

AGENDA

COON CREEK WATERSHED DISTRICT BOARD OF MANAGERS

September 14, 2026
5:30 PM

1. Call to Order
2. Approval of the Agenda
3. Announcements
4. Open Mic

CONSENT ITEMS

5. Approval of Minutes
6. Receive Administrator's Report
7. Advisory Committee Report
8. Bills/Accounts Payable

POLICY ITEMS

9. Election of Officers
10. Hearing on 2027 Budget

PERMIT ITEMS

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
16. Veridian Sentinel

DISCUSSION ITEMS

17. Watershed Management Videos

INFORMATIONAL ITEMS

18. Drought Returns, Again

ADJOURN

BOARD MEETING AGENDA

Board Room
Coon Creek Watershed District Offices
Monday, September 14, 2026
5:30 p.m.

Board of Managers:

Jim Hafner, President; Jason Lund, Vice President; Mary Campbell, Treasurer; Dwight McCullough, Secretary; and Nathaniel Schneider.

Note: Individuals with items on the agenda or who wish to speak to the Board are encouraged to be in attendance when the meeting is called to order.

1. Call to Order
2. Approval of the Agenda
3. Announcements
4. Open Mic

*Members of the public at this time may address the Board, for **up to three minutes**, on a matter not on the Agenda. Individuals wishing to be heard must sign in with their name and address at the door. Additional comments may be accepted in writing. Board action or discussion should **not** be expected during the presentation of public comment/open mic. Board members may direct staff to research the matter further or take the matter under advisement for consideration at a future Board meeting.*

CONSENT ITEMS

The consent agenda is considered as one item of business. It consists of routine administrative items or items not requiring discussion. Items can be removed from the consent agenda at the request of a Board member, staff member or a member of the audience.

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POLICY ITEMS

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ADJOURN

COON CREEK WATERSHED DISTRICT BOARD OF MANAGERS' MEETING

The Board of Managers of the Coon Creek Watershed District held their regular meeting on Monday, August 24, 2026, at the Coon Creek Watershed District Office.

1. Call to Order

The meeting was called to order at 5:31 PM

Board Members Present: Jim Hafner, Mary Campbell and Nathaniel Schneider

Board Members Absent: Dwight McCullough and Jason Lund

Staff Present: Jon Janke, Erin Margl, Jessica Lindemyer, Justine Dauphinais, Jason Hilst, Hattie Hillukka and Michelle Ulrich

Zoom Attendees: Erik Bye

2. Approval of the Agenda

Board Member Campbell moved to remove item #3 Oath of Office Manager Nathaniel Schneider from the agenda as he was sworn in just prior to the start of the Board Meeting. Seconded by Board Member Hafner. The motion carried with three (3) yeas (Board Members Campbell, Hafner, and Schneider) and no nays.

Board Member Campbell moved to approve the amended agenda. Seconded by Board Member Hafner. The motion carried with three (3) yeas (Board Members Campbell, Hafner, and Schneider) and no nays.

3. REMOVED Oath of Office Manager Nathaniel Schneider (ABM)

4. Announcements

No Announcements

5. Open Mic/Public Comment

No one was present for comment

CONSENT ITEMS

6. Approval of Minutes of August 10, 2026

7. Bills/Accounts Payable

Claims totaling \$170,187.29 on the following disbursement list will be issued and released upon Board approval.

Vendor	Amount
V0054--MICHELLE J ULRICH PA	3,633.75
V0094--STATE OF MN AUDITOR	5,090.50
V0101--MINNESOTA ROADWAYS CO	4,500.00
V0110--RESPEC COMPANY LLC	10,097.50
V0138--RMB ENVIRONMENTAL LABORATORIES INC	940.00
V0138--RMB ENVIRONMENTAL LABORATORIES INC	195.00
V0138--RMB ENVIRONMENTAL LABORATORIES INC	2,877.00
V0138--RMB ENVIRONMENTAL LABORATORIES INC	304.00
V0138--RMB ENVIRONMENTAL LABORATORIES INC	342.00
V0138--RMB ENVIRONMENTAL LABORATORIES INC	285.00
V0138--RMB ENVIRONMENTAL LABORATORIES INC	209.00
V0138--RMB ENVIRONMENTAL LABORATORIES INC	260.00
V0138--RMB ENVIRONMENTAL LABORATORIES INC	195.00
V0195--STANTEC CONSULTING SERVICES INC	20,212.75
V0195--STANTEC CONSULTING SERVICES INC	46,320.00
V0195--STANTEC CONSULTING SERVICES INC	3,950.25
V0195--STANTEC CONSULTING SERVICES INC	12,364.00
V0242--METRO I NET	7,330.00
V0348--BLUE CROSS BLUE SHIELD OF MN	26,321.27
V0350--FIRST UNUM LIFE INSURANCE COMPANY	746.24
V0351--DELTA DENTAL OF MN	1,958.93
V0352--HEALTH EQUITY INC	37.10
V0352--HEALTH EQUITY INC	1,158.35
V0352--HEALTH EQUITY INC	212.88
V0352--HEALTH EQUITY INC	118.12
V0360--PAYLOCITY	572.68
V0362--PUBLIC EMPLOYEES RETIREMENT ASSOCIATION	8,607.20
V0363--MINNESOTA STATE RETIREMENT SYSTEM	1,365.00
V0429--ALLYANT	1,500.00
V0446--INTERNAL REVENUE SERVICE	1,708.99
V0447--MI HOMES OF MPLS-STP LLC	6,774.78
	170,187.29

Board Member Campbell moved to approve the Consent Agenda Items. Seconded by Board Member Schneider. The motion carried with three (3) yeas (Board Members Campbell, Hafner, and Schneider) and no nays.

POLICY ITEMS

8. Election of Officers

District Administrator Jon Janke explained the purpose of this item is the election of officers to support the Board organization and administration.

District Bylaws Article VI, Section 1 provides that the Board will annually elect from among its members a President, Vice-President, Secretary, and Treasurer. The term of office is one year, commencing on the date of election. Election of officers is to be conducted at a Board meeting in the month of June. No member may hold more than one office at a time.

The Board last elected officers on June 22, 2026, while one manager position was vacant. At that time, the Board indicated that officer assignments could be revisited after the vacant manager position was filled, and on August 11, 2026 Anoka County appointed Nathaniel Schneider to fill the vacant manager position.

Managers McCullough and Lund were absent from the meeting, so it was recommended to postpone or table the election of Board officers to a future meeting when all Board members are present.

Board Member Schneider moved to postpone or table the election of Board officers to a future meeting when all Board members are present. Seconded by Board Member Campbell. The motion carried with three (3) yeas (Board Members Campbell, Hafner, and Schneider) and no nays.

9. Draft 2027 Budget #3

Mr. Janke discussed the purpose of this item was to present the third draft of the 2027 District budget, summarize advisory committee review, and order the public hearing on the Draft 2027 Budget.

At the August 10, 2026, Board meeting the Board authorized distribution of the draft 2027 budget to the Technical Advisory Committee and Citizen Advisory Committee for review and comment.

The feedback received by both CAC and TAC was with no opposition to the overall budget . Janke summarized the comments made by the CAC.

Based on the findings and exhibits presented in the Staff Report, the staff recommendation was to Receive Draft 2027 Budget #3, order a public hearing on the Draft 2027 Budget for September 14, 2026, and direct staff to publish notice of the public hearing.

Board Member Campbell moved to receive the third draft budget and order a public hearing on the Draft 2027 Budget for September 14, 2026, and direct staff to publish notice of the public hearing. Seconded by Board Member Schneider. The motion carried with three (3) yeas (Board Members Campbell, Hafner, and Schneider) and no nays.

10. Citizen Advisory Committee Applications

Engagement Coordinator Jessica Lindemyer explained the purpose of this item is for the Board to consider the appointment of one or more applicants to the District's Citizen Advisory Committee (CAC).

Minnesota Statute 103D.331 states that the Board of Managers must annually appoint an advisory committee to advise and assist the managers on all matters affecting the interests of the watershed district and make recommendations to the managers on all contemplated projects and improvements in the watershed district.

On Thursday, July 9th District staff received a CAC application from Coon Rapids resident Cameron Bluhm. On Monday, July 13th District staff received a CAC application from Andover resident Jonathan Gwinn. Both applications have been reviewed by staff and deemed complete.

Should the Board choose to appoint either or both applicants at the August 24th meeting, their appointment would run through the rest of the year and be up for re-appointment with the rest of the CAC members in December 2026.

Based on the findings and exhibits presented in the Staff Report, the staff recommendation was to Appoint applicants Cameron Bluhm and Jonathan Gwinn to serve on the Citizen Advisory Committee.

Board Member Hafner moved to Appoint applicants Cameron Bluhm and Jonathan Gwinn to serve on the Citizen Advisory Committee. Seconded by Board Member Campbell. The motion carried with three (3) yeas (Board Members Campbell, Hafner, and Schneider) and no nays.

11. Grant Agreement with BWSR for Blaine Parks WQ Improvements

Water Quality Coordinator Justine Dauphinais discussed the purpose of this item was to present the attached agreement with the MN Board of Water and Soil Resources (BWSR) for a \$500,000 Clean Water Fund grant to implement the Blaine Parks Targeted Water Quality Improvements Phase I project.

The project would be construction of a new stormwater pond in Happy Acres Park in Blaine, Minnesota. The project will focus on addressing the pollution and water quality impairments in the Sand Creek area (ditch #39, #60, and #41), specifically the excess sediment and nutrients coming in from urban stormwater.

This targeted area was the top-ranking project in the ditch #60 sub watershed plan because a large portion of ditch #60 was developed in the 1970's and

1980's prior to any stormwater regulations so currently there is no stormwater treatment in a 56-acre area.

This will be a joint project with our partners the City of Blaine, City of Coon Rapids, Anoka County Highway Department and the City of Ham Lake and all are in favor of moving forward with the project.

On March 9, 2026, authorization was given to staff to apply for FY27 BWSR Clean Water Fund Projects and Practices Competitive Grant Funding.

The grant agreement requires a minimum of 10% local match or \$50,000. The estimated maximum total Project cost is \$1,100,000. The proposed 2027 CCWD budget includes \$294,500 in local match towards the Project, exceeding required match totals.

Executing the grant agreement for implementation of the Blaine Parks Targeted WQ Improvements Phase I project allows local funds to be leveraged with state grant funds to achieve required pollutant reductions for Sand Creek.

Based on the findings and exhibits presented in the Staff Report, the staff recommendation was to Execute the grant agreement with BWSR for Blaine Parks Targeted WQ Improvements Phase 1.

Board Member Schneider moved to Execute the grant agreement with BWSR for Blaine Parks Targeted WQ Improvements Phase 1. Seconded by Board Member Campbell. The motion carried with three (3) yeas (Board Members Campbell, Hafner, and Schneider) and no nays.

12. Water Education Grant – Smart Salting

Ms. Lindemyer discussed this item is to review the Water Education grant application 26-02 and award grant of \$2,000 for the costs associated with hosting a county-wide Smart Salting Operator Training.

On August 19th, Rebecca Haug, Project Manager with Anoka County Department of Transportation, applied for a \$2,000 Water Education Grant to help cover the cost of hosting an MPCA Smart Salting training for operators within Anoka County.

Rebecca Haug states in her grant application that the Smart Salting training will be offered to cities, counties, and other organizations to improve operator effectiveness and reduce chloride pollution by learning best practices, while keeping roads, parking lots, and sidewalks safe. This training has helped organizations reduce their salt use by 30-70%, reducing costs for product and

minimizing infrastructure damage. These reductions have been shown to reduce chloride contamination in lakes, rivers and streams.

Additionally, Rebecca Haug states that a water education grant from Coon Creek Watershed District (CCWD) would allow the County to offer the Smart Salting training free of charge. She states that free attendance provides an incentive for communities with limited budgets to allow staff to be trained.

Based on the findings and exhibits presented in the Staff Report, the staff recommendation was to Approve Water Education grant application of \$2,000 for the costs associated with hosting a Minnesota Pollution Control Agency (MPCA) Smart Salting training for winter maintenance operators within Anoka County.

Board Member Campbell moved to Approve the Water Education grant application of \$2,000 for the costs associated with hosting a Minnesota Pollution Control Agency (MPCA) Smart Salting training for winter maintenance operators within Anoka County. Seconded by Board Member Hafner. The motion carried with three (3) yeas (Board Members Campbell, Hafner, and Schneider) and no nays.

PERMIT ITEMS

13. P26-047 Fields of Winslow Cove 5th (CenterPoint)

Watershed Development Coordinator Erin Margle discussed the purpose of this item is the use of a directional bore of utility line located north of the intersection of Prairie Rd NW & 148th Ln NW, Andover, Minnesota at County Ditch 20.

CenterPoint Energy is proposing the installation of approximately 9,000 square feet of utility line with a crossing of County Ditch 20 via directional bore. The project will disturb 0.74 acres and create no new impervious surface. The project area drains to County Ditch 20. The relevant water resource concerns are Soils & Erosion Control (District Rule 4) and Utility Crossing (District Rule 7).

Based on the findings and exhibits presented in the Staff Report, the staff recommendation was to Approve with 1 (one) Condition and 1 (one) Stipulation.

Condition:

Rule 2.7 – Procedural Requirements

1. Submittal of a performance escrow in the amount of \$2,800.00

Stipulation: 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 as-builts for utility crossing under all ditch crossings that shows 4-foot separation is maintained between the bottom of the ditch and top of the utility line.

Board Member Campbell moved to approve permit P26-047 Fields of Winslow Cove 5th (CenterPoint) with one Condition and one Stipulation. Seconded by Board Member Schneider. The motion carried with three (3) yeas (Board Members Campbell, Hafner, and Schneider) and no nays.

DISCUSSION ITEMS

14. Ditch 11 Inspection Report

Field Operations Manager Jason Hilst presented the Ditch #11 Inspection Report which is part of the District's Operations and Maintenance (O&M) program and the National Pollutant Discharge Elimination System (NPDES). The requirement is to inspect 20% of the open channels annually. Ditch 11 is in Ham Lake, and the channel is 5.34 miles (28,206 feet), the drainage area is 6.17 square miles (3,951 acres), and there are 0 Public Laterals.

IDENTIFIED MAINTENANCE NEEDS Need	Count	Cost Estimate	Immediate	Repair	Monitor
Obstruction	24	\$16,000	\$0	\$6,000	\$10,000
Ditch Repair	2	\$46,897	\$0	\$16,575	\$30,322
Bank Failure	11	\$182,650	\$0	\$0	\$182,650
Illicit Discharge	2	\$0	\$0	\$0	\$0
Beaver	2	\$0	\$0	\$0	\$0
Other	17	\$0	\$0	\$0	\$0
58	\$245,547	\$0		\$22,575	\$222,972

Based on the findings and exhibits presented in the Staff Report, the staff recommendation was to receive Ditch #11 Inspection Report.

Board Member Campbell moved to Receive Ditch #11 Inspection Report. Seconded by Board Member Hafner. The motion carried with three (3) yeas (Board Members Campbell, Hafner, and Schneider) and no nays.

15. Ditch 17 Inspection Report

Field Operations Manager Jason Hilst presented the Ditch #17 Inspection Report which is part of the District's Operations and Maintenance (O&M) program and

the National Pollutant Discharge Elimination System (NPDES). The requirement is to inspect 20% of the open channels annually. Ditch #17 is located in Fridley, Coon Rapids, and Blaine and the channel is 4.57 miles (24,119 feet), the drainage area is 4.13 square miles (2,643 acres), and there are 0 Public Laterals.

IDENTIFIED MAINTENANCE NEEDS Need	Count	Cost Estimate	Immediate	Repair	Monitor
Obstruction	37	\$40,000	\$0	\$10,000	\$30,000
Ditch Repair	3	\$13,937	\$0	\$0	\$13,937
Bank Failure	30	\$216,600	\$0	\$0	\$216,600
Illicit Discharge	13	\$0	\$0	\$0	\$0
Beaver	0	\$0	\$0	\$0	\$0
Other	31	\$0	\$0	\$0	\$0
114	\$270,537	\$0		\$10,000	\$260,537

Based on the findings and exhibits presented in the Staff Report, the staff recommendation was to receive Ditch #17 Inspection Report.

Board Member Schneider moved to Receive Ditch #17 Inspection Report. Seconded by Board Member Campbell. The motion carried with three (3) yeas (Board Members Campbell, Hafner, and Schneider) and no nays.

16. Watershed 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.

The Board took the opportunity to introduce themselves to the new Board Member, Nathan Schneider, and Mr. Schneider shared his background and interest in the District.

INFORMATIONAL ITEMS

No informational items

ADJOURNMENT

Board Member Hafner moved to adjourn at 6:21 pm. Seconded by Board Member Schneider. The motion carried with three (3) yeas (Board Members Campbell, Hafner, and Schneider) and no nays.

President

DRAFT

**COON CREEK WATERSHED DISTRICT
Request for Board Action**

MEETING DATE: September 14, 2026
AGENDA NUMBER: 6
ITEM: Administrator's Report

AGENDA: Consent

REQUESTED ACTION:
Receive report.

ADMINISTRATOR'S EVALUATION

District Capacity and Capability

District operations remain generally stable as the organization transitions from the peak field season into fall planning and implementation. Planned and routine work continues to progress, with workload and program capacity remaining generally manageable. Attention is increasingly shifting toward 2027 workload planning, staffing and succession needs, consultant support, and preparation for upcoming budget and organizational decisions.

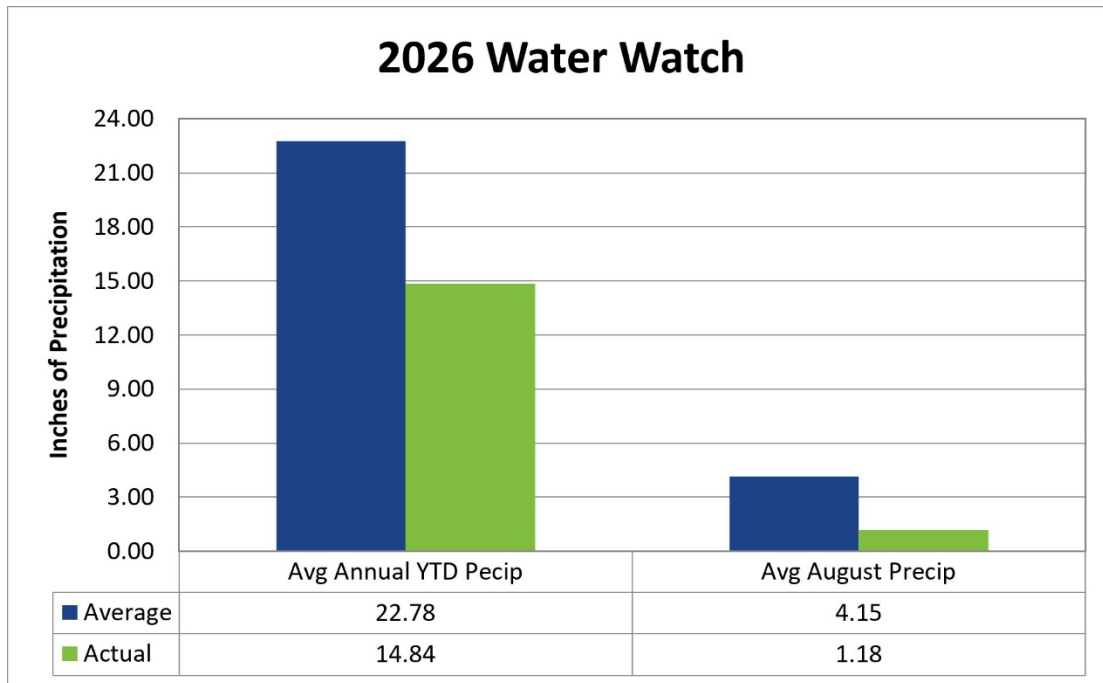
MANAGEMENT SITUATION

Natural Environment

The District received an average of 1.18 inches of precipitation during August. This puts the District 2.97 inches (72%) below average for the month and 7.94 inches (35%) below average for the year. Growing season precipitation is 7.4 inches (45%) below average.

According to the latest U.S. Drought Monitor release (August 25), all of Anoka County is experiencing Severe Drought. Water levels and streamflows across the District are as low as they have been all year, with some streams and ditches nearing or going dry. As a result, plenty of storage capacity exists across the landscape.

Staff continue monitoring District water resources through changing summer conditions, including periods of heat, drought, heavy rainfall, strong storms, and seasonal aquatic vegetation growth. These combined conditions can affect drainage function, water temperature, dissolved oxygen, water quality, aquatic life, and recreational use. No conditions outside expected seasonal ranges have been identified locally to date, although fish kills, excessive vegetation growth, and recreational water quality concerns have been reported elsewhere in the region. Staff will continue monitoring and respond as appropriate if local conditions worsen.



Management Environment

Agency	Status
Federal Government	NOAA anticipates releasing preliminary Atlas 15 precipitation-frequency estimates for public review in September 2026. The updated estimates may affect future stormwater design, flood modeling, infrastructure planning, and project costs.
State Government	No report
Board of Water and Soil Resources (BWSR)	No report
Minnesota Department of Natural Resources (DNR)	The DNR activated the State Drought Task Force in response to worsening drought conditions across Minnesota. The task force supports statewide coordination, information sharing, and drought-response planning.
Minnesota Pollution Control Agency (MPCA)	MPCA continues preparing the next MS4 General Permit and is now targeting reissuance in fall 2026. A formal public notice draft is expected before issuance.
Minnesota Watersheds	- The Strategic Plan Committee completed proposed revisions to the Minnesota Watersheds Strategic Plan for consideration by the membership at the annual business meeting later this year. - Planning is underway for the Minnesota Watersheds Annual Conference in December. Additional conference information and the meeting schedule are expected later this fall. Staff will return to the Board once those materials are available to confirm attendance and delegate participation.

COLLABORATOR ACTIONS CAPACITY AND CAPABILITY

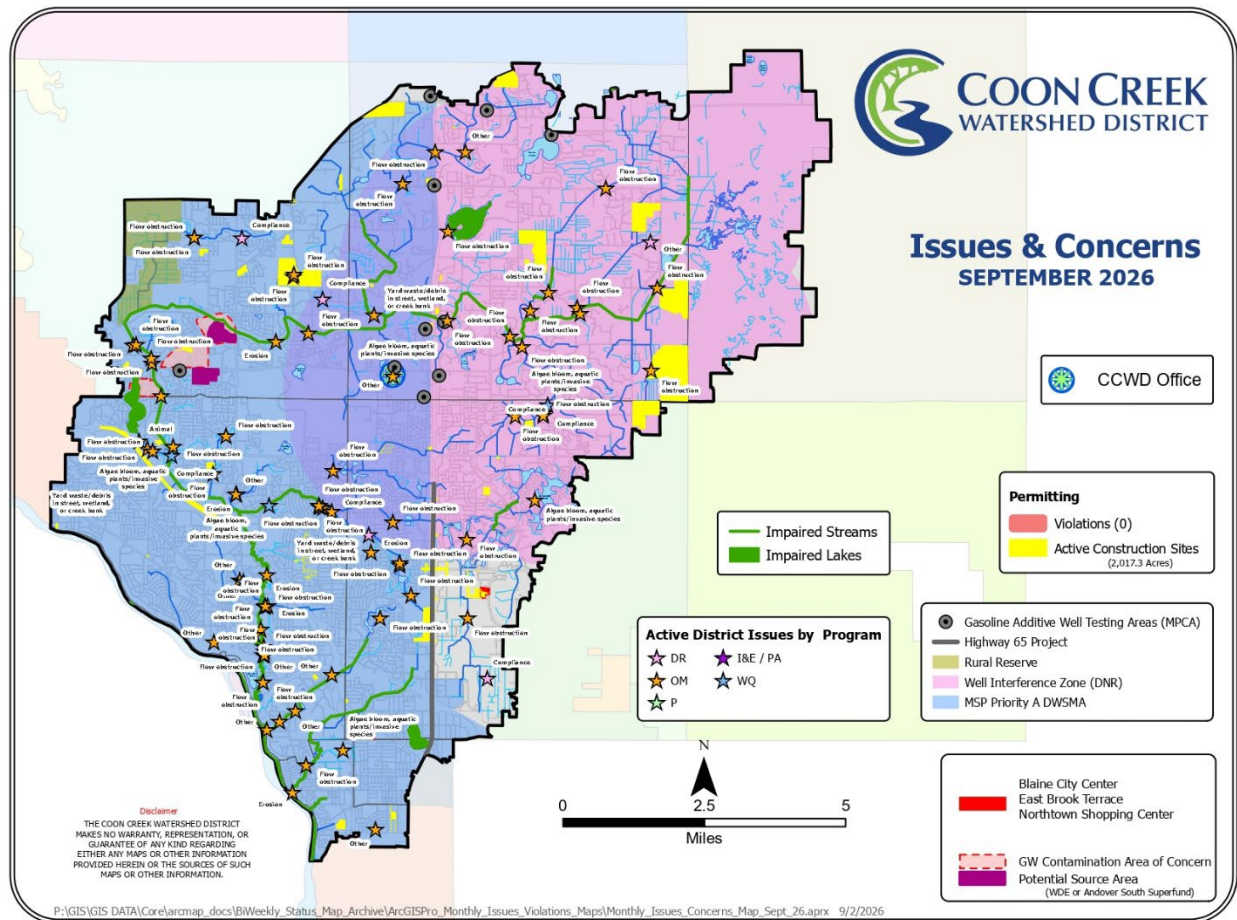
Collaborator	Description
Anoka County	No report
Anoka Conservation District	No report
Cities	No report

PROBLEMS, ISSUES, AND CONCERNS

Strategic Issues and Concerns

- Stormwater Reuse and Plumbing Code Restrictions:** Concerns were raised that proposed plumbing code changes could unintentionally restrict outdoor stormwater reuse. Those concerns have been recognized, and current efforts are focused on allowing the broader code update to move forward while providing more time to address stormwater reuse. MPCA is also updating reuse guidance, with CCWD participating on the technical advisory team.

