwater infrastructure. The project triggers Rules D, E, and I. With Staff's April 6, 2022, findings, this project was approved at the Commission's April meeting pending final escrow determination.

aa 2022-008 Bechtold Farms, Corcoran. This is two parcels that total 117.6 acres proposed to be subdivided into 12 large, single-family lots.. The project will create 6.3-acres impervious areas, 4.5-acres which are net, new impervious. The project triggers Rules D, E, F, G, and I. The project was approved at the April 2022 Commission meeting contingent upon the following conditions: (1) Final escrow determination; (2) Preservation areas meeting the following criteria:(a) A long-term vegetation management plan describing methods of maintaining the conservation area in a natural vegetative condition must be submitted with the he stormwater management plans. (i) An analysis of the conservation easement areas should be provided by an arborist or similar knowledgeable expert and include existing quality and quantity of native and non-native species. A plan to preserve, restore and protect native vegetation and control invasive species is needed and must be incorporated into the conservation easement. Newly restored preservation areas must have a minimum establishment of >70% native species and <5% invasive species; (b) A recordable conservation easement acceptable to the City and Commission for protecting the excess preservation areas must be provided and include the long-term management plan as part of the document. (c) Because the City will be the easement holder, it must agree with the preservation area and its management, restrictions, and preservation plan; (d) Conservation easement areas must have appropriate monumentation per wetland buffer spacing requirements; (3) An operation and maintenance agreement implementing those conditions that bind current 7and future owners of the project shall be recorded on the property; (4) Prior to any wetland impacts a

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wetland replacement plan must be approved by the City of Corcoran (LGU); (5) The buffer vegetation must meet Commission requirements for native vegetation establishment and maintenance. Additionally, the Commission added an advisory recommendation that the City/applicant follow the Commission's Model Livestock Policy. The vegetation management plan for the wetland buffers and preservation areas was approved by Commission staff on May 3, 2022. The City is working on the conservation easements and O & M agreements. Staff provided the Commission's livestock guidelines to the applicant and the City. Staff's April 13, 2022 (updated) recommendations were approved at the Commission's April 13, 2022, meeting.

ab. 2022-009 Dunkirk Lane Development, Plymouth. This project is located in the southwest quadrant of the intersection of Dunkirk Lane and 59th Avenue N. The proposed development includes construction of 21 single-family home units and associated streets, utilities, and stormwater management basin. The Commission review covered Rules D and E and the project received approval at the April meeting per three contingencies outlined in Staff findings dated April 4, 2022: (a) final escrow determination; (b) an updated detail for OCS 105 (Sheet 8 of 21) showing the 2'-wide by 1'-deep notch in the weir modeled in HydroCAD; and (c) Elimination of the redundant 5-foot weir in the HydroCAD model for the pond outlet. It is understood that removal of this weir will not affect hydraulics or results for the 2-, 10- and 100-year storm HydroCAD modeling results but should be updated to be consistent with what is being constructed.

ac. 2022-010 Unity Tool Building Addition, Dayton. This site is located at the northeast intersection of County Road 81 and Troy Lane. The plan proposes to disturb 1.4 acres to expand the existing building by 16,075 SF, reconfiguring the surface pavement and landscape areas, construct a stormwater basin and install site utilities. At their July 2022 meeting the Commission approved Staff's finding and recommendations dated July 2, 2022. The Commission's approval is contingent upon. 1) A Stormwater Maintenance Agreement acceptable to the City and the Commission being recorded for all stormwater BMPs on the site that will not be operated and maintained by the City, and 2) Escrow balance reconciliation.

ad. 2022-011 Arrowhead Drive Turn Lane Expansion, Medina. This project consists of a linear project for the City of Medina and a private site expansion for Open Systems International (OSI). The City will be constructing a stormwater BMP on the OSI site to accommodate for rates and water quality from two projects: (1) Arrowhead Drive Turn Lane Expansion and the future (2) Open Systems International, Inc. (OSI) Expansion. The projects are being reviewed as a planned development being treated by the proposed basin. Updated plans were received April 1, 2022, and supplemental updates were received on April 14, 2022. This project received approval at the Commission's May Meeting pending three conditions found in Staff findings dated May 2, 2022: (1) final escrow determination, (2) payment of the additional floodplain alteration review fee, and (3) plans for the OSI, Inc. parking expansion being developed. A Commission application for erosion control (Rule E) will be necessary, assuming the stormwater management is consistent with this approval. An erosion control and grading plan for the OSI, Inc. site should include no more than 1.56 acres of impervious surface and all impervious surfaces shall be directed to the proposed stormwater BMP.

ae. 2022-012 Graco Building 2, Dayton. Graco purchased this property that was the Liberty Industrial Center, approved by the Commission under project 2015-011. Graco is proposing to replat this site and construct a 515,400 SF distribution center. Additionally, mass grading on the remaining portion of Outlot H, and Outlots A and B will occur to accommodate two future buildings, regional ponding, and the construction of French Lake Road West. In total, 74 acres will be graded. The Commission's review covers Rules D and E on the 74 acres being graded for this project. The site plan proposes to encroach into an existing conservation and preservation easement approved by the Commission for project 2015-011. At the July 2022 meeting the Commission reviewed this project and approved site plans for the area west of French Lake Road, contingent

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upon Staff recommendations found in their findings dated July 6, 2022: 1) final wetland buffer monumentation meeting the Commission's requirements, 2) an operation and maintenance agreement approved by the City that implement conditions that bind current and future owners of the project shall be recorded on this property and 3) the escrow balance must be reconciled. The areas east of French Lake Road were tabled subject to the applicant providing a 60-day extension to MN Statute 15.99 deadline to September 21, 2022. This extension was granted by the applicant. As of this update, no new information has been received for the areas east of French Lake Road. The applicant extended the decision deadline (per 15.99) to November 20, 2022.

