

City of Ramsey
Agenda
Environmental Policy Board (EPB)
Monday, February 28, 2022
6:30 pm
Council Chambers, 7550 Sunwood Drive NW

Remote Attendance available at www.cityoframsey.com/meetings. To maximize social distancing due to the COVID-19 Pandemic, those that can join remotely are encouraged to do so. Those joining remotely and requesting to speak are asked to use a webcam when speaking.

1. **Call to Order**
2. **Citizen Input**
3. **Approve Agenda**
4. **Approve Minutes**
 1. Approve Meeting Minutes Dated December 13, 2021
5. **Policy Board Business**
 1. Consider Request for Sketch Plan, Zoning Amendment, and Comprehensive Plan Amendment Related to a Proposed Second School Campus for PACT Charter School on the Property Located at 7633 161st Ave NW (Project No. 22-107); Case of PACT Charter School
 2. Consider Opportunity to Re-Apply for Funding through the Metropolitan Council's Water Efficiency Grant Program
 3. Compost Bin and Rain Barrel Sale Update
6. **Board/Staff Input**
7. **Adjournment**

Environmental Policy Board (EPB)

4. 1.

Meeting Date: 02/28/2022

By: Chris Anderson, Community
Development

Information

Title:

Approve Meeting Minutes Dated December 13, 2021

Action:

Attachments

Meeting Minutes Dated December 13, 2021

Form Review

Inbox

Brian Hagen

Form Started By: Chris Anderson

Final Approval Date: 02/24/2022

Reviewed By

Brian Hagen

Date

02/24/2022 02:02 PM

Started On: 02/24/2022 09:28 AM

**ENVIRONMENTAL POLICY BOARD
CITY OF RAMSEY
ANOKA COUNTY
STATE OF MINNESOTