



# LOWER MINNESOTA RIVER WATERSHED DISTRICT

## Executive Summary for Action

Lower Minnesota River Watershed District Board of Managers Meeting  
Wednesday, June 15, 2022

### Agenda Item

#### Item 6. I. – LMRWD Permits and Project Reviews

#### Prepared By

Linda Loomis, Administrator

#### Summary

##### i. LMRWD Permit Renewals

One permit, for Core Crossing Apartments is set to expire and has requested an extension of its LMRWD permit. Staff has reviewed the request. A summary and recommendations can be found in the attached Technical Memorandum Re: Core Crossings Apartments - Amendment (LMRWD No. 2021-020) dated June 8, 2022.

#### Attachments

Technical Memorandum Re: Core Crossings Apartments - Amendment (LMRWD No. 2021-020) dated June 8, 2022

#### Recommended Action

Motion to approve LMRWD No. 2021-020 permit amendment and extension of the permit term to June 15, 2023

##### ii. Minnesota MASH and 130<sup>th</sup> Street Extension (LMRWD No, 2021-033)

At the May 2022 LMRWD Board of Managers meeting, the Board approved a permit for the first phase of this project to allow for materials for the project to be delivered.

The City of Savage has provided the information required by the LMRWD to approve the project and staff now recommends approval of the project as provided in the attached Technical Memorandum Re: Minnesota MASH/130<sup>th</sup> Street Extension (LMRWD No. 2021-033) dated June 8, 2022.

#### Attachments

Technical Memorandum Re: Minnesota MASH/130<sup>th</sup> Street Extension (LMRWD No. 2021-033) dated June 8, 2022

#### Recommended Action

Motion to approve a permit for Minnesota MASH/130<sup>th</sup> Street Extension (LMRWD No. 2021-033)

##### iii. CenterPoint Energy – Oak Street North (Chaska) (LMRWD No. 2022-021)

This is a public utility project in the City of Chaska. Young Environmental Consulting Group has reviewed the project on behalf of the LMRWD. A summary with recommendation is attached as Technical Memorandum Re: CenterPoint Oak Street North (LMRWD No. 2022-021) dated June 8, 2022.

#### Attachments

Technical Memorandum Re: CenterPoint Oak Street North (LMRWD No. 2022-021) dated June 8, 2022

#### Recommended Action

Motion to approve a permit for CenterPoint Oak Street North (LMRWD No. 2022-021)

**iv. 535 Lakota Lane**

At the May 18, 2022, meeting of the LMRWD Board of Managers, the Board adopted Resolution 22-05 Adopting Findings and an Order Determining a Violation of District Administrative Rules, Authorizing Notice and Initiation Enforcement. Subsequently, legal counsel drew up a letter to the property owner advising the owner of the LMRWD actions. The letter is attached for the Board's information. The LMRWD has not received any response from the owner, however the owner referenced the letter from the LMRWD in correspondence with the City. An email was sent to the property owner, June 12, 2022 as a follow up advising him that he must apply for a LMRWD permit and specific information to be provided to the LMRWD from a survey. The applicant has until June 15 to initiate action.

**Attachments**

No attachments

**Recommended Action**

No action recommended

# Technical Memorandum

**To:** Linda Loomis, Administrator  
Lower Minnesota River Watershed District

**From:** Hannah LeClaire, PE  
Katy Thompson, PE, CFM

**Date:** June 8, 2022

**Re:** Core Crossings Apartments – Amendment (LMRWD No. 2021-020)

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At the June 2021 board meeting, the Lower Minnesota River Watershed District (LMRWD) approved a permit application by Sand Companies to develop an apartment building in the City of Shakopee (City, Attachment 1), called Core Crossings Apartments (Project).

The applicant contacted the LMRWD to discuss renewal of the permit and an amendment to the original permit terms to include the addition of a small sports court (Figure 1).

Although the City has its LMRWD municipal LGU permit, this Project was originally permitted by LMRWD and has been reviewed for compliance with the original permit terms (Attachment 1).

## Summary

<u>Project Name:</u>	Core Crossings Apartments Amendment
<u>Purpose:</u>	Sports court addition
<u>Project Size:</u>	1,886 square feet new impervious surface
<u>Location:</u>	1360 Stagecoach Road, Shakopee, MN 55379
<u>LMRWD Rules:</u>	Rule B – Erosion and Sediment Control Rule D – Stormwater Management
<u>Recommended Board Action:</u>	Approval

## Discussion

The District received the following documents for review:

- Updated construction plans by Larson Engineering dated May 5, 2022; received May 2, 2022
- Updated Stormwater Management Plan by Larson Engineering; dated and received May 2, 2022
- Utility Facilities Easement Agreement with the City of Shakopee, recorded with Scott County on August 26, 2021, and received May 25, 2022
- Revised MIDS calculations received May 31, 2022

The documents provided include the information necessary for review.

### Rule B – Erosion and Sediment Control

The District regulates land-disturbing activities that affect one acre or more under Rule B. The original Project disturbs approximately 3.8 acres within the LMRWD boundary; the proposed sports court is within the original disturbance footprint. As a result, no amendment to Rule B is necessary, and the Project continues to comply with Rule B.

### Rule D – Stormwater Management

The Project originally proposed 1.8 acres of new impervious surfaces that were treated by expanding two existing infiltration basins to meet the District’s stormwater management requirements. The applicant is proposing to add an additional 1,886 square feet of impervious area for the new sports court and, as a result, has revised the stormwater management report. The results reported below incorporate the previous development’s impervious surfaces as well as the proposed Core Crossings Project.

*Table 1. Core Crossings Off-Site Discharge Rates*

Design Storm	Existing Rate (cfs)	Permitted Rate (cfs)	Amended Rates (cfs)	Change from Permitted (cfs)
2-YR/24-HR	0.03	0.04	0.04	-
10-YR/24-HR	0.53	0.49	0.46	-
100-YR/24-HR	4.99	3.53	3.33	-0.20

The slight reduction in off-site discharge rates is due to the addition of storm sewer to collect runoff from the new sports court and route that water to the existing infiltration ponds rather than discharge directly off-site. This decrease in runoff is offset by the increase in discharge rates from the infiltration basin.

Section 4.4.2 of Rule D requires 1-inch volume reduction for post-construction stormwater runoff volume for projects that create more than one acre of impervious surface. The Project is required to provide 6,534 cubic feet (cf) of volume reduction to meet the requirements of Rule D; the sports court addition will require an additional 13 cf of infiltration to meet Rule D.

The City has required that the Project infiltrate the entire 100-year design event, and the project currently infiltrates 162,084 cf with an excess of 130,572 cf, more than meeting the District's volume reduction requirement.

Section 4.4.3 of Rule D requires projects that create more than one acre of impervious surfaces to provide evidence that no net increase in total phosphorus (TP) and total suspended solids (TSS) to receiving waters would result from the Project. The revised MIDS summary sheet states 96 percent of both TP and TSS will be removed, meeting the water quality requirement.

### **Recommendations**

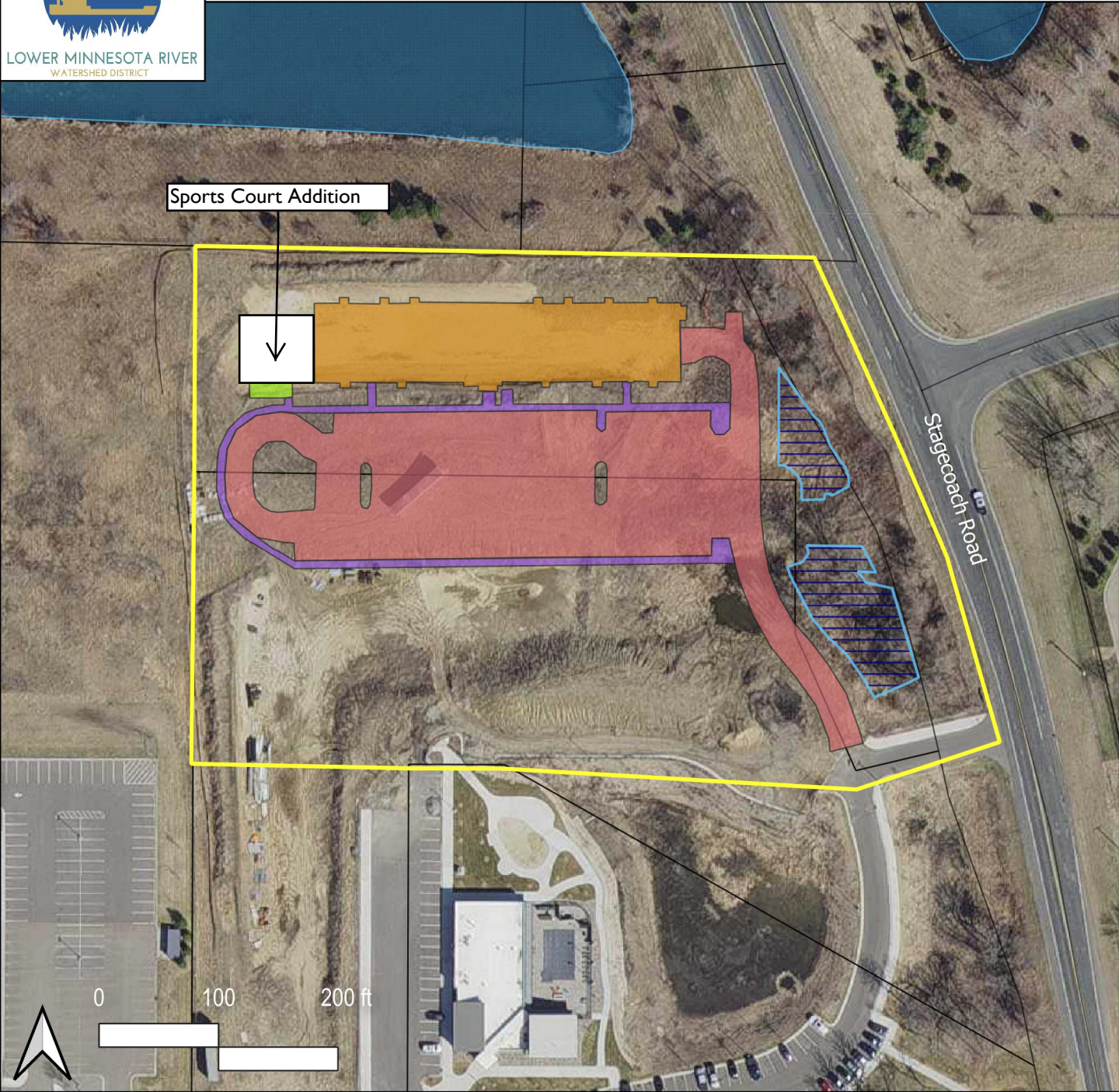
Staff recommends approval of the permit amendment and extension of the permit term to June 15, 2023.

### **Attachments**














- Core Crossings Apartment Permit Review Memo, dated July 7, 2021
- Figure 1 – Core Crossings Project Location Map



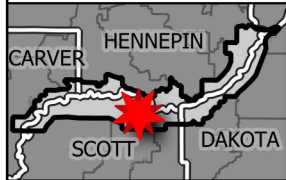
Figure 1: Core Crossings Apartments Project Location



**LEGEND**

-  Project Location
-  Core Crossings Apartments
-  Building
-  Parking lot/driveways
-  Play ground
-  Sidewalk
-  Infiltration basins
-  Public Waterways
-  Public Waterbodies
-  Open Water
-  High Value Resource Area Overlay District
-  Steep Slopes Overlay District
-  Parcel Boundaries

**LMRW D Watershed Location Map**



# Technical Memorandum

**To:** Linda Loomis, Administrator  
Lower Minnesota River Watershed District

**From:** Kaci Fisher, Environmental Specialist  
Katy Thompson, PE, CFM

**Date:** July 7, 2021

**Re:** Core Crossings Apartments (LMRWD No. 2021-020)

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Sand Companies (the applicant) has applied for an individual project permit from the Lower Minnesota River Watershed District (LMRWD) to develop an apartment building in the City of Shakopee (City), as shown in Figure 1. The applicant's engineer, Larson Engineering, has provided site plans for the Core Crossings Apartments project (Project) along with the permit application. This Project was previously reviewed as part of the Wetland Conservation Act application by Young Environmental Consulting Group (Young Environmental) under the project name Southbridge Crossings; the wetland delineation was approved June 7, 2021.

The proposed Project consists of constructing an apartment building, playground, parking lot, sidewalks, and two infiltration basins (Figure 1). The Project would disturb approximately 3.8 acres and create 1.8 acres of new impervious surfaces. The Project is not located within the High Value Resource Area, Steep Slopes Overlay District, or within a 100-year floodplain, and the applicant proposes to commence construction on August 2, 2021. The Project is part of a second phase of the two-phase development. The first phase consisted of several apartment buildings, two parking lots, and two infiltration basins.

Because the City does not have its LMRWD municipal LGU permit, this Project requires an LMRWD individual permit and, as such, is subject to an LMRWD permitting review.

## Summary

Project Name: Core Crossings Apartments

<u>Purpose:</u>	61-unit apartment building
<u>Project Size:</u>	3.8 acres disturbed; 1.8 acres of new impervious surface
<u>Location:</u>	1360 Stagecoach Road, Shakopee, MN 55379
<u>LMRWD Rules:</u>	Rule B—Erosion and Sediment Control Rule D—Stormwater Management
<u>Recommended Board Action:</u>	Conditional approval

## Discussion

The District received the following documents for review:

- LMRWD online permit application, received June 14, 2021
- Fee of \$750, received June 30, 2021
- Project Map, dated May 4, 2021, received June 14, 2021
- Aerial photo of overall project site, received June 30, 2021
- Core Crossings plan sheets by Larson Engineering, dated May 25, 2021, revised June 10, 2021, received June 14, 2021
- Southbridge Apartments Stormwater report by Larson Engineering, dated May 26, 2016, revised most recently on January 24, 2018, received June 14, 2021
- Southbridge Apartments Stormwater Calculations by Larson Engineering, dated June 30, 2021, received June 30, 2021
- Southbridge Crossings Apartments plan sheets by Larson Engineering, dated March 2, 2018, received June 30, 2021
- Notice of Decision for Southbridge Crossing, dated June 7, 2021, received June 14, 2021
- Utility Facilities Easement Agreement with the City of Shakopee, unsigned, received June 30, 2021

The documents provided include the information necessary for review, and the application is considered complete as of July 1, 2021.

### Rule B—Erosion and Sediment Control

The District regulates land-disturbing activities that affect one acre or more under Rule B. The proposed Project would disturb approximately 3.8 acres within the LMRWD boundary. The applicant has provided an erosion and sediment control plan and Stormwater Pollution Prevention Plan. The Project generally complies with Rule B; however, before the District can issue the final permit, the following items are needed:



- Copy of NPDES Construction Stormwater Permit coverage
- Contact information of contractors and person(s) responsible for inspection and maintenance of all erosion and sediment control features

**Rule D—Stormwater Management**

The Project proposes a total of 1.8 acres of impervious surfaces, including the construction of an apartment building, playground, and parking lot. The applicant is proposing to expand the existing infiltration basins constructed in the first phase of development with the construction of two infiltration basins, connected via equalizer pipes to function as a single infiltration basin, to meet the District’s stormwater management requirements (Figure 1). The stormwater management report provided by the applicant was developed with the full-build out of the site; the results reported below incorporate the previous development’s impervious surfaces as well as the proposed Core Crossings Project.

Section 4.4.1 of Rule D requires applicants to demonstrate no increase in proposed runoff rates compared with existing conditions. It should be noted that this area is subject to the City discharge rate control requirement of 1/3 cfs per acre for the 100-year, 24-hour design event.

*Table 1. Core Crossings Design Discharge Rates*

<b>EVENT</b>	<b>Existing Conditions (cfs)</b>	<b>Proposed Conditions (cfs)</b>	<b>Change (cfs)</b>
2-YR/24-HR	0.03	0.04	+0.01
10-YR/24-HR	0.53	0.49	-0.04
100-YR/24-HR	4.99	3.53	-1.46

The reported runoff rates show a total decrease from existing to proposed for the 10- and 100-year events, but there is a 0.01 cubic feet per second increase for the 2-year event. In discussion with the City and applicant, this slight increase is likely due to small fugitive areas within the development that cannot be captured by the stormwater collection system and sent to a stormwater basin. The City said that this is a common occurrence with developments that are required to infiltrate the full 100-year design event, such as Core Crossings. Staff concur with the City that the potential to infiltrate 7.2 inches of rainfall during the 100-year event outweighs the negligible increase in the 2-year design event.

Section 4.4.2 of Rule D requires 1-inch volume reduction for post-construction stormwater runoff volume for projects that create more than one acre of impervious surface. The Project is required to provide 6,534 cubic feet of volume reduction to meet the requirements of Rule D. Additionally, the City has required that the Project also infiltrate the entire 100-year design event within 72 hours.

There is approximately 44,800 square feet of off-site runoff from the area adjacent to

Stagecoach Road that will also be treated in the proposed conditions. The revised stormwater report states the entire infiltration basin has the capacity to treat 6.9 acres of new impervious surfaces, requiring 24,978 cubic feet of volume reduction to meet the District's Rule D requirement. Due to the City's requirement, the Project infiltrates the 100-year event and provides 162,084 cubic feet of volume reduction, more than meeting the District's volume reduction requirement.

Section 4.4.3 of Rule D requires projects that create more than one acre of impervious surfaces to provide evidence that no net increase in total phosphorus (TP) and total suspended solids (TSS) to receiving waters would result from the Project. The MIDS summary sheet states 96 percent of both TP and TSS will be removed, meeting the water quality requirement.

Finally, the applicant has provided a draft copy of the City's Facility Utilities Agreement; however, the final agreement is not yet available since it will be recorded with Scott County. The City's Utility Facility Agreement is transferrable to all future owners and grants the City right of entry to maintain the best management practice should the owner fail to meet its obligations. The District's legal counsel has previously reviewed the City's agreement and stated that a separate maintenance agreement between the applicant and the District is not required.

### **Recommendations**

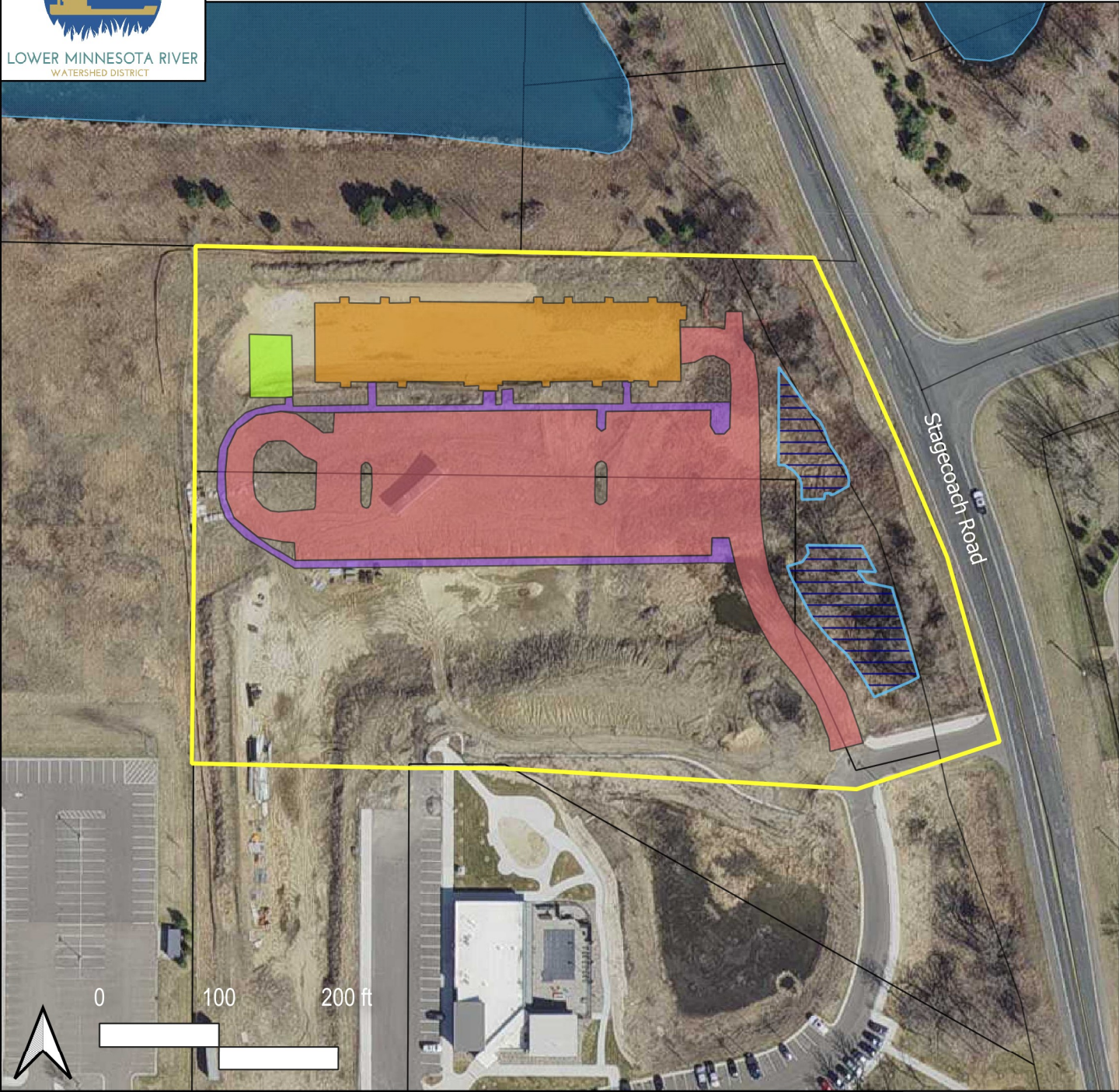
Staff recommends conditional approval of the Project, pending receipt of the NPDES permit copy and contact information for the contractors. The City of Shakopee must also provide the final copy of the executed Utility Facilities Agreement after it has been recorded with Scott County.

