COON CREEK WATERSHED DISTRICT
PERMIT REVIEW

MEETING DATE: June 24, 2019
AGENDA NUMBER: 18
FILE NUMBER: 19-064
ITEM: Blaine High School Tennis Courts and Parking

RECOMMENDATION: Table with 9 Stipulations

APPLICANT: Anoka Hennepin School District
2727 N. Ferry Street
Anoka, MN 55303

PURPOSE: Reconstruction of tennis courts
Construction of new parking.
4.78 Acres disturbed/3.883 acres increased impervious

LOCATION: 12555 University Ave NE, Blaine
APPLICABILITY:
1. Within 1 mile of an impaired waters.
2. Any work in or adjacent to wetlands, lakes or water courses
3. One or more cumulative acres of land disturbance
4. The lands and waters that have been, or may be, covered by the regional flood.
5. Activities upstream from land that is dependent upon removal of water from the soil profile for their continued use (Drainage Sensitive Land Uses)
6. Endangered, Threatened or Special concern species, elements or communities

EXHIBITS:
1. Construction Plan set (13 sheets); by Anderson Johnson Associates; dated 3/22/19, received 6/12/19.
4. Response to District comments; by Anderson Johnson Associates not dated, received June 12, 2019.
PREVIOUS ACTION TAKEN: This application was initially submitted on March 26, 2019. The application was determined to be incomplete with 14 items:

1. Receipt of escrows.
2. Submit all plan sheets. (Electrical may be omitted.)
3. The applicant must provide a note on the construction plans that a post construction test on the infiltration basins will be conducted by filling the basin to a minimum depth of 6 inches with water and monitor the time necessary to drain. The Coon Creek Watershed District shall be notified prior to the test to witness the results.
4. Provide justification for CN’s and infiltration rates where used.
5. Provide drainage area map with tributary areas and collection points that match the identification number from the HydroCAD models. Provide maps at a scale where the drainage area boundaries can be clearly seen.
6. Provide details for trail construction and associated drainage.
7. Provide utility, grading and erosion control plans for all infiltration basins and disturbed areas.
8. Correct invert elevations for storm sewer catch basin in northwest corner of tennis courts.
9. Provide details including post-construction sediment controls for all proposed infiltration basins.
11. Provide statement whether dewatering will be required for the construction of the proposed project. If yes, provide well-field location, rates, discharge location, schedule and quantities.
12. Provide pretreatment devices for discharges into the infiltration basins.
13. Provide an O&M Agreement that meets District requirements.
14. Show floodplains and identify any floodplain impacts.

FINDINGS:
Pre-application Meeting: The project as submitted has not received a general review during a pre-application meeting.

Ditches: There is not a public ditch on the property. The site is tributary to County Ditch 60, which has a branch located approximately ¼ mile south of the project site.

Erosion and Sediment Control: Soils affected by the proposal are Fill soils and Zimmerman.
- Stabilizing vegetation is proposed for disturbed areas within seven (7) days of rough grading.
- Soil stockpiles have been proposed to be fitted with sediment-trapping measures to prevent soil loss and do have a note to stabilize within seven (7) days of inactivity.
- Adjacent properties and stormwater ponds are protected from sediment deposition.
- Construction schedules detailing when sediment trapping measures will occur; stabilization of earthen structures and the general timing of construction phases have been provided.
- Stabilization adequate to prevent erosion has been provided at the outlets of all storm sewer pipes.
- All storm sewer inlets are protected from sediment-laden water during construction.
- All work adjacent to water or related resource has taken precautions to contain sediment, and stabilize the work area, during construction.
- Provisions have been made to minimize transport of sediment (mud) by runoff or vehicle tracking onto the paved surface.
- Provisions have been made for cleaning road surfaces where sediment is transported by the end of the day.
- Construction entrance points are clearly located on the erosion and sediment control plan.
- The erosion and sediment control plan does provide for the repair and maintenance of all temporary and permanent erosion and sediment control practices.
- Details provided for ESC (riprap, perimeter control, concrete washout, inlet protection, etc.)

Dewatering: Shallow ground water does not exist on site based on the soil boring report. The project is not expected to require dewatering.

Floodplain: There is floodplain on the property according to the District model and FEMA. The District’s floodplain elevation is at 897.0 feet. The construction of the campus trail is proposed within the floodplain. It is unknown if the project proposes to place fill within the floodplain. It is unknown if compensatory storage is needed. There may be flooding concerns upstream/downstream.
Groundwater: Geotechnical information collected in September and November 2017 indicates groundwater is present at 13-14 feet below the surface, corresponding to an elevation between 884 and 885 ½.

The project site is not within the Emergency Response Area/10 Year Well Head Protection Area/Drinking Water Supply Management Area.

The proposal does not contain a land use discouraged or prohibited by the Safe Drinking Water Supply Act (SDSA).

Historic Sites: The proposed project does not include sites of historic or archeological significance.

Local Planning & Zoning: The proposed project is consistent with local planning and zoning. There is an approved local water plan.

Maintenance: The owner of the Stormwater Management features and treatment practices is Anoka Hennepin Schools. The Stormwater Treatment Practices (STPs) consisting of the following:

<table>
<thead>
<tr>
<th>Stormwater Treatment Practices</th>
<th>Number</th>
<th>Inspection &amp; Maintenance Responsibility</th>
</tr>
</thead>
<tbody>
<tr>
<td>Infiltration Basin</td>
<td>4</td>
<td>Anoka Hennepin Schools</td>
</tr>
<tr>
<td>Ran Gardens</td>
<td>2</td>
<td>Anoka Hennepin Schools</td>
</tr>
</tbody>
</table>

A maintenance agreement has not been executed. The applicant has not submitted a Maintenance Plan for each Stormwater Treatment Practice. The Maintenance Plan(s) is/are not consistent with District Maintenance standards for each STP.