af. 2022-013 Dayton Industrial Site, Dayton. This project is a 25.04 acre site located on the north side of CR 81 between Brockton Lane and Dayton Parkway. The applicant is proposing to construct a 334,750 SF industrial building with associated parking for passenger vehicles and tractor trailers. Construction of an extension of Troy Lane Extension from its current cul-de-sac terminus continuing eastward to a future intersection with West French Lake Road is also planned, but will be permitted separately by the City. The proposed project will create 17 acres of new impervious, disturbing 30 acres. The area of the two existing parcels is 25.04 with 0.44 acres of existing impervious. Staff received the signed application March 21, 2022. Staff completed an initial review and requested additional documents from the applicant. They were received March 29, 2022. At their May 11, 2022 meeting the Commission approved this project with eight conditions per Staff's findings dated May 2, 2022.

ag. 2022-014 Aster Mill, Rogers. This project is a 79.4-acre development bound by 129th Avenue North to the north, single family homes to the east and west, and a mix of woods and farmland to the south. The applicant is proposing 169 single-family home lots, 77 townhome lots, and private and public roads. The Commission review covers Rules D, E, G and I. A complete plan was received March 25, 2022, and initial comments were sent to the applicant on April 14, 2022. Updated plans and resubmittals were received April 28, 2022. The project was approved per recommendations found in Staff findings dated May 27, 2022, at the Commission's June meeting: (1) determination of the escrow fee balance; and (2) receipt of an Operations and Maintenance Plan acceptable to the City and the Commission within 90 days of the plat being recorded for all stormwater BMPs on the site that will not be operated and maintained by the City. The applicant has provided an operation and maintenance plan. This project will be removed from the report upon receipt of the escrow balance.

ah. 2022-015 County Road 47 Phase 1 Reconstruction., Plymouth. Hennepin County and the City of Plymouth are proposing to reconstruct approximately four miles of County Road 47 over the next few years. Phase 1 of the project extends from CSAH 101 to approximately 300 feet east of Lawndale Lane. Improvements include reconstruction of CR 47 into a two-lane urban roadway, new trails, utility updates, and stormwater management BMPs. Commission review covered Rules D, E, and H. This project was approved at the Commission's June meeting pending reconciliation of the escrow fee per findings dated June 1, 2022.

ai. 2022-016 Rogers Activity Center. Redevelopment and additions to the Rogers Municipal Complex are proposed at 14160 James Road. The project includes site clearing, demolition of the existing asphalt pavement, and grading for a future turf and ice rink facility. The Commission review covered Rules D, E, G and I. At their May 11, 2022 meeting the Commission approved Staff's findings dated May 2, 2022, with five conditions.

aj. 2022-017 City Center Drive, Corcoran. This site is approximately 30-acres, adjacent to and east of CR 116. Corcoran is proposing to provide infrastructure and a regional stormwater system for the ultimate development of this area. This plan proposes to grade and construct City Center Drive, 79th Place, CR 116 turn Lanes, the proposed St. Therese Senior housing facility and a linear city park and trail along CR 116. At the June meeting the Commission approved this project with four conditions 1) Wetland impacts and replacement plans must be approved by the LGU. 2) Final erosion and sediment control plans must be

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submitted that meet the Commissions requirements. 3) Post construction drawdown rates of >3" per hour must be verified on the filter bench to the NE regional pond and 4) Final escrow balance determination, as cited in Staff findings dated May 31, 2022.

ak. 2022-018 Big Woods, Rogers. This site is approximately 72.1 acres, with 61.0 acres being disturbed. The project will create 207 residential lots and include 23.6 acres of impervious surface after development. The Commission review covers Rules D, E, and I. Per Staff findings dated June 1, 2022, the Commission approved this project at the June meeting conditioned on: (1) reconciliation of the escrow fee balance; (2) receipt of a wetland alteration plan approved by the WCA LGU [the City]; and (3) approval of an operations and maintenance plan approved by the City.

al. 2022-019 Grass Lake Preserve, Dayton. This is two parcels that are 38.45 acres in size, located east of Brockton Road (CR 13) approximately halfway between North and South Diamond Lake Roads. The applicant is proposing 120 twin homes and 6 single family detached homes with corresponding utilities, and streets. Based on Staff findings dated June 2, 2022, the Commission approved this project at their June 2022 meeting with the following conditions. (1) reconciliation of the escrow fee balance; (2) final SWPPP plan submittal prior to grading; (3) receipt of a wetland alteration plan approved by the WCA LGU [the City] and MNDNR {if applicable}; (4) additional sump manholes at CBMHs 205 and 210; and (5) City approval of a long-term operation and maintenance plan on the stormwater facilities. Items 2, 4 and 5 are adequate. Outstanding conditions are the WCA and escrow balance.

am. 2022-020 Skye Meadows Extension, Rogers. This is a development on a 45.3 acre parcel which will disturb 44.1 acres and result in 14.1 acres of impervious surface. The impervious surface includes 129 lots and associated streets. The Commission review covered Rules D, E, G, and I. The project was approved at the Commission's June meeting with the three conditions cited in Staff's findings dated June 1, 2022: (1) final escrow balance reconciliation; (2) approved wetland mitigation plan for the proposed disturbance of Wetlands A and B; and (3) an operation and maintenance plan approved by the City.