### **Attachments**














- Figure 1—Core Crossings Project Location Map



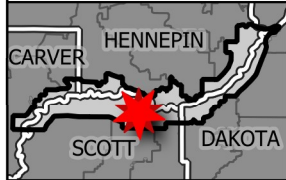
Figure I: Core Crossings Apartments Project Location



**LEGEND**

-  Project Location
-  Core Crossings Apartments
-  Building
-  Parking lot/driveways
-  Play ground
-  Sidewalk
-  Infiltration basins
-  Public Waterways
-  Public Waterbodies
-  Open Water
-  High Value Resource Area Overlay District
-  Steep Slopes Overlay District
-  Parcel Boundaries

**LMRWD Watershed Location Map**



# Technical Memorandum

**To:** Linda Loomis, Administrator  
Lower Minnesota River Watershed District

**From:** Hannah LeClaire, PE  
Katy Thompson, PE, CFM

**Date:** June 8, 2022

**Re:** Minnesota MASH/130th Street Extension (LMRWD No. 2021-033)

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Minnesota MASH ([MN MASH] the applicant) previously applied for an individual project permit from the Lower Minnesota River Watershed District (LMRWD) to develop a baseball complex in the City of Savage (City). As part of the project, 130th Street will be extended to provide access to the facility and future development. The applicant's engineer, ISG, Inc., has provided site plans for the MN MASH project and street extension (Project) with the permit application.

Staff previously reviewed this project, and the Board approved it at the May 18, 2022, meeting, which allowed for initial grading of the site for material delivery (refer to Young Environmental memo, MN MASH [LMRWD No. 2021-033] dated May 11, 2022). The applicant is seeking an amendment to the permit to complete the construction of the baseball complex, street extension, and associated stormwater management system.

Because the City does not have its LMRWD municipal LGU permit, this Project requires an LMRWD individual permit and, as such, is subject to an LMRWD permitting review.

## Summary

Project Name: MN MASH/130th Street Extension

Purpose: Development of baseball complex and street extension

Project Size: 13.56 acres disturbed; 8.77 acres new impervious

Location: 13050 Dakota Avenue South, Savage, MN 55378

LMRWD Rules: Rule B—Erosion and Sediment Control  
Rule D—Stormwater Management

Recommended Board Action: Approval

## Discussion

The District received the following documents for review:

- Stormwater report by ISG, dated November 12, 2021; revised April 29, 2022; and received May 2, 2022
- Construction Site Plans by ISG, dated February 9, 2022; revised April 4, 2022; and received April 29, 2022
- Maintenance Agreement between LMRWD and MN MASH, no date, received April 14, 2022
- Stormwater Management Plan by the City of Savage, dated April 6, 2022; revised May 6, May 18, and May 31, 2022; and received May 31, 2022
- Wetland Reestablishment and Pond Grading by the City of Savage, no date, received April 29, 2022
- Savage Fire Station No. 60 Pond Outlet and East Storm Sewer Details by the City of Savage, no date, received April 29, 2022
- MN MASH/City of Savage 130th Street Extension Construction Plans by ISG, dated December 8, 2021; revised April 4, 2022; and received May 4, 2022

The application was approved for only Rule B to allow the applicant to begin work on the site preparation while the 130th Street Extension stormwater management was refined. The documents received now allows for the review of the stormwater design. Therefore, the application was deemed complete on May 9, 2022.

### Rule D—Stormwater Management

ISG provided construction plans and stormwater management for the MN MASH site and 130th street extension, including a temporary infiltration basin to treat the western portion of 130th Street; this temporary basin will be reconstructed with future development. The City provided a stormwater management report for the 130th Street East area that will be treated by the existing Fire Station Pond.

MN MASH will treat 8.17 acres of impervious surface on-site with three filtration basins and one temporary filtration basin. The filtration ponds discharge to the ditch on the eastern edge of the site, which then drains to the storm sewer and, ultimately, north toward the Savage Fen. The temporary filtration basin discharges to a ravine on the

west side of the site before draining to Savage Fen.

The remaining 0.6 acres of the impervious area from the 130th Street extension will be directed to the City’s Fire Station Pond, constructed in 2011. The City has agreed to modify the outlet control structure and basin to accommodate the increased impervious area from the MN MASH’s extension of 130th Street. Fire Station Pond ultimately discharges to the Credit River.

Section 4.4.1 of Rule D requires development projects to not exceed the existing discharge rates from the project sites. The post-construction conditions from the MN MASH site and the western portion of the 130th Street extension are anticipated to have an overall reduction in runoff rates from the existing conditions for the two-year, 10-year, and 100-year 24-hour storm events (Tables 1 and 2).

