

COON CREEK WATERSHED DISTRICT BOARD OF MANAGERS' MEETING

The Board of Managers of the Coon Creek Watershed District held their regular meeting on Monday, September 14, 2026, at the Coon Creek Watershed District Office.

1. Call to Order

The meeting was called to order at 5:30 PM

Board Members Present: Jim Hafner, Jason Lund, Dwight McCullough and Nathaniel Schneider.

Board Member on Zoom: Mary Campbell (due to location conflict)

Staff Present: Jon Janke, Erin Margl, and Hattie Hillukka

Zoom Attendees: Tyler Thompson

2. Approval of the Agenda

Board Member McCullough moved to add Permit Item #11 CSAH 17 from CSAH 18 to 185th Ave, #12 Legacy Christian Academy Athletic Fields – Phase 1, #13 Minnesota Meadows Wetland Bank, #14 MSP Trucking, #15 TPC Blaine Golf Course Bunker Rehab Project, and #16 Veridian Sentinel to the Consent Items. Seconded by Board Member Schneider. Roll call vote taken pursuant to Minn. Stat. 13D.02: Hafner – Aye, Lund- Aye, McCullough – Aye, Campbell – Aye, Schneider – Aye. The motion carried with five (5) yeas (Board Members Hafner, Lund, Campbell, McCullough and Schneider) and no nays.

Due to technical difficulties Member Campbell was available intermittently to vote remotely through Zoom as noted throughout the minutes.

Board Member Lund moved to approve the amended agenda. Seconded by Board Member Schneider. The motion carried with four (4) yeas (Board Members Hafner, Lund, McCullough and Schneider) and no nays.

3. Announcements

No Announcements

4. Open Mic/Public Comment

No one was present for comment

CONSENT ITEMS

5. Approval of Minutes August 24, 2026

6. Receive Administrator's Report

7. Advisory Committee Report

8. Bills/Accounts Payable

Claims totaling \$187,472.76 on the following disbursement list will be issued and released upon Board approval.

Conditions:

Rule 2.7 – Procedural Requirements

1. Submittal of a performance escrow in the amount of \$8,920.00.

Rule 4.0 – Soils and Erosion Control

2. Update the SWPPP to include the following:
 - a. A note to stabilize soils and soil stockpiles within 7 days of inactivity.
 - b. Provide a standard detail for the concrete washout station.

Stipulations: The permit will be issued with the following stipulations as conditions of the permit. By accepting the permit, the applicant agrees to these stipulations:

1. Submittal of grading as-builts for the project to confirm adequate floodplain compensatory storage has been provided.
2. The applicant must apply for coverage under the Minnesota Pollution Control Agency's (MPCA's) Construction Stormwater Permit (Permit No: MNR100001).

12. P26-031 LCA Athletic Fields P1

The purpose of this item is the clearing and grubbing, site grading, ball field, utility and parking lot construction, and restoration located at 3037 Bunker Lake Blvd. NW, Andover, Minnesota.

The project is proposing the construction of new athletic fields, parking and stormwater management features at the Legacy Christian Academy in Andover. The project proposed to disturb 6.55 acres and create 0.62 acres of new/regulated impervious. A portion of the project drains north toward County Ditch 57 (Coon Creek), and a portion drains south toward County Ditch 54. The relevant water resource concerns are Stormwater Management (District Rule 3) and Soils & Erosion Control (District Rule 4).

Based on the findings and exhibits presented in the Staff Report, the staff recommendation was to Approve with three (3) Conditions and four (4) Stipulations.

Conditions:

Rule 2.7 – Procedural Requirements

1. Provide a performance escrow in the amount of \$26,200.00 and execute a signed escrow agreement.

Rule 3.0 – Stormwater Management

2. Provide proof of recording of a fully executed Operations and Maintenance Agreement for the perpetual inspection and maintenance of all proposed stormwater management practices after review and approval by the District.