an. 2022-022 Cook Lake Highlands, Corcoran/Maple Grove. This is a 53.58-acre development comprised of four existing parcels in both cities. The western parcel in Corcoran totaling 27.3 acres is under consideration for this project review. The adjacent Cook Lake Edgewater, 2021-031 was previously approved in October 2021. The site is located site located along the north side of CR 10 (Bass Lake Road) just west of the CR 101 crossing and southwest of Cook Lake. The applicant is proposing to create a detached residential rental community with 59 units creating 10.4 acres of new impervious areas in Maple Grove, and 8.1 acres of new impervious in Corcoran (a total of 18.5 acres). The applicant reports incorporation of some impervious that is planned for the future acres of new impervious areas in Maple Grove, 8.1 acres of new impervious in Corcoran (totaling 18.5 acres) as well as for the future expansion of CR 10. This phase of the project will disturb 18.6 acres. A stormwater pond with bio-filtration bench and a smaller filtration basin are proposed for the Corcoran portion of the site. At the June meeting Staff recommended approval of this project with six conditions. The Commission granted approval of the six conditions cited in Staff findings dated June 1, 2022.

ao. 2022-023 Asguard, Rogers. The proposed redevelopment will consist of a new residential and commercial building containing 71 residential units, retail area with underground parking, a restaurant, and a fuel facility. The project will be located at the intersection of Rogers Drive and 144th Avenue North on a 16.2-acre parcel and will result in 5.52 acres of impervious surface. The Commission review covered Rules D and E. At the July, 2022 meeting the Commission approved Staff findings dated June 27, 2022, with three conditions: (1) fee escrow reconciliation, (2) receipt of an Operations and Maintenance Plan acceptable to the City and the

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Commission within 90 days of the plat being recorded for all stormwater BMPs on the site that will not be operated and maintained by the City; and (3) provision of a detail for the bio infiltration media and for the southeast bio infiltration basin to confirm 2-foot separation from groundwater table for SE bio infiltration basin or a detail showing an impermeable liner. The applicant has satisfied conditions 2 and 3. This project will be removed from the report upon receipt of the escrow balance.

ap. 2022-024 Bridge No. 27J70 on 101st Avenue, Maple Grove. The City intends to replace the existing double timber box culvert on the South Fork of Rush Creek within the previously permitted Evanswood project (#2021-050). The applicant indicates the existing timber box culvert is not structurally sound. The proposed replacement is a single 9x16' reinforced concrete pipe (RCP) box culvert as the final condition with one foot of inside substrate to support habitat connectivity. Delays to sourcing the RCP Box culvert require an interim crossing to support construction in the area. This permit also covers the interim installation. The project disturbs 1.33 acres with no existing impervious and adds 0.014 acres of new impervious. The interim crossing will consist of three buried round 48" CMPs and a temporary roadway as overflow. The planned installation of the temporary crossing is scheduled for June 2022; the contractor estimates the final replacement should be installed in October 2022. Use of the interim crossing will be limited to contractors prior to the final install of the 16'x9' box culvert. At their June 2022 meeting the Commissioners approved Staff's recommendations of approval in their findings dated May 27, 2022, and revised May 31, 2022, (1) reconciliation of escrow fees; (2) applicant must meet all DNR Requirements for both interim and final proposed condition and share the selected measure for dewatering and diversion with Commission staff; (3) bring all culvert inverts and outlets and flow line elevations on drawings into alignment with ONE set of numbers which align with the model prior to construction, submit revised drawings to the DNR and the Commission prior to construction; and (4) the applicant must meet all City requirements.

aq. 2022-025 Harvest View, Rogers. A parcel that is 47.0-acres that is bounded to the north by existing single family development, to the east by the single family development Sky Meadows (Phase 2), to the south by Territorial Road (C.S.A.H. No. 116), and to the west by the single family development Big Woods in Rogers. Application was received on May 9, 2022, and the most recent resubmittals were received on June 30. Staff findings dated September 6, 2022, were presented at the Commission's September meeting with a recommendation of approval with one condition, receipt of the final application escrow fee balance.

ar. 2022-026 Rogers Archway Building, Rogers. The project site is located between 129th Avenue North and Territorial Road, west of Main Street and east of Elm Parkway. The proposed development includes construction of 169 single family home lots, 77 townhome lots, and private and public roads. Application was received on May 10, 2022, and an incomplete application notification was sent on May 19, 2022.

as. 2022-027 Edison at Maple Grove Apartments, Maple Grove. The project is located on Garland Avenue near the intersection of I-94 and Maple Grove Parkway. The project consists of development of a couple multi-story apartment buildings along with amenities and associated streets and utility infrastructure. The application was received May 16, 2022, and the latest updates for the project were provided to Staff on July 6, 2022. At their July meeting the Commission approved Staff's findings dated July 6, 2022, with the following conditions: 1.) Escrow fee reconciliation, 2) The applicant shall provide a Stormwater Maintenance Agreement acceptable to the City and the Commission within 90 days after the plat is recorded for all stormwater BMP's on the site that will not be operated and maintained by the city, 3.) Add a phosphorous sorbing amendment to the biofiltration media to meet water quality standards and results. The applicant has satisfied conditions 2 and 3. This project will be removed from the report upon receipt of the escrow balance.

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at. 2022-028 Elsie Stephens Park, Dayton. This is existing park property (~20 acres) located about a mile north of the junction of County Roads 144 (N. Diamond Lake Road) and 12 (Dayton River Road). The project proposes to construct two entrance roads off CR 12, 1,300 feet of park roadways with a parking area and loop road, and a trail system to connect existing and future trails. Site revisions received July 5, 2022, were reviewed by the Commission at their July 2022 meeting. Staff recommended approval in their findings dated July 6, 2022, contingent upon: 1) pre- and post-construction soil analysis on each infiltration basin to determine that infiltration rates meet or exceed design assumptions; 2) erosion and sediment control meeting the Commission's requirements and approved by Staff; and 3) escrow fee reconciliation.

au. 2022-029 Hayden Hills Park, Dayton. This is an existing 6.5-acre vacant park property located in the Hayden Hills Development about one-half mile south of Dayton City Hall near Deerwood Lane at 132nd Avenue. The city proposes to grade and construct a baseball field, open play areas, ice skating area, a basketball court, pickleball court, playground, putting green and connection trails into the existing trail system. This site's stormwater (Rule D) was designed into the Hayden Hills development approved by the Commission under project 2018-008. Staff reviewed this plan for Erosion and Sediment Control Rule E only. Site plans conformed to Rule E and were administratively approved in Staff findings dated May 27, 2022. Except for the escrow reconciliation, no further action is necessary.

av. 2022-030 Garages Too Corcoran. The project proposes building and site improvements for a self-storage facility just north of Highway 55 near Rolling Hills Road. The site is within the physical boundary of the Pioneer-Sarah Creek watershed, but is in Corcoran, which is within the legal boundary of the Elm Creek watershed. At their August meeting the Commission approved Staff findings dated August 2, 2022, contingent upon (1) an operation and maintenance agreement, recorded on this property and approved by the City, that implement conditions that bind current and future owners of the project, (2) wetland impacts/exemption request must meet the LGU (Corcoran) requirements; and (3) the escrow balance being reconciled. *As of this update the contingency items are still being resolved. In September, Staff requested updates from the applicant as they progress.*

aw. 2022-031 Corcoran II Substation. The project site is located on 2.87 acres at the northeast intersection of Larkin Road and CR 116. It is a 38.91-acre parcel that is proposed to be subdivided into one lot and two outlots. Block 1, Lot 1 will be the parcel where Wright Hennepin Cooperative Electric Association will place their substation. The remaining areas will be utilized for future development and for ROW along CR 116. At their July 2022 meeting the Commission approved Staff's July 5, 2022 recommendations with three conditions. 1) a stormwater operation and maintenance agreement acceptable to Corcoran and the Commission must be recorded by the landowner on this property; 2) the 48-hour drawdown (4,704 CF) on the stormwater basin must be verified post-construction; and 3) escrow fee reconciliation.

ax. 2022-032 Elm Creek Stream Restoration Phase 5, Champlin. The project is located within the Elm Creek Park Reserve, downstream of Hayden Lake, and upstream of Elm Creek Crossing. The proposed project scope will include grading of the project area for residential lots, construction of various residential streets and sidewalks and supporting underground utilities, driveways, and stormwater management. The Commission approved Staff findings dated July 5, 2022, at their July meeting pending fee escrow reconciliation.

ay. 2022-033 Pet Suites, Maple Grove. The project site is located on a vacant lot just north of the County Road 30 and Upland Lane N intersection. The proposed project will include the construction of a building and parking lot along with necessary utilities and stormwater management for a canine care facility. The project triggers Rules D and E. This project was approved at the Commission's September

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meeting with two conditions: 1) receipt of final application escrow fee balance and 2) an operation and maintenance plan that is approved by the City.

az. 2022-034 CSAH 101 Improvements, Maple Grove. The project is located on CSAH 101 between Walnut Grove Way/73rd Avenue and approximately 83rd Avenue. The project consists of a reconstruction of CSAH 101 to include turn lanes, conversion of rural to urban section, intersection improvements, and addition of a multi-use trail. The project triggers Rules D and E. In their findings dated August 2, 2022, Staff recommended approval pending escrow fee reconciliation. The project was approved with those conditions at the August meeting.

ba. 2022-035 Rush Hollow, Maple Grove. The project is located on 161.5 acres and will result in 49.01 acres of impervious surface. The project triggers Rules D, E and I. Staff is currently reviewing the latest re-submittals, received on September 5th. No recommendation is available at this time.

bb. 2022-036 West French Lake Road Improvements, Dayton. This is a one mile stretch of W. French Lake Road between the Cubes at French Lake and the Graco Building 2 developments. It is proposed to be reconstructed from a gravel rural road into an urban road section. The work will disturb 12 acres and create 2.5 acres of new impervious areas. *The Commission approved Staff's findings dated September 7, 2022, Approval is conditioned on the following items:* 1) The escrow balance must be rectified to the satisfaction of the Commission Administrator. 2) Individual discharge points where rates are increased throughout the corridor must be approved by the city engineer and 3) The disturbed areas east of the roadway/trail shall have a vegetation maintenance plan that ensures minimum native vegetation establishment over a period of three years. *Items 2 and 3 have been approved by the City. The escrow is the only outstanding condition at this time.*

bc. 2022-037 CSAH 13 CR 203 Culvert Replacement, Rogers. This project is for the replacement of six (6) along CSAH 13 and CR 203. The project triggers Rule E, Erosion and Sediment Control Rule. All culvert replacements are in-kind. No changes are proposed to inverts, pipe size, or material. In Staff findings dated August 2, 2022, this project was approved administratively, pending escrow fee reconciliation.

bd. 2022-038 Tavera (North Phase), Corcoran. Lennar Homes is proposing to develop this site into a 244-unit housing development, with 110 single family detached lots and 134 attached townhouse units. It is the second phase of the overall larger 548-unit Tavera housing development. The total site area is 272 acres. Phase 2 will encompass approximately 175 acres, disturb 110 acres, and create 38.6 acres of new impervious area. *The Commission approved the project at their August 2022 meeting contingent upon meeting the conditions cited in Staff's August 3, 2022, findings:* (1) operation and maintenance plans and agreement being provided to the Commission for their review and approval. These plans must include the irrigation system. (2) irrigation system pump and augmentation information being provided and approved by Staff and (3) the escrow balance being reconciled.

be. 2022-039 Garland Commons, Maple Grove. The project consists of a multi-family building with associated parking, landscaping, utility and stormwater best management practices. It will disturb 4.8 acres of a 6.2 acre site and result in 1.8 acres of new impervious surface. The project triggers Rules D, E, and I. *Staff's review and findings dated September 19, 2022, are in this month's packet. Staff recommends approval conditioned on 1). Reconciliation of the escrow fee balance and 2) an operation and maintenance plan approved by the City of Maple Grove.*

bf. 2022-040 Karineimi Meadows, Corcoran. This is a 125-acre parcel in the southeast quadrant of the CR 10 and 19 intersections proposed to be subdivided into 10 large single family residential lots. The project will consist of constructing Chaparral Lane south of CR 10 with its associated drainage and storm

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water basins into the site. Lot grading improvements will be customized and occur at the time the homes are built. Staff provided preliminary comments to the applicant on August 17th. *Staff extended the 15.99 deadline to December 3, 2022.*

bg. 2022-041 Elm Creek Swim Pond Culvert., Maple Grove. The project is located within the Elm Creek Park Reserve, to the east of Mud Lake, and just north of the Elm Creek Swim Pond. The project includes the replacement of an existing wooden bridge with a culvert crossing which will provide an improved crossing for Park District maintenance access. Staff findings dated September 6, 2022, were approved at the Commission's September meeting with a recommendation of approval with one condition: 1) receipt of final application escrow fee balance.

bh. 2022-042 Walcott Glen, Corcoran. This is a 40-acre parcel located in the northwest quadrant of the intersection of Hackamore Road and CR 101 (Brockton Lane). The site will be developed into a residential area with 10.8 acres of new impervious area including homes, driveways, roads, and sidewalks, as well as a playground area. *Staff's review and findings dated October 5, 2022, are in this month's packet. Staff recommends approval conditioned upon 1) The escrow balance being rectified to the satisfaction of the Commission Administrator. 2) Notice of wetland replacement plan approval being provided to the Commission. Prior to grading the wetland, a replacement plan must be approved by the LGU. 3) The applicant entering into a stormwater maintenance agreement with the City of Corcoran. The City's template stormwater maintenance agreement satisfies the requirements of the Commission, and 4) City of Corcoran approving the increase in pipe capacity (16.8 cfs) to Pond 3 as an adequate emergency overflow for wetland H4.*

bi. 2022-043 Meander Park and Boardwalk, Medina. This project is a proposed commercial planned unit development located on the north side of Highway 55, 900 feet east of Arrowhead drive on Lake Medina. Wetland surround the 18-acre site on the west and south, leaving approximately 7 acres of developable land. The project will disturb 6.3 acres of the site and result in a 4.0 acre increase in impervious surface. The project triggers Rules D, E, F, G and I. Staff has reviewed the initial submittals and sent comments to the applicant and engineer who are working on a second set of submittals.

bj. 2022-044 Trail Haven Road Bridge L9384 Replacement, Corcoran. This is on the North Fork of Rush Creek at Trail Haven Road approximately ½ mile south of CR 117. Corcoran is proposing to replace the existing 52' long 90" x 139" CMP arch culvert with 10' wide by 6' high concrete box culvert on Trail Haven Road. Draft project review and findings are included in this month's packet. *If available, a final recommendation for conditional approval will be provided at the meeting.*

FINAL RECORDINGS OR OTHER DOCUMENTATION/FOLLOW-UP ARE DUE ON THE FOLLOWING PROJECTS:

ca. 2014-015 Rogers Drive Extension, Rogers. This project involves improvements along Rogers Drive from Vevea Lane to Brockton Lane. Site plans received July 1, 2014 met the requirements of the Commission with the exception of the nutrient control. The Commission approved the site plan contingent upon the City deferring 4.6 lbs. of phosphorus for treatment in future ponding opportunities as the easterly corridor of Rogers Drive develops. 2.3 lbs. will be accounted for in the Kinghorn Spec. Building site plan, with 2.3 lbs. still outstanding. This item will remain on the report until the total deferral is accounted for.

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cb. 2015-030 Kiddiegarten Child Care Center, Maple Grove. Approved December 9, 2015. If the City does not take over the operation and maintenance of the underground system and the sump catch basins, an O&M agreement for the underground trench/pond system must be approved by the Commission and the City and recorded with the title. On February 5, 2019, Derek Asche contacted the owner requesting a copy of the recorded maintenance agreement. *On November 2, 2021, Asche reported there is no update for this project.*

cc. 2016-005W Ravinia Wetland Replacement Plan, Corcoran. In December 2016, the Commission approved Staff's recommendations on this wetland replacement plan. Barr Engineering is providing monitoring to ensure the replacement meets the performance standards of the approved plans. Annual reports were submitted to the US Army Corps of Engineers (USACE) in February 2019, February 2020, and March 2021. As of March 2021, wetlands and buffers are looking good but will need continued vegetation management in 2021 to get rid of invasive species (mostly cattail). Hydrology is good in both the restoration and creation areas. *Cattail and Reed canary grass reemerged during the 2021 growing season and will likely need another year of aggressive maintenance in 2022. The 2021 monitoring report will be submitted to the USACE in March 2022 with recommendations for maintenance.*

cd. 2017-014 Laurel Creek, Rogers. In June 2017, the Commission approved this project with four conditions. All contingency items have been provided with the exception of the O&M agreement which is being negotiated as to whether the City or the HOA will be responsible for the operation and maintenance of the stormwater management facility. On August 31, 2017, Andrew Simmons responded that the O&M agreement is still being negotiated.

ce. 2018-046 Graco Expansion, Rogers. This project is the expansion of an existing building. The site is located in an area that has regional ponding provided for rate control purposes, but needs to account for water quality and abstraction requirements on-site prior to discharging offsite as part of the improvements. The Commission granted conditional approval at their October 2018 meeting. Conditions of approval were to (1) submit a SWPPP plan meeting requirements, (2) clarify maintenance responsibilities for the iron enhanced sand filter, and (3) a letter from the City of Rogers stating their intentions to provide the water quality deficit in an upcoming project. Staff confirmed several minor plan revisions remain in conformance with the original approval. This item will remain on the Staff report until such time as the water quality deficit has been made up.

cf. 2019-021 Brenly Meadows, Rogers. This is a 38-unit townhome project proposed on 6.9 acres north of 129th Avenue about one-third mile west of Main Street. It triggered the Commission's review for Rules D, and E. This item was approved by the Commission at their August 2019 meeting, contingent upon O & M plan requirements for the stormwater pond and irrigation system.

cg. 2019-026 Interstate Power Systems, Rogers. This is a 10-acre site to construct a 1-acre building for a mechanical shop and 6 acres of parking and driveways along County Road 81. It triggered review of Rule D, E, G, and I. This item was approved by the Commission at their November 2019 meeting, contingent upon documentation of existing conditions pollutant loading and a recorded O&M plan for onsite BMPs. The applicant provided the pollutant loading data in November 2019. The Commission is still awaiting the O&M plan.

ch. 2020-009 Stetler Barn, Medina. This site disturbs approximately 3.5 acres and must meet Commission Rules D, E, and I. Because of the limited available space for pasture, paddocks and land application of manure, understanding how these components will be managed was also an important part of the review. A complete plan was received on April 22, 2020. At their May 13, 2020, meeting the Commission approved this project contingent upon: 1) the land-owner continuing to work with the U of M Extension Office and Hennepin County Rural Conservationist to finalize composting, pasture and paddock management plans and 2) a long-term pond/basin operation and maintenance plan and agreement with the City of Medina being approved by the City and the Commission. The agreement must be recorded on the land title with a copy of the recorded agreement provided to the Commission.

ci. 2020-017 Meadow View Townhomes, Medina. This is a 22-acre site located south of Meander Road and north of Highway 55. Lennar Homes is proposing to build 125 townhomes with their necessary infrastructure on this site. A complete application was received May 29, 2020. The plans call for 7.64 acres of new impervious areas. The

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Commission's review was for conformance to Rules D, E, F, G, and I. At their October meeting, the Commission approved Staff's finding dated September 30, 2020, contingent upon (1) The mean (average) depth on the west wet detention pond must be 4.0' or deeper; (2) Buffer strip monumentation and vegetation maintenance plans must conform to the Commission's requirements; (3) An operation and maintenance agreement of the stormwater ponds and irrigation system must be approved by the City and the Commission. The agreement must be recorded on the property title with a copy of the recorded document provided to the Commission; and (4) Erosion and sediment controls must conform to Commission requirements. Since the approval, the City of Medina has requested the applicant provide abstraction by irrigation only, thus eliminating one filter basin. Staff reviewed the changes and found the updates to be compliant with the Commission's original approvals for stormwater management and administratively approved the plans contingent upon item (3) above and added the condition that design information on the irrigation pump and augmentation water source must be provided within six months of this approval. On November 2, 2021, Dusty Finke provided the Commission with a copy of the recorded O&M agreement.

cj. 2020-032 Enclave Rogers – Commerce Boulevard., Rogers. This project would create an apartment complex on a 3.3-acre site. The existing condition is undeveloped. The project will disturb the entire site and create 2.15 acres of impervious surface. The applicant is proposing an iron enhanced sand filter to meet Total Phosphorus removal requirements. The site is within two of the three outlots created as part of the adjacent former Lowe's development. The application was reviewed for Rules D and E. Staff granted administrative approval for grading contingent on applicant accepting risk for changes required for final approval and on approval from the City for grading activities. In their findings dated December 2, 2020, Staff recommended approval with those conditions, as well as submission of an O&M agreement for stormwater features and with minor updates to the hydrology report and the SWPPP. The Commission approved Staff recommendations at their December 9, 2020, meeting.

ck. 2020-033 Weston Woods, Medina. This project would create 150 residential units on a 135-acre undeveloped site. The project will disturb 49.2 acres and create 17.49 acres of impervious area. The Commission approved this project at their March 2021 meeting with four contingencies: a) Wetland replacement plans must be approved by the City of Medina (LGU), MN DNR and USACE prior to impacts, b) Provide quantification of the change in flood storage capacity for the one-percent annual chance flood event due to the proposed project, c) Provide documentation that changes in flood elevation and loss of floodplain storage have been avoided, minimized, and/or mitigated to the extent practicable. Demonstrate that changes in flood elevation will not cause high water or aggravate flooding on other land and, d) An O&M agreement for stormwater facilities, including irrigation pumping system components and augmentation wells system, must be approved by the City and the Commission and recorded within 90-days after final plat approval on the title to this property. A copy of the recorded agreements must be provided to the Commission.

cl. 2020-036 Balsam Pointe, Dayton. This project will create 98 residential units on a 10-acre site near the intersection of Diamond Lake Road South and Dayton Road. The existing condition is undeveloped. The project will disturb the entire site and create 5.3 acres of new impervious. The application was reviewed for Rules D and E. The Commission approved Staff's recommendations at their January 13, 2021, meeting contingent upon an O&M agreement meeting the Commission's standards being recorded on the land title.

On August 23, 2022, Jason Quisberg reported that everything on this project has been coordinated/resolved, including, he believes, securement of stormwater O&M agreement (he will verify, and coordinate as needed). Construction is significantly complete; buildout is underway. This item will be removed from the report.

cm. 2021-007 Birchwood 2nd Addition, Rogers. This project is east of CR13 (Brockton Lane) approximately 1/2 mile south of the intersection of CR 144 (141st Avenue North) and CR13. The applicant is proposing to develop the site into 30 single-family residential lots. The site drains south and east into Grass Lake. This work will disturb 10 acres and create 4.0 acres of new impervious area. At their April 2021 meeting the Commission approved this project contingent upon the final SWPPP being submitted prior to grading and receipt of any outstanding project review fees.

cn. 2021-016 Territorial Lofts, Rogers. This is a 5.39-acre site on Territorial Road, adjacent to the Laurel Creek development. The project would construct a 75-unit apartment building, underground parking, a detached garage,

RULE D - STORMWATER MANAGEMENT
RULE E - EROSION AND SEDIMENT CONTROL
RULE F - FLOODPLAIN ALTERATION

RULE G - WETLAND ALTERATION
RULE H - BRIDGE AND CULVERT CROSSINGS
RULE I - BUFFERS

Italics indicates new information

indicates enclosure

maintenance facilities, and access road, creating 2.397 acres of total impervious (1.86 acres net new impervious) and disturbing 5.2 acres. The existing site is two single-family residential homes. The site proposes to use stormwater reuse with an irrigation system to meet abstraction requirements due to low infiltration capacity soils. The project was reviewed for Rules D, E, G, and I. The project was approved by the Commission at its July 2021 meeting contingent upon receipt of outstanding project review fees and a stormwater maintenance agreement being put in place between the owner and the city with terms acceptable to the Commission. *The outstanding fees have been received.*

co. 2021-020 Crew Carwash, Maple Grove. This project would reconstruct an existing bank building and parking lot on a 1.80-acre parcel into a carwash. The site is located southwest of the intersection of Weaver Lake Road and Elm Creek Boulevard with access from Grove Drive. The disturbance is 1.52 acres, the existing impervious is 1.07 acres, and the proposed impervious is 1.17 acres. Runoff from this site flows into a regional pond on Arbor Lakes Parkway, which ultimately discharges to Rice Lake. The City has stated that the regional pond meets rate control and water quality treatment for the site. The applicant is proposing to use soil amendments to meet the Commission's volume rules. The Commission approved the project at its June meeting contingent on a maintenance agreement being filed with the City with terms agreeable to the Commission. The surplus escrow will be returned to the applicant.

cp. 2021-021 Territorial Triangle, Dayton. This site is in the easterly triangle Territorial Road and CR 81 intersection near the border of Dayton and Maple Grove. The applicant is proposing to subdivide the 14+acre parcel into 30 rowhome units and 56 townhome units. Two ponding basins are proposed for stormwater management. This work will disturb approximately 10 acres and create 5.7 acres of new impervious areas. The Commission approved Staff's recommendations cited in their findings dated July 22, 2021, contingent upon (a) final application escrow fee balance determination and (b) provision of a Stormwater Maintenance Agreement for the irrigation system that is acceptable to the city and the Commission within 90 days after the plat is recorded. The surplus escrow will be returned to the applicant.

cq. 2021-023 Maple Grove MOB, Maple Grove. This project would construct a Medical Office Building and associated parking on an undeveloped parcel. The site is located on the southeastern corner of the intersection of 105th Avenue North and Niagara Lane, immediately north of the Highway 610 and Maple Grove Parkway interchange. The project was reviewed for Rules D and E. The Commission approved this project at its October 2021 meeting contingent on: receipt of deficit fee escrows and an operation and maintenance agreement with the City per Staff findings dated September 2, 2021. The O&M Agreement has been received.

cr. 2021-024 Riverwalk, Dayton. This site is south of CR 12 (Dayton River Road) and west of River Hills Parkway approximately 1/4 mile north of CR 144 (Diamond Lake Road). The applicant proposes to construct a new single family residential subdivision with 242 lots including one amenity lot and a city well site. Site development will include removal of an existing home site, grading 94 acres, and installation of municipal sewer and water, streets, and stormwater systems. The Commission approved Staff's recommendations in their findings dated August 11, 2021, at their August 2021 meeting contingent upon four conditions. The surplus escrow will be returned to the applicant.

On August 23, 2022, Jason Quisberg reported that everything on this project should be already coordinated/resolved regarding design; construction is underway. No stormwater O&M is needed – all public, city-maintained ponds. This item will be removed from the report.

cs. 2021-027 Xcel Energy Elm Creek Substation, Maple Grove. Xcel Energy is proposing to expand an existing electrical substation between Maple Grove Parkway and Fernbrook Lane near the Highway 610 expansion. The expansion will occur within the existing 17.09-acre parcel. The project was reviewed for Rules D and E. The Commission approved this project at its October 2021 meeting contingent on Staff findings dated September 24, 2021: receipt of deficit fee escrows and an O&M agreement with the City. The O&M agreement was received in the Commission office on July 28, 2022.

ct. 2021-035 Mister Carwash, Rogers. The project includes redevelopment of an existing, vacant Staff restaurant building, parking lot, and drive-through into a new carwash facility at 21421 South Diamond Lake Road. The redevelopment is anticipated to decrease the impervious area by approximately 0.3 acres at the project site and add an underground filtration basin with underdrain. The project was reviewed for Rules D and E. The Commission approved this

project at its December 2021 meeting with four contingencies: 1) receipt of deficit escrows, 2) a Stormwater Maintenance Agreement, including irrigation system, being entered with the City, 3) A wetland replacement plan approved by the LGU and the TEP, and 4) the buffer plan contingent upon approval of the wetland replacement plan, per Staff findings dated August 31, 2021.