Operational Issues and Concerns

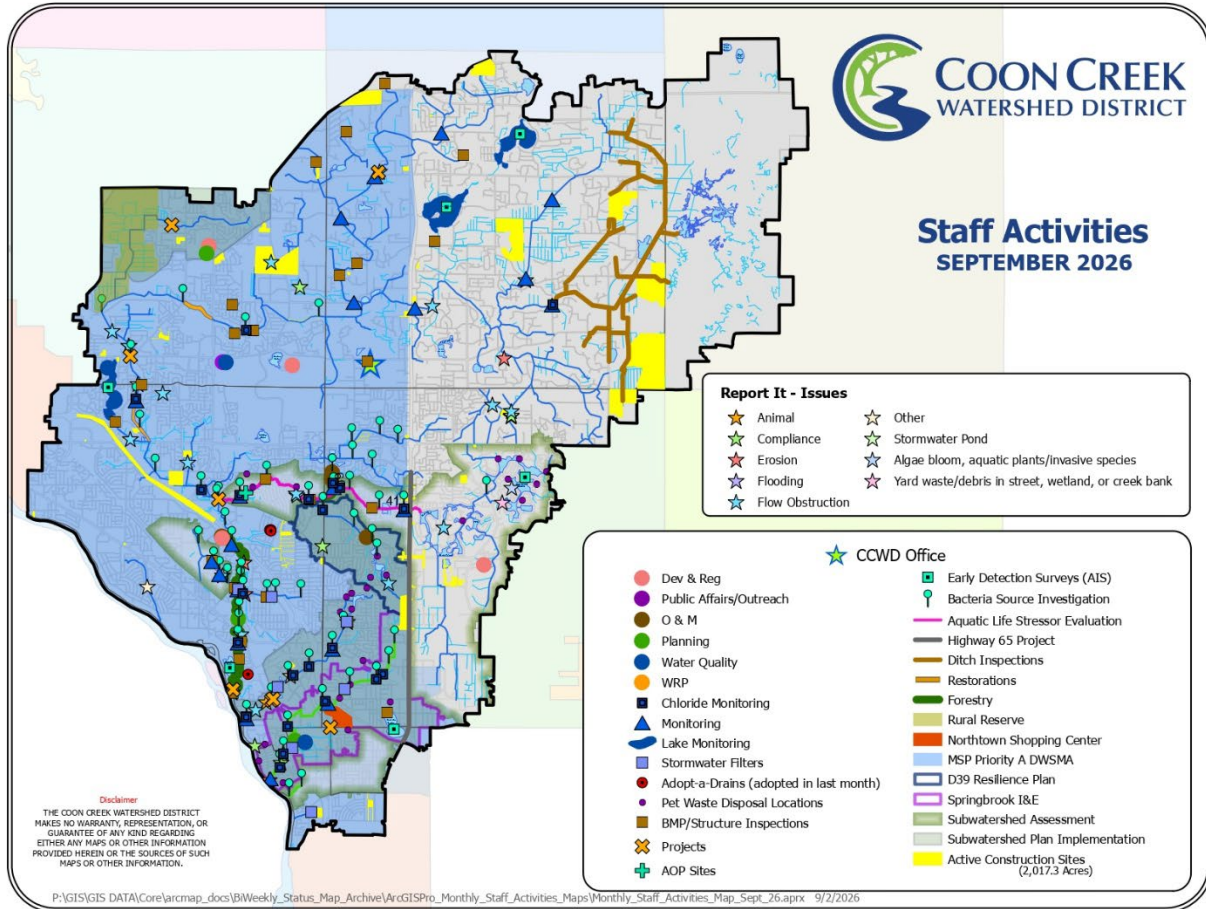


STAFF ACTIVITIES

Strategic Management Activities

- 1) **State Permitting Coordination:** Staff continue participating in statewide efforts to improve permitting and project delivery. Recent work has focused on the DNR Public Waters Work Permit process, including continued efforts with Minnesota Watersheds to clarify application completeness requirements and improve transparency for applicants. Staff also continue participating in the statewide creek restoration workgroup, with the next workshop scheduled for October.
- 2) **Districtwide Water Quality Modeling:** Preliminary results from the District's watershed-scale water quality model are complete. Staff are reviewing and finalizing the results and expect to present the findings and potential planning implications to the Board this fall.
- 3) **District Rule Revisions:** Staff distributed the proposed rule revisions and Notice of Intent to Adopt Rule Revisions to reviewing agencies. The agency review period ended on September 11, 2026. Staff will compile comments and return to the Board as the rulemaking process advances.
- 4) **Economic Analysis:** Staff released the District's Economic Analysis RFP following prior Board direction. Proposals are currently being accepted, and staff anticipate returning to the Board with a recommendation for consultant selection this fall.
- 5) **Office Rear Parking:** Following prior Board authorization to seek quotes, staff completed the additional City coordination needed for the project and are now obtaining contractor quotes. Staff anticipate returning to the Board with a recommendation for award this fall.
- 6) **Coon Creek Restoration:** Geomorphic analysis and the SQT pilot study are underway along the mainstem of Coon Creek to support the District's future creek restoration projects. The current work is focused on understanding existing channel conditions, identifying practical restoration needs and opportunities, and establishing the technical foundation needed to move future projects into design and implementation.

Operations Activities



DISTRICT CAPACITY AND CAPABILITY

Equipment:

- Planning is underway to replace one fleet vehicle after the heavy field season fleet usage.

Facilities:

- No report

Staffing:

- Complement & Strength: 14.55 FTE
- Efforts continue to prepare for the Administrative Services Coordinator transition in 2027. Recruitment is expected to begin this fall allowing time for hiring and transition overlap.

Sustaining:

- No report

Budget & Financials**Coon Creek Watershed District
CCWD - Budget Report**

As of Date:

08/31/2026

	Year Ending 12/31/2026	Year To Date 08/31/2026			
	CCWD 2026 Budget	CCWD 2026 Budget	Actual Expenses YTD	Variance YTD	
Revenue					
Property Taxes	6,924,414.00	4,616,280.00	3,638,550.98	977,729.02	-21%
Fees & Charges	180,573.00	120,384.00	154,427.47	(34,043.47)	28%
Grants	2,372,179.00	1,581,456.00	0.00	1,581,456.00	-100%
Other Revenue	180,000.00	120,000.00	159,954.38	(39,954.38)	33%
Total Revenue	9,657,166.00	6,438,120.00	3,952,932.83	2,485,187.17	-39%
Expense					
Salaries & Benefits	2,711,666.00	1,807,784.00	1,442,342.78	365,441.22	-20%
Professional Services	527,084.00	351,384.00	280,615.67	70,768.33	-20%
Operating Expenses	367,759.00	245,184.00	150,475.67	94,708.33	-39%
Program Expense	6,713,313.00	4,475,568.00	987,455.80	3,488,112.20	-78%
Capitalized Expenses	71,000.00	47,336.00	8,508.00	38,828.00	-82%
Total Expense	10,390,822.00	6,927,256.00	2,869,397.92	4,057,858.08	-59%

Created on : 09/10/2026 6:32 AM PST

**Coon Creek Watershed District
Cash Balance**

As of Date:

08/31/2026

	Escrow Fund	General Fund	All Funds
	Month Ending 08/31/2026	Month Ending 08/31/2026	Month Ending 08/31/2026
Cash and Cash Equivalents			
Cash	1,763,577.05	(1,770,736.83)	(7,159.78)
Petty Cash	0.00	250.00	250.00
Investment Account	23,060.00	8,092,885.19	8,115,945.19
Total Cash and Cash Equivalents	1,786,637.05	6,322,398.36	8,109,035.41

Created on : 09/10/2026 6:32 AM PST

August started with an operational fund balance of approximately \$6,616,172.90**Change in net cash position was - \$293,774.54****Balance of the escrow trust fund is \$1,809,734.12****Eight months into the fiscal year, the budget variance is -20%**

COON CREEK WATERSHED DISTRICT
Request for Board Action

MEETING DATE: September 14, 2026
AGENDA NUMBER: 7
ITEM: Advisory Committees Report

AGENDA: Policy Discussion Information

ACTION REQUESTED

Receive Report

BACKGROUND

The Citizen Advisory Committee (CAC) met on Wednesday, August 12th. The Technical Advisory Committee (TAC) met on Thursday, August 13th.

- The next CAC meeting is scheduled: September 9th at 4:30 p.m. hybrid with Zoom.
- The next TAC meeting is scheduled: September 10th at 8:30 a.m. hybrid with Zoom.

ISSUES/CONCERNS

Citizen Advisory Committee (CAC)

The majority of the CAC was present at the meeting. Absent were Gary Nereson and CAC Liaison, Dwight McCullough.

1. Open Forum

No comments.

2. District Update

Jessica Lindemyer gave a brief update on various District activities including recent weather conditions and water levels across the District. According to the latest US Drought Monitor release, all of Anoka County is experiencing Moderate Drought.

The District has received applications from two individuals interested in serving on the CAC. These applications are scheduled for consideration at the August 24th Board Meeting.

The Anoka County Board of Commissioners acted on Monday night to fill the current vacancy on the CCWD Board of Managers. CAC member Nathan Schneider was appointed to the position. The CAC congratulated Nathan on his appointment.

Jessica passed out information on an upcoming volunteer opportunity with Northtown Library. The Library will be hosting 'We Are Water', a traveling exhibit focused on Minnesota's water resources. The grand opening for this exhibit is scheduled for Saturday, October 10th.

3. 2027 Draft Budget

Jon Janke provided a presentation on the 2027 draft budget.

The District develops and adopts an annual budget for activities identified in the Comprehensive Watershed Management Plan. The budgeting process begins in April and must be adopted by September 15th of each year. For the 2027 budget process, the board reviewed major preliminary budget categories individually before assembling the full draft budget in early July.

The draft budget was scheduled to be released for advisory committee review on July 27th. However, the July 27th board meeting was cancelled due to lack of quorum. This resulted in the budget release being delayed until the August 10th meeting.

The draft budget is shared with the District's Citizen Advisory Committee and Technical Advisory Committee. Any feedback received from the advisory committees will be compiled and shared with the Board for their consideration at the August 24th Board meeting.

Jon shared that the current draft budget for 2027 sits at \$9.9M, which includes a levy of \$6.8M. This is a 1.587% decrease from 2026. Jon explained that the major factors impacting the 2027 budget include changes in project timing and readiness, updated grant and funding assumptions, and one-time facility and equipment costs.

Jon highlighted several of the large projects and activities accounted for in the 2027 budget, including building and facility improvements, Happy Acres Park stormwater improvements, Pleasure Creek pond outlet modification, lifecycle and replacement cost study, Coon Creek Restoration Implementation Analysis, and H&H model upgrade evaluation.

Jon concluded his presentation by explaining the next steps in the budget process, including board review and consideration of committee comments and the ordering of the public hearing. The public hearing and budget adoption is expected to be scheduled for September 14th. Final adoption of the property tax levy will occur in December.

Joe MacPherson inquired about the \$1M reduction in the implementation budget for the D39 Subwatershed. Jon explained that the (\$1,016,400) denoted in the 'change' column is not a reduction, but rather an offset in revenue associated with the Bridgewater project that was completed in 2025.

Joe also inquired about the 'Office Furniture & Fixtures' line. Jon explained that the line item is associated with furnishing the proposed remodel of the basement and replacing the remaining office furniture that was repurposed from the old bank when the District first moved into this office space in 2018.

Barbara Goodboe-Bisschoff asked if the budget provided to the CAC was the full extent of the budget or if a more detailed version had been provided to the Board. Jon confirmed that the budget provided to the advisory committee is the same version of the budget that is reviewed by the Board.

Barbara inquired about the salaries and benefits section of the budget, particularly as it relates to the increases exhibited since 2024. Jon highlighted the administrative separation from the County as one of the main factors for the recent changes. The administrative separation, which was initiated by Anoka County in 2023, has resulted in the District

paying much higher rates for benefit packages as a small group employer. Jon also spoke to high staff retention and longevity of service as a factor in salaries. The District is currently averaging a retention rate of 5.5 years with the recent retirement of Tim Kelly who served the District for over 30 years and Dawn Doering who served the District for 18 years. Jon highlighted the operational benefits of retaining highly qualified staff and the institutional knowledge and technical expertise that come with it.

Barbara also inquired about the funds budgeted for the office remodel. Jon explained that the funds would be used to remodel the District's basement from an unfinished space with limited usability into a usable space for additional offices, workspaces, and breakroom. Discussion was had regarding the costs of commercial remodeling versus residential remodeling and the increased costs of construction materials over the last several years.

Barbara asked if the District has considered bringing in a strategist to review staffing details and determine where reductions could be made. Jon noted that the 2027 budget currently has funds budgeted for a salary survey. This effort would involve hiring a professional consultant to review the District's position descriptions as they relate to the efforts outlined in the Comprehensive Management Plan, as well as compensation and benefits as they compare to other watershed districts and similar organizations.

Committee members were encouraged to submit any comments they may have on the 2027 draft budget by Wednesday, August 19th. Comments received by this date will be included in the meeting packet for the August 24th Board meeting. Comments received after the 19th will be verbally communicated to the Board at the meeting on the 24th.

Technical Advisory Committee (TAC)

The majority of the TAC were present at the meeting. Absent were City of Columbus and the Department of Health.

1. Announcements

Water Quality Cost Share Program

Justine Dauphinais reminded the Committee that the next deadline for Water Quality Cost Share applications is Friday, September 11th.

Other

Jon Janke introduced David Petry as the District's Water Restoration and Protection Coordinator. David briefly introduced himself, sharing that his background is in stream ecology, construction management, and project management.

Rebecca Haug introduced ACHD's Sea Grant Fellow, Jared Langer. Jared will be focusing on ditches outside of the watershed, monarch habitat monitoring, and assisting with ACHD's MS4 requirements.

Dave Berkowitz shared that Jason Baumunk has taken over the role as Fire Chief for the City of Andover, leaving his position as Parks and Streets Operations Manager vacant.

Ryan Toot announced that the DNR has hired Bella Radler as a Hydrologist within the Ecological and Water Resources Division. She will be working within the South District of Region 3 and will be reviewing Water Supply Plans.

Erik Bye shared that the Minnesota Department of Health has released the draft 2026 Source

Water Assessment Report for Minneapolis Public Works Water Treatment & Distribution Services.

2. Management Situation

Hydrology

Tyler Thompson provided a brief hydrology update. Conditions are dry with growing season precipitation levels 50% below average for this time of year.

Other

Jon Janke inquired if anyone had heard an update on the release of the new MS4 Permit. Rebecca Haug shared that the last she heard, it was still slated for release late this summer or fall.

3. Concerns

Plumbing Board Stormwater Reuse Update

Jon Janke provided an update on the Plumbing Board's consideration of adopting Chapter 15 of the National Plumbing Code as it relates to stormwater reuse. Implementation of the Chapter 15 language pertaining to stormwater reuse has the potential to restrict future water quality projects and retroactively affect existing stormwater reuse projects. Several entities and organizations across the state submitted comments to the Plumbing Board and spoke against the adoption at a meeting on June 23rd. Since that time, the Plumbing Board has decided to move forward with portions of the Chapter 15 language, but excluded the section related to stormwater reuse. The Plumbing Board has asked the Minnesota Pollution Control Agency (MPCA) to look into stormwater reuse through the stormwater manual, looking for additional resources and information. For the moment, no decision has been made on reuse, but the uncertainty remains. This uncertainty makes planning for reuse projects more difficult and has made grant funding for such projects uncertain.

Rebecca Haug shared that the task force that originally assessed stormwater reuse as an option is being reconvened. Interested individuals should reach out to the Minnesota Department of Health (MDH). Minnesota Cities Stormwater Coalition (MSCS) is very involved and will be part of future stormwater reuse discussions along with the City of Woodbury and City of Waconia.

Justine Dauphinais shared that she received an email from the MPCA stating that they are forming a stormwater task force to update the technical guidance on stormwater reuse in the stormwater manual.

4. Briefs

CCWD 2027 Budget

Jon Janke gave a presentation on the District's current draft budget for 2027. Jon shared that the total budget sits at \$9.9M, which includes a levy of \$6.8M. This is a 1.6% decrease from 2026. The major factors impacting the 2027 budget include changes in project timing and readiness, updated grant and funding assumptions, and one-time facility and equipment costs.

Jon provided information on a few highlights from the budget, including the water quality

cost-share program, Happy Acres Park stormwater improvements, Pleasure Creek pond outlet modifications, lifecycle and replacement cost study, Coon Creek restoration implementation analysis, and H&H model upgrade evaluation.

The 2027 budget remains preliminary. TAC members are encouraged to submit any comments they may have by Wednesday, August 19th. The Board is scheduled to consider ordering the public hearing on August 24th.

Ryan Toot expressed interest in learning more about the Pleasure Creek Outlet Modification. David Petry indicated that he would reach out to schedule a meeting.

Chloride Reduction Initiatives

Justine Dauphinais provided an overview of the purpose of the Water Quality Cost Share Program, highlighting the recent addition of the 'Smart Salting' category. Projects and practices that reduce chloride pollution to District receiving waters, including groundwater, are eligible for the Smart Salting category. Proposals must result in benefits above-and-beyond any requirements and existing/baseline winter maintenance practices. Record-keeping improvements increasing eligible pollutant reduction credits and/or facilitation program evaluation and improvement planning are also eligible.

Justine shared information on low salt design practices, referencing Bolton & Menk's recent presentation at the Anoka County MS4 partner meeting. Various examples of low salt design pilot projects were shared, including Richfield's custom low salt design fact sheets for developers and Hopkins' sustainable building policy integration.

David Petry shared that Ramsey County is working to draft low salt design ordinances that can be adopted by their cities.

Rebecca Haug shared that the September Anoka County MS4 partner meeting will include a presentation from the City of Bloomington. Anoka County Highways intends to submit a cost share grant application for the development of a GIS model of salt demand and will be inviting all cities to participate, especially city planners.

FEMA Review Council Report Update & HUC 8 Update

Erik Bye provided a summary of the recently released FEMA Review Council Report. Highlights of this report include a continued push to reduce administrative overhead to streamline function, a push to move more responsibility to the state and local levels, an increase to the threshold for disaster public assistance, and incentivizing mitigation and preparedness measures. Erik shared that recently proposed bills have included many of these recommendations.

Erik shared that the DNR has been providing periodic updates on the HU8 mapping process. The CCWD portion of Anoka County is scheduled for its Flood Risk Review meeting in late 2026. This meeting will be preceded by the meeting regarding RCWD's portion of Anoka County. The meeting date for the northern portion of Anoka County is yet to be determined but will likely occur in 2027.

WBIF Recap and FY27 Kickoff

Justine Dauphinais provided an overview of the Watershed Based Implementation Funding (WBIF) process and a recap of previously funded activities before moving into the kickoff process for FY27.

The kickoff process for FY27 includes the selection of a facilitator, voting representatives, and agreement on the decision-making criteria that will be used.

- Justine Dauphinais was selected as the facilitator.
- Jon Janke (CCWD), Chris Lord (ACD), Rachel Workin (Fridley), and Kameron Kytonen (Andover) were selected as the voting representatives.
- Tiered majority vote was selected for the decision-making process. This is the same process the group has used in past years to make WBIF decisions.

Next steps in the WBIF process include the submission of proposals and scheduling of the official Convene Meeting.

Atlas 15 Update

In April 2015 we received word that the precipitation data from the Feds would be distributed. For Minnesota, they plan to release Atlas 15 by September 2026. Upon release, there will be an opportunity for review and comment. Depending on what the data looks like, Atlas 15 may impact local management and modeling strategies.

5. Other Water Management Concerns

None.

RECOMMENDATION

Receive the report.

COON CREEK WATERSHED DISTRICT

Request for Board Action

MEETING DATE: September 14, 2026
AGENDA NUMBER: 8
ITEM: Bills to Be Paid

FISCAL IMPACT: Budgeted
POLICY IMPACT: Policy

REQUEST

Approve bills

BACKGROUND

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

Vendor	Amount
V0008--US BANK	11,830.03
V0010--A1 FLOOR AND CARPET CARE	1,119.30
V0040--FRONTIER PRECISION INC	615.00
V0054--MICHELLE J ULRICH PA	4,656.25
V0096--RANDY WESP EXCAVATING LLC	2,350.00
V0096--RANDY WESP EXCAVATING LLC	11,000.00
V0096--RANDY WESP EXCAVATING LLC	1,750.00
V0102--UNITED STATES GEOLOGICAL SURVEY	38,123.00
V0103--BANKERS ADVERTISING CO	2,073.35
V0103--BANKERS ADVERTISING CO	290.81
V0111--WELL GROOMED LAWNS INC	364.00
V0128--YTS COMPANIES LLC	60,655.00
V0138--RMB ENVIRONMENTAL LABORATORIES INC	195.00
V0221--ABDO LLP	3,333.33
V0221--ABDO LLP	206.25
V0221--ABDO LLP	1,160.00
V0242--METRO I NET	7,330.00
V0249--PLAUDIT DESIGN	450.00
V0269--CENTERPOINT ENERGY-ESCROW	1,225.00
V0352--HEALTH EQUITY INC	1,227.07
V0352--HEALTH EQUITY INC	1,158.35
V0352--HEALTH EQUITY INC	172.43
V0352--HEALTH EQUITY INC	331.00
V0352--HEALTH EQUITY INC	37.10
V0352--HEALTH EQUITY INC	900.00
V0352--HEALTH EQUITY INC	1,158.35
V0362--PUBLIC EMPLOYEES RETIREMENT ASSOCIATION	9,024.76
V0362--PUBLIC EMPLOYEES RETIREMENT ASSOCIATION	9,034.30
V0363--MINNESOTA STATE RETIREMENT SYSTEM	1,365.00
V0363--MINNESOTA STATE RETIREMENT SYSTEM	1,365.00
V0415--GOPHER STATE ONE CALL	1.35
V0442--MN PAID LEAVE FUND	757.31
V0448--HANSON BUILDERS INC	1,500.00
V0450--EVERGREEN DEVELOPMENT LLC	10,714.42
	187,472.76

Item 8: Bills to be Paid Page 2 of 2

Company name: Coon Creek Watershed District Created on: 9/9/2026	Vendor name	Bill number	Date	Run name	Department name	Account	Capital Project ID	Grant ID	Transaction amount	Memo
8282026	MINNESOTA STATE RETIREMENT SYSTEM	68282026	8/28/2026	General Fund	Water Quality	60718			435.00	08/28/2026 MERS/PYRL
	MINNESOTA STATE RETIREMENT SYSTEM	68282026	8/28/2026	General Fund	Planning	60718			200.00	08/28/2026 MERS/PYRL
	MINNESOTA STATE RETIREMENT SYSTEM	68282026	8/28/2026	General Fund	Watershed Development	60718			150.00	08/28/2026 MERS/PYRL
	MINNESOTA STATE RETIREMENT SYSTEM	68282026	8/28/2026	General Fund	Operations & Maintenance	60718			105.00	08/28/2026 MERS/PYRL
	MINNESOTA STATE RETIREMENT SYSTEM	68282026	8/28/2026	General Fund	Public & Governmental Relations	60718			25.00	08/28/2026 MERS/PYRL
	MINNESOTA STATE RETIREMENT SYSTEM	68282026	8/28/2026	General Fund	Administration	60718			450.00	08/28/2026 MERS/PYRL
Sum for 09112026									1,365.00	
9112026	MINNESOTA STATE RETIREMENT SYSTEM	09112026	9/11/2026	General Fund	Water Quality	60718			435.00	09112026 MERS/PYRL
	MINNESOTA STATE RETIREMENT SYSTEM	09112026	9/11/2026	General Fund	Planning	60718			200.00	09112026 MERS/PYRL
	MINNESOTA STATE RETIREMENT SYSTEM	09112026	9/11/2026	General Fund	Watershed Development	60718			150.00	09112026 MERS/PYRL
	MINNESOTA STATE RETIREMENT SYSTEM	09112026	9/11/2026	General Fund	Operations & Maintenance	60718			105.00	09112026 MERS/PYRL
	MINNESOTA STATE RETIREMENT SYSTEM	09112026	9/11/2026	General Fund	Public & Governmental Relations	60718			25.00	09112026 MERS/PYRL
	MINNESOTA STATE RETIREMENT SYSTEM	09112026	9/11/2026	General Fund	Administration	60718			450.00	09112026 MERS/PYRL
Sum for 09112026									1,365.00	
07996937 QTR2 26	MINPAID LEAVE FUND	07996937 QTR2 26	8/25/2026	General Fund	Administration	76731			767.31	MINPYRL 2ND QTR2026 22% BELL
Sum for 07996937 QTR2 26									767.31	
0926CCWD	A1 FLOOR AND CARPET CARE	0926CCWD	9/1/2026	General Fund	Administration	61105			1,119.30	SEPTEMBER 2026 CLEANING SERVICE
Sum for 0926CCWD									1,119.30	
202608433	PLAUDIT DESIGN	202608433	8/20/2026	General Fund	Public & Governmental Relations	61559			450.00	WEB HOST & SUPPORT 9/4-12/3
Sum for 202608433									450.00	
21DMCZP	HEALTH EQUITY INC	21DMCZP	9/9/2026	General Fund	Operations & Maintenance	60713			900.00	SEPT09 DPC DEDUCTIONS
Sum for 21DMCZP									900.00	
269	RANDY WESPESCAVATING LLC	269	8/20/2026	General Fund	Operations & Maintenance	61549	PRJ26-401		2,350.00	26 NON ROU MANT D17 HUGO ST OBSTRUCTION
Sum for 269									2,350.00	
270	RANDY WESPESCAVATING LLC	270	9/1/2026	General Fund	Operations & Maintenance	61549	PRJ26-401		11,000.00	26 NON ROU MANT LLC ERANDSON STAB
Sum for 270									11,000.00	
273	RANDY WESPESCAVATING LLC	273	9/4/2026	General Fund	Operations & Maintenance	61549	PRJ26-401		1,750.00	26 NON ROU MANT ISS 26-107 D17
Sum for 273									1,750.00	
27981	WELL OF GOOD MED LAWN INC	27981	8/31/2026	General Fund	Administration	61250			364.00	CCWD MOW AUGUST 2026
Sum for 27981									364.00	
3740	METRO DINET	3740	9/1/2026	General Fund	Administration	63066			7,330.00	MTHLY VTS SERVICES SEPT 26
Sum for 3740									7,330.00	
43213	YTS COMPANIES LLC	73213	8/24/2026	General Fund	Operations & Maintenance	63595	PRJ25-407		60,655.00	25 WOODBRIDGE CHNL CLEARING GRUBBING
Sum for 43213									60,655.00	
528022	AEIO LLP	528022	8/31/2026	General Fund	Administration	63052			3,333.33	ACCT 90223 PRF SVCS AUG 2026
Sum for 528022									3,333.33	
528563	AEIO LLP	528563	8/31/2026	General Fund	Administration	63052			206.25	ACCT 300306 IS CONSULTING AUG 2026
Sum for 528563									206.25	
528610	AEIO LLP	528610	8/31/2026	General Fund	Administration	63052			1,160.00	ACCT 300306 WSPAYROLL AUG 26
Sum for 528610									1,160.00	
6080890	COH-ERSTATE ONE CALL	6080890	8/31/2026	General Fund	Operations & Maintenance	61559			1.35	CCWD01 EMAIL TICKET X1

COON CREEK WATERSHED DISTRICT
Request for Board Action

MEETING DATE: September 14, 2026
AGENDA NUMBER: 9
ITEM: Election of Officers

POLICY IMPACT: Policy

ACTION REQUESTED

Elect Board officers.