Rule 4.0 – Soils and Erosion Control

Stipulations: The permit will be issued with the following stipulations as conditions of the permit. By accepting the permit, the applicant agrees to these stipulations:

1. The applicant must apply for coverage under the Minnesota Pollution Control Agency's (MPCA's) Construction Stormwater Permit (Permit No: MNR100001)
2. If dewatering is required, provide DNR dewatering permit prior to construction. If a DNR permit is not required, provide well-field location, rates, discharge location, schedule and quantities prior to construction.
3. Submittal of as-built plans for the re-routed portion of County Ditch 11. The as-built plans should include adequate cross sections of the ditch to verify conformance with the approved construction plans.

14. P26-043 MSP Trucking

The purpose of this item is construction of a new warehouse building with parking and stormwater management features located at 9350 Holly St NW, Coon Rapids, Minnesota.

The project is proposing the construction of a new commercial building with associated stormwater treatment features. The project will disturb 1.27 acres and create 0.84 acres of new/regulated impervious surface. The area drains toward Pleasure Creek. The relevant water resource concerns are Stormwater Management (District Rule 3) and Soils & Erosion Control (District Rule 4).

Based on the findings and exhibits presented in the Staff Report, the staff recommendation was to Approve with three (3) Conditions and five (5) Stipulations.

Conditions:

Rule 2.7 – Procedural Requirements

1. Provide a performance escrow in the amount of \$5,080.00 and execute a signed escrow agreement.

Rule 3.0 – Stormwater Management

2. Provide proof of recording of a fully executed Operations and Maintenance Agreement for the perpetual inspection and maintenance of all proposed stormwater management practices after review and approval by the District.

Rule 4.0 – Soils and Erosion Control

3. Updates the soils & erosion control plan to include the following:
 - c. A note to stabilize soils and soil stockpiles within 24 hours of inactivity.
 - d. Show perimeter surrounding the infiltration basin to prevent compaction during construction.

- c. Provide a concrete washout standard detail.

Stipulations: None

16. P26-027 Viridian Sentinel

The purpose of this item is a new apartment complex and parking located at the Southwest corner of parcels containing Viridian Central Apartments, and Teamsters Local 120, 9436 Ulysses St NE, Blaine, Minnesota.

The application proposes the construction of a new apartment complex with parking and associated stormwater treatment. The regulated impervious drains to an existing stormwater pond what was constructed to treat this area. The project will disturb 1.8 acres and create 1.56 acres of regulated impervious. The overall site drains to Springbrook Creek. The relevant water resource concerns are Stormwater Management (District Rule 3) and Soils and Erosion Control (District Rule 3).

Based on the findings and exhibits presented in the Staff Report, the staff recommendation was to Approve with two (2) Conditions and (2) Stipulations.

Conditions:

Rule 2.7 – Procedural Requirements

1. Provide a performance escrow in the amount of \$7,200.00 and execute a signed escrow agreement.

Rule 4.0 – Soils and Erosion Control

2. Update the SWPPP to stabilize soils and soil stockpiles within 24 hours of inactivity.

Stipulations: The permit will be issued with the following stipulations as conditions of the permit. By accepting the permit, the applicant agrees to these stipulations:

1. The applicant must apply for coverage under the Minnesota Pollution Control Agency's (MPCA's) Construction Stormwater Permit (Permit No: MNR100001)
2. If dewatering is required, provide DNR dewatering permit prior to construction. If a DNR permit is not required, provide well-field location, rates, discharge location, schedule and quantities prior to construction.

Board Member Lund moved to approve the Consent Agenda Items. Seconded by Board Member Schneider. The motion carried with four (4) yeas (Board Members Hafner, Lund, McCullough and Schneider) and no nays.

Campbell – Aye, Schneider – Aye. The motion carried with five (5) yeas (Board Members Hafner, Lund, Campbell, McCullough and Schneider) and no nays.