Stormwater & Hydrology: Infiltration is allowed within the project area. The 1.1-inch infiltration is not achieved. The stormwater management system utilizes infiltration basins.

Drainage sensitive uses do exist downstream from the proposed site. The rate of post-development runoff from the site may exceed predevelopment rates, or rates which would interfere with sensitive downstream land uses. Properties and waterways downstream from the project are protected from erosion due to increases in the volume, velocity and peak water flow rates of stormwater runoff. Concentrated storm water leaving the site is discharged directly into a well-defined natural or man-made off-site receiving channel or pipe.

Water Quality: The proposed project may cause an exceedance of State water quality standards. The project does not contribute to the adverse impact of wetlands through inundation or volume of flow. All discharges into wetlands/stormwater basins are not pretreated by a sediment basin/water quality pond, and are designed correctly. All work adjacent to wetlands, waterbodies and water conveyance systems are not protected from
erosion. The proposal may detrimentally affect the existing water quality of the receiving water. The proposal will not cause extreme fluctuations of water levels or temperature changes.

Impairments: This project is within one (1) mile of and drains to an Impaired Water. The Impaired Water is Sand Creek (CD 41). Sand Creek is impaired for Macro-invertebrates and E. coli. The major stressors are Total Suspended Solids (TSS), Total Phosphorus (TP) and E.coli. There is an EPA approved Total Maximum Daily Load (TMDL) or Waste Load Allocation (WLA) for this water.

There are 3.883 acres of new impervious surfaces proposed as part of this project.

Wetlands: Wetlands do exist on-site according to the 1987 Federal manual, NWI, PWI and Soil Survey. Wetlands have been delineated.

Wetland Replacement Plan: A wetland replacement plan has not been submitted. and is not required

Wildlife: The proposed project does not include endangered or threatened species, rare natural communities, colonial waterbird nesting sites, migratory waterfowl concentration areas, deer wintering areas or wildlife travel corridors.

The applicant has not contacted the MDNR natural heritage or endangered species program.

If the project is present, the project does not propose substantial adverse alteration or significant detrimental impact on a species or removal of a plant species will occur.

Performance Escrow: $4,390

Wetland Escrow: $ N/A

There are not ditch liens on the property.

ISSUES/CONCERNS:

<table>
<thead>
<tr>
<th>ISSUE</th>
<th>NEED</th>
</tr>
</thead>
<tbody>
<tr>
<td>Escrows: $2,000 + (4.78 ac * $500/ac = 4,390</td>
<td>1. Receipt of escrows.</td>
</tr>
<tr>
<td>Floodplain: Campus trail is located within the floodplain. It is unknown if there are floodplain impacts.</td>
<td>2. Provide grading details for campus trail. If grading or fill is proposed for campus trail provide compensatory storage and cut and fill volumes.</td>
</tr>
<tr>
<td>Stormwater &amp; Hydraulics: Bottom elevation on east portion of Infiltration 3A does not match model.</td>
<td>3. Correct plans for infiltration 3A to bottom elevation 899.</td>
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<tr>
<td>The City of Blaine requires that the first 1.1 inch of runoff from new impervious</td>
<td>4. Provide additional volume where required. If applicants cannot meet the volume management requirement due to site constraints in its entirety.</td>
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</tbody>
</table>
surfaces be infiltrated. Basins 1A, 1B, and 3A do not meet this requirement.  

It appears that proposed discharge rates for the campus trail drainage area may exceed existing discharge rates.  

| Water Quality: Pretreatment is not provided for stormwater discharging into infiltration basin 3A. | 6. Provide pretreatment of stormwater prior to discharging into infiltration basin 3A. |
| Soils & Erosion Control: Outfall stabilization mat detail shows extend minimum 4 feet from curb. No perimeter control provided for trail construction. | 7. Change detail 9 on C2.2 to specify stabilization mat length per plan.  
8. Update the Erosion Control Plan to include perimeter control on the down-gradient side of the proposed campus trail. |
| Maintenance: A maintenance agreement has not been executed. The applicant has agreement with watershed to provide O&M agreement at completion of entire project. not submitted a Maintenance Plan for each Stormwater Treatment Practice. | 9. Provide an O&M Agreement that meets District requirements at completion of final phase. |

**RECOMMENDATION:** Table with 9 Stipulations

**Stipulations:**

1. Receipt of escrows.  
2. Provide grading details for campus trail. If grading or fill is proposed for campus trail provide compensatory storage and cut and fill volumes.  
3. Correct plans for infiltration 3A to bottom elevation 899.  
4. If applicants cannot meet the volume management requirement due to site constraints in its entirety, they must meet it to the greatest extent practical and explain why it cannot be met.  
5. Provide a rate table that includes all discharge points from the site. Ensure rate control is met at all discharge points.  
6. Provide pretreatment of stormwater prior to discharging into infiltration basin 3A.  
7. Change detail 9 on C2.2 to specify stabilization mat length per plan.  
8. Update the Erosion Control Plan to include perimeter control on the down-gradient side of the proposed campus trail.  
9. Provide an O&M Agreement that meets District requirements at completion of final phase.