BACKGROUND

The District Board of Managers elects officers to support Board organization and administration.

Minnesota Statutes Section 103D.315, subdivision 3 requires watershed district managers to elect different managers as President, Secretary, and Treasurer.

District Bylaws Article VI, Section 1 provides that the Board will annually elect from among its members a President, Vice-President, Secretary, and Treasurer. The term of office is one year, commencing on the date of election. Election of officers is to be conducted at a Board meeting in the month of June. No member may hold more than one office at a time.

The Board last elected officers on June 22, 2026, while one manager position was vacant. At that time, the Board indicated that officer assignments could be revisited after the vacant manager position was filled.

Anoka County appointed Nathaniel Schneider to fill the vacant manager position on August 11, 2026.

OFFICES

Office	Current Officer	Elected Officer
President	Jim Hafner	
Vice-President	Jason Lund	
Secretary	Dwight McCullough	
Treasurer	Mary Campbell	

OPTIONS

1. Elect Board officers.
2. Continue the officers elected June 22, 2026, until the next annual election.

RECOMMENDATION

Elect Board officers.

COON CREEK WATERSHED DISTRICT
Request for Board Action

MEETING DATE: September 14, 2026
AGENDA NUMBER: 10
ITEM: 2027 Budget Hearing

FISCAL IMPACT: \$9,900,940 Budget; \$6,814,581 Proposed Property Tax Levy
POLICY IMPACT: Policy

REQUEST

Hold the public hearing, adopt the 2027 budget, and adopt the proposed 2027 property tax levy by resolution.

PURPOSE & SCOPE OF ITEM

To receive public comment on the proposed 2027 District budget and consider adoption of the 2027 operating budget and proposed 2027 property tax levy.

The budget establishes the planned revenues and expenditures needed to fund District programs and activities for 2027. The property tax levy is one source of revenue supporting the overall budget.

BACKGROUND

On March 24, 2026, the Board adopted the budget calendar and process for development of the 2027 budget.

Between April and August, the Board reviewed portions of the budget and three complete budget drafts as the proposed 2027 budget was developed and refined.

On August 10, 2026, the Board authorized distribution of the draft budget to the Technical Advisory Committee (TAC) and Citizen Advisory Committee (CAC) for review and comment.

On August 24, 2026, the Board received Draft 2027 Budget #3, reviewed the advisory committee feedback, ordered the September 14 public hearing, and directed staff to publish notice of the hearing.

Notice of the public hearing was posted on the District website and published in the District's official newspapers in advance of the hearing. The published notice is attached for the record.

PROCESS

1. Open the public hearing
2. Review the proposed 2027 budget
3. Receive public comments
4. Close the public hearing
5. Consider public comments
6. Adopt the 2027 operating budget
7. Adopt the proposed 2027 property tax levy by resolution

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

ISSUES/CONCERNS

1. **Advisory Committee Review:** The CAC reviewed the draft budget on August 12, 2026. Discussion included questions regarding several budget line items and the decision-making process for proposed activities. The office remodel, consulting services, staff salaries, and general cost-effectiveness of budgeted items were among the primary topics discussed. The TAC reviewed the draft budget on August 13, 2026. No formal comments were received from the TAC.
2. **Public Comments:** No public comments on the proposed 2027 budget have been received through preparation of this staff report.
3. **Hearing Requirement:** MN Statute 103D.911 requires the Board to hold a public hearing before adopting the following year's budget. The budget must be adopted on or before September 15.
4. **Public Notice:** The hearing notice was published in the District's official newspapers and posted on the District website in advance of the hearing. The notice identifies the hearing date, time and location and invites public comment on the proposed budget and property tax levy.
5. **Budget and Proposed Levy:** Following the public hearing, the Board may adopt the budget as proposed or make modifications before adoption. MN Statute 103D.911 and 103D.915 require the District to determine the amount to be raised by property tax levy and certify the levy to the county auditor no later than September 15. The September levy serves as the District's proposed levy for the Truth-in-Taxation process. The final 2027 property tax levy will return to the Board in December.

RECOMMENDATION

Hold the public hearing and adopt the 2027 operating budget and proposed 2027 property tax levy by resolution.

RESOLUTION 2026-06**COON CREEK WATERSHED DISTRICT
BOARD OF MANAGERS****RESOLUTION TO ADOPT 2027 BUDGET AND
DIRECT CERTIFICATION OF PROPERTY TAX LEVY
FOR TAXES PAYABLE 2027**

Manager _____ offered the following resolution and moved its adoption, seconded by
 Manager _____

WHEREAS, Minnesota Statutes sections 103D.911 and 103D.915 require that on or before September 15 of each year, the Coon Creek Watershed District Board of Managers (Board) adopt a budget for the next year and decide on the total amount necessary to be raised from ad valorem tax levies to meet the District budget, and that the District certify to the auditor of Anoka County the tax levy amount;

WHEREAS, pursuant to Minnesota Statutes section 103D.911, the Board held a public hearing, duly noticed, on September 14, 2026, on the proposed 2027 District budget, whereby all interested members of the public were afforded the opportunity to address the Board concerning the proposed budget and levy, and the Board is legally authorized to levy the tax described below;

THEREFORE BE IT RESOLVED, that the Coon Creek Watershed District Board of Managers adopts a 2027 operating budget totaling \$9,900,940 for the fiscal year beginning January 1, 2027 and ending December 31, 2027;

BE IT FURTHER RESOLVED, that the Coon Creek Watershed District Board of Managers hereby establishes the 2027 Coon Creek Watershed District Operating Budget as follows:

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
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Professional Services	\$	501,808
Operating Expenses	\$	442,234
Program Costs	\$	5,417,260
Capital Costs	\$	700,909
Total Expenditures	\$	9,900,940

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 _____ yeas and _____ nays as follows:

Campbell	Yea _____	Nay _____
Hafner	Yea _____	Nay _____
Lund	Yea _____	Nay _____
McCullough	Yea _____	Nay _____
Schneider	Yea _____	Nay _____

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

Jim Hafner
CCWD President
9/14/2026

NOTICE OF PROPOSED PROPERTY TAXES and BUDGET

The Board of Managers of the Coon Creek Watershed District will hold a public hearing on:

Monday, September 14, 2026

5:30 PM

Coon Creek Watershed District

13632 Van Buren St NE

Ham Lake, MN 55304

All residents of the Watershed District are invited to attend the public hearing on the proposed 2027 budget to express their opinions on the budget and the amount of property taxes the Board of Managers propose to collect to pay for District services to be provided in 2027. If the discussion on the budget cannot be completed, a time and place for continuing the discussion will be announced at the hearing. You are invited to send written comments to:

President

Coon Creek Watershed District

13632 Van Buren St NE

Ham Lake, MN 55304

Revenues	<u>2027 Draft</u>
Property Tax	\$6,814,581
Fees & Charges	270,223
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Fund Balance	40,225
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Total Expenditures	\$9,900,940

RESOLUTION 2026-06

**COON CREEK WATERSHED DISTRICT
BOARD OF MANAGERS**

**RESOLUTION TO ADOPT 2027 BUDGET AND
DIRECT CERTIFICATION OF PROPERTY TAX LEVY
FOR TAXES PAYABLE 2027**

Manager _____ offered the following resolution and moved its adoption, seconded by
Manager _____

WHEREAS, Minnesota Statutes sections 103D.911 and 103D.915 require that on or before September 15 of each year, the Coon Creek Watershed District Board of Managers (Board) adopt a budget for the next year and decide on the total amount necessary to be raised from ad valorem tax levies to meet the District budget, and that the District certify to the auditor of Anoka County the tax levy amount;

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

Campbell	Yea _____	Nay _____
Hafner	Yea _____	Nay _____
Lund	Yea _____	Nay _____
McCullough	Yea _____	Nay _____
Schneider	Yea _____	Nay _____

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

Jim Hafner
CCWD President
9/14/2026

NOTICE OF PROPOSED PROPERTY TAXES and BUDGET

The Board of Managers of the Coon Creek Watershed District will hold a public hearing on:

Monday, September 14, 2026

5:30 PM

Coon Creek Watershed District

13632 Van Buren St NE

Ham Lake, MN 55304

All residents of the Watershed District are invited to attend the public hearing on the proposed 2027 budget to express their opinions on the budget and the amount of property taxes the Board of Managers propose to collect to pay for District services to be provided in 2027. If the discussion on the budget cannot be completed, a time and place for continuing the discussion will be announced at the hearing. You are invited to send written comments to:

President

Coon Creek Watershed District

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Ham Lake, MN 55304

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Program Costs	5,417,260
Capital Costs	700,909
Total Expenditures	\$9,900,940

Permit Application Review Report
Date: 9/9/2026

Board Meeting Date: 9/14/2026
Agenda Item: 11

Applicant/Landowner:

Anoka County
1440 Bunker Lake Blvd
Andover, MN 55304

Project Name: CSAH 17 from CSAH 18 to 185th Ave

Project PAN: P-26-042

Project Purpose: Road reconstruction

Project Location: CSAH 17 (Lexington Ave) from CSAH 18 (Broadway Ave) to 185th Ave

Site Size: size of disturbed area – 2.23 acres

Applicable District Rule(s): Rule 2, Rule 4, Rule 5, Rule 6

Recommendation: Approve with 2 Conditions and 2 Stipulations

Description: Anoka County is proposing the reconstruction of CSAH 17 (Lexington Ave) from just north of Broadway Avenue NE to 185th Ave NE. Only 2.23 acres of disturbance of the southern end of the project is located within the District. The area drains toward County Ditch 44. The relevant water resource concerns are Soils & Erosion Control (District Rule 4), Wetlands (District Rule 5) and Floodplain (District Rule 6). See attached Figure 1: Project Location and Figure 2: Site Plan.

Conditions to be Met Before Permit Issuance:

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).

Exhibits:

Exhibit Type	Exhibit Author	Signature Date	Received Date
Floodplain Calculations	Anoka County	undated	08/24/2026
Floodplain Exhibit	Anoka County	undated	08/24/2026
Construction Plans	Kimley Horn	06/26/2026	07/01/2026

Findings**Fees and Escrows (Rule 2.7):**

The applicant is a government agency and is therefore exempt from an application fee or a review and inspection fee deposit.

The applicant will be required to submit a performance escrow in the amount of \$8,920.00. This corresponds to \$4,000/acre of disturbance (2.23 acres of land disturbance proposed).

Stormwater Management (Rule 3.0):

The proposed project does not create a cumulative total of 10,000 sf or more of new or fully reconstructed impervious surface, or 5,000 sf or more of new or fully reconstructed impervious surface for non-residential or multifamily residential within one mile of and draining to an impaired water. The proposed project is not a public linear project where the sum of the new and fully reconstructed impervious surface is equal to one or more acres. Stormwater Management standards do not apply.

Soils and Erosion Control (Rule 4.0)

Rule 4.0 applies to the proposed project because it is a land disturbing activity that requires a permit under another District rule.

The proposed project drains to Ditch 44. The soil affected by the project is Rifle and does not have a soil erodibility factor of 0.15 or greater. Disturbed areas are not proposed to be stabilized within 7 days, as required. The proposed erosion and sediment control plan includes inlet protection, perimeter control, and street sweeping. The erosion control plan does not meet District requirements because a concrete washout detail has not been provided and soil stockpiles are not proposed to be stabilized within 7 days of inactivity. The site does require an NPDES permit. See attached Figure 3: Soils and Erosion Control.

Wetlands (Rule 5.0)

Rule 5.0 applies to the proposed project because it includes activities which result in the filling, draining, excavating or other altering the hydrology of a wetland.

Wetlands were delineated under PAN W25-009. The boundary and type application was reviewed and approved. The Notice of Decision was issued on 06/27/2025. The applicant submitted a joint application form requesting a No Loss decision on 05/08/2026. The PAN for this application is W26-004. The TEP agrees that the proposed project meets the requirements for a No Loss under No-Loss (8424.0415) Part F and No-Loss (8424.0415) Part A. The Notice of Decision was issued on 08/13/2026.

Floodplain (Rule 6.0)

Rule 6.0 applies to the proposed project because it includes land disturbing activities within or adjacent to the boundary of the 100-year flood elevation as mapped and modeled by the District.

The regulatory floodplain elevation is 904.6 ft NAVD 88. The application proposes the placement of 2,165 cubic yards of fill within the floodplain. Compensatory storage is required. The proposed project provides 2,240 cubic yards of compensatory storage, which exceeds the required 1:1 ratio and is within the relevant reach.

Information has been provided to show that the embankment can pass the 100-year flood without increasing the elevation of the 100-year flood profile or creating excessive velocities. Compensatory storage is provided in the roadside ditch. The proposed project affects the conveyance capacity of the channel and equivalent hydraulic capacity has been provided within the roadside ditch. See attached Figure 4: Floodplain Impacts.

Drainage, Bridges, Culverts, and Utility Crossings (Rule 7.0)

The proposed project does not include land disturbing activities which construct, improve, repair, or alter the hydraulic characteristics of a bridge profile control or culvert structure on a creek, public ditch, or major watercourse. The proposed project does not include land disturbing activities which involve a pipeline or utility crossing of a creek, public ditch, or major watercourse.

The proposed project does not include land disturbing activities which construct, improve, repair or alter the hydraulic characteristics of a conveyance system that extends across two or more parcels of record not under common ownership and has a drainage area of 200 acres or greater. Rule 7.0 does not apply.

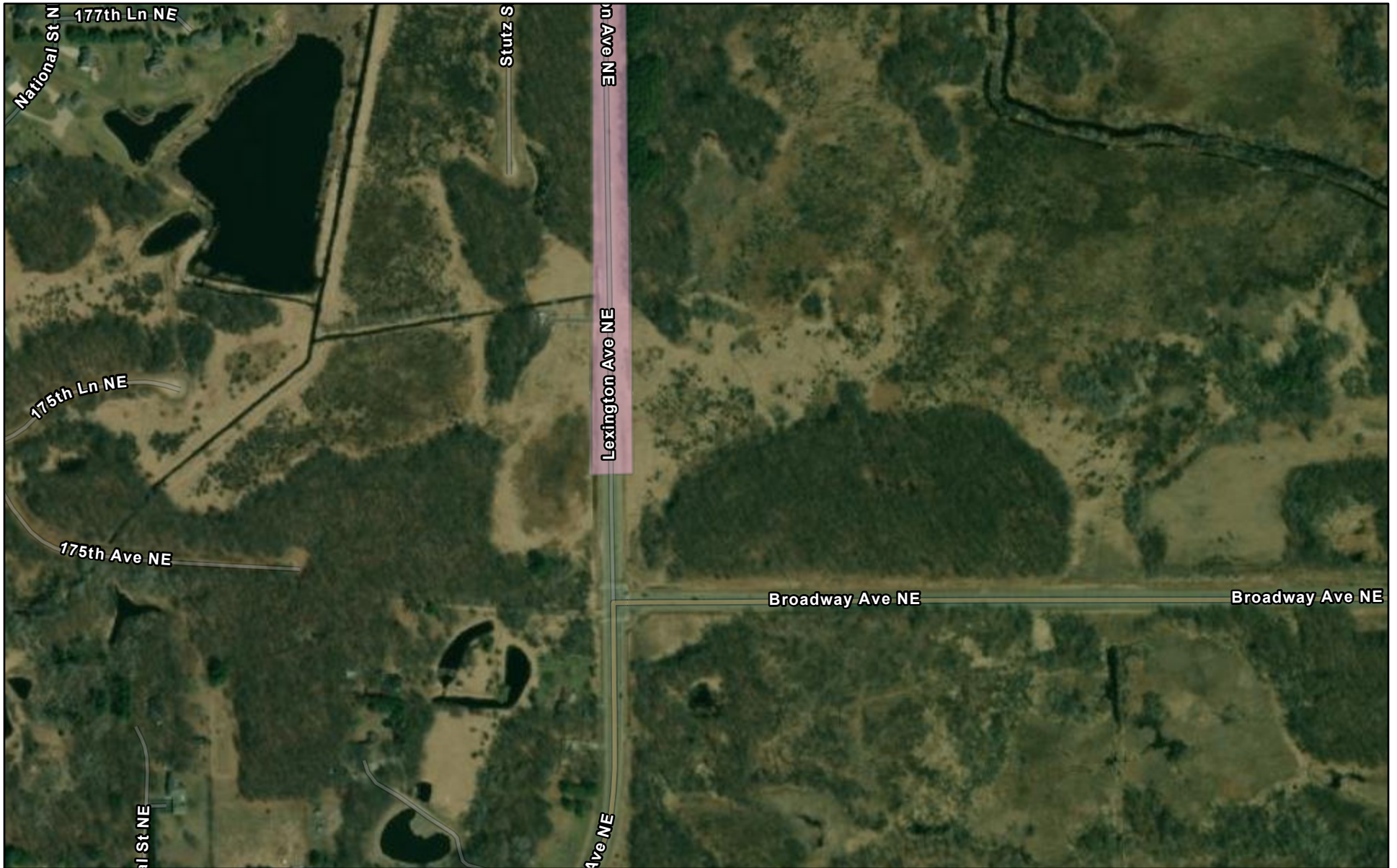
Buffers (Rule 8.0)

The proposed project does not include a land disturbing activity on land adjacent or directly contributing to a Public Water, Additional Waters, High or Outstanding Ecological Value Waters, a Public Ditch, or Impaired Waters/waters exceeding state water quality standards. Rule 8.0 does not apply.

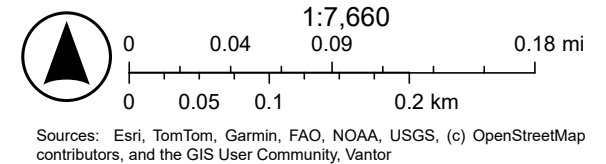
Variances (Rule 10.2)

The proposed project is not requesting a variance from the District's rules, regulations, and policies. Rule 10.2 does not apply.

Figure 1: CSAH 17 Project Location



9/4/2026



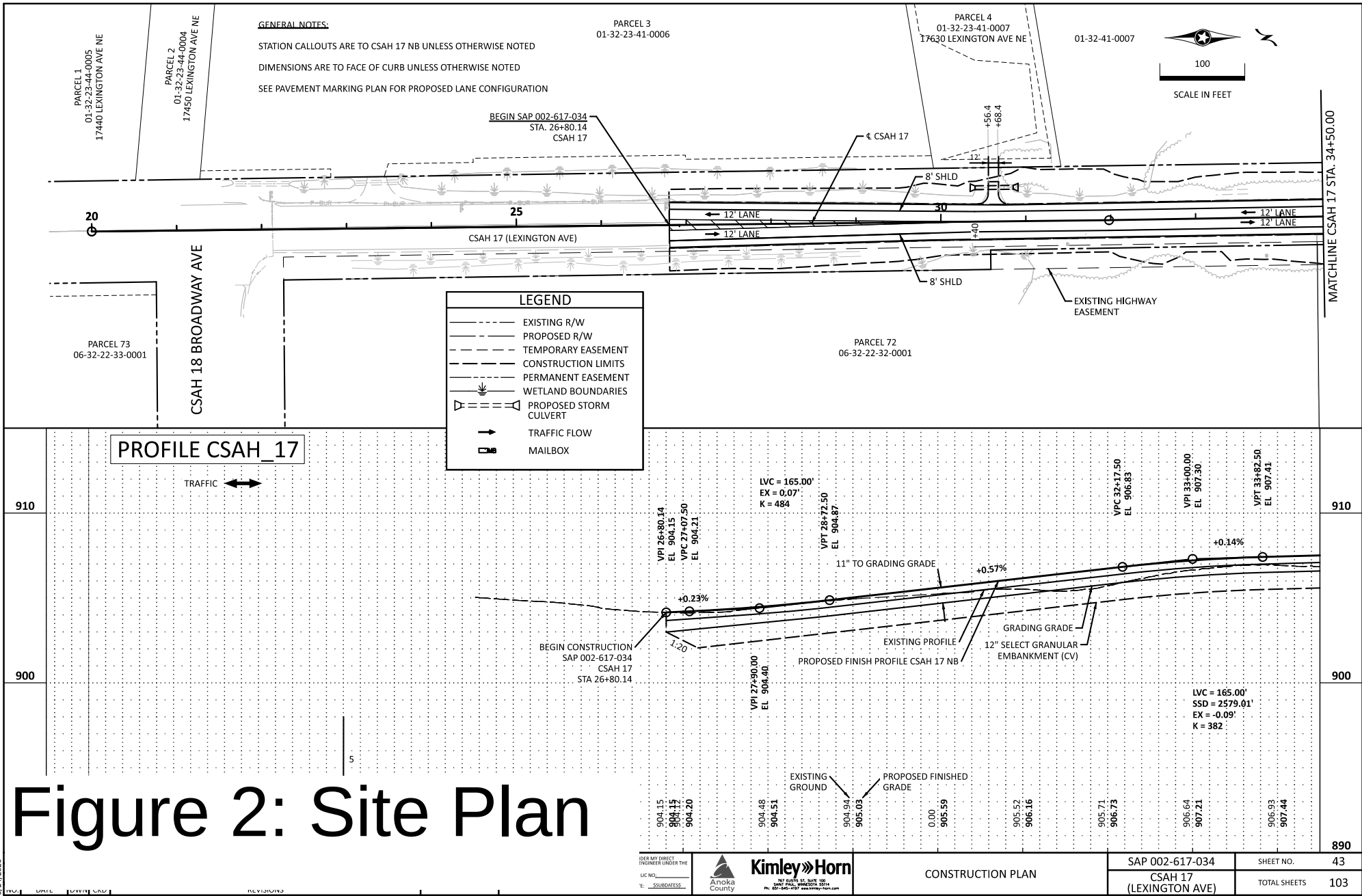
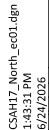
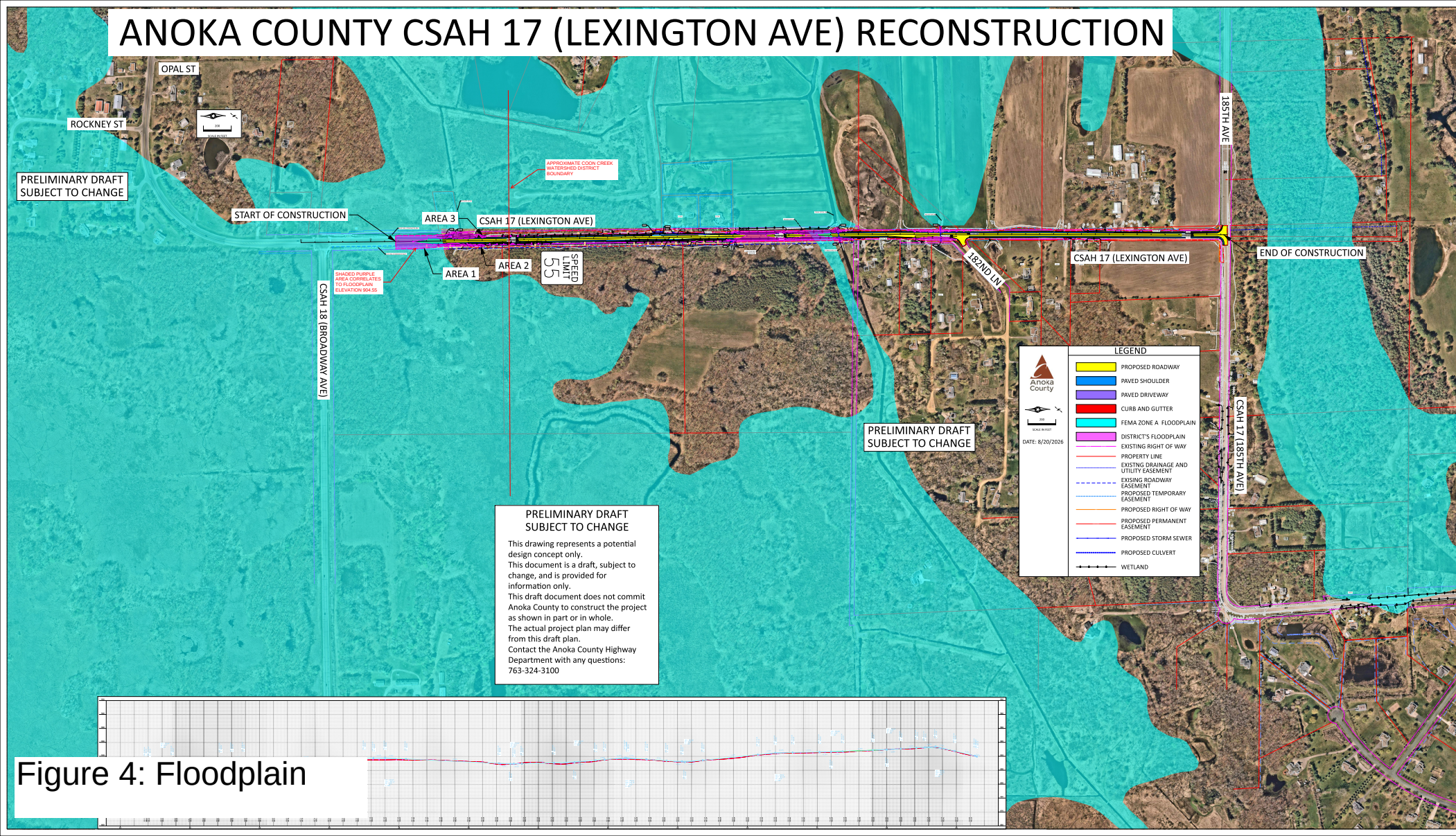


Figure 2: Site Plan

CSAH17_North_cp01.dgn
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 6/24/2026



ANOKA COUNTY CSAH 17 (LEXINGTON AVE) RECONSTRUCTION



Permit Application Review Report
Date: 9/9/2026

Board Meeting Date: 9/14/2026
Agenda Item: 12

Applicant/Landowner:

Legacy Christian Academy
Attn: Jake Mulvihill
3037 Bunker Lake Blvd NW
Andover, MN 55304

Contact:

Kinghorn Co.
Attn: John Kinghorn

Project Name: Legacy Christian Academy Athletic Fields - Phase 1

Project PAN: P-26-031

Project Purpose: Clearing and grubbing, site grading, ball field, utility and parking lot construction, and restoration.

Project Location: 3037 Bunker Lake Blvd. NW, Andover

Site Size: size of parcel - 26.23 acres; size of disturbed area - 6.55 acres; size of regulated impervious surface - 0.62 acres

Applicable District Rule(s): Rule 2, Rule 3, Rule 4

Recommendation: Approve with 3 Conditions and 4 Stipulations

Description: 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). See attached Figure 1: Project Location and Figure 2: Site Plan.

Conditions to be Met Before Permit Issuance:

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

3. Update the Erosion and Sediment Control plan to include the following:

- a. A note to provide perimeter control around soil stockpiles.
- b. A detail for energy dissipation at pipe outlet in infiltration basin.

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. Submittal of as-builts for the stormwater management practices and associated structures listed in Tables 2 and 3, including volume, critical elevations and proof of installation for hydrodynamic separators.
3. Completion of post construction infiltration tests on Infiltration Basin 1 and 2 by filling the basin to a minimum depth of 6 inches with water and monitoring the time necessary to drain, or multiple double ring infiltration tests to ASTM standards. The Coon Creek Watershed District shall be notified prior to the test to witness the results.
4. 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.

Exhibits:

Exhibit Type	Exhibit Author	Signature Date	Received Date
Construction Plans	Hakanson Anderson	08/03/2026	08/25/2026
Geotechnical Report	Haugo Geotechnical Services	06/29/2026	06/30/2026
Stormwater Management Plan	Hakanson Anderson	08/03/2026	08/07/2026
Darcy's Law Calculations	Hakanson Anderson	08/24/2026	08/25/2026

Findings

Fees and Escrows (Rule 2.7):

The applicant has submitted a \$5,500.00 review and inspection fee and deposit which corresponds with the sum of fees associated with the following rules. Rule 3.0 (\$3,000) and Rule 4.0 (\$2,500 for 6.55 acres of land disturbance proposed).

The applicant will be required to submit a performance escrow in the amount of \$26,200.00. This corresponds to \$4,000/acre of disturbance (6.55 acres of land disturbance proposed).

Stormwater Management (Rule 3.0):

Rule 3.0 applies to the proposed project because it includes land disturbing activities creating a cumulative total of 10,000 sf or more of new or fully reconstructed impervious surface.

The Hydrologic Soil Group (HSG) of soils on site are HSG A. Curve Numbers have been shifted down 1/2 classification to account for the impacts of grading on soil structure.

Rate Control: Peak stormwater flow rate at each point of site discharge does not increase from the pre-development condition for the 24-hour precipitation event with a return frequency of 2-, 10-, 100- years as shown in Table 1. The project will not impact Drainage Sensitive Use areas. The rate control standard is met.

Point of Discharge	2-year (cfs)		10-year (cfs)		100-year (cfs)	
	Existing	Proposed	Existing	Proposed	Existing	Proposed
MCC	0.02	0.07*	0.13	0.11	1.01	0.2
North	0.01	0	0.19	0	2.27	1.15
South	8.21	7.84	12.52	11.86	23.98	22.35

Table 1.

*increase is within model tolerance

Volume Control: The proposed project is new development; therefore, the volume reduction requirement is equal to 1.1 inches over the area of all impervious surface. The amount of proposed impervious required to be treated is 26,982 ft².

The applicant is proposing the Stormwater Management Practices (SMPs) described below:

Drainage Area	Impervious required to be treated (ft ²)	Proposed SMP	TP Removal Factor	Required Water Quality Volume (ft ³)	Water Quality Volume Provided (ft ³)
MCC - Infiltration	788	MCC existing basin	1	72	72
untreated	222	none	0	20	0
Infiltration Basin 2	6,190	Infiltration Basin 2	1	567	9,195
Infiltration Basin 1	19,782	Infiltration Basin 1	1	1,813	6,991
Totals:	26,982			2,472	16,258

Table 2.

The following pretreatment has been provided:

SMP ID	Pretreatment Device/Method	Percent TSS Removal
CBMH 5	sump	96
CBMH 3	sump	99
CBMH 2	sump	97

Table 3.

Pretreatment is required to be designed such that the device/method provides removal of 80% TSS entering an infiltration or filtration Stormwater Management Practice. The proposed project meets pretreatment requirements as shown in Table 3.

The volume control standard has been met to the maximum extent practicable as shown in Table 2.

Water Quality: The total Water Quality Volume has been provided in aggregate.

Stormwater treatment on site must remove at least 80% of the average annual post development TSS per discharge location. The following TSS removal has been provided:

Discharge Point	TSS Removal Provided
MCC	100
North	100
South	94

Table 4.

The TSS removal standard is met at each discharge point as shown in Table 4.

Discharges to Wetlands: Stormwater from the proposed project is not being discharged into any wetlands, therefore this section does not apply.

Landlocked Basins: The proposed drainage system does not outlet to a landlocked basin, therefore this section does not apply.

Low Floor Freeboard: The proposed project includes buildings and habitable structures. Therefore, SMPs must be designed such that the lowest basement floor elevations are at least 2 feet above the 100-yr high water level or 1 foot above the emergency overflow. The lowest neighboring basement floor elevation is 869 NAVD 88. The applicable 100-year high water level is 879.2 NAVD 88 and the applicable emergency overflow is 878.9 ft NAVD 88. The applicant has provided Darcy's Law calculations which show no impacts to the neighboring low floor. The freeboard requirement is met.

Maintenance:

Access: Sufficient maintenance access has been provided on the plans for all stormwater management practices.

Easements: All required maintenance easements have been provided on the plans.

Maintenance Agreements: The proposed stormwater management practices will not be maintained as part of standard municipal public work activities. Therefore, a maintenance agreement that meets District standards will be required.

Soils and Erosion Control (Rule 4.0)

Rule 4.0 applies to the proposed project because it is a land disturbing activity that requires a permit under another District rule.

The proposed project drains to both County Ditch 57 and County Ditch 54. The soils affected by the project includes Nymore and does not have a soil erodibility factor of 0.15 or greater. Disturbed areas are proposed to be stabilized within 7 days, as required. The proposed erosion and sediment control plan includes perimeter control, inlet protection, street sweeping, and stabilized construction entrance. The erosion control plan does not meet District requirements because perimeter control is not proposed around soil stockpiles and an energy dissipation detail has not been provided. The site does require an NPDES permit. See attached Figure 3: Soils & Erosion Control.

Wetlands (Rule 5.0)

The proposed project does not include activities which result in the filling, draining, excavating, or otherwise altering the hydrology of a wetland. Rule 5.0 does not apply.

Floodplain (Rule 6.0)

The proposed project does not include land disturbing activities within the floodplain as mapped and modeled by the District. Rule 6.0 does not apply.

Drainage, Bridges, Culverts, and Utility Crossings (Rule 7.0)

The proposed project does not include land disturbing activities which construct, improve, repair, or alter the hydraulic characteristics of a bridge profile control or culvert structure on a creek, public ditch, or major watercourse. The proposed project does not include land disturbing activities which involve a pipeline or utility crossing of a creek, public ditch, or major watercourse.

The proposed project does not include land disturbing activities which construct, improve, repair or alter the hydraulic characteristics of a conveyance system that extends across two or more parcels of record not under common ownership and has a drainage area of 200 acres or greater. Rule 7.0 does not apply.

Buffers (Rule 8.0)

The proposed project does not include a land disturbing activity on land adjacent or directly contributing to a Public Water, Additional Waters, High or Outstanding Ecological Value Waters, a Public Ditch, or Impaired Waters/waters exceeding state water quality standards. Rule 8.0 does not apply.

Variances (Rule 10.2)

The proposed project is not requesting a variance from the District's rules, regulations, and policies. Rule 10.2 does not apply.

Figure 1: LCA Athletic Fields Phase 1 Project Location



8/31/2026

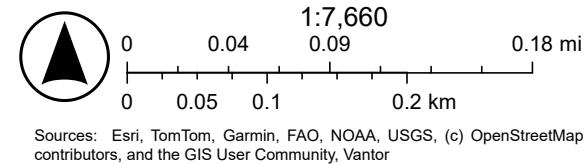
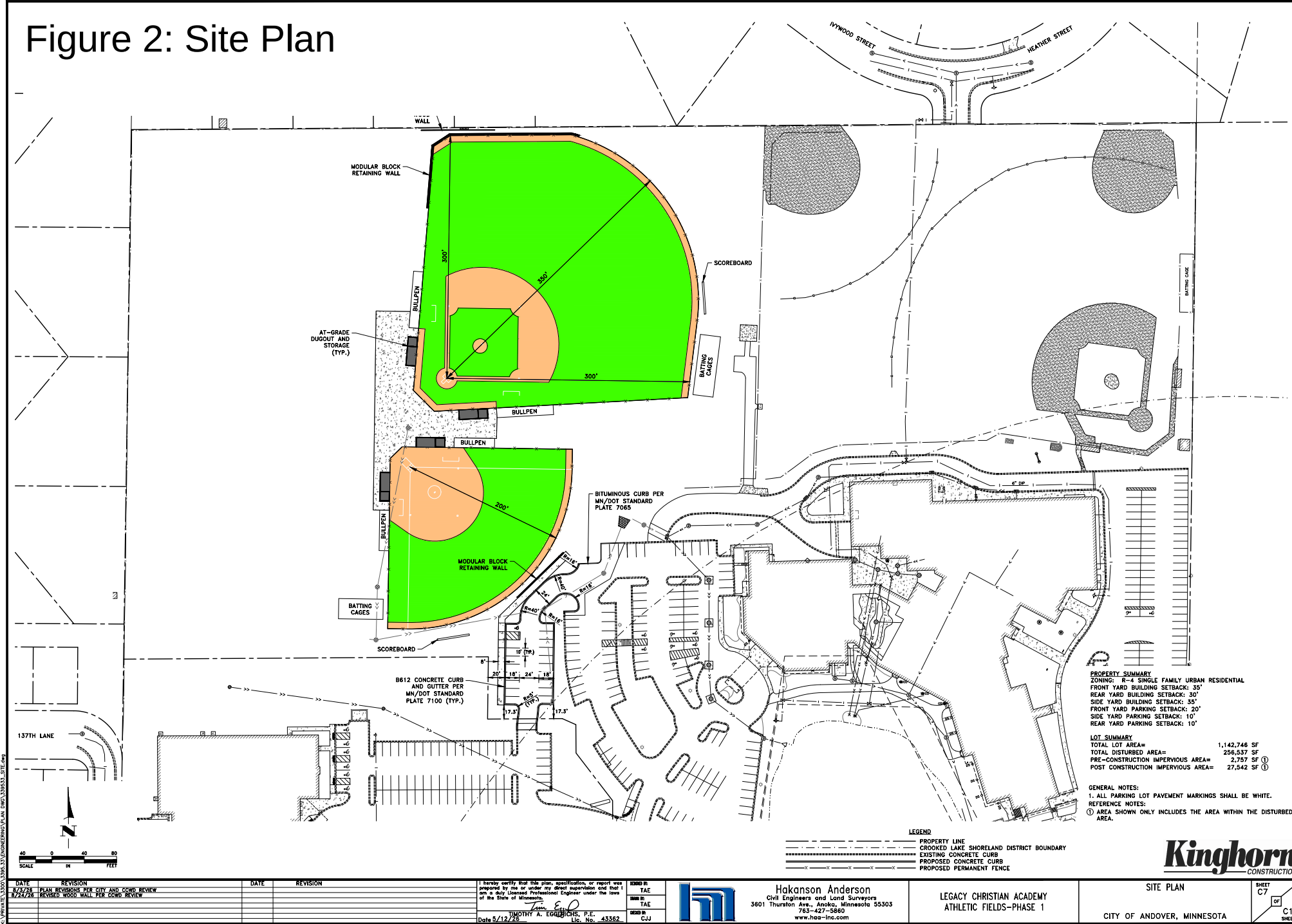


Figure 2: Site Plan



Kinghorn
CONSTRUCTION

SHEET
C7
OF
C11
SHEETS

SITE PLAN
CITY OF ANDOVER, MINNESOTA

LEGACY CHRISTIAN ACADEMY
ATHLETIC FIELDS-PHASE 1

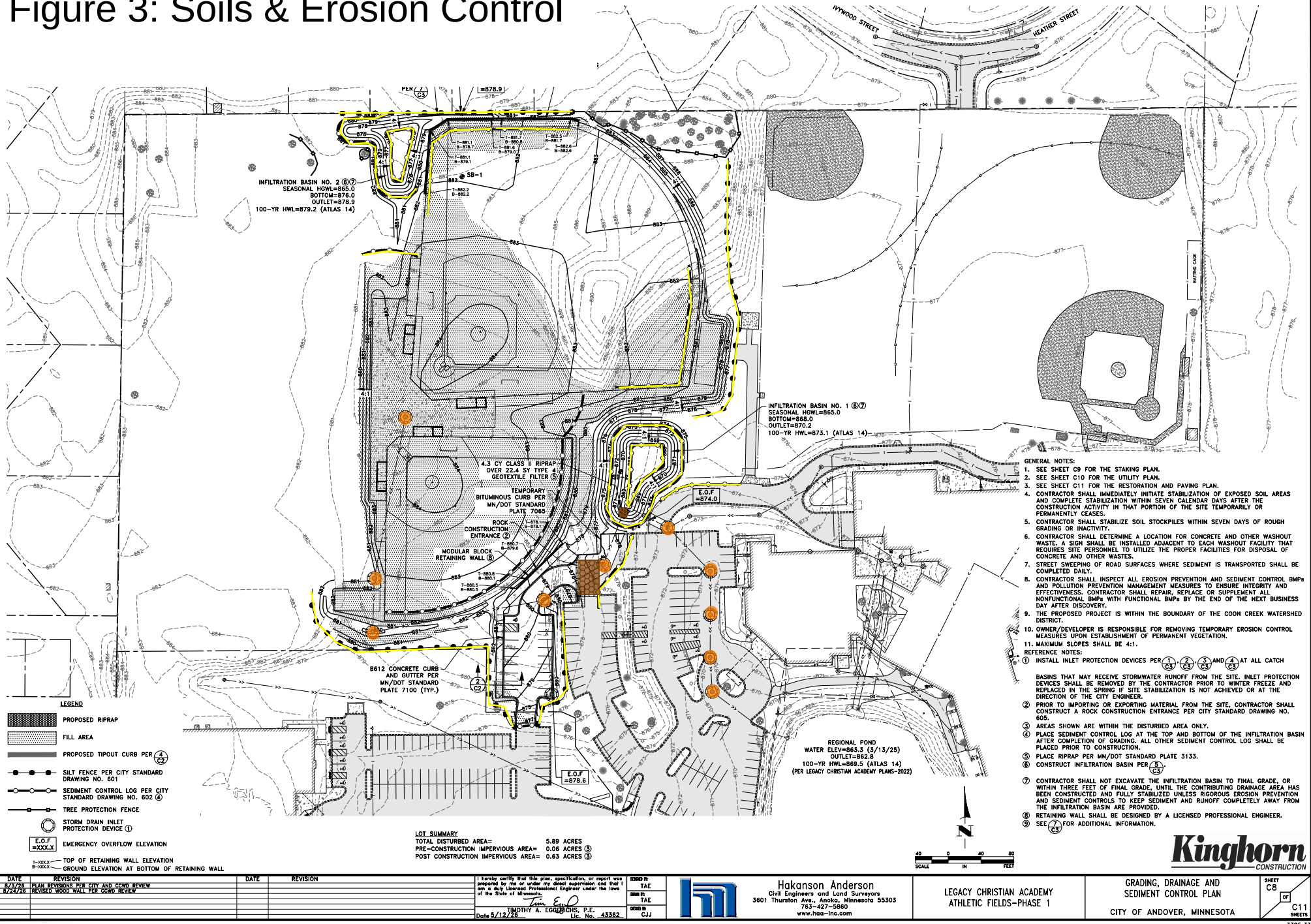
Hakanson Anderson
Civil Engineers and Land Surveyors
3601 Thurston Ave., Andover, Minnesota 55303
763-427-5860
www.haa-inc.com



DESIGNED BY
TAE
DRAWN BY
TAE
CHECKED BY
CJJ

DATE
9/12/24

Figure 3: Soils & Erosion Control



Permit Application Review Report
Date: 9/9/2026

Board Meeting Date: 9/14/2026
Agenda Item: 13

Applicant/Landowner:

Stoson LLC
Attn: Bill Stoddard
5705 Wood Duck Circle
Excelsior, MN 55331

Project Name: Mn Meadows Wetland Bank

Project PAN: P-26-046

Project Purpose: construction of a wetland bank

Project Location: PID 11-32-23-42-0003; PID 11-32-23-41-0001; PID 11-32-23-44-0003, Durant St NE, Ham Lake MN

Site Size: size of parcel - 127 acres; size of disturbed area – 22.5 acres; size of regulated impervious surface – 0 acres

Applicable District Rule(s): Rule 2, Rule 4, Rule 5, Rule 6, Rule 7

Recommendation: Approve with 2 Conditions and 3 Stipulations

Description: The applicant is proposing the construction of a new wetland bank and realignment of County Ditch 11 in the City of Ham Lake. The project will disturb 22.5 acres. The area drains to County Ditch 11. The relevant water resource concerns are Soils & Erosion Control (District Rule 4), Wetlands (District Rule 5), Floodplain (District Rule 6) and Drainage (District Rule 7). See attached Figure 1: Project Location and Figure 2: Site Plan.

Conditions to be Met Before Permit Issuance:

Rule 2.7 – Procedural Requirements

1. Provide a performance escrow in the amount of \$90,000.00 and execute a signed escrow agreement.

Rule 4.0 – Soils and Erosion Control

2. Include locations of perimeter control and construction entrances on plan set.

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.

Exhibits:

Exhibit Type	Exhibit Author	Signature Date	Received Date
Web Soil Survey Report	NRCS	09/03/2024	07/27/2026
Floodplain Impact Figures	Anderson Engineering	undated	08/24/2026
Construction Plans	Anderson Engineering	07/21/2026	07/28/2026

Findings

Fees and Escrows (Rule 2.7):

The applicant has submitted a \$4,300.00 review and inspection fee and deposit which corresponds with the sum of fees associated with the following rules. Rule 4.0 (\$3,000.00 for 22.5 acres of land disturbance proposed), Rule 6.0 (\$300 for floodplain impact), Rule 7.0 (\$1,000.00 for a watercourse crossing or alteration).

The applicant will be required to submit a performance escrow in the amount of \$90,000.00. This corresponds to \$4,000/acre of disturbance (22.5 acres of land disturbance proposed).

Stormwater Management (Rule 3.0):

The proposed project does not create a cumulative total of 10,000 sf or more of new or fully reconstructed impervious surface, or 5,000 sf or more of new or fully reconstructed impervious surface for non-residential or multifamily residential within one mile of and draining to an impaired water. The proposed project is not a public linear project where the sum of the new and fully reconstructed impervious surface is equal to one or more acres. Stormwater Management standards do not apply.

Soils and Erosion Control (Rule 4.0)

Rule 4.0 applies to the proposed project because it includes land disturbing activities of 1 acre or more.

The proposed project drains to Ditch 11. The soils affected by the project include Zimmerman, Rifle and Isanti. Disturbed areas are proposed to be stabilized within 7 days, as required. The proposed erosion and sediment control plan includes perimeter control, stabilized construction entrance, and street sweeping. The erosion control plan does not meet District requirements because perimeter control and construction entrance locations are not shown on plans. The site does require an NPDES permit.

Wetlands (Rule 5.0)

Rule 5.0 applies to the proposed project because it includes activities which result in the filling, draining, excavating or other altering the hydrology of a wetland.

Wetlands were delineated under PAN W25-021. The boundary and type application was reviewed and approved. The Notice of Decision was issued on 10/21/2025.

A wetland bank plan was submitted on 4/20/2026. The plan is currently under review with the TEP.

Floodplain (Rule 6.0)

Rule 6.0 applies to the proposed project because it includes land disturbing activities within the boundary of the 100-year flood elevation as mapped and modeled by the District.

The regulatory floodplain elevation is 899.5 NAVD 88. The application proposes the placement of 7,632 cubic yards of fill within the floodplain. Compensatory storage is required. The proposed project provides 10,032 cubic yards of compensatory storage, which exceeds the required 1:1 ratio and is within the relevant reach.

The proposed fill within the floodplain is an embankment. The proposed project affects the conveyance capacity of channel, however, the discharge rate from the site (to CD 11) is maintained in 2, 10, and 100-yr storm events. See Figure 3: Floodplain Impact.

Drainage, Bridges, Culverts, and Utility Crossings (Rule 7.0)

Rule 7.0 applies to the proposed project because it includes land disturbing activities which construct, improve, repair, or alter the hydraulic characteristics of a Public Ditch and a conveyance system that extends across two or more parcels of record not under common ownership and has a drainage area of 200 acres or greater.

The project proposes the realignment of Public Ditch - CD 11. The banks of the waterway have been proposed to be stabilized with permanent vegetation wet prairie mix 34-262.

The gradient of the waterway is proposed to be constructed to a slope of -0.05% through the project area, which will not result in a velocity that will cause bank erosion because the ditch is widened and designed to retain more water than existing conditions.

The proposed project includes ditch checks, riprap, seed restoration on the shoulder and bank to minimize soil erosion.

The realignment provides equivalent hydraulic capacity to existing conditions because discharge rate at the south outlet is maintained. Biota passage is provided by culverts which will be removed to restore a wider ditch cross section, which is consistent with MnDOT's Minnesota Guide for Stream Connectivity and Aquatic Organism Passage Through Culverts.

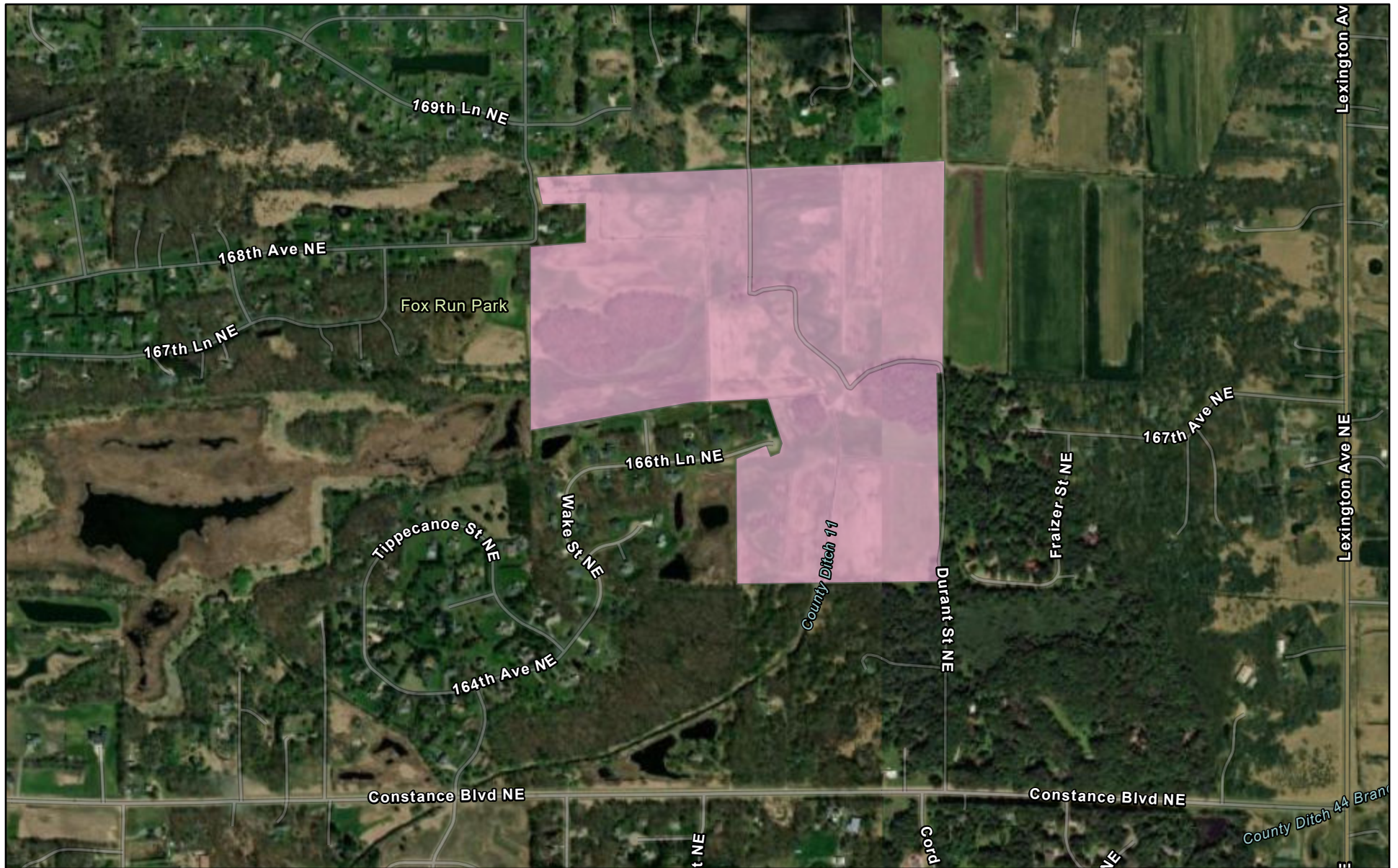
Buffers (Rule 8.0)

The proposed project does not include a land disturbing activity on land adjacent or directly contributing to a Public Water, Additional Waters, High or Outstanding Ecological Value Waters, a Public Ditch, or Impaired Waters/waters exceeding state water quality standards. Rule 8.0 does not apply.

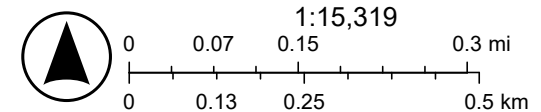
Variances (Rule 10.2)

The proposed project is not requesting a variance from the District's rules, regulations, and policies. Rule 10.2 does not apply.

Figure 1: Mn Meadows Project Location



9/3/2026



Sources: Esri, TomTom, Garmin, FAO, NOAA, USGS, (c) OpenStreetMap contributors, and the GIS User Community, Vantor

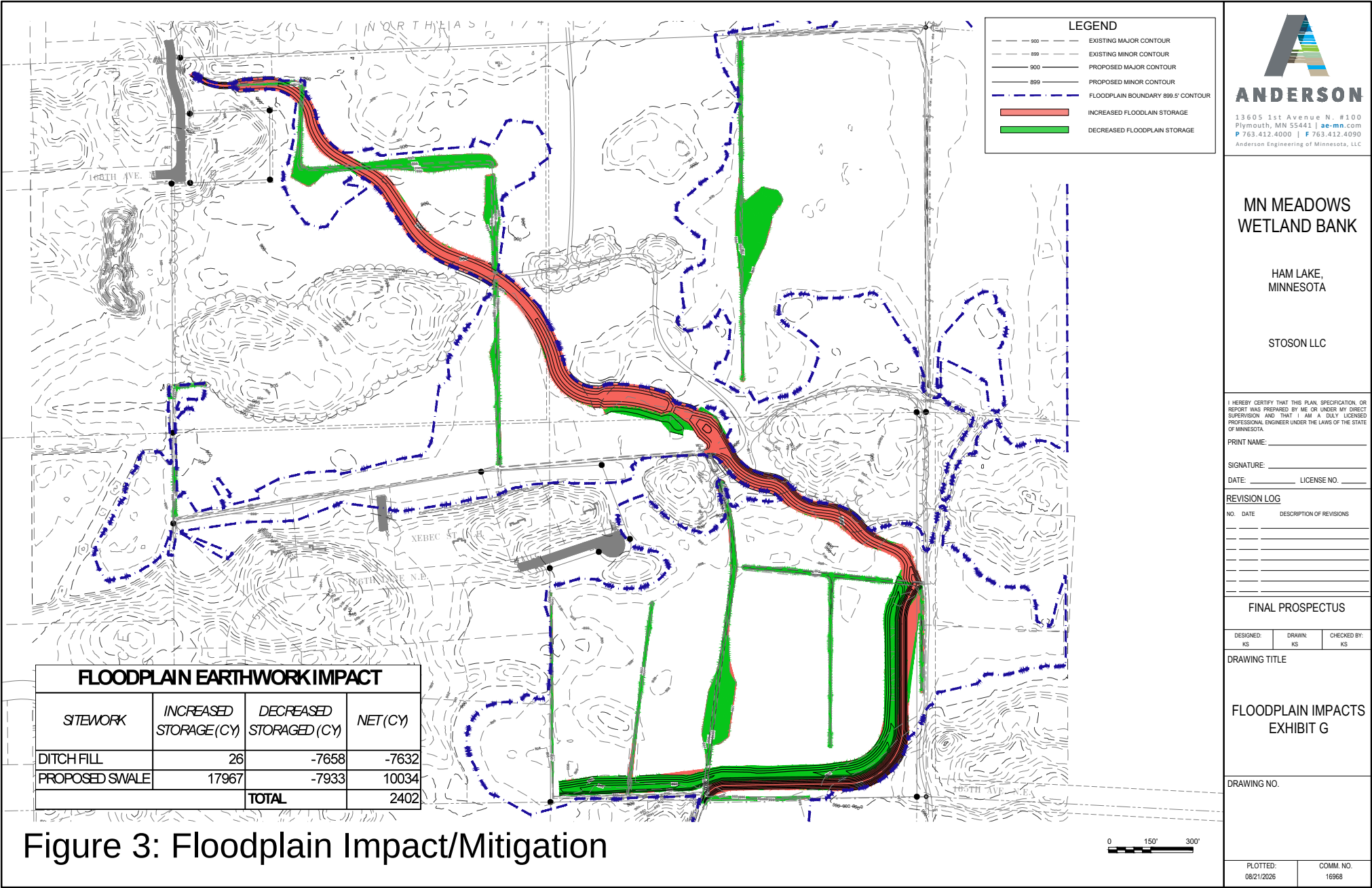


Figure 3: Floodplain Impact/Mitigation

**MN MEADOWS
WETLAND BANK**

HAM LAKE,
MINNESOTA

STOSON LLC

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

PRINT NAME: _____

SIGNATURE: _____

DATE: _____ LICENSE NO. _____

REVISION LOG

NO. DATE DESCRIPTION OF REVISIONS

FINAL PROSPECTUS

DESIGNED: KS	DRAWN: KS	CHECKED BY: KS
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DRAWING TITLE

**FLOODPLAIN IMPACTS
EXHIBIT G**

DRAWING NO.

Permit Application Review Report
Date: 9/9/2026

Board Meeting Date: 9/14/2026
Agenda Item: 14

Applicant/Landowner:

Vermak Windows and Doors
Attn: Vera Paskar
2794 103rd Ct NE
Blaine, MN 55449

Project Name: MSP Trucking

Project PAN: P-26-043

Project Purpose: Construction of a new warehouse building with parking and stormwater management features

Project Location: 9350 Holly St NW, Coon Rapids

Site Size: size of parcel - 1.23 acres; size of disturbed area - 1.27 acres; size of regulated impervious surface - 0.84 acres

Applicable District Rule(s): Rule 2, Rule 3, Rule 4

Recommendation: Approve with 3 Conditions and 5 Stipulations

Description: 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). See attached Figure 1: Project Location and Figure 2: Soils & Erosion Control.

Conditions to be Met Before Permit Issuance:

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:
 - a. A note to stabilize soils and soil stockpiles within 24 hours of inactivity.

- b. Show perimeter surrounding the infiltration basin to prevent compaction during construction.

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. 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.
2. Completion of a post excavation (prior to rock placement) infiltration test on the Underground Infiltration System by filling the basin to a minimum depth of 6 inches with water and monitoring the time necessary to drain, or multiple double ring infiltration tests to ASTM standards. The Coon Creek Watershed District shall be notified prior to the test to witness the results.
3. Completion of post construction infiltration tests on the Infiltration Basin by filling the basin to a minimum depth of 6 inches with water and monitoring the time necessary to drain, or multiple double ring infiltration tests to ASTM standards. The Coon Creek Watershed District shall be notified prior to the test to witness the results.
4. Submittal of as-builts for the stormwater management practices and associated structures listed in Tables 2 and 3, including volume, critical elevations and proof of installation for hydrodynamic separators.
5. The applicant must apply for coverage under the Minnesota Pollution Control Agency's (MPCA's) Construction Stormwater Permit (Permit No: MNR100001).

Exhibits:

Exhibit Type	Exhibit Author	Signature Date	Received Date
Geotechnical Engineering Services Report	Kilo Engineering	07/10/2026	08/20/2026
Stormwater Management Plan	Anderson Engineering	08/19/2026	08/20/2026
SWPPP	Anderson Engineering	07/08/2026	07/08/2026
Construction Plans	Anderson Engineering	08/20/2026	08/20/2026

Findings

Fees and Escrows (Rule 2.7):

The applicant has submitted a \$5,000 review and inspection fee deposit which corresponds with the sum of fees associated with the following rules. Rule 3.0 (\$3,000 + \$100/1 lots) and Rule 4.0 (\$2,000 for 1.27 acres of land disturbance proposed).

The applicant will be required to submit a performance escrow in the amount of \$5,080.00. This corresponds to \$4,000/acre of disturbance (1.27 acres of land disturbance proposed).

Stormwater Management (Rule 3.0):

Rule 3.0 applies to the proposed project because it includes land disturbing activities creating a cumulative total of 10,000 sf or more of new or fully reconstructed impervious surface.

The Hydrologic Soil Group (HSG) of soils on site are HSG A. Curve Numbers have been shifted down ½ classification to account for the impacts of grading on soil structure.

Rate Control: Peak stormwater flow rate at the north discharge point increases from the pre-development condition for the 24-hour precipitation event with a return frequency of 2-, 10-, 100-years as shown in Table 1. The City of Coon Rapids has approved the rate increase, which is to Holly St and the city's storm system. The project will not impact Drainage Sensitive Use areas. The rate control standard is met.

Point of Discharge	2-year (cfs)		10-year (cfs)		100-year (cfs)	
	Existing	Proposed	Existing	Proposed	Existing	Proposed
South(4R)	0	0	0	0	0.16	0
West (3R)	0	0	0	0.01	0.63	0.05
North (11R)	0	0.11	0	0.17	0	2.13

Table 1.

Volume Control: The proposed project is new development; therefore, the volume reduction requirement is equal to 1.1 inches over the area of all impervious surface. The amount of proposed impervious required to be treated is 36,851 ft².

The applicant is proposing the Stormwater Management Practices (SMPs) described below:

Drainage Area	Impervious required to be treated (ft ²)	Proposed SMP	TP Removal Factor	Required Water Quality Volume (ft ³)	Water Quality Volume Provided (ft ³)
Untreated (30S+11S)	1,273	N/A		117	0
UG Infiltration Basin (12S)	1,204	UG Infiltration System 12P	1	110	609
Infiltration Basin Above Ground (10S+20S)	34,374	Infiltration Basin 21P	1	3,151	11,388
Totals:	36,851			3,378	11,997

Table 2.

The following pretreatment has been provided:

SMP ID	Pretreatment Device/Method	Percent TSS Removal
Infiltration Basin (21P) - Rain Guardian 1&2	Rain Guardian 1&2	80
UG Infiltration System (12P) - MH 1	Sump with SAFL Baffle	83

Table 3.

Pretreatment is required to be designed such that the device/method provides removal of 80% TSS entering an infiltration or filtration Stormwater Management Practice. The proposed project meets pretreatment requirements as shown in Table 3.

The untreated areas 30S and 11S are portions of the drive entrance and a small area in the back of the proposed building that cannot be routed to a treatment feature. The volume control standard has been met to the maximum extent practicable as shown in Table 2.

Water Quality: The total Water Quality Volume has been provided in aggregate.

Stormwater treatment on site must remove at least 80% of the average annual post development TSS per discharge location. The following TSS removal has been provided:

Discharge Point	TSS Removal Provided
South	90
West	90
North	90

Table 4.

The TSS removal standard is met at each discharge point as shown in Table 4.

Discharges to Wetlands: Stormwater from the proposed project is not being discharged into any wetlands, therefore this section does not apply.

Landlocked Basins: The proposed drainage system does outlet to a landlocked basin. The underground system is capable of holding the back-to-back 100-year event as required.

Low Floor Freeboard: The proposed project is new development which includes buildings and habitable structures. Therefore, SMPs must be designed such that the lowest basement floor elevations are at least 2 feet above the 100-yr high water level or 1 foot above the emergency overflow. The lowest basement floor elevation proposed is 880.1 NAVD 88. The applicable 100-year high water levels are 875 and 878.4 NAVD 88 and the applicable emergency overflows are 878.4 and 879.96 NAVD 88. The freeboard requirement is met.

Maintenance:

Access: Sufficient maintenance access has been provided on the plans for all stormwater management practices.

Easements: All required maintenance easements have been provided on the plans.

Maintenance Agreements: The proposed stormwater management practices will not be maintained as part of standard municipal public work activities. Therefore, a maintenance agreement that meets District standards will be required.

Soils and Erosion Control (Rule 4.0)

Rule 4.0 applies to the proposed project because it is a land disturbing activity that requires a permit under another District rule.

The proposed project drains to Pleasure Creek. The soils affected by the project include Seelyeville and Isanti which have a soil erodibility factor of 0.15 or greater. Disturbed areas are not proposed to be stabilized within 24 hours, as required. The proposed erosion and sediment control plan includes stabilized construction entrance, perimeter control, street sweeping, and inlet protection. The erosion control plan does not meet District requirements because soils and soil stockpiles are not proposed to be stabilized within 24 hours and infiltration basins do not have perimeter control to prevent compaction during construction. The site does require an NPDES permit. See attached Figure 3: Soils and Erosion Control Plan.

Wetlands (Rule 5.0)

The proposed project does not include activities which result in the filling, draining, excavating, or otherwise altering the hydrology of a wetland. Rule 5.0 does not apply.

Floodplain (Rule 6.0)

The proposed project does not include land disturbing activities within the floodplain as mapped and modeled by the District. Rule 6.0 does not apply.

Drainage, Bridges, Culverts, and Utility Crossings (Rule 7.0)

The proposed project does not include land disturbing activities which construct, improve, repair, or alter the hydraulic characteristics of a bridge profile control or culvert structure on a creek, public ditch, or major watercourse. The proposed project does not include land disturbing activities which involve a pipeline or utility crossing of a creek, public ditch, or major watercourse.

The proposed project does not include land disturbing activities which construct, improve, repair or alter the hydraulic characteristics of a conveyance system that extends across two or more parcels of record not under common ownership and has a drainage area of 200 acres or greater. Rule 7.0 does not apply.

Buffers (Rule 8.0)

The proposed project does not include a land disturbing activity on land adjacent or directly

contributing to a Public Water, Additional Waters, High or Outstanding Ecological Value Waters, a Public Ditch, or Impaired Waters/waters exceeding state water quality standards. Rule 8.0 does not apply.

Variances (Rule 10.2)

The proposed project is not requesting a variance from the District's rules, regulations, and policies. Rule 10.2 does not apply.

Figure 1: MSP Trucks Project Location



8/26/2026

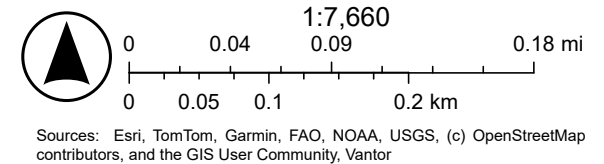
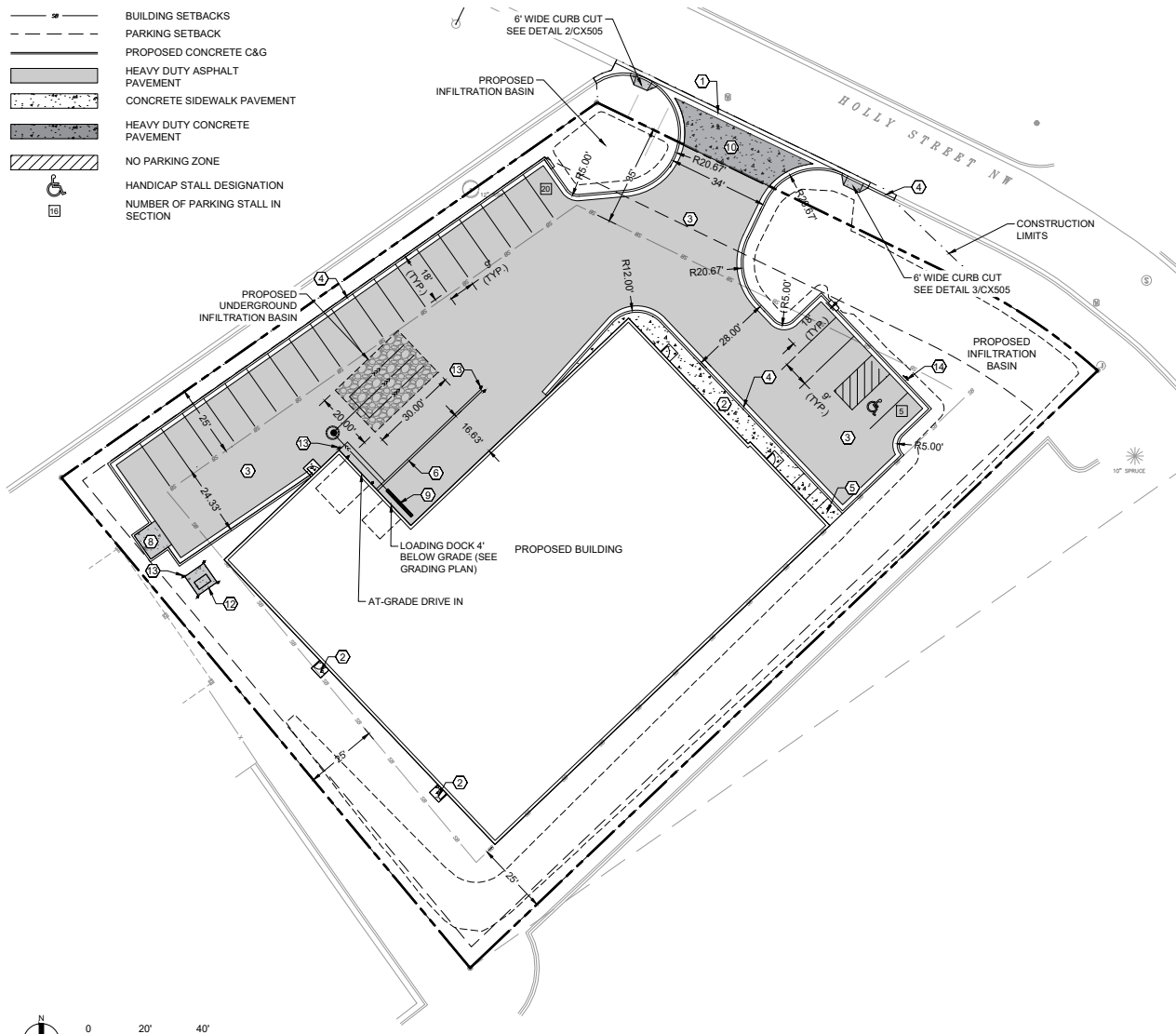


Figure 2: Site Plan

- BUILDING SETBACKS
- PARKING SETBACK
- PROPOSED CONCRETE C&G
- HEAVY DUTY ASPHALT PAVEMENT
- CONCRETE SIDEWALK PAVEMENT
- HEAVY DUTY CONCRETE PAVEMENT
- NO PARKING ZONE
- HANDICAP STALL DESIGNATION
- NUMBER OF PARKING STALL IN SECTION



KEY NOTES

- CONCRETE VALLEY GUTTER (SEE DETAIL STR-5/CX502).
- CONCRETE SIDEWALK (SEE DETAIL STR-6/CX502).
- HEAVY DUTY ASPHALT PAVEMENT (SEE DETAIL 1/CX502).
- CONCRETE B618 CURB AND GUTTER (SEE DETAIL STR-2/CSX501).
- CURB RAMP (SEE GRADING PLAN FOR CURB TRANSITIONS).
- LOADING DOCK WALL (SEE ARCHITECTURAL PLANS).
- ADA PARKING STALLS. (SEE DETAIL 4/CX503).
- TRASH ENCLOSURE. (SEE ARCHITECTURAL PLANS).
- TRENCH DRAIN (SEE UTILITY PLAN).
- CONCRETE DRIVEWAY (SEE DETAIL STR-10/CX502).
- CONCRETE PAVEMENT (SEE DETAIL 2/CS502).
- TRANSFORMER PAD (SEE ARCHITECTURAL PLANS).
- BOLLARDS (SEE ARCHITECTURAL PLANS).
- HANDICAP SIGNAGE (SEE DETAIL 5/CX503).

SITE NOTES

- THE CONTRACTOR, RESPONSIBLE FOR THE WORK'S COMPLETION, MUST COORDINATE CONSTRUCTION STAGING, WHETHER ON OR OFFSITE. IN THE EVENT OF AN OFFSITE STAGING AREA REQUIREMENT, THE CONTRACTOR MUST IDENTIFY, SECURE, AND COVER THE COST OF SAID AREA, WITH NO ADDITIONAL EXPENSE TO THE OWNER. PRIOR TO INITIATING WORK, SUBMIT A STAGING PLAN FOR REVIEW BY THE ENGINEER.
- BEFORE CONSTRUCTION, BOTH THE CONTRACTOR AND SURVEYOR MUST FIELD-VERIFY THE BUILDING FOOTPRINT/OUTLINE AND OUTERMOST EXTRUSIONS TO EXAMINE POTENTIAL CONFLICTS WITH ADJACENT WORK, EXISTING SITE FEATURES, PROPERTY LINES, SETBACKS, ETC.
- THE PAVEMENT SURFACE IS TO BE CLEANED AS DIRECTED BY THE CITY, COUNTY, MINDOT, OR ENGINEER JUST BEFORE THE APPLICATION OF PAVEMENT MARKINGS. CLEANING SHOULD INVOLVE BRUSHING WITH A NON-METALLIC ROTARY BROOM OR AS RECOMMENDED BY THE MATERIAL MANUFACTURER AND ACCEPTED BY THE CITY, COUNTY, MINDOT, OR ENGINEER (INCIDENTAL).
- IMMEDIATELY FOLLOWING PAVEMENT CLEANING, APPLY PAVEMENT MARKINGS.
- WHEN CONNECTING TO EXISTING ROADWAYS/PAVEMENT SECTIONS AT THE TERMINI OF PROPOSED NEW CONSTRUCTION, CUT VERTICALLY TO THE BOTTOM OF THE IN-PLACE SURFACING OR TO THE BOTTOM OF THE NEW SURFACING DESIGN, WHICHEVER IS DEEPER, THEN AT A 1V:20H TAPER TO THE BOTTOM OF THE RECOMMENDED SUBGRADE EXCAVATION.
- THE CONTRACTOR MUST HAVE A MINIMUM OF TWO INDIVIDUALS WITH CURRENT ACI CONCRETE FLATWORK TECHNICIAN OR FLATWORK CERTIFICATION, AND AT LEAST ONE OF THEM MUST BE PRESENT ONSITE FOR ALL CONCRETE POUR.
- TAKE MEASURES TO PROTECT CONCRETE PAVING FROM DAMAGE, EXCLUDING TRAFFIC FROM PAVING FOR A MINIMUM OF 14 DAYS AFTER PLACEMENT. REPAIR OR REPLACE STAINED CONCRETE TO THE SATISFACTION OF THE OWNER AT NO COST TO THE OWNER.
- CONSTRUCTION AND MATERIALS WITHIN THE PUBLIC RIGHT-OF-WAY MUST ADHERE TO CITY, COUNTY, AND MINDOT SPECIFICATIONS AND STANDARDS. MINDOT SPECIFICATIONS AND STANDARDS APPLY IF NOT COVERED BY LOCAL OR COUNTY REGULATIONS. PAVING, PAVEMENT MARKINGS, AND SIGNAGE WITHIN THE SITE MUST MEET SPECIFIC REQUIREMENTS.
- A. SITE BITUMINOUS SHALL MEET MINDOT SPEC 2360 AND IN ACCORDANCE WITH DRAWING SPECIFICATIONS. MAXIMUM ALLOWABLE LIFT THICKNESS SHALL NOT BE GREATER THAN 3 INCHES. PLACE TACK COAT BETWEEN EACH LIFT AT A RATE SPECIFIED ON DRAWING DETAILS.
- B. CONCRETE WALKS TO CONFORM TO MINDOT SPEC 2461
- C. CONCRETE CURB AND GUTTER TO CONFORM TO MINDOT SPEC 2461
- D. CONCRETE ISOLATION/EXPANSION JOINT MATERIAL, MINDOT SPEC 3702, TYPE D-1 OR TYPE D-2. PROVIDE CAULKING/JOINT SEALANT AND BACKER ROD AS RECOMMENDED BY JOINT MANUFACTURER.
- E. CONCRETE CURBING MATERIAL TO CONFORM TO MINDOT SPEC 3754. CONCRETE SEALER TO BE SILOX-A-TK 8500, ARMOR SX5000, OR APPROVED EQUAL AND TO BE APPLIED PER MANUFACTURER INSTRUCTIONS.
- F. CONCRETE PLACING, FINISHING, CURING, AND PROTECTION TO CONFORM TO MINDOT SPEC 2461, 2521, AND 2531 AND APPLICABLE ACI STANDARDS.
- G. AGGREGATE BASE TO CONFORM TO MINDOT SPEC 3138, CLASS 5 AGGREGATE BASE, 100% GRUSHED VIRGIN AGGREGATE OR APPROVED EQUAL.
- H. PAVEMENT MARKINGS TO CONFORM TO MINDOT SPEC 2582. ALLOW NEW PAVEMENT TO CURE FOR A MINIMUM OF 14 DAYS MINIMUM PRIOR TO APPLYING PAVEMENT MARKINGS.
- I. IMPLEMENT FIELD QUALITY CONTROL MEASURES.
- A. TEST THE CONCRETE AIR CONTENT (ASTM C231), CONCRETE SLUMP (ASTM C143), AIR AND CONCRETE TEMPERATURE, AND 7- AND 28-DAY COMPRESSIVE STRENGTH (ASTM C31, C39, AND C172) WHERE APPLICABLE. CONDUCT TESTS IN ACCORDANCE WITH THE MINDOT SCHEDULE OF MATERIALS CONTROL.
- B. ENSURE THAT ALL BITUMINOUS PAVEMENT DENSITY ADHERES TO MINDOT SPEC 2360.3 D.2 USING THE ORDINARY COMPACTION METHOD. THE CONTRACTOR IS RESPONSIBLE FOR ESTABLISHING A ROLL PATTERN FOR EACH COURSE OF PAVING DAILY.
- C. CONDUCT A TEST ROLL OF THE SUBGRADE AND AGGREGATE BASE FOLLOWING MINDOT SPECS 2211 FOR AGGREGATE BASE AND 2111 FOR TESTING ROLLING. THE TEST ROLL MUST BE WITNESSED BY THE ENGINEER OR GEOTECHNICAL ENGINEER.
11. TOLERANCES:
 - A. ENSURE THAT BITUMINOUS PAVEMENT LINE, GRADE, AND THICKNESS CONFORM TO MINDOT SPEC 2360.3 E
 - B. CONCRETE PAVEMENT TO CONFORM TO MINDOT SPEC 2521.3 D.3
 - C. CONCRETE CURB AND GUTTER TO CONFORM TO MINDOT SPEC 2531.3
 - D. PAVEMENT MARKINGS TO CONFORM TO MINDOT SPEC 2582.3 C
12. CONTRACTOR SHALL PROVIDED CONCRETE JOINTS TO MATCH EXISTING ADJACENT WORK AND AS FOLLOWS:
 - A. CONTROL JOINTS - MAINTAIN AN ASPECT RATIO (LENGTH TO WIDTH) OF CONTROL JOINTS AS CLOSE TO 1:1 AS FEASIBLE, AVOIDING AN ASPECT RATIO GREATER THAN 1:5.1. MATCH THE EXISTING PATTERN WHERE APPLICABLE. THE MAXIMUM SPACING FOR CONTROL JOINTS SHOULD BE 24 TIMES THE SLAB THICKNESS, UP TO A MAXIMUM OF 12 FEET ADDITIONALLY. JOINT INTERSECTION ANGLES LESS THAN 60 DEGREES ARE NOT ALLOWED, AND PANEL WIDTHS LESS THAN 6 INCHES AT ANY POINT ARE PROHIBITED. JOINTING MUST ACCOMMODATE IN-PAVEMENT STRUCTURES THROUGH JOINTING AND BOXOUTS. THE CONTRACTOR IS REQUIRED TO SUBMIT A JOINTING PLAN FOR ENGINEER ACCEPTANCE.
 - B. EXPANSION JOINTS - EXPANSION/ISOLATION JOINTS MUST BE PROVIDED AT VARIOUS LOCATIONS, INCLUDING THOSE WHERE ABRUPT CHANGES IN DIRECTION OCCUR, WHERE CHANGES IN WIDTH TAKE PLACE, WHERE ADJOINING EXISTING CONCRETE IS PRESENT, AT LOCATIONS ABUTTING THE BUILDING AND OTHER SITE FEATURES SUCH AS RAMPS, STAIRS, LANDINGS, CONCRETE APRONS, ARCHITECTURAL AND LANDSCAPE FEATURES, ETC., AND AT LOCATIONS WITH CHANGES IN DEPTH, INCLUDING PAVEMENT ADJACENT TO THE CURB.
 - C. INSTALL A MINIMUM 6-INCH CLASS 5 AGGREGATE BASE UNDER CURB AND GUTTER AS DETAIL.



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VERMAK

I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER IN THE STATE OF MINNESOTA.

PRINT NAME: MALE E. BELSKOPE

SIGNATURE:

DATE: 08/20/2026 LICENSE NO. 54780

REVISION LOG

NO. DATE DESCRIPTION OF REVISIONS

CONSTRUCTION DOCUMENTS

08-20-2026

DESIGNED: VRB DRAWN: VRB CHECKED BY: AT

DRAWING TITLE

SITE PLAN

DRAWING NO.

CS101

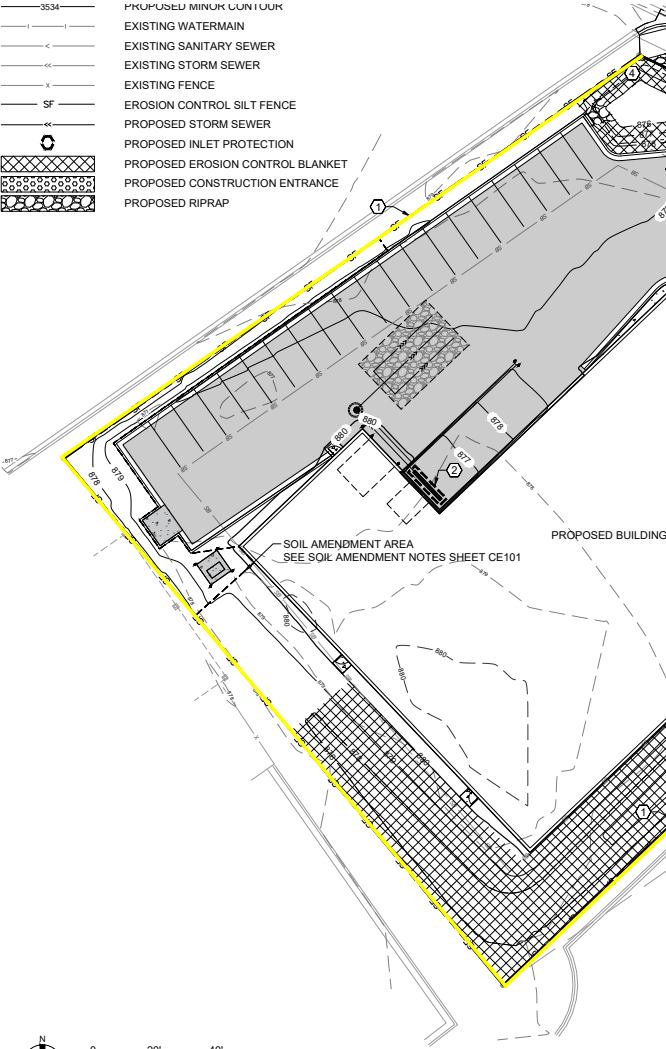
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Figure 3: Soils & Erosion Control



SOIL AMENDMENT NOTES - COON CREEK AMENDMENT GUIDE OPTION B:
STOCKPILE EXISTING SITE SOILS. STOCKPILE SITE DUFF AND TOPSOIL AND REAPPLY AFTER GRADING AND CONSTRUCTION.
a. APPLICABLE WHERE NATIVE AND ORIGINAL, UNDISTURBED SOILS MUST BE DISTURBED.
b. PRIOR TO GRADING, REMOVE DUFF LAYER AND TOPSOIL, AND STOCKPILE SEPARATELY IN AN APPROVED LOCATION PRIOR TO GRADING.
c. AFTER LAND DISTURBANCES ARE COMPLETED, REAPPLY SOIL TO A MINIMUM 6-INCHES FOR HSG A SOILS.
d. BEFORE APPLYING THE TOPSOIL MIX, TILL THE COMPACTED SUBSOIL AT LEAST 2 INCHES DEEP OR ROTOTILL SOME OF THE NEWLY APPLIED TOPSOIL INTO THE SUBSOIL.
e. APPLY A 2-INCH LAYER OF STOCKPILED DUFF AS MULCH AFTER PLANTING.

KEY NOTES

1. INSTALL & MAINTAIN PERIMETER SILT FENCE (SEE DETAIL 1/CX504).
2. INSTALL & MAINTAIN INLET SEDIMENT PROTECTION (SEE DETAIL 5/CX504).
3. INSTALL RIPRAP AT FES (SEE DETAIL STM-12/CX504).
4. INSTALL & MAINTAIN EROSION CONTROL BLANKET (SEE DETAIL 3/CX504).
5. INSTALL CONSTRUCTION ENTRANCE (SEE DETAIL 2/CX504).

EROSION CONTROL NOTES

1. GRADING CONTRACTORS SHALL VERIFY LOCATIONS AND ELEVATIONS OF ALL UNDERGROUND UTILITIES WITH THE RESPECTIVE UTILITY COMPANIES PRIOR TO CONSTRUCTION.
 2. ALL EROSION CONTROL MEASURES CALLED FOR ON THESE PLANS AND SPECIFICATIONS, WHICH MAY INCLUDE SILT FENCE, SEDIMENTATION BASINS OR TEMPORARY SEDIMENT TRAPS, SHALL BE CONSTRUCTED AND SERVICEABLE IN THE FOLLOWING ORDER:
 - A. ROCK CONSTRUCTION ENTRANCES A MINIMUM OF 50 FEET
 - B. SILT FENCE
 - C. STORMWATER POND CONSTRUCTION
 - D. COMMON EXCAVATION AND EMBANKMENT (GRADING)
 - E. SEED AND MULCH OR SOD
 - F. BIO-ROCK BARRIERS IN FINISHED GRADED AREAS
 - G. INLET AND OUTLET FACILITIES SUBSEQUENT TO STORM SEWER WORK
 3. GRADING CONTRACTOR SHALL PROVIDE AND MAINTAIN ALL EROSION CONTROL MEASURES IN ACCORDANCE WITH CITY AND NPDES PHASE II PERMITTING REQUIREMENTS AS WELL AS EROSION CONTROL MEASURES AS MAY BE SHOWN ON THESE PLANS OR SPECIFICATIONS. GRADING CONTRACTOR SHALL IMPLEMENT ANY ADDITIONAL EROSION CONTROL MEASURES AS MAY BE REQUIRED TO PROTECT ADJACENT PROPERTY.
 4. ALL EROSION CONTROL FACILITIES SHALL BE MAINTAINED BY THE CONTRACTOR DURING GRADING OPERATIONS. ANY TEMPORARY FACILITIES WHICH ARE TO BE REMOVED AS CALLED FOR ON THESE PLANS AND SPECIFICATIONS SHALL BE REMOVED BY THE GRADING CONTRACTOR WHEN DIRECTED BY THE ENGINEER. THE GRADING CONTRACTOR SHALL RESTORE THE SUBSEQUENTLY DISTURBED AREA IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS.
 5. THE GRADING CONTRACTOR SHALL SCHEDULE THE SOILS ENGINEER SO THAT CERTIFICATION OF ALL CONTROLLED FILLS WILL BE FURNISHED TO THE OWNER DURING AND UPON COMPLETION OF THE PROJECT.
 6. ALL DISTURBED AREAS, EXCEPT AREAS TO BE PAVED AND/OR SPECIFICALLY DESIGNED BY A LANDSCAPE PLAN, SHALL BE COVERED WITH A MINIMUM 6" OF TOP SOIL OR AS INDICATED IN SPECIFICATIONS OR LANDSCAPING PLAN. ALL DISTURBED AREAS SHALL BE SEEDS & MULCHED AT THE PRESCRIBED RATES WITHIN 72 HOURS OF FINAL GRADING UNLESS OTHERWISE NOTED.

SEED MIX: MNDOT - MESIC IN SLOPE 50# / ACRE
TYPE 1 2 TONS / ACRE (DISK ANCHORED)
FERTILIZER: TYPE 322-5-10 300# / ACRE

ALL EXPOSED SOIL AREAS WITH A CONTINUOUS POSITIVE SLOPE WITHIN 200 LINEAL FEET OF ANY SURFACE WATER, MUST HAVE TEMPORARY EROSION PROTECTION OR PERMANENT COVER FOR THE EXPOSED SOIL AREAS YEAR ROUND, ACCORDING TO THE FOLLOWING TABLE OF SLOPES AND TIME FRAMES:

TYPE OF SLOPE	TIME (Maximum time an area can remain open when the area is not actively being worked)
STEEPER THAN 3:1	7 DAYS
10:1 TO 3:1	4 DAYS
FLATTER THAN 10:1	7 DAYS
 7. THE EXISTING TOPOGRAPHY AND CONTOUR ELEVATIONS SHOWN ON THE PLAN WERE TAKEN FROM A PLAN FURNISHED BY OWNER.
 8. CONTRACTORS GRADING AND EROSION CONTROL OPERATIONS SHALL TAKE PLACE WITHIN THE CONSTRUCTION LIMITS.
 9. IT IS REQUIRED THAT SOILS TRACKED FROM THE SITE BY MOTOR VEHICLES BE CLEANED DAILY FROM PAVED ROADWAY SURFACES THROUGHOUT THE DURATION OF CONSTRUCTION.
 10. ALL REQUIREMENTS OF THE LOCAL WATERSHED DISTRICT SHALL BE SATISFIED PER THE APPROVED PERMIT.
 11. ALL EROSION & SEDIMENT CONTROL MEASURES SHOWN ON THIS PLAN AND IMPLEMENTED IN THE FIELD AS DIRECTED BY THE ENGINEER SHALL CONFORM TO THE MPCA'S PROTECTING WATER QUALITY IN URBAN AREAS BEST MANAGEMENT PRACTICES FOR MINNESOTA.
 12. DEWATERING AND / OR BASIN DRAINING DISCHARGE SHALL BE DIRECTED TO SEDIMENTATION BASINS WHEREVER POSSIBLE. ALL DISCHARGE POINTS SHALL BE ADEQUATELY PROTECTED FROM EROSION & SCOUR THROUGH USE OF APPROVED ENERGY DISSIPATION DEVICES.
 13. ALL SOIL WASTE / CONSTRUCTION DEBRIS SHALL BE DISPOSED OF IN ACCORDANCE WITH MPCA REQUIREMENTS. HAZARDOUS MATERIALS SHALL BE STORED / DISPOSED OF IN COMPLIANCE WITH MPCA REGULATIONS.
 14. CONTRACTOR SHALL USE RAPID STABILIZATION METHODS PER MNDOT 2575 AS NEEDED DURING THE COURSE OF THE WORK TO MAINTAIN CONFORMANCE WITH THE CITY AND NPDES II PERMIT REQUIREMENTS. THIS WORK SHALL CONSIST OF OPERATIONS NECESSARY TO RAPIDLY STABILIZE SMALL CRITICAL AREA, TO PREVENT OFF SITE SEDIMENTATION AND / OR TO COMPLY WITH PERMIT REQUIREMENTS. THE WORK MAY BE PERFORMED AT ANY TIME DURING THE CONTRACT AND DURING NORMAL WORKING HOURS. THIS WORK WILL BE CONDUCTED ON SMALL AREAS THAT MAY OR MAY NOT BE ACCESSIBLE WITH NORMAL EQUIPMENT. THIS WORK SHALL BE DONE IN ACCORDANCE WITH THE APPLICABLE MNDOT STANDARDS SPECIFICATIONS THE DETAILS SHOWN IN THE PLANS, AND THE FOLLOWING:

THERE ARE FIVE STABILIZATION METHODS APPROVED FOR THESE OPERATIONS. THESE METHODS MAY BE CONDUCTED INDEPENDENTLY OR IN COMBINATION.

METHOD RAPID STABILIZATION

 1. TYPE 1 MULCH WITH DISK ANCHORING
 2. TYPE 3 MULCH WITH TYPE HYDRAULIC MULCH
 3. TYPE HYDRAULIC MULCH WITH SEED MIXTURE 22-11
 4. CATEGORY 3 EROSION CONTROL BLANKET WITH SEED MIXTURE
 5. RIPRAP CLASS II WITH GEOTEXTILE TYPE III
- THESE EFFORTS WILL BE INCIDENTAL TO THE EROSION CONTROL BID ITEM.
15. CHANGE OF COVERAGE: FOR STORM WATER DISCHARGES FROM CONSTRUCTION PROJECTS WHERE THE OWNER OR OPERATOR CHANGES, (E.G. AN ORIGINAL DEVELOPER SELLS PORTIONS OF THE PROPERTY TO VARIOUS BUILDERS) THE NEW OWNER OR OPERATOR MUST SUBMIT A SUBDIVISION REGISTRATION WITHIN 7 DAYS OF ASSUMING TRANSFERS, SALE OR CLOSING ON THE PROPERTY.
16. INDIVIDUAL SITE BUILDERS SHALL BE RESPONSIBLE FOR PROVIDING ANY AND ALL NECESSARY EROSION CONTROL MEASURES AS MAY BE REQUIRED. REQUIRED EROSION CONTROL SHALL BE BUT NOT BE LIMITED TO THE FOLLOWING:
 - A. STAKED FIBER LOG ROLLS AT BACK OF ALL CURB EXCEPT AT CONSTRUCTION / DRIVEWAY ENTRANCE
 - B. SILT FENCE ON ALL DOWN GRADIENT SLOPES FROM CONSTRUCTION AREA. SILT FENCE SHALL HAVE THE BOTTOM DUG IN WITH SOIL FIRMLY COMPACTED
 - C. ROCK CONSTRUCTION ENTRANCE HAVING 1" TO 2" CLEAR ROCK OVER GEOTEXTILE FABRIC
 - D. STREET CLEANING AS MAY BE REQUIRED SHOULD VEHICLE TRACKING OCCUR

INDIVIDUAL SITE BUILDERS ARE REQUIRED TO MAINTAIN EROSION CONTROL MEASURES UNTIL SUCH TIME AS INDIVIDUAL YARDS/VEGETATION ARE ESTABLISHED.
17. INLET SEDIMENTATION CONTROL IS TO BE PROVIDED TO ALL STORM SEWER CATCH BASIN THROUGHOUT CONSTRUCTION. MEASURES APPLIED SHALL COMPLY WITH BEST MANAGEMENT PRACTICES FOR MINNESOTA AND APPLICATION OF NPDES PHASE II AS APPROPRIATE FOR PHASE OF CONSTRUCTION.
18. CONTRACTOR SHALL PREVENT SOIL LOSS DURING CONSTRUCTION DUE TO WIND EROSION THROUGHOUT CONSTRUCTION DUST SHALL BE SUPPRESSED THROUGH THE APPLICATIONS OF WATER, AS DEEMED NECESSARY BY THE CONTRACTOR, OR THROUGH EQUIVALENT BMPs AS APPROVED BY THE ENGINEER.
19. CONTRACTOR SHALL SUBMIT AN AMENDED SOILS WORK PLAN TO COWD STAFF AT PRECONSTRUCTION MEETING. AMENDED SOILS WORK PLAN SHALL INCLUDE INFORMATION ON METHOD, EQUIPMENT TO BE USED, PHASING, NAME OF RESTORATION SUBCONTRACTOR, AND OTHER INFORMATION RELEVANT TO ENSURING THE GOAL OF THE AMENDED SOILS WILL BE MET. FINAL APPROVAL WILL NOT BE GRANTED WITHOUT A SATISFACTORY AMENDED SOILS WORK PLAN.



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COON RAPIDS, MN 55433

VERMAK

HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MINNESOTA.

PRINT NAME: MALEY, BENJAMIN

SIGNATURE:
DATE: 08/20/2026 LICENSE NO. 54780

REVISION LOG

NO.	DATE	DESCRIPTION OF REVISIONS

CONSTRUCTION DOCUMENTS

08-20-2026

DESIGNED: VRB	DRAWN: VRB	CHECKED BY: AT
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DRAWING TITLE

**EROSION
CONTROL PLAN**

DRAWING NO.

CE101

PLOTTED: ---	COMM. NO. 19063
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Permit Application Review Report
Date: 9/9/2026**Board Meeting Date: 9/14/2026**
Agenda Item: 15Applicant/Landowner:PGA Tour
Attn: Milan Moore
1 PGA Tour Blvd
Ponte Vedra Beach, FL 32082**Project Name:** TPC Blaine Golf Course Bunker Rehab Project**Project PAN:** P-26-051**Project Purpose:** Regrading and reshaping golf course bunkers**Project Location:** Holes 7, 11, 13 & 16, 11444 Tournament Players Parkway, Blaine**Site Size:** size of disturbed area - 3.0 acres; size of regulated impervious surface – 0 acres**Applicable District Rule(s):** Rule 2, Rule 4

Recommendation: Approve with 2 Conditions and 0 Stipulations

Description: The TPC gold course is proposing modifications (reshaping and regrading) to several sand bunkers within the TPC Golf Course. The project will disturb 3 acres. The area drains to County Ditch 41. The relevant water resource concern is Soils & Erosion Control (District Rule 4). See attached Figure 1: Project Location.

Conditions to be Met Before Permit Issuance:Rule 2.7 – Procedural Requirements

1. Provide a performance escrow in the amount of \$12,000.00 and execute a signed escrow agreement.

Rule 4.0 – Soils and Erosion Control

2. Update the SWPPP to provide the following:
 - a. Include temporary and permanent stabilization specifications.
 - b. Include a note to position portable toilets so they are secure.
 - c. Provide a concrete washout standard detail.

Stipulations: None**Exhibits:**

Exhibit Type	Exhibit Author	Signature Date	Received Date
Construction Plans	Kimley Horn	08/18/2026	08/18/2026

Findings

Fees and Escrows (Rule 2.7):

The applicant has submitted a \$2,000.00 review and inspection fee and deposit which corresponds with the sum of fees associated with Rule 4.0 (\$2,000 for 3.0 acres of land disturbance proposed).

The applicant will be required to submit a performance escrow in the amount of \$12,000.00. This corresponds to \$4,000/acre of disturbance (3.0 acres of land disturbance proposed).

Stormwater Management (Rule 3.0):

The proposed project does not create a cumulative total of 10,000 sf or more of new or fully reconstructed impervious surface, or 5,000 sf or more of new or fully reconstructed impervious surface for non-residential or multifamily residential within one mile of and draining to an impaired water. The proposed project is not a public linear project where the sum of the new and fully reconstructed impervious surface is equal to one or more acres. Stormwater Management standards do not apply.

Soils and Erosion Control (Rule 4.0)

Rule 4.0 applies to the proposed project because it includes land disturbing activities of 1 acre or more.

The proposed project drains to County Ditch 41. The soils affected by the project are Rifle and do not have a soil erodibility factor of 0.15 or greater. Disturbed areas are proposed to be stabilized within 7 days, as required. The proposed erosion and sediment control plan includes perimeter control and street sweeping. The erosion control plan does not meet District requirements because concrete washout detail and stabilization specifications have not been provided, and portable toilets are not proposed to be positioned to prevent tipping. The site does require an NPDES permit. See attached Figure 2: Soils and Erosion Control Plan.

Wetlands (Rule 5.0)

The proposed project does not include activities which result in the filling, draining, excavating, or otherwise altering the hydrology of a wetland. Rule 5.0 does not apply.

Floodplain (Rule 6.0)

The proposed project does not include land disturbing activities within the floodplain as mapped and modeled by the District. Rule 6.0 does not apply.

Drainage, Bridges, Culverts, and Utility Crossings (Rule 7.0)

The proposed project does not include land disturbing activities which construct, improve, repair, or alter the hydraulic characteristics of a bridge profile control or culvert structure on a creek, public ditch, or major watercourse. The proposed project does not include land disturbing activities which involve a pipeline or utility crossing of a creek, public ditch, or major watercourse.

The proposed project does not include land disturbing activities which construct, improve, repair or alter the hydraulic characteristics of a conveyance system that extends across two or more parcels of record not under common ownership and has a drainage area of 200 acres or greater. Rule 7.0 does not apply.

Buffers (Rule 8.0)

The proposed project does not include a land disturbing activity on land adjacent or directly contributing to a Public Water, Additional Waters, High or Outstanding Ecological Value Waters, a Public Ditch, or Impaired Waters/waters exceeding state water quality standards. Rule 8.0 does not apply.

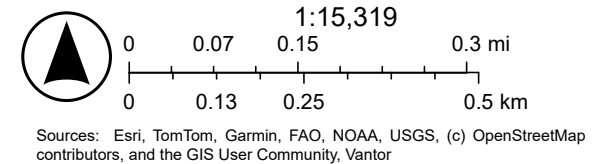
Variances (Rule 10.2)

The proposed project is not requesting a variance from the District's rules, regulations, and policies. Rule 10.2 does not apply.

Figure 1: TPC Bunker Rehabilitation Project Location



9/8/2026



K:\TWC_LDE\TPC of Minnesota, Inc\Blaine Golf Course Bunker Rehab Project\3 Design\CAD\PlanSheets\C3-EROS PH1 PLAN.dwg August 18, 2026 - 11:33am
This document, together with the concepts and design presented herein, is an instrument of service, is made a part of the record of title, and is subject to the provisions of the Uniform Rules of Practice and Procedure for the State of Minnesota, and is subject to the provisions of the Uniform Rules of Practice and Procedure for the State of Minnesota, and is subject to the provisions of the Uniform Rules of Practice and Procedure for the State of Minnesota.

Figure 2a: Soils & Erosion Control



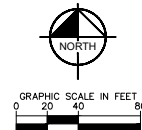
LEGEND

- SILT FENCE
- LIMITS OF DISTURBANCE
- BIOROLL

PHASE I BMP QUANTITIES	
SILT FENCE	±1,610 LF
BIO ROLL	±4,580 LF

- EROSION CONTROL PLAN NOTES**
- THE STORM WATER POLLUTION PREVENTION PLAN ("SWPPP") IS COMPRISED OF THE EROSION CONTROL PLAN, THE STANDARD DETAILS, THE PLAN NARRATIVE, ATTACHMENTS INCLUDED IN THE SPECIFICATIONS OF THE SWPPP, PLUS THE PERMIT AND ALL SUBSEQUENT REPORTS AND RELATED DOCUMENTS.
 - ALL CONTRACTORS AND SUBCONTRACTORS INVOLVED WITH LAND DISTURBING ACTIVITIES SHALL OBTAIN A COPY OF THE SWPPP AND NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) GENERAL PERMIT, AND BECOME FAMILIAR WITH THEIR CONTENTS.
 - BEST MANAGEMENT PRACTICES (BMPs) AND CONTROLS SHALL CONFORM TO FEDERAL, STATE AND LOCAL REQUIREMENTS, AS APPLICABLE. THE CONTRACTOR SHALL IMPLEMENT ADDITIONAL CONTROLS AS DIRECTED BY THE PERMITTING AGENCY, ENGINEER OR OWNER.
 - SITE ENTRY AND EXIT LOCATIONS SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT THE TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC ROADWAYS. SEDIMENT SPILLED, DROPPED, WASHED, OR TRACKED ONTO A PUBLIC ROADWAY FROM THE CONSTRUCTION SITE MUST BE REMOVED AS SOON AS PRACTICABLE. WHEN WASHING IS REQUIRED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO A PUBLIC ROADWAY, IT SHALL BE DONE IN AN AREA STABILIZED WITH CRUSHED STONE WHICH DRAINS INTO AN APPROVED SEDIMENT BASIN. ANY FINES IMPOSED FOR DISCHARGING SEDIMENT ONTO A PUBLIC RIGHT OF WAY SHALL BE PAID BY THE CONTRACTOR.
 - TEMPORARY SEEDING OR OTHER APPROVED METHODS OF STABILIZATION SHALL BE INITIATED WITHIN 7 DAYS OF THE LAST DISTURBANCE ON ANY AREA OF THE SITE.
 - THE CONTRACTOR SHALL MINIMIZE LAND DISTURBANCE AND CLEARING TO THE MAXIMUM EXTENT PRACTICAL OR AS REQUIRED BY THE GENERAL PERMIT.
 - CONTRACTOR SHALL DENOTE ON THE PLAN THE TEMPORARY PARKING AND STORAGE AREA WHICH SHALL ALSO BE USED AS THE EQUIPMENT MAINTENANCE AND CLEANING AREA, EMPLOYEE PARKING AREA, AND AREA FOR LOCATING PORTABLE FACILITIES, OFFICE TRAILERS, AND TOILET FACILITIES.
 - ALL WASH WATER FROM THE CONSTRUCTION SITE (CONCRETE TRUCKS, VEHICLE CLEANING, EQUIPMENT CLEANING, ETC.) SHALL BE DETAINED AND PROPERLY TREATED BEFORE DISPOSAL.
 - SUFFICIENT OIL AND GREASE ABSORBING MATERIALS AND FLotation BOOMS SHALL BE MAINTAINED ON SITE OR READILY AVAILABLE TO CONTAIN AND CLEAN-UP FUEL OR CHEMICAL SPILLS AND LEAKS.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR DUST CONTROL ON SITE. THE USE OF MOTOR OILS AND OTHER PETROLEUM BASED OR TOXIC LIQUIDS FOR DUST SUPPRESSION OPERATIONS IS PROHIBITED.
 - RUBBISH, TRASH, GARBAGE, LITTER, OR OTHER SUCH MATERIALS SHALL BE DEPOSITED INTO SEALED CONTAINERS. MATERIALS SHALL BE PREVENTED FROM LEAVING THE PREMISES THROUGH THE ACTION OF WIND OR STORM WATER DISCHARGE INTO DRAINAGE DITCHES OR WATERS OF THE STATE.
 - STAGING AREAS, STOCKPILES, SPOILS, ETC. SHALL BE LOCATED OUTSIDE OF DRAINAGE WAYS SUCH THAT STORM WATER RUNOFF WILL NOT BE ADVERSELY AFFECTED. PROVIDE STABILIZATION MEASURES SUCH AS PERIMETER EROSION CONTROL BMPs, SEEDING, OR OTHER COVERING AS NECESSARY TO PREVENT EROSION.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR RE-ESTABLISHING ANY EROSION CONTROL BMP DISTURBED DURING CONSTRUCTION. OPERATIONS, NOTIFY THE OWNER'S REPRESENTATIVE OF ANY DEFICIENCIES IN THE ESTABLISHED EROSION CONTROL MEASURES THAT MAY LEAD TO UNAUTHORIZED DISCHARGES OF STORM WATER POLLUTANTS. UNAUTHORIZED POLLUTANTS INCLUDE (BUT ARE NOT LIMITED TO) EXCESS CONCRETE, CHIPPING, CONCRETE RESIDUE, PAINTS, SOLVENTS, GREASES, LUBRICANT OILS, PESTICIDES, AND SOLID WASTE MATERIALS.
 - EROSION CONTROL BMPs SHOWN ON THESE PLANS SHALL BE INSTALLED PRIOR TO THE START OF LAND-DISTURBING ACTIVITIES ON THE PROJECT, AND INITIATED AS SOON AS PRACTICABLE.
 - THE CONTRACTOR IS SOLELY RESPONSIBLE FOR COMPLYING WITH THE REQUIREMENTS OF THE AUTHORITIES HAVING JURISDICTION, AND SHALL MAINTAIN COMPLIANCE WITH APPLICABLE LAWS AND REGULATIONS FOR THE DURATION OF CONSTRUCTION.
 - THE CONTRACTOR SHALL FIELD ADJUST AND/OR PROVIDE ADDITIONAL EROSION CONTROL BMPs AS NEEDED TO PREVENT EROSION AND OFF-SITE SEDIMENT DISCHARGE FROM THE CONSTRUCTION SITE. LOG AND RECORD ANY ADJUSTMENTS AND DEVIATIONS FROM THE APPROVED EROSION CONTROL PLANS WITHIN THE SWPPP DOCUMENTS STORED IN THE JOB SITE TRAILER.
- SWPPP UPDATES & AMENDMENTS**
- THE CONTRACTOR MUST UPDATE THE SWPPP BY NOTING ON THE SITE MAPS IN THE JOB SITE TRAILER TO REFLECT THE PROGRESS OF CONSTRUCTION ACTIVITIES AND GENERAL CHANGES TO THE PROJECT SITE FOR THE DURATION OF LAND DISTURBING ACTIVITIES. AT A MINIMUM, UPDATES SHALL BE MADE DAILY TO TRACK CONSTRUCTION PROGRESS DESCRIBED IN THE SEQUENCE OF CONSTRUCTION. THE CONTRACTOR IS RESPONSIBLE FOR NOTING THE LOCATION OF THE JOB SITE TRAILER, TEMPORARY PARKING LAYOUT AREAS, PORTA-POTTY, WHEEL WASH, CONCRETE WASHOUT, FUEL & MATERIAL STORAGE, SOLID WASTE CONTAINERS, AND OTHER CONSTRUCTION RELATED FACILITIES THAT MAY IMPACT STORMWATER RUNOFF.

- PHASE 1 SEQUENCE OF CONSTRUCTION**
- INSTALL PERIMETER EROSION CONTROL (I.E. SILT FENCE) AND INLET PROTECTION AT EXISTING STORMWATER INLETS.
 - CONSTRUCT STABILIZED CONSTRUCTION ENTRANCE AND CONCRETE WASHOUT.
 - PREPARE TEMPORARY PARKING AND STORAGE AREA.
 - CONSTRUCT AND STABILIZE DIVERSIONS.
 - CLEAR AND GRUB THE SITE.
 - BEGIN MASS SITE GRADING AND ROUGH GRADE SITE SUFFICIENTLY TO ESTABLISH PROPOSED DRAINAGE PATTERNS.
 - TEMPORARILY SEED THROUGHOUT CONSTRUCTION DISTURBED AREAS THAT WILL BE INACTIVE FOR 14 DAYS OR MORE OR AS REQUIRED BY THE NPDES AND/OR CITY GRADING PERMIT(S).
- NOTE: THE SEQUENCE OF CONSTRUCTION IS INTENDED TO CONVEY THE GENERAL CONCEPTS OF THE EROSION CONTROL DESIGN AND SHOULD NOT BE RELIED UPON FOR CONSTRUCTION PURPOSES. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR DETAILED PHASING AND CONSTRUCTION SEQUENCING NECESSARY TO CONSTRUCT THE PROPOSED IMPROVEMENTS. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IN WRITING IMMEDIATELY PRIOR TO AND/OR DURING CONSTRUCTION IF ANY ADDITIONAL INFORMATION ON THE CONSTRUCTION SEQUENCE IS NECESSARY.



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LEGEND



PHASE I BMP QUANTITIES	
SILT FENCE	±1,610 LF
BIO ROLL	±4,580 LF

EROSION CONTROL PLAN NOTES

1. THE STORM WATER POLLUTION PREVENTION PLAN ("SWPPP") IS COMPOSED OF THE EROSION CONTROL PLAN, THE STANDARD DETAILS, THE PLAN NARRATIVE, ATTACHMENTS AND A TRUE COPY OF THE PERMIT TO CONSTRUCT, PLUS THE PERMIT AND ALL SUBSEQUENT REPORTS AND RELATED DOCUMENTS.
 2. ALL CONTRACTORS AND SUBCONTRACTORS INVOLVED WITH LAND DISTURBING ACTIVITIES SHALL BE REQUIRED TO OBTAIN AND MAINTAIN AN EROSION CONTROL SYSTEM (ECS) IN ACCORDANCE WITH THE SWPPP. THE ECS SHALL INCLUDE THE FOLLOWING SYSTEM (NPDES) GENERAL PERMIT, AND BECOME FAMILIAR WITH THEIR CONTENTS.
 3. BEST MANAGEMENT PRACTICES (BMPs) AND CONTROLS SHALL CONFORM TO FEDERAL, STATE AND LOCAL REQUIREMENTS FOR EROSION CONTROL. BMPs SHALL BE DESIGNED AS ADDITIONAL CONTROLS AS DIRECTED BY THE PERMITTING AGENCY, ENGINEER OR OWNER.
 4. SITE ENTRY AND EXIT LOCATIONS SHALL BE MAINTAINED IN A CONDITION THAT WILL NOT CAUSE TRACKING OF MATERIALS ONTO ADJACENT PROPERTIES. TRACKING SHALL BE STOPPED, DROPPED, WASHED OR TRACKED INTO A PUBLIC ROADWAY FROM THE PROJECT SITE. TRACKING SHALL BE STOPPED AT THE PROPERTY LINE. WHEN TRACKING IS REQUIRED TO REMOVE DEBRIS, MATERIALS OR TRACKS INTO A PUBLIC ROADWAY, IT SHALL BE DONE IN A MANNER THAT DOES NOT CAUSE TRACKING OF MATERIALS INTO AN APPROVED SEGMENT BASIN. ANY FINES IMPOSED FOR DISCHARGING SEDIMENT INTO A PUBLIC RIGHT-OF-WAY SHALL BE PAID BY THE CONTRACTOR.
 5. TEMPORARY EROSION CONTROL MEASURES SHALL BE INSTALLED AND MAINTAINED AND INITIATED WITHIN 7 DAYS OF THE LAST DISTURBANCE ON ANY AREA OF THE SITE.
 6. THE CONTRACTOR SHALL MINIMIZE LAND DISTURBANCE AND CLEANING TO THE MAXIMUM EXTENT PRACTICAL, OR AS REQUIRED BY THE GENERAL PERMIT.
 7. CONTRACTOR SHALL DENOTE ON THE PLAN THE TEMPORARY PARKING AND STORAGE AREAS. THESE AREAS SHALL ALSO BE IDENTIFIED ON THE PERMIT ENCLOSURE AND CONSTRUCTION AREA, EMPLOYEE PARKING AREA AND AREA FOR LOCATING PORTABLE FACILITIES. OFFICE USE OF VEHICLES SHALL BE LIMITED TO ONE FULLY LOADED TRUCK.
 8. ALL WASH WATER FROM THE CONSTRUCTION SITE [CONCRETE TRUCKS, VEHICLE CLEANING, EQUIPMENT CLEANING, ETC.] SHALL BE OBTAINED AND PROPERLY TREATED BEFORE RELEASE.
 9. SUFFICIENT OIL AND GREASE ABSORBING MATERIALS AND FLotation BOOMS SHALL BE MAINTAINED ON SITE OR READILY AVAILABLE TO OBTAIN AND CLEAN UP LEAK OIL, FUEL, HYDRAULIC FLUIDS AND LEAKS.
 10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DUST CONTROL ON SITE. THE USE OF RUBBER TIES AND OTHER PETROLEUM BASED OR TOXIC LIQUIDS FOR DUST SUPPRESSION SHALL BE PROHIBITED.
 11. MOTORIST TRASH, GARBAGE LIDS, OR OTHER SUCH MATERIALS SHALL BE DIFFUSED INTO SEALAED CONTAINERS. MATERIALS SHALL BE PREVENTED FROM LEAVING THE PROJECT THROUGH THE ACTION OF WIND OR STORM WATER DISCHARGE INTO DRAINAGE CHANNELS OR RUNOFF OF THE PROJECT.
 12. STAGING AREAS, STOCKPILES, SPILLS, ETC. SHALL BE LOCATED OUTSIDE OF DRAINAGE WAys SUCH THAT STORM WATER RUNOFF WILL NOT BE ADVERSELY AFFECTED; PROVIDED, HOWEVER, THAT UNDESIRABLE MATERIALS ARE NOT STORED IN THESE AREAS, NOR ARE OTHER COVERINGS AS NECESSARY TO PREVENT EROSION.
 13. CONTRACTOR SHALL BE RESPONSIBLE FOR RE-ESTABLISHING ANY EROSION CONTROL MEASURES THAT HAVE BEEN DESTROYED OR DAMAGED. CONTRACTOR SHALL BE REPRESENTATIVE OF ANY DEFICIENCIES IN THE ESTABLISHED EROSION CONTROL MEASURES. CONTRACTOR SHALL BE RESPONSIBLE FOR REMEDIATION OF STORM WATER POLLUTANTS. UNAUTHORIZED POLLUTANTS INCLUDE BUT ARE NOT LIMITED TO EXCESS FERTILIZER, EXCESS SPRINKLING, CONCRETE CEMENT, OIL, GREASE, FUELS, DIESEL OIL, FUELS, LUBRICANT OILS, PESTICIDES, AND SOLID WASTE MATERIALS.
 14. EROSION CONTROL BMPs SHOWN ON THESE PLANS SHALL BE INSTALLED BEFORE THE START OF ANY LAND DISTURBING ACTIVITIES ON THE PROJECT, AND INITIATED AS SOON AS PRACTICABLE.
 15. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR COMPLYING WITH THE REQUIREMENTS SET FORTH IN THE SWPPP AND THE SWPPP SHALL BE MAINTAINED AND UPDATED IN ACCORDANCE WITH APPLICABLE LAWS AND REGULATIONS FOR THE DURATION OF CONSTRUCTION.
 16. THE CONTRACTOR SHALL FIELD ADJUST AND/OR PROVIDE ADDITIONAL EROSION CONTROL BMPs AS NEEDED TO PREVENT EROSION AND OFF-SITE SEDIMENT DISCHARGE FROM THE PROJECT. THE CONTRACTOR SHALL LOCK DOWN THE PROJECT TO PREVENT ANY UNAPPROVED EROSION CONTROL PLANS WITHIN THE SWPPP DOCUMENTS STORED IN THE PROJECT OFFICE.
- ## SWPPP UPDATES & AMENDMENTS
- THE CONTRACTOR MUST UPDATE THE SWPPP BY NOTIFYING ON THE SITE MAPS THE JOB SITE MANAGER TO RECTIFY THE PRECEDENCE OF CONSTRUCTION ACTIVITIES AND MAKE CHANGES TO THE PROJECT SITE FOR THE DURATION OF LAND DISTURBING ACTIVITIES AT A MINIMUM QUARTERLY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE SWPPP TO BE USED FOR THE SEQUENCE OF CONSTRUCTION. THE CONTRACTOR IS RESPONSIBLE FOR NOTIFYING THE PROJECT MANAGER OF ANY CHANGES TO THE SWPPP. THE CONTRACTOR SHALL BE RESPONSIBLE WHEN EARLY WORK CONCLUDES, FILL MATERIAL, STORAGE, SOLID WASTE CONSTRUCTION, AND/OR OTHER ACTIVITIES ARE COMPLETED.

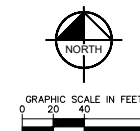
SWPPP UPDATES & AMENDMENTS

THE CONTRACTOR MUST UPDATE THE SWPPP BY NOTING ON THE SITE MAPS IN THE JOB SITE BINDER TO REFLECT THE PROGRESS OF CONSTRUCTION ACTIVITIES AND GENERAL CHANGES TO THE PROJECT SITE FOR THE DURATION OF LAND DISTURBING ACTIVITIES. AT A MINIMUM, THE SITES SHALL BE REVISITED DAILY TO TRACK CONSTRUCTION PROGRESS DESCRIBED IN THE SEQUENCE OF CONSTRUCTION. THE CONTRACTOR IS RESPONSIBLE FOR DETERMINING THE LOCATION OF THE JOB SITE TRAILER, TEMPORARY PARKING & LAYDOWN AREAS, PORTA-POTTI, WHEEL WASH, CONCRETE WASHOUT, FUEL & MATERIAL STORAGE, SOLID WASTE CONTAINERS AND OTHER CONSTRUCTION RELATED FACILITIES THAT MAY IMPACT STORMWATER RUNOFF.

PHASE 1 SEQUENCE OF CONSTRUCTION

1. INSTALL PERIMETER EROSION CONTROL (I.E. SILT FENCE) AND INLET PROTECTION AT EXISTING STORMWATER INLETS.
2. CONSTRUCT STABILIZED CONSTRUCTION ENTRANCE AND CONCRETE WASHOUT.
3. PREPARE TEMPORARY PARKING AND STORAGE AREA.
4. CONSTRUCT AND STABILIZE DIVERSIONS.
5. CLEAR AND GRUB THE SITE.
6. BEGIN MASS SITE GRADING AND ROUGH GRADE SITE SUFFICIENTLY TO ESTABLISH PROPOSED DRAINAGE PATTERNS.
7. TEMPORARILY SEED, THROUGHOUT CONSTRUCTION, DISTURBED AREAS THAT WILL BE INACTIVE FOR 14 DAYS OR MORE (AS REQUIRED BY THE NPDES AND/OR CITY (GRATING PERMITS)).

NOTE: THE SEQUENCE OF CONSTRUCTION IS INTENDED TO CONVEY THE GENERAL CONCEPTS OF THE EROSION CONTROL DESIGN AND SHOULD NOT BE RELIED UPON FOR CONSTRUCTION PURPOSES. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR DETAILED PHASING AND CONSTRUCTION SEQUENCING NECESSARY TO CONSTRUCT THE PROPOSED IMPROVEMENTS. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IN WRITING IMMEDIATELY, PRIOR TO AND/OR DURING CONSTRUCTION IF ANY ADDITIONAL INFORMATION ON THE CONSTRUCTION SEQUENCE IS NECESSARY.



TPC BLAINE GOLF COURSE
BUNKER REHAB
PREPARED FOR
TPC TWIN CITIES
SHEET NUMBER
C202

**EROSION AND
SEDIMENT
CONTROL PH1
PLAN**

KIVA PROJECT	161397001	DATE	08/18/2026	SCALE	AS SHOWN	DESIGNED BY	ALC	DRAWN BY	AMZ	CHECKED BY	ALC	DATE	08/18/2026	IN	ALC NO.	47869
LIBRARY CERTIFY THAT THIS PLAN SPECIFICATION OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER IN THE STATE OF MINNESOTA. <i>Alan C. Catchpool</i> ALAN C. CATCHPOOL P.E.																

Kimley»Horn
200 KIMLEY-HORN AND ASSOCIATES, INC.
707 EUSTIS ST. SUITE 100, ST. PAUL, MN 55114
PHONE: 651-654-1917
WWW.KIMLEY-HORN.COM

No.	REVISIONS	DATE	BY
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K:\TWC_LDEV\TPC of Minnesota, Inc\Blaine Golf Course Bunker Rehab Project\3 Design\CAD\PlanSheets\C3-EROS PH1 PLAN.dwg August 18, 2026 - 11:34am



EROSION CONTROL PLAN NOTES

- ### PHASE 1 SEQUENCE OF CONSTRUCTION

- NOTE: THE SEQUENCE OF CONSTRUCTION IS INTENDED TO CONVEY THE GENERAL CONCEPTS OF THE EROSION CONTROL DESIGN AND SHOULD NOT BE RELIED UPON FOR CONSTRUCTION PURPOSES. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR DETAILED PHASING AND CONSTRUCTION SEQUENCING NECESSARY TO CONSTRUCT THE PROPOSED IMPROVEMENTS. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IN WRITING IMMEDIATELY, PRIOR TO AND/OR DURING CONSTRUCTION IF ANY ADDITIONAL INFORMATION ON THE CONSTRUCTION SEQUENCE IS NECESSARY.



TPC BLAINE GOLF COURSE BUNKER REHAB PREPARED FOR TPC TWIN CITIES BLAINE MN		KVA PROJECT 181397/001 DATE: 08/06/2008 SCALE: AS SHOWN DESIGNED BY: ALC DRAWN BY: AMZ CHECKED BY:		I HEREBY CERTIFY THAT THE PLAN, SPECIFICATIONS, AND EXHIBITS HEREON ARE TO THE BEST OF MY KNOWLEDGE AND BELIEF IN ACCORDANCE WITH THE REQUIREMENTS OF THE ENGINEERING ACT OF THE STATE OF MINNESOTA. <i>Wm. Killemy</i> A.M.C. CATCHPOLE, P.L. DATE: 08/06/2008 M.D. NO. 47869		 2008 KIMLEY-HORN AND ASSOCIATES, INC. PHONE: 651-645-4197 707 ELLIS ST. SUITE 100, ST. PAUL, MN 55114 WWW.KIMLEYHORN.COM		No. _____ REVISIONS _____ DATE _____ BY _____	
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KITWC, LDE/TPC of Minnesota, Inc./Blaine Golf Course Bunker Rehab Project/3 Design/CAD/Plan/Sheet/C3-EROS PH1 PLAN.dwg August 18, 2026 - 11:34am
This document, together with the concepts and design presented herein, is an instrument of service, is intended solely for the specific purpose and shall be used without liability to Kimley-Horn and Associates, Inc. and its without liability to Kimley-Horn and Associates, Inc. and its without liability to Kimley-Horn and Associates, Inc.

Figure 2d: Soils & Erosion Control



LEGEND

- SILT FENCE
- LIMITS OF DISTURBANCE
- BIO ROLL

PHASE I BMP QUANTITIES	
SILT FENCE	±1,610 LF
BIO ROLL	±4,580 LF

- EROSION CONTROL PLAN NOTES**
- THE STORM WATER POLLUTION PREVENTION PLAN ("SWPPP") IS COMPRISED OF THE EROSION CONTROL PLAN, THE STANDARD DETAILS, THE PLAN NARRATIVE, ATTACHMENTS INCLUDED IN THE SPECIFICATIONS OF THE SWPPP, PLUS THE PERMIT AND ALL SUBSEQUENT REPORTS AND RELATED DOCUMENTS.
 - ALL CONTRACTORS AND SUBCONTRACTORS INVOLVED WITH LAND DISTURBING ACTIVITIES SHALL OBTAIN A COPY OF THE SWPPP AND NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) GENERAL PERMIT, AND BECOME FAMILIAR WITH THEIR CONTENTS.
 - BEST MANAGEMENT PRACTICES (BMPs) AND CONTROLS SHALL CONFORM TO FEDERAL, STATE AND LOCAL REQUIREMENTS, AS APPLICABLE. THE CONTRACTOR SHALL IMPLEMENT ADDITIONAL CONTROLS AS DIRECTED BY THE PERMITTING AGENCY, ENGINEER OR OWNER.
 - SITE ENTRY AND EXIT LOCATIONS SHALL BE MAINTAINED IN A MANNER THAT WILL PREVENT THE TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC ROADWAYS. SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO A PUBLIC ROADWAY FROM THE CONSTRUCTION SITE MUST BE REMOVED AS SOON AS PRACTICABLE. WHEN WASHING IS REQUIRED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO A PUBLIC ROADWAY, IT SHALL BE DONE IN AN AREA STABILIZED WITH CRUSHED STONE WHICH DRAINS INTO AN APPROVED SEDIMENT BASIN. ANY FINES IMPOSED FOR DISCHARGING SEDIMENT ONTO A PUBLIC RIGHT OF WAY SHALL BE PAID BY THE CONTRACTOR.
 - TEMPORARY SEEDING OR OTHER APPROVED METHODS OF STABILIZATION SHALL BE INITIATED WITHIN 7 DAYS OF THE LAST DISTURBANCE ON ANY AREA OF THE SITE.
 - THE CONTRACTOR SHALL MINIMIZE LAND DISTURBANCE AND CLEANING TO THE MAXIMUM EXTENT PRACTICAL OR AS REQUIRED BY THE GENERAL PERMIT.
 - CONTRACTOR SHALL DENOTE ON THE PLAN THE TEMPORARY PARKING AND STORAGE AREA WHICH SHALL ALSO BE USED AS THE EQUIPMENT MAINTENANCE AND CLEANING AREA, EMPLOYEE PARKING AREA, AND AREA FOR LOCATING PORTABLE FACILITIES, OFFICE TRAILERS, AND TOILET FACILITIES.
 - ALL WASH WATER FROM THE CONSTRUCTION SITE (CONCRETE TRUCKS, VEHICLE CLEANING, EQUIPMENT CLEANING, ETC.) SHALL BE DETAINED AND PROPERLY TREATED BEFORE DISPOSAL.
 - SUFFICIENT OIL AND GREASE ABSORBING MATERIALS AND FLotation BOOMS SHALL BE MAINTAINED ON SITE OR READILY AVAILABLE TO CONTAIN AND CLEAN-UP FUEL OR CHEMICAL SPILLS AND LEAKS.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR DUST CONTROL ON SITE. THE USE OF MOTOR OILS AND OTHER PETROLEUM BASED OR TOXIC LIQUIDS FOR DUST SUPPRESSION OPERATIONS IS PROHIBITED.
 - RUBBISH, TRASH, GARBAGE, LITTER, OR OTHER SUCH MATERIALS SHALL BE DEPOSITED INTO SEALED CONTAINERS. MATERIALS SHALL BE PREVENTED FROM LEAVING THE PREMISES THROUGH THE ACTION OF WIND OR STORM WATER DISCHARGE INTO DRAINAGE DITCHES OR WATERS OF THE STATE.
 - STAGING AREAS, STOCKPILES, SPOILS, ETC. SHALL BE LOCATED OUTSIDE OF DRAINAGE WAYS SUCH THAT STORM WATER RUNOFF WILL NOT BE ADVERSELY AFFECTED. PROVIDE STABILIZATION MEASURES SUCH AS PERIMETER EROSION CONTROL BMPs, SEEDING, OR OTHER COVERING AS NECESSARY TO PREVENT EROSION.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR RE-ESTABLISHING ANY EROSION CONTROL BMP DISTURBED DURING CONSTRUCTION OPERATIONS. NOTIFY THE OWNER'S REPRESENTATIVE OF ANY DEFICIENCIES IN THE ESTABLISHED EROSION CONTROL MEASURES THAT MAY LEAD TO UNAUTHORIZED DISCHARGE OF STORM WATER POLLUTANTS. UNAUTHORIZED POLLUTANTS INCLUDE (BUT ARE NOT LIMITED TO) EXCESS CONCRETE, CHIPPING, CONCRETE RESIDUE, PAINTS, SOLVENTS, GREASES, FUELS, LUBRICANT OILS, PESTICIDES, AND SOLID WASTE MATERIALS.
 - EROSION CONTROL BMPs SHOWN ON THESE PLANS SHALL BE INSTALLED PRIOR TO THE START OF LAND-DISTURBING ACTIVITIES ON THE PROJECT, AND INITIATED AS SOON AS PRACTICABLE.
 - THE CONTRACTOR IS SOLELY RESPONSIBLE FOR COMPLYING WITH THE REQUIREMENTS OF THE AUTHORITIES HAVING JURISDICTION, AND SHALL MAINTAIN COMPLIANCE WITH APPLICABLE LAWS AND REGULATIONS FOR THE DURATION OF CONSTRUCTION.
 - THE CONTRACTOR SHALL FIELD ADJUST AND/OR PROVIDE ADDITIONAL EROSION CONTROL BMPs AS NEEDED TO PREVENT EROSION AND OFF-SITE SEDIMENT DISCHARGE FROM THE CONSTRUCTION SITE. LOG AND RECORD ANY ADJUSTMENTS AND DEVIATIONS FROM THE APPROVED EROSION CONTROL PLANS WITHIN THE SWPPP DOCUMENTS STORED IN THE JOB SITE TRAILER.
- SWPPP UPDATES & AMENDMENTS**
- THE CONTRACTOR MUST UPDATE THE SWPPP BY NOTING ON THE SITE MAPS IN THE JOB SITE TRAILER TO REFLECT THE PROGRESS OF CONSTRUCTION ACTIVITIES AND GENERAL CHANGES TO THE PROJECT SITE FOR THE DURATION OF LAND DISTURBING ACTIVITIES. AT A MINIMUM, UPDATES SHALL BE MADE DAILY TO TRACK CONSTRUCTION PROGRESS DESCRIBED IN THE SEQUENCE OF CONSTRUCTION. THE CONTRACTOR IS RESPONSIBLE FOR NOTING THE LOCATION OF THE JOB SITE TRAILER, TEMPORARY PARKING & LAYDOWN AREAS, PORTA-POTTY, WHEEL WASH, CONCRETE WASHOUT, FUEL & MATERIAL STORAGE, SOLID WASTE CONTAINERS, AND OTHER CONSTRUCTION RELATED FACILITIES THAT MAY IMPACT STORMWATER RUNOFF.

PHASE 1 SEQUENCE OF CONSTRUCTION

- INSTALL PERIMETER EROSION CONTROL (I.E. SILT FENCE) AND INLET PROTECTION AT EXISTING STORMWATER INLETS.
- CONSTRUCT STABILIZED CONSTRUCTION ENTRANCE AND CONCRETE WASHOUT.
- PREPARE TEMPORARY PARKING AND STORAGE AREA.
- CONSTRUCT AND STABILIZE OVERSIGHTS.
- CLEAR AND GRUB THE SITE.
- BEGIN MASS SITE GRADING AND ROUGH GRADE SITE SUFFICIENTLY TO ESTABLISH PROPOSED DRAINAGE PATTERNS.
- TEMPORARILY SEED THROUGHOUT CONSTRUCTION, DISTURBED AREAS THAT WILL BE INACTIVE FOR 14 DAYS OR MORE OR AS REQUIRED BY THE NPDES AND/OR CITY GRADING PERMIT(S).

NOTE: THE SEQUENCE OF CONSTRUCTION IS INTENDED TO CONVEY THE GENERAL CONCEPTS OF THE EROSION CONTROL DESIGN AND SHOULD NOT BE RELIED UPON FOR CONSTRUCTION PURPOSES. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR DETAILED PHASING AND CONSTRUCTION SEQUENCING NECESSARY TO CONSTRUCT THE PROPOSED IMPROVEMENTS. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IN WRITING IMMEDIATELY PRIOR TO AND/OR DURING CONSTRUCTION IF ANY ADDITIONAL INFORMATION ON THE CONSTRUCTION SEQUENCE IS NECESSARY.