Chair Hafner called for comment 3 times, hearing none; entertained a motion there were No comments on Coon Creek Watershed District 2027 budget.

Board Member Lund moved to close the public hearing. Seconded by Board Member Schneider. Roll call vote taken pursuant to Minn. Stat. 13D.02: Hafner – Aye, Lund- Aye, McCullough – Aye, Campbell – Aye, Schneider – Aye. The motion carried with five (5) yeas (Board Members Hafner, Lund, Campbell, McCullough and Schneider) and no nays.

Board Member Schneider moved to reopen the regular Board Meeting. Seconded by Board Member Campbell. Roll call vote taken pursuant to Minn. Stat. 13D.02: Hafner – Aye, Lund- Aye, McCullough – Aye, Campbell – Aye, Schneider – Aye. The motion carried with five (5) yeas (Board Members Hafner, Lund, Campbell, McCullough and Schneider) and no nays.

Chair Hafner called for questions from the Board. Hearing none, Mr. Janke explained that the budget establishes the planned revenues and expenditures needed to fund District programs and activities for 2027.

Proposed 2027 Budget:

Revenues	Proposed 2027 Budget
Property Taxes	\$ 6,814,581
Fees & Charges	\$ 270,223
Grants	\$ 2,575,911
Other Revenue	\$ 200,000
Fund Balances	\$ 40,225
Total Revenue	\$ 9,900,940
Expenditures	
Salaries & Benefits	\$ 2,838,729
Professional Services	\$ 501,808
Operating Expenses	\$ 442,234
Program Costs	\$ 5,417,260
Capital Costs	\$ 700,909
Total Expenditures	\$ 9,900,940

The property tax levy, which is approximately 6.8 million dollars, is one source of revenue supporting the overall budget. Other revenue sources come from external grants and joint partner funding.

BE IT FURTHER RESOLVED, that a levy of \$6,814,581 be certified to Anoka County and levied upon all taxable property in the Coon Creek Watershed District for the year 2027, as authorized by the Metropolitan Surface Water Management Act, Minnesota Statutes section 103B.241, to pay the costs to prepare the District's watershed management plan and for projects identified in the plan as necessary to implement the purposes of Minnesota Statutes section 103B.201.

The question was on the adoption of the Resolution and there were 5 yeas and 0 nays as follows:

Campbell	Yea	Nay__
Hafner	Yea	Nay__
Lund	Yea	Nay__
McCullough	<u>Yea</u>	Nay__
Schneider	<u>Yea</u>	Nay__

Upon vote, the President declared the Resolution 2026-06 passed.

Board Member Lund motioned to Adopt the 2027 Operating Budget. Seconded by Member Schneider. Roll call vote taken pursuant to Minn. Stat. 13D.02: Hafner – Aye, Lund- Aye, McCullough – Aye, Campbell – Aye, Schneider – Aye. The motion carried with five (5) yeas (Board Members Hafner, Lund, Campbell, McCullough and Schneider) and no nays.

Board Member Lund motioned to Adopt Resolution 2026-06 Certifying the Tax Levy. Seconded by Member Campbell. Roll call vote taken pursuant to Minn. Stat. 13D.02: Hafner – Aye, Lund- Aye, McCullough – Aye, Campbell – Aye, Schneider – Aye. The motion carried with five (5) yeas (Board Members Hafner, Lund, Campbell, McCullough and Schneider) and no nays.

DISCUSSION ITEMS

17. Watershed Management Videos

The Board discussed the video series that is available through the Board of Water and Soil Resources (BWSR) that helps managers understand their role on the Board. Mr. Hafner explained that as time allows the Board may view a video at a Board Meeting.

Board Member Lund motioned a video is not viewed. Seconded by Board Member Schneider. Roll call vote taken pursuant to Minn. Stat. 13D.02: Hafner – Aye, Lund – Aye, McCullough – Aye, Campbell – Aye, Schneider – Aye. The