COON CREEK WATERSHED DISTRICT
Request for Board Action

MEETING DATE: June 27, 2016
AGENDA NUMBER: 6
ITEM: Discuss Office Locations

AGENDA: Discussion

ACTION REQUESTED
Discuss Office Locations and take official action indicating the Board’s collective preference for the Clay Hole Site

BACKGROUND
At the June 20 Tour the Board visited four potential locations for the District Office
1. Ham Lake Athletic Assoc site (TH 65 and 157th)
2. Ham Lake City Hall Site
3. Coon Rapids Clay Hole Site
4. Coon Rapids Lot North of Lilli Put

The tour included members of the Board of Managers, as well as members of both the Citizen Advisory and Technical Advisory Committees

ISSUES/CONCERNS
1. **Ham Lake/Soderville Athletic Assoc site (TH 65 and 157th):** Site includes two structures that will need to be demolished, and wells that will need to be properly abandoned and sealed.

2. **Ham Lake City Hall Site:** Site includes two cell towers and easements. Comments included concerns about locating and constructing adequate septic and water for a public building. The flatness of the site was noted as a constraint for demonstrating best management practices. Several advisory committee members advised against the sharing of conference/meeting rooms and facilities indicating that their experience has been that while appealing, it turns out to be very impractical and inefficient for staff. Most individuals present were very uncomfortable with the proximity of the cell towers.

3. **Coon Rapids Clay Hole Site:** Everyone on the tour was impressed by the setting, proximity to Coon Creek and the opportunities for education and demonstration of stormwater practices. Site is served by City sewer and water.

4. **Coon Rapids Lot North of Lilli Put:** Site is immediately adjacent to Coon Rapids Bld but will have access via a frontage/backage road off of Egret. Tour members
noted that the building would need to be demolished but is served by City sewer and water.

PRIOR DECISIONS
1. No prior decisions concerning a location have been made to this point.

2. The Board has indicated a commitment to make a choice and begin moving forward with the process

3. The Board has expressed a preference for a site close to Coon Creek or major tributary or water feature, with the potential of projecting a professional and welcoming image to all of the publics (Citizens, engineering professionals, developers, city engineering, public works, and community development staffs) that it works with.

4. The Board has indicated a need to formally communicate its preferences and priorities for sites to the Cities involved.

OPTIONS
1. Ham Lake/Soderville Athletic Assoc site (TH 65 and 157th
2. Ham Lake City Hall Site
3. Coon Rapids Clay Hole Site
4. Coon Rapids Lot North of Lilli Putt

RECOMMENDATION
The Coon Rapids Clay Hole Site meets all of the quantitative and qualitative criteria established by the Board in searching for office space. The Board should pursue discussion with the City of Coon Rapids to secure property and construct a District office building on this site.