cu. 2021-036 D&D Service, Corcoran. The D&D Service development is proposed at the southeast corner of the intersection of County Roads 10 and 19 on a 16.54-acre parcel. The proposed project will include a large warehouse and office buildings along with parking and associated facilities. The existing site is a single farmhouse and surrounding agricultural land. The project was reviewed for Rules D, E, G, and I. Findings updated October 5, 2021, wherein Staff recommended contingent approval with five conditions were approved at the October meeting. *On July 26, 2022, Kevin Mattson confirmed that the O&M agreement has been received and recorded.*

cv. 2021-040 NAPA Auto Store, Corcoran. This project is located at the northwest intersection of CR 116 and 75th Avenue on the old Liquor Store parcel. The applicant proposes to demolish the current building and adjoining parking areas and construct a 12,800 SF NAPA Auto building, parking lot and associated utilities. An extra 3,600 feet of building area is proposed for future expansion and is included within the stormwater management design for this site. The Commission approved this project at their October 2021 meeting contingent upon return of surplus project escrows and a stormwater maintenance agreement being put in place between the owner and the City per Commission requirements. *On July 26, 2022, Kevin Mattson confirmed that the O&M agreement has been received and recorded.*

cw. 2021-041 Carlson Ridge, Plymouth. This is an existing 4.82-acre residential lot located between Vagabond and Troy Lanes just north of 56th Avenue North. The property will be subdivided into 13 single-family lots. The existing residence will remain, but portions of the driveway and an outbuilding will be demolished. The Commission approved this project at their October 2021 meeting contingent upon three conditions outlined in Staff findings dated October 5, 2021: (1) final escrow balance determination when final unconditional approval is granted, (2) wetland impacts cannot occur until appropriate LGU and WCA approvals, and (3) long term operation and maintenance of the stormwater system is determined. The City of Plymouth has agreed to the long-term operation and maintenance of the filter basin so Items 1 and 2 are the only outstanding conditions.

HENNEPIN COUNTY

MINNESOTA

DATE: October 5, 2022

TO: Elm Creek Watershed Management Commission (ECWMC)

FROM: Kevin Ellis, and Kris Guentzel; Hennepin County Department of Environment and Energy

RE: October ECWMC Updates

Project / Program Updates

Lake Jubert Agricultural BMPs

County Staff and EOR met with landowner for pre-construction meeting. An updated cost-estimate of work was provided. Work has begun on waterways that are part of the 1A projects and should be completed sometime in Late October/Early November. EOR is currently redeveloping the WASCOB that is included in 1B and has preliminary plans that have been approved by the landowner. Construction may be able to start this year, depending on permitting needs.

13861 129th Ave N., Dayton

Construction on roof component on manure bunker is moving forward. Project should be completed before winter 2022.

9945 Sundance Road

Landowner agreed to install manure bunker, barn gutters, and livestock waterers. State cost-share contract was signed and approved. Construction will begin the week of October 10th.

Diamond Hill Stables

Landowners are currently working through cost-share process to install barn gutters which will help reduce mud and erosion in high traffic alleys directly adjacent to the stables. Landowners are also currently working with Katie Evans of NRCS to develop a grazing plan and make paddock upgrades.

10000 Ebert Road

County staff have completed additional survey work and developed initial design elements in late September for potential wetland restorations on the property. These design elements will be imported in CAD in October to develop a 60% design. County staff plan to engage permitting authorities in October as well. The landowner is also working with US Fish & Wildlife to restore several other wetlands on the property.



Hennepin County Environment and Energy Programming

Apply for a Good Steward Grant

Applications for Good Steward Grants are being accepted through November 15, 2022. These grants typically support smaller, community-based or single applicant projects, such as constructing rain gardens, stabilizing stream banks, restoring native vegetation, installing vegetated filter strips, or implementing other best management projects. The typical funding amount is \$5,000 to \$15,000.

See the [Good Steward Grant Guidelines \(PDF\)](#) for more information. Application materials are posted on the [Hennepin County Supplier Portal](#), and all applications must be submitted through the Supplier Portal.

Attend a Good Steward Grant workshop in October

Two optional online workshops are being held for potential applicants to learn more about the program, application requirements, and how to submit their application using the Supplier Portal. [RSVP to get the meeting invite](#):

- Thursday, October 6 from 11 a.m. to 12:30 p.m.
- Tuesday, October 11 from 4 to 5:30 p.m.

For those unable to attend, a recording of these workshops will be posted to the [Natural Resource Grants website](#).

Tours of the Brooklyn Park Transfer Station available

After a hiatus due to COVID-19, Hennepin County is again offering [facility tours at the Brooklyn Park Transfer Station](#). The [drop-off facility](#) provides an opportunity for residents to properly manage household hazardous waste, recyclables, organics, and problem materials such as computers, TVs and appliances. Tours describe how the facility works and highlight the importance of reducing, reusing, recycling and preventing pollution.



Tours are available for youth and adult groups.

Participants must be 7 years of age or older, and group sizes can range from 5 to 28. Youth tours have been linked to state education standards in math, science, and social studies.

Complete the [Brooklyn Park Transfer Station tour request calendar and form](#) to request a tour for your group.

To: Elm Creek WMO Commissioners

From: Diane Spector

Date: October 5, 2022

Subject: Chloride General Discussion

**Recommended
Commission Action**

Discuss and provide direction to staff.

Commissioner Cesnik attended the 2022 Salt Symposium and found the presentations informative. Many of those presentations were high-level research or policy or were specifically oriented toward cities and counties and other road maintenance operators. She may have thoughts to share with the Commissioners about what she learned.

There are other chloride-related topics that have come up recently that the Commission could explore or discuss further, whether at the October 12 meeting or a future date. These items are on the October 12 TAC agenda if there is time to get to them, and the TAC may have some thoughts.

1. For some of the recent project reviews the Commissioners have asked that a provision be added recommending the developer or some other party consider developing a salt management plan to reduce potential chloride impacts. There are some WMOs in the Metro that do require this with their stormwater permits, with mixed success. In addition, the Hennepin County Chloride Initiative (HCCI) has developed voluntary salt management plan templates that are available for use by WMOs, cities, private parties, etc. The Commission has not yet reviewed those templates or discussed how they might be used.
2. The HCCI is just finishing up developing its marketing campaign Low Salt No Salt Minnesota. Aside from the logo and tag, there are short videos and other marketing materials. The intent was to first target HOAs and faith-based groups, but this is information that is more broadly applicable. As that campaign moves to implementation, the TAC and Commissioners can discuss future roles and responsibilities.