*Table 1. MN MASH Runoff Rate Summary*

Rainfall Event (24-hour)	Existing Conditions (cfs)	Proposed Conditions (cfs)
2-year	8.7	4.5
10-year	22.7	11.0
100-year	63.1	29.8

*Table 2. 130th Street Extension West Runoff Rate Summary*

Rainfall Event (24-hour)	Existing Conditions (cfs)	Proposed Conditions (cfs)
2-year	0.48	0.00
10-year	1.02	0.00
100-year	2.42	1.26

The 130th Street East extension is treated by Fire Station Pond. Adjacent to the pond is the Fire Station Wetland, as shown in Figure 1. The pond discharges to the wetland through an outlet control structure, and the wetland discharges to the City storm sewer. The City proposes to modify the existing outlet structure of the pond by raising the weir elevation to 897.2 to reduce outflows. The peak runoff rates were evaluated at the outlet of the wetland to determine downstream effects (Table 3). There is a 0.01 cfs increase for the two- and 10-year event due to the minimum four-inch diameter orifice requirement by the City. Staff concurs with the City that a decrease in peak runoff rates for the 100-year event outweighs the negligible increases.

*Table 3. 130th Street Extension East Runoff Rate Summary*

Rainfall Event (24-hour)	Existing Conditions (cfs)	Proposed Conditions (cfs)
2-year	1.81	1.82
10-year	3.69	3.70
100-year	3.99	3.93

Section 4.4.2. of Rule D requires projects to retain one inch of runoff from the new impervious surfaces on-site; however, the site consists mostly of clay soils classified as Hydrologic Soil Group D. Therefore, volume control requirement is proposed to be obtained primarily through filtration.

On the MN MASH and 130th Street West site, the proposed basins will be constructed with a raised underdrain at an elevation of 0.24 feet above the surface, which is the maximum depth that can infiltrate in 48 hours with underlying clay soils. The remaining water will be collected by the underdrains. Table 2 summarizes the volumes for each basin. The Project requires 29,802 cubic feet (cf) of volume control for runoff that drains toward Savage Fen and proposes to treat 54,831 cf, meeting the requirement in Section 4.4.2.

*Table 4. MN MASH Volume Control Summary*

Discharge Location	Basin Name	Infiltration Volume (cf)	Filtrated Volume (cf)	Total Proposed Volume (cf)
Savage Fen	Filtration Basin #1	2,956	24,054	27,010
	Filtration Basin #2	1,980	16,021	18,001
	Filtration Basin #3	1,429	4,476	5,905
	Temporary Filtration Basin	393	3,522	3,915
	<b>Total</b>	<b>6,758</b>	<b>44,551</b>	<b>54,831</b>

The Fire Station Pond will provide water quality for the 130th Street East extension. The pond was originally oversized to provide 2.92 ac-ft of live storage to treat 2.26 acres of existing impervious area. The 130th Street East will contribute an additional 0.6 acres of impervious area, requiring 0.05 ac-ft. By increasing the weir elevation and footprint of the pond for rate control, the live storage capacity is also increased by 0.62 ac-ft, meeting the requirements of Section 4.4.2.

Section 4.4.3. of Rule D requires a no net increase in TP or TSS loads from existing conditions and a 60 and 80 percent decreases in TP and TSS, respectively, for the impervious area within the High Value Resource Area (HVRA). A summary of the MIDS results for TP and TSS loads for the MN MASH and 130th Street West Extension is provided in Tables 6 and 7, meeting Rule D requirements.

Table 6. Water Quality Summary for MN MASH Site

	Overall Site		HVRA Area	
	TP (lb/yr)	TSS (lb/yr)	TP (lb/yr)	TSS (lb/yr)
Existing	15.92	2,891.6	2.509	455.7
Proposed	0.802	120.3	0.420	77.0
Difference	-15.12	-2,771	-2.09	-378.7
% Reduction	95%	96%	83%	83%

Table 7. Water Quality Summary for 130th Street West Extension

	HVRA Area	
	TP (lb/yr)	TSS (lb/yr)
Existing	0.17	31.8
Proposed	0.04	5.8
Difference	-0.13	-26
% Reduction	76%	82%

The City provided record drawings and maintenance and inspection records for the Fire Station Pond, indicating the pond is in good working condition with no maintenance concerns. The City estimated the current removal rates of the pond are 55% and 93% for TP and TSS, respectively. The Fire Station Pond does not drain to an HVRA and requires no net increase in TP and TSS from existing conditions. Table 8 summarizes the water quality load for the 130th Street East extension.

	Overall Site	
	TP (lb/yr)	TSS (lb/yr)
Existing	2.56	318
Proposed	2.04	92
Difference	-0.52	-226
% Reduction	20%	71%

## Recommendations

With the proposed modifications to the City Fire Station Pond demonstrating the Project now meets the requirements of Rule D, staff recommends full approval of the project.

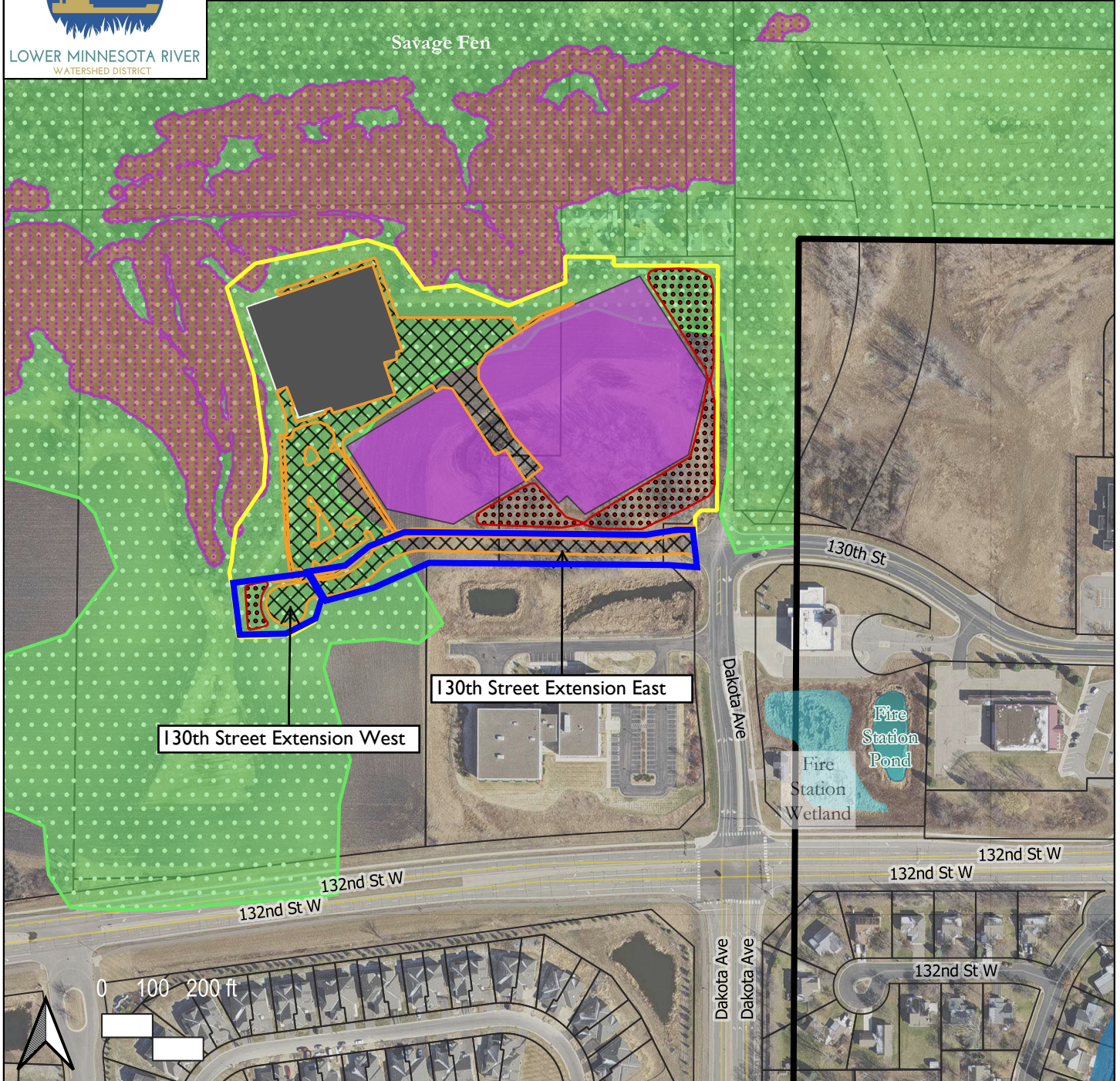
## Attachments

- Figure 1—Project Location Map
- Young Environmental memo, MN MASH [LMRWD No. 2021-033], dated May 11, 2022





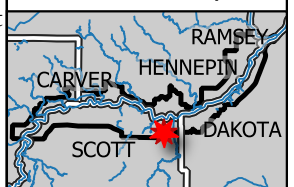
Figure I: MN MASH Project Location



**LEGEND**

- Project Location
- MN MASH
- Baseball field
- Building
- Impervious Surface
- Filtration Basin
- Fire Station Pond
- Public Watercourse
- Public Waterbody
- High Value Resource Area
- Steep Slopes Overlay District
- LMRWD Boundary
- Scott Co. Parcels
- County Boundaries

**LMRWD Watershed Location Map**



# Technical Memorandum

**To:** Linda Loomis, Administrator  
Lower Minnesota River Watershed District

**From:** Hannah LeClaire, PE  
Katy Thompson, PE, CFM

**Date:** May 11, 2022

**Re:** Minnesota MASH and 130th Street (LMRWD No. 2021-033)

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Minnesota MASH (the applicant) has applied for an individual project permit from the Lower Minnesota River Watershed District (LMRWD) to develop a baseball complex in the City of Savage (City). As part of the project, 130th Street will be extended to provide access to the facility and future development, as shown in Figure 1. The applicant's engineer, ISG, Inc., has provided site plans for the Minnesota MASH project and street extension (Project) along with the permit application. Because the City does not have its LMRWD municipal LGU permit, this Project requires an LMRWD individual permit.

The Project consists of constructing an indoor sports facility, two outdoor baseball fields, associated parking, and four filtration basins. The project will be constructed in two phases. Phase I work includes the extension of 130th Street and the construction of the indoor sporting facility, parking lots, and filtration basins. Phase II will consist of the construction of the outdoor baseball fields. The proposed activities would disturb approximately 13.56 acres and create 8.97 acres of new impervious surface. The site is partially located within the High Value Resource Area ([HVRA] near Savage Fen) and is adjacent to the Steep Slopes Overlay District, but it is not within the 100-year floodplain.

A majority of the proposed impervious area (8.21 acres) will be treated on-site by three filtration basins and one temporary filtration basin. The remaining proposed impervious area from the 130th Street extension will be directed to a City NURP pond, Fire Station Pond, that was constructed as part of a previous City project. The City has agreed to modify the Fire Station Pond outlet and basin to accommodate the increased impervious area from Minnesota MASH's extension of 130th Street. Unfortunately, as of May 10, 2022, the City's modifications to Fire Station Pond still do not meet LMRWD

requirements.

Timing is a concern to the applicant because materials have been ordered for delivery in July 2022. Grading is scheduled to begin in June and must be completed before the building materials arrive. The City has requested the LMRWD permit be approved for the initial grading of the site to prepare for the delivery of materials while the Fire Station Pond design is reworked to meet LMRWD Rule D.

In previous permit applications with similar time constraints, permits have been issued in phases, allowing the applicant to begin mass grading ahead of the stormwater approvals under Rule D. In these cases, the initial permits explicitly forbid the construction of impervious surfaces until LMRWD staff members were able to confirm the project met all the requirements under Rule D. This approach would provide the City with additional time to revise its stormwater management plans for the drainage directed to the Fire Station Pond while also allowing construction to stay on schedule.

## Summary

<u>Project Name:</u>	Minnesota MASH
<u>Purpose:</u>	Development of baseball complex and street extension
<u>Project Size:</u>	13.56 acres disturbed; 8.97 acres new impervious
<u>Location:</u>	13050 Dakota Avenue South, Savage, MN 55378
<u>LMRWD Rules:</u>	Rule B—Erosion and Sediment Control Rule D—Stormwater Management
<u>Recommended Board Action:</u>	Approval of initial grading only

## Discussion

The LMRWD received the following documents for review:

- LMRWD permit application; received September 17, 2021
- LMRWD permit review fee of \$1,500; received December 8, 2021
- Authorization of agent form; received December 6, 2021
- Preliminary development plans by ISG; dated August 27, 2021; revised October 1, 2021; received November 12, 2021
- Draft stormwater report by ISG; dated August 27, 2021; received September 17, 2021
- Stormwater report by ISG; dated November 12, 2021; revised April 29, 2022;

- received May 2, 2022
- Draft maintenance agreement between LMRWD and MN Mash; received September 17, 2021
  - Preliminary structural plans by ISG; dated November 12, 2021; received November 12, 2021
  - LMRWD response letter by ISG; received November 12, 2021
  - LMRWD response letter by ISG; dated November 24, 2021; received November 24, 2021
  - Stormwater Management Report by ISG; dated January 6, 2022; received January 19, 2022
  - WCA Notice of Decision by City of Savage; dated November 1, 2021; received January 31, 2022
  - Construction site plans by ISG; dated February 9, 2022; revised April 4, 2022; received April 29, 2022
  - Maintenance Agreement between LMRWD and MN MASH, no date; received April 14, 2022
  - Stormwater Management Plan by the City of Savage, dated April 6, 2022; revised May 6; received May 6, 2022
  - Wetland Reestablishment and Pond Grading by the City of Savage, no date; received April 29, 2022
  - Savage Fire Station No. 60 Pond Outlet and East Storm Sewer Details by the City of Savage, no date; received April 29, 2022
  - MN MASH/City of Savage 130th Street Extension Construction Plans by ISG, dated December 8, 2021; revised April 4, 2022; received May 4, 2022

The application was originally deemed complete on December 8, 2021, and the documents received provided the minimum information necessary for permit review. However, during discussions with the applicant, it became apparent that the 130th Street extension was not accounted for in the stormwater design, and the application was deemed incomplete, pending updated modeling and calculations. Revised plans were provided in April, and the project application, including 130th Street, was deemed complete on May 9, 2022.