811
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PHONE: 651-444-1977
WWW.KIMLEY-HORN.COM

**TPC BLAINE GOLF COURSE
BUNKER REHAB
PREPARED FOR
TPC TWIN CITIES**

**EROSION AND
SEDIMENT
CONTROL PH1
PLAN**

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BUNKER REHAB
PREPARED FOR
TPC TWIN CITIES**

BLAINE

NO.

REVISIONS

DATE

BY

SHEET NUMBER
C204

Permit Application Review Report
Date: 9/9/2026

Board Meeting Date: 9/14/2026
Agenda Item: 16

Applicant/Landowner:

Sentinel Management Company
Attn: Fabrizio Montermini
5212 Edina Industrial Boulevard #100
Edina, MN 55439

Project Name: Viridian Sentinel

Project PAN: P-26-027

Project Purpose: new apartment complex and parking

Project Location: Southwest corner of parcels containing Viridian Central Apartments, and Teamsters Local 120, 9436 Ulysses St NE, Blaine

Site Size: size of parcel - 2.4 acres; size of disturbed area - 1.8 acres; size of regulated impervious surface – 1.56 acres

Applicable District Rule(s): Rule 2, Rule 3, Rule 4

Recommendation: Approve with 2 Conditions and 2 Stipulations

Description: The application is proposing 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). See attached Figure 1: Project Location and Figure 2: Site Plan.

Conditions to be Met Before Permit Issuance:

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.

Exhibits:

Exhibit Type	Exhibit Author	Signature Date	Received Date
Stormwater Management Report	Civil Site Group	08/21/2026	08/21/2026
Geotechnical Evaluation Report	Braun Intertec Corporation	12/17/2012	08/21/2026
Construction Plans	Civil Site Group	08/21/2026	08/21/2026

Findings

Fees and Escrows (Rule 2.7): The applicant has submitted a \$5,000.00 review and inspection fee and deposit which corresponds with the sum of fees associated with the following rules. Rule 3.0 (\$3,000 + \$100/2 lots) and Rule 4.0 (\$2,000 for 1.8 acres of land disturbance proposed).

The applicant will be required to submit a performance escrow in the amount of \$7,200.00. This corresponds to \$4,000/acre of disturbance (1.8 acres of land disturbance proposed).

Stormwater Management (Rule 3.0):

Rule 3.0 applies to the proposed project because it includes land disturbing activities creating a cumulative total of 10,000 sf or more of new or fully reconstructed impervious surface.

The Hydrologic Soil Group (HSG) of soils on site are HSG A.

Rate Control: Peak stormwater flow rate at each point of site discharge does not increase from the pre-development condition for the 24-hour precipitation event with a return frequency of 2-, 10-, 100- years as shown in Table 1. The project will not impact Drainage Sensitive Use areas. The rate control standard is met.

Point of Discharge	2-year (cfs)		10-year (cfs)		100-year (cfs)	
	Existing	Proposed	Existing	Proposed	Existing	Proposed
South wetland, Springbrook Creek	0	0	5.04	5.03	35.78	35.74
Northwest, Springbrook Creek	5.01	5.01	6.55	6.55	8.18	8.18

Table 1.

Volume Control: The application proposes redevelopment which does not disturb more than 50% of the site or reconstruct more than 50% of the existing impervious surface, therefore the volume reduction requirement is equal to 1.1 inches over the area of new and fully reconstructed impervious surface. The amount of proposed impervious required to be treated is 68,084 ft².

The applicant is proposing the Stormwater Management Practices (SMPs) described below:

Drainage Area	Impervious required to be treated (ft ²)	Proposed SMP	TP Removal Factor	Required Water Quality Volume (ft ³)	Water Quality Volume Provided (ft ³)
SITE to Ex Pond (PRB4)	68,084	existing pond	0.5	12,482	68,997
Totals:	68,084			65,045	68,997

Table 2.

Infiltration may not be used as a volume control practice because the practice would need to be

placed in areas in an Emergency Response Area (ERA).

Because the volume reduction standard cannot be met due to these site constraints, the project proposes the use of the stormwater management practices and their corresponding TP conversion factors listed in Table 2. The volume control standard has been met as shown in Table 2.

Water Quality: The total Water Quality Volume has been provided in aggregate.

Stormwater treatment on site must remove at least 80% of the average annual post development TSS per discharge location. The following TSS removal has been provided:

Discharge Point	TSS Removal Provided
Springbrook Creek	84

Table 3.

The TSS removal standard is met at each discharge point as shown in Table 3.

Discharges to Wetlands: Stormwater from the proposed project is being discharged into a wetland on the City owned parcel to the south. The proposed project does not change the discharge rate or drainage conditions to the wetland. The proposed project meets bounce, discharge rate, inundation, and runout control requirements for all wetlands receiving discharge from the site.

Landlocked Basins: The proposed drainage system does not outlet to a landlocked basin, therefore this section does not apply.

Low Floor Freeboard: The proposed project is new development which includes buildings and habitable structures. Therefore, SMPs must be designed such that the lowest basement floor elevations are at least 2 feet above the 100-yr high water level or 1 foot above the emergency overflow. The lowest basement floor elevation proposed is 904.3 NAVD 88. The applicable 100-year high water level is at 902.1 NAVD 88 and the applicable emergency overflow is at 900.9 NAVD 88. The freeboard requirement is met.

Maintenance:

Access: Sufficient maintenance access has been provided on the plans for all stormwater management practices.

Easements: All required maintenance easements have been provided on the plans.

Maintenance Agreements: The stormwater treatment is being treated in a regional basin. An Operations & Maintenance Agreement is not required.

Soils and Erosion Control (Rule 4.0)

Rule 4.0 applies to the proposed project because it is a land disturbing activity that requires a permit under another District rule.

The proposed project drains to Springbrook Creek. The soil affected by the project is Markey and does not have a soil erodibility factor of 0.15 or greater. Disturbed areas are not proposed to be stabilized within 7 days, as required. The proposed erosion and sediment control plan includes perimeter control, stabilized construction entrance, inlet protection, and street sweeping. The erosion control plan does not meet District requirements because soils and soil stockpiles are not consistently proposed to be stabilized within 7 days of inactivity. The site does require an NPDES permit. See attached Figure 3: Soils and Erosion Control Plan.

Wetlands (Rule 5.0)

The proposed project does not include activities which result in the filling, draining, excavating, or otherwise altering the hydrology of a wetland. Rule 5.0 does not apply.

Floodplain (Rule 6.0)

The proposed project does not include land disturbing activities within the floodplain as mapped and modeled by the District. Rule 6.0 does not apply.

Drainage, Bridges, Culverts, and Utility Crossings (Rule 7.0)

The proposed project does not include land disturbing activities which construct, improve, repair, or alter the hydraulic characteristics of a bridge profile control or culvert structure on a creek, public ditch, or major watercourse. The proposed project does not include land disturbing activities which involve a pipeline or utility crossing of a creek, public ditch, or major watercourse.

The proposed project does not include land disturbing activities which construct, improve, repair or alter the hydraulic characteristics of a conveyance system that extends across two or more parcels of record not under common ownership and has a drainage area of 200 acres or greater. Rule 7.0 does not apply.

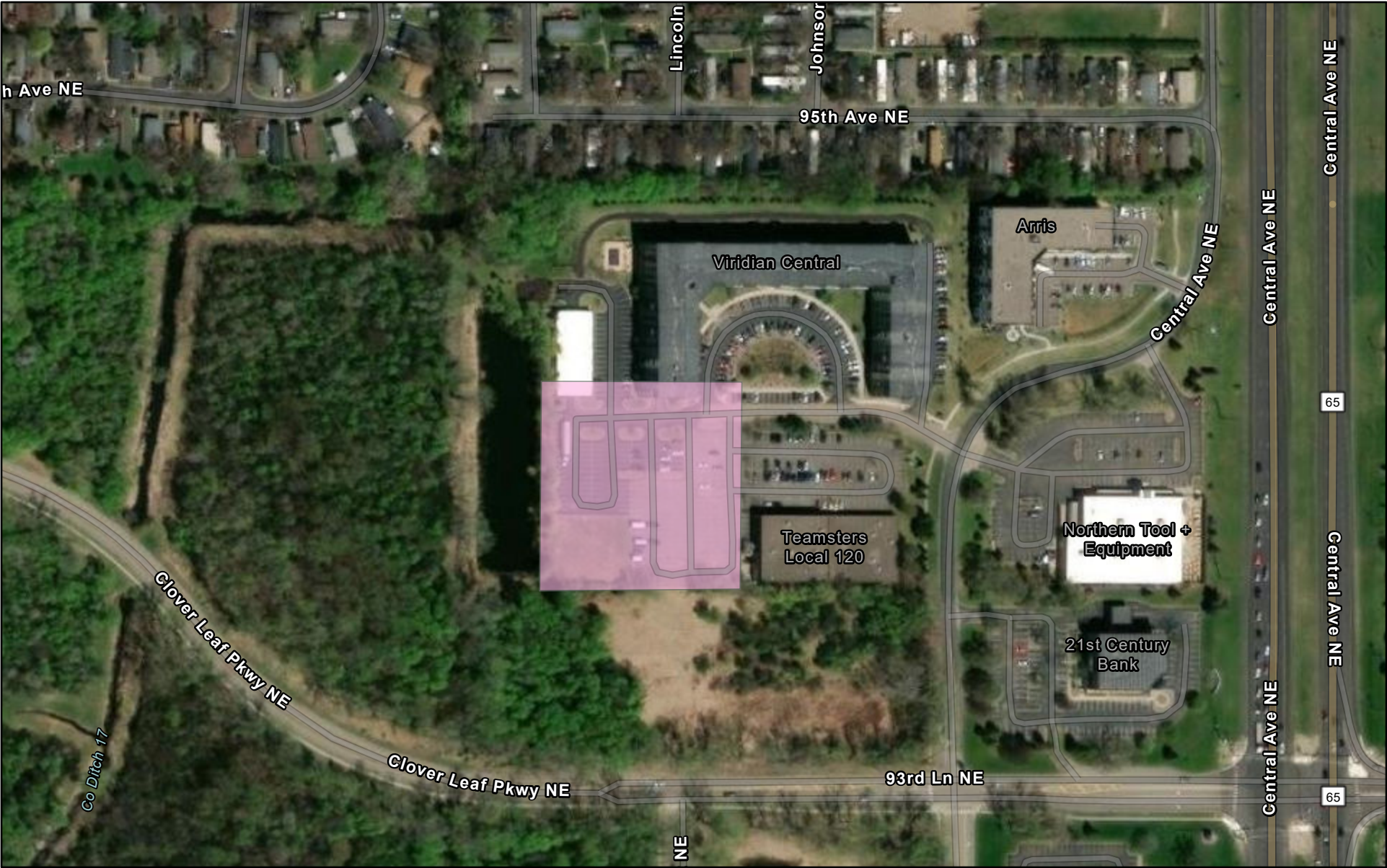
Buffers (Rule 8.0)

The proposed project does not include a land disturbing activity on land adjacent or directly contributing to a Public Water, Additional Waters, High or Outstanding Ecological Value Waters, a Public Ditch, or Impaired Waters/waters exceeding state water quality standards. Rule 8.0 does not apply.

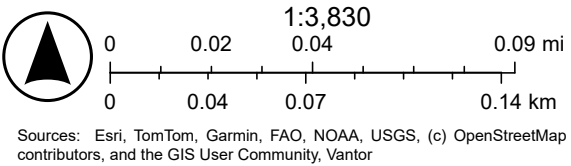
Variances (Rule 10.2)

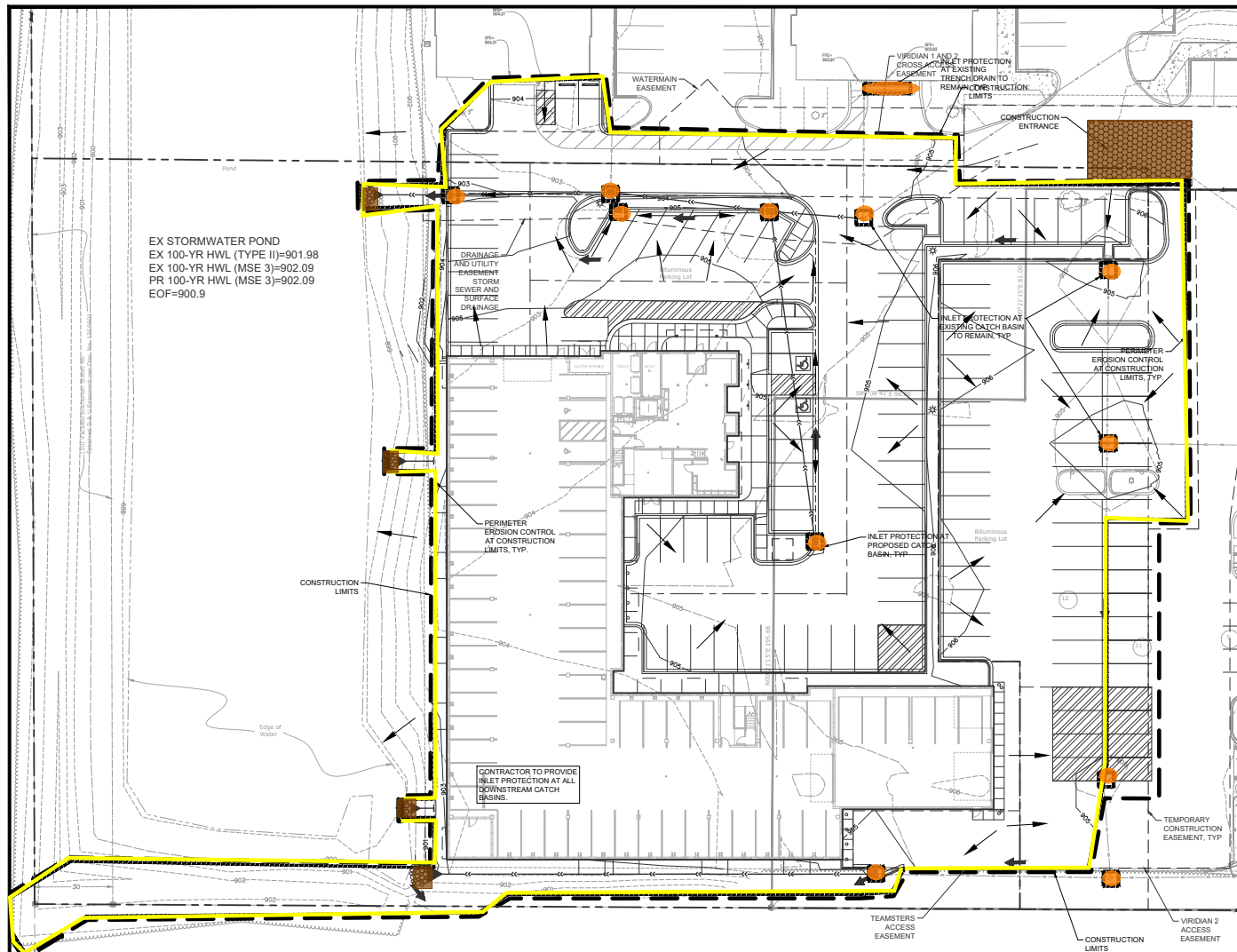
The proposed project is not requesting a variance from the District's rules, regulations, and policies. Rule 10.2 does not apply.

Figure 1: Viridian Sentinel Project Location



9/2/2026





COON CREEK WATERSHED DISTRICT

MEETING DATE: September 14, 2026
AGENDA NUMBER: 17
ITEM: Watershed Management Videos

AGENDA: Discussion

ACTION REQUESTED

None

PURPOSE

Provide Board members with accessible watershed management training resources to strengthen understanding of District roles, responsibilities, and governance and support more informed decision making.

BACKGROUND/CONTEXT

In December 2025, a video series developed by the Board of Water and Soil Resources (BWSR) for members of local government boards and commissions was shared with the Board.

At the January 12, 2026, Board meeting, the Board expressed interest in reviewing the video series at future meetings as time allows. This staff report is intended to serve as a standing reference so the Board may review the videos incrementally over time.

[Who's Who? An Overview](#) {4:29} Minnesota's water management involves multilevel partnerships—federal, tribal, state, and local governments, as well as others. *(Viewed at March 23, 2026 Board meeting)*

[Who's Who? Local Governments](#) {9:15} Minnesota's local governments for water management include municipalities, counties, soil and water conservation districts, and watershed authorities, each with unique funding, skills, relationships, and terminology.

[Who's Who? State Agencies](#) {12:00} Minnesota's state water agencies—BWSR, DNR, MDA, MDH, MPCA, and Met Council—collaborate on conservation, regulation, monitoring, grants, and planning for surface/groundwater quality and quantity, often overlapping to support local governments.

[Who's Who? BWSR](#) {5:03} The Minnesota Board of Water and Soil Resources (BWSR), with a 20-member governor-appointed board and 130 staff, partners with locals via grants, conservation easements, wetland regulation, and water plan reviews to protect Minnesota's land, water, and wetlands.

[What is a Watershed?](#) {8:06} A watershed is land that drains to a common water body. Key concepts: land-water connections, nested scales, and relationship to political units for watershed management.

[Watershed Authorities: Types and Statutes](#) {11:57} Minnesota's watershed management authorities include watershed districts, joint powers WMOs, and county-based WMOs—

each shaped by chapters 103B and 103D—to address water issues across natural boundaries.

[Watershed Authorities: Purpose and Power](#) {8:56} Watershed authorities are special purpose units of government with powers including tax levies, planning, rules, and contracts under chapters 103B and 103D.

[Watershed Authorities: Boards and Policies](#) {7:45} Boards are appointed by counties or cities and they have specific their policy-setting duties and governance responsibilities.

[Watershed Authorities: Structure and Roles](#) {10:41} Clearly defined roles for boards, administrators, are important for effective watershed operations.

[Watershed Authorities: Meetings, Committees, and Public Input](#) {11:12} Boards must follow open meeting laws, use advisory/technical committees for input, hold public hearings, and ensure data access.

[Watershed Authorities: Budgeting and Finance](#) {10:13} The budget must connect to the watershed plan and be developed with public input, implemented through a statutorily defined fund structure, and audited annually. (*Viewed at May 26, 2026 Board meeting*)

[Watershed Authorities: Planning](#) {12:54} The plan is a process with robust public involvement and a product, based on science, that clearly signals goals and intended actions.

[Watershed Authorities: Implementation](#) {9:54} Watershed authorities execute plans through projects (e.g., flood control, restorations), regulations via permits and rules under and programs like cost-share, outreach, monitoring.

Additionally, the Anoka Conservation District has produced similar videos related to general watershed management.

[ACD Our Watershed and Stormwater Connection](#) {9:56} This video explains complex concepts about watersheds and stormwater in simple terms using engaging animation. It's beneficial for all ages, from an elementary classroom to a city council chamber. Learn what watersheds are, why they are important, and some of the challenges watershed managers face. This ties into stormwater management and what public officials are doing to prevent flooding and improve water quality as well as what we all can do to become part of the solution.



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Drought Returns, Again

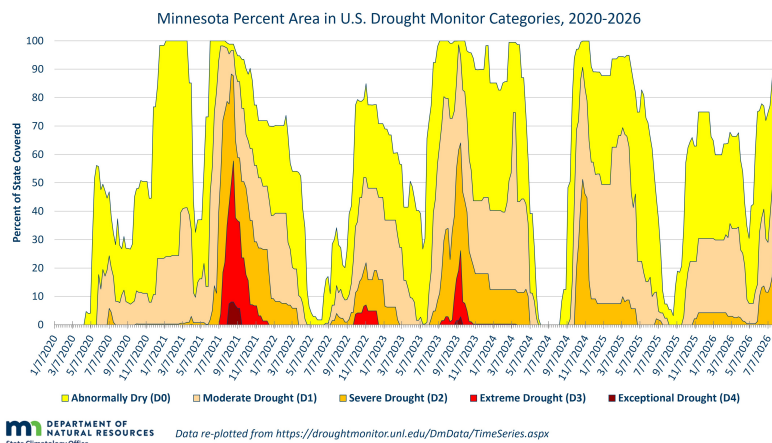
A combination of long-term precipitation shortages and primarily dry summer conditions, punctuated by shorter-term heat waves and dry spells, brought widespread drought conditions back to Minnesota during the summer of 2026.

Drought conditions had affected parts of northern and extreme southwestern Minnesota during the winter and spring of 2026, but most of the state had enough precipitation to avoid drought

or even "abnormally dry" designations through the first several months of the year. May 2026 became the 9th driest on record (out of 132 years), and included two relatively hot and windy days that led to [wildfires in northeastern Minnesota \(/climate/journal/fire-weather-may-15-16-2026.html\)](/climate/journal/fire-weather-may-15-16-2026.html), along with increased concerns over drought expansion.

June and early July presented mixed hydroclimatic signals, with some areas growing drier and others becoming much wetter. A rare [mega-rain in southeastern Minnesota \(/climate/journal/mega-rain-flash-flood-july-2-2026.html\)](/climate/journal/mega-rain-flash-flood-july-2-2026.html) on July 1-2 was the first in the state since 2020. Near the border with Canada, however, June and early July had been very dry. These areas then bore the brunt of a significant [mid-July heat wave \(/climate/journal/heat-mid-july-2026.html\)](/climate/journal/heat-mid-july-2026.html), which resulted in significant wildfires that ended up releasing [record smoke pollution \(/climate/journal/extreme-smoke-july-2026.html\)](/climate/journal/extreme-smoke-july-2026.html) across Minnesota.

In late July and August, the mixed pattern continued across the state, but generally favored drought expansion. While some parts of the north improved or at least received enough rain to keep from worsening the drought, parts of the central and south became



DEPARTMENT OF
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State Climatology Office

Data re-plotted from <https://droughtmonitor.unl.edu/DmData/TimeSeries.aspx>

https://images.dnr.state.mn.us/natural_resources/climate/journal/Drought_MN_2020s

Graph showing areal coverage of U.S. Drought Monitor categories in Minnesota through the 2020s.

Graph recreated from <https://droughtmonitor.unl.edu/DmData/TimeSeries.aspx>

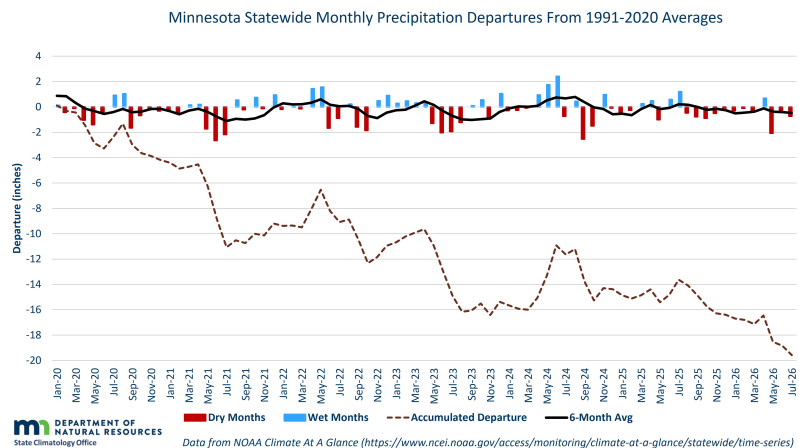
much drier than they had been, with August (likely) finishing among the driest on record at many stations. As of late August, over 75% of Minnesota was in drought, with nearly half of the state in "severe" drought (also known as D2) and small pockets in "extreme" drought (D3). Current drought conditions in Minnesota can be found [here \(/climate/journal/drought_monitor.html\)](/climate/journal/drought_monitor.html).

Multiple Scales of Dry Conditions

In the image at the top of this page, we see the proportion of Minnesota covered by U.S. Drought Monitor categories since January 2020. The first major statewide drought episode this decade occurred in 2021, when during August virtually the entire state experienced at least moderate drought conditions (D1), with extreme (D3) conditions affecting half of the state. So far, that episode has been the worst of the 2020s. However, drought conditions have affected the state each year since then. The peak in both areal coverage and intensity (as represented by drought categories) has tended to occur during late summer or autumn, usually in response to large precipitation deficits accumulating during the summer, which is normally our wettest time of year. Since 2021 and including 2026, only 2025 did not have a late summer or autumn drought peak in Minnesota.

The drought of 2026 has not occurred in isolation, and may have been compounded by previous droughts this decade. The image at the top of this page shows clear peaks and dips. In those dips, wet conditions had temporarily reduced or even wiped out the drought. Indeed, it's been very wet at times this decade, with parts of the state experiencing significant and even historic flooding. That said, in the never-ending push and pull between dry and wet conditions, the dry ones have had the advantage during the 2020s. In the middle and latter 2010s, the opposite was true.

To illustrate the potential compound effect of previous droughts this decade on the 2026 drought, we can look at the statewide precipitation departures from averages each month during the 2020s,



(https://images.dnr.state.mn.us/natural_resources/climate/journal/MN_precip_deficits_2020s)

Graph showing statewide-averaged monthly and accumulated precipitation departures from normal during the 2020s, with increasing deficits apparent over time, reaching nearly 20 inches through July 2026. Note that these are areal averages for Minnesota and may not reflect deficits (or even surpluses) observed at specific locations.

Based on NOAA data obtained at <https://www.ncei.noaa.gov/access/monitoring/climate-at-a-glance/statewide/time-series>.

shown in the second graphic. The upward, blue bars are wet months and the downward red bars represent dry months. Visually, they appear to be closely matched. However, when we accumulate the total precipitation departures (shown as the dashed line) we see that on average, Minnesota has accumulated an average deficit of nearly 20 inches of precipitation since January 2020. The sharp drops seen during 2021 and 2023 represent major escalations of drought conditions. After the 2023 episode, the statewide hydroclimate was relatively stable until 2026, when the decadal precipitation deficit started increasing again.

Not the Same Everywhere

Dry conditions have dominated the 2020s in Minnesota but some areas have been much drier, or wetter, than others. [This map \(https://images.dnr.state.mn.us/natural_resources/climate/journal/precip_departure_map_2020s\)](https://images.dnr.state.mn.us/natural_resources/climate/journal/precip_departure_map_2020s) shows the spatial pattern of wet and dry departures from normal across Minnesota from January 2020 through July 2026. Relative to recent historical averages, the largest deficits through July 2026 have been in southwestern Minnesota, near Duluth westward across the state, and in north-central and northeastern Minnesota near the Canadian border. Along and near the Minnesota River, however, many communities are running precipitation surpluses of 10 inches or more for the decade. Thus, drought has been common across Minnesota during this decade, but it has not been spread equally across the state.

Posted August 27, 2026

KAB



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