## **Rules Review**

Because of the timing concerns of the applicant, we have segregated our permit review to just the initial site preparation work and mass grading activities. The applicant will be required to provide updated stormwater treatment calculations to obtain a permit amendment to include the construction of impervious surfaces.

### **Rule B—Erosion and Sediment Control**

The LMRWD regulates land-disturbing activities that affect one acre or more under Rule

B as well as land-disturbing activities that involve the displacement or removal of 5,000 square feet or more of surface area or vegetation or the excavation of 50 cubic yards or more of earth within the HVRA Overlay District. The proposed project would disturb approximately 13.56 acres within the LMRWD boundary, of which 5.7 acres are within the HVRA. The applicant has provided an erosion and sediment control plan, a Stormwater Pollution Prevention Plan, a copy of the NPDES permit, and the contact information for the contractor and person(s) responsible for the inspection and maintenance of erosion and sediment control features. The Project complies with Rule B.

### **Recommendations**

The applicant has made it clear that time is of the essence for the project. Therefore, the staff recommends approval of the Project for initial site preparation and grading only.

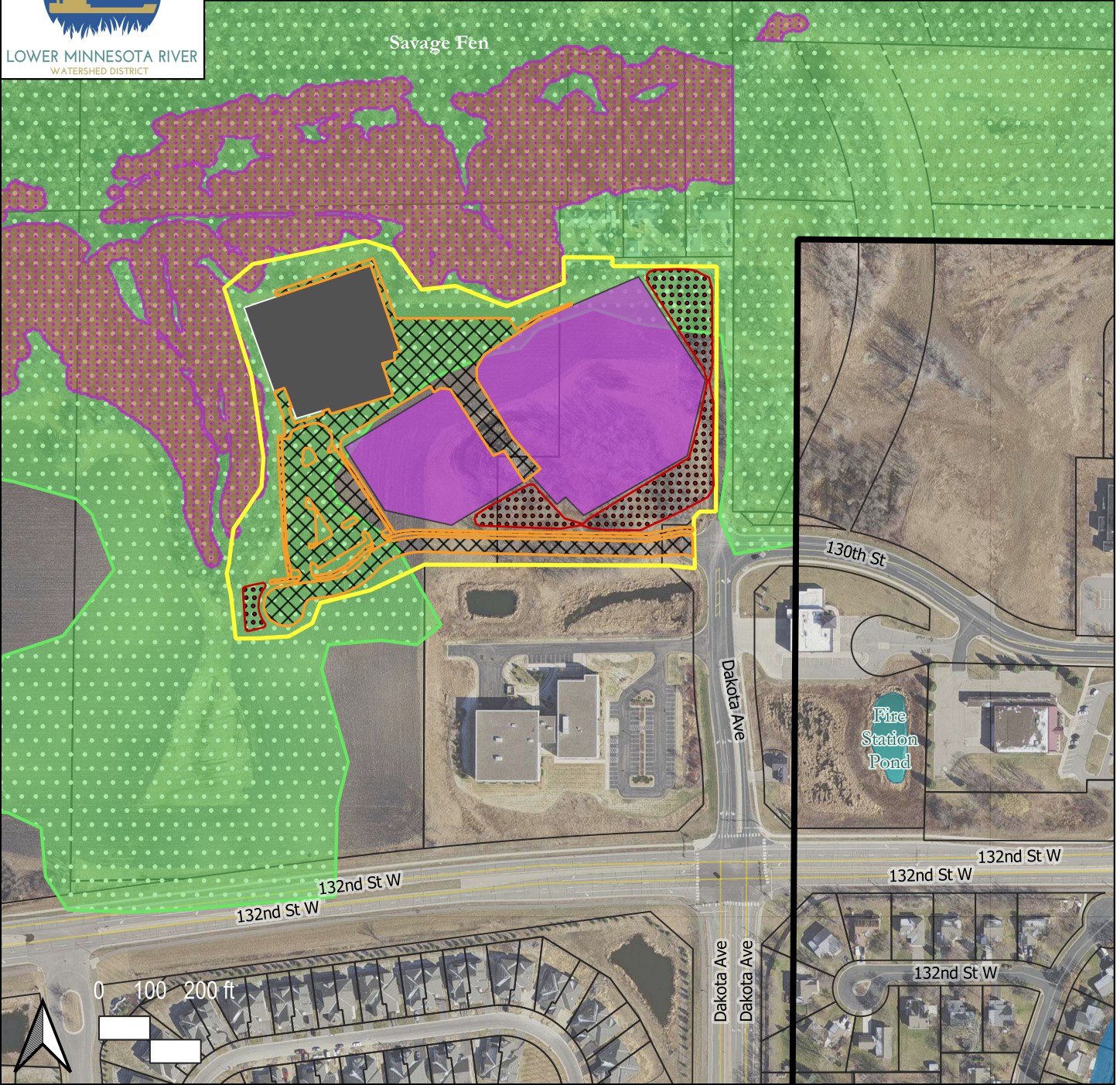
As discussed above, this permit allows the applicant to begin work on the site preparation, including mass grading, but does not allow for the construction of any new impervious surface. Staff recommends the applicant and the City of Savage continue to work together with the LMRWD to ensure the stormwater management system complies with LMRWD rules. A permit amendment will be required to construct impervious surface and stormwater BMPs.

### **Attachments**

- Figure 1 – Minnesota MASH Project Location Map



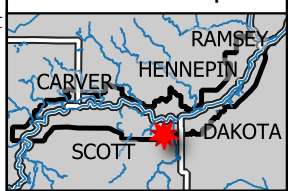
Figure I: MN MASH Project Location



**LEGEND**

- |                    |                          |                               |
|--------------------|--------------------------|-------------------------------|
| Project Location   | Filtration Basin         | Steep Slopes Overlay District |
| MN MASH            | Fire Station Pond        | LMRWD Boundary                |
| Baseball field     | Public Watercourse       | Scott Co. Parcels             |
| Building           | Public Waterbody         | County Boundaries             |
| Impervious Surface | High Value Resource Area |                               |

**LMRWD Watershed Location Map**



# Technical Memorandum

**To:** Linda Loomis, Administrator  
Lower Minnesota River Watershed District

**From:** Hannah LeClaire, PE  
Katy Thompson, PE, CFM

**Date:** June 8, 2022

**Re:** CenterPoint Oak Street North (LMRWD No. 2022-021)

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CenterPoint Energy (the applicant) has applied for an individual project permit from the Lower Minnesota River Watershed District (LMRWD) to construct approximately 2,100 linear feet of natural gas pipeline (the Project) under East Chaska Creek in the City of Chaska (City), as shown in Figure 1. The applicant's engineer, Merjent Engineering, has provided site plans for the Project along with the permit application.

The proposed Project consists of excavation pits to allow for the directional boring construction of the proposed pipeline. The Project would disturb approximately 0.02 acres and creates no new impervious surfaces. The Project is located within the 100-year floodplain, and the applicant proposes to commence construction on June 27, 2022.

Because the City does not have its municipal LGU permit, this Project requires an LMRWD individual permit and, as such, is subject to an LMRWD permitting review.

## Summary

<u>Project Name:</u>	CenterPoint Oak Street North
<u>Purpose:</u>	Natural gas pipeline installation
<u>Project Size:</u>	0.02 acres disturbed
<u>Location:</u>	Oak, Ash, Maple, and Beech Streets between 4th and 6th Streets in Chaska

LMRWD Rules: Rule F – Floodplain and Drainage Alteration

Recommended Board Action: Approval

## Discussion

The District received the following documents for review:

- LMRWD online permit application; received April 29, 2022
- Project Map, dated April 21, 2022; received April 29, 2022
- Site Plan, dated April 26, 2022 and revised May 31, 2022; received May 31, 2022
- LMRWD permit application fee of \$750, received May 4, 2022
- Right-of-Way exhibit, dated April 19, 2022; received May 31, 2022

The application was deemed complete on June 2, 2022, and the documents received provide the minimum information necessary for permit review.

### Rule C – Floodplain and Drainage Alteration

As discussed, the Project is located in the 100-year floodplain and floodway of East Chaska Creek, shown on the Carver County Flood Insurance Rate Map Panel 27019C0236D (effective December 21, 2018). Although the Project does not propose any fill in the floodplain, the excavation and creek crossing triggered the need for a project permit.

The applicant has provided erosion and sediment control plans, and because the creek crossing will be constructed using directional boring, no impact or equipment will be in the floodway of the creek and will not affect flood elevations. The Project meets the minimum requirements of Rule C.

## Recommendations

Staff recommends approval of the Project.

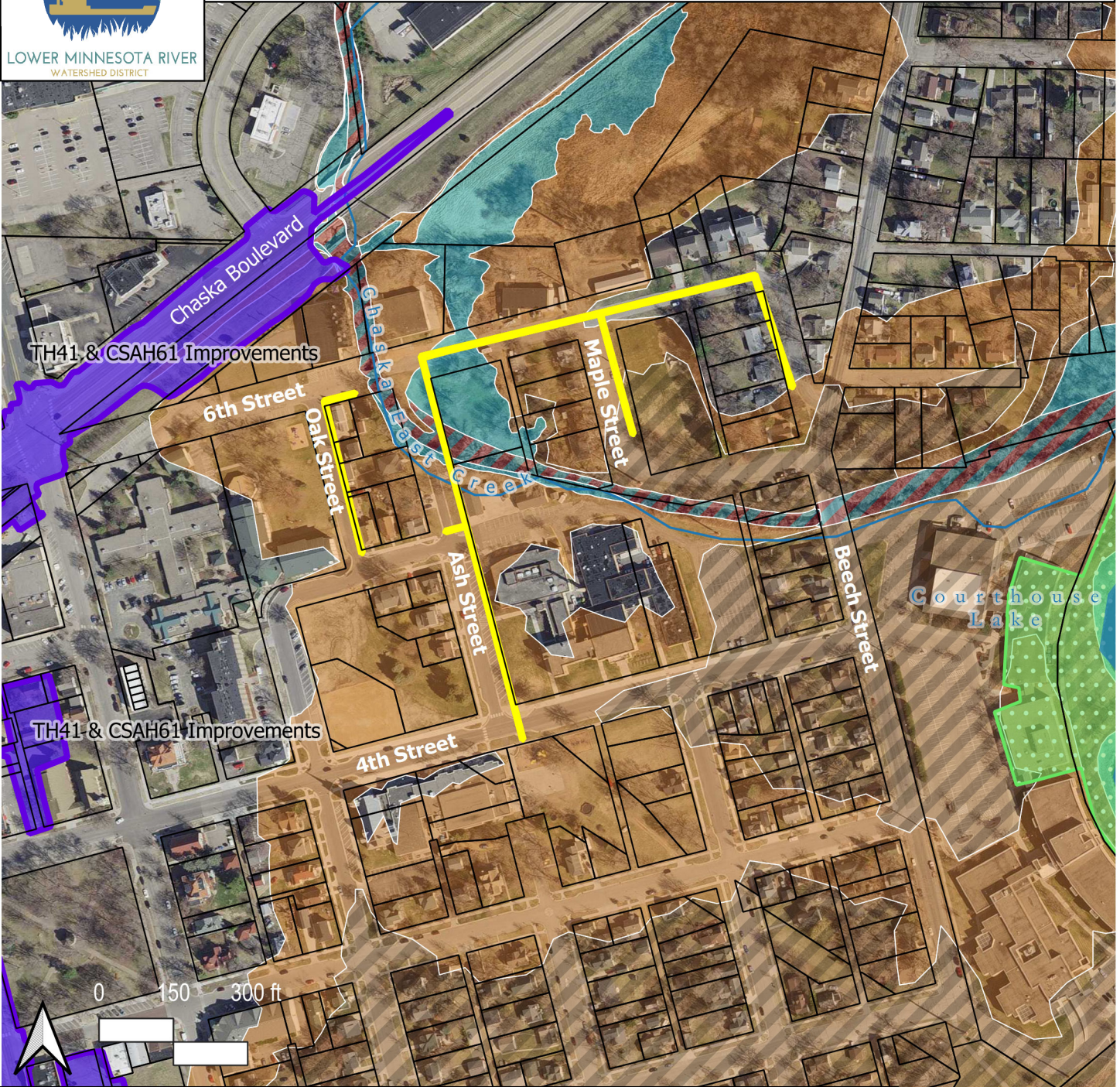
## Attachments

- Figure 1 – Project Location Map













Figure I: CenterPoint Oak Street North



**LEGEND**

-  CenterPoint Oak Street North
-  Previous LMRWD Permit Reviews
-  High Value Resource Area
-  Carver Co. Floodplain
-  Area with Reduced Flood Risk Due to Levee
-  Floodway
-  100-yr Floodplain
-  500-yr Floodplain

**LMRWD Watershed  
Location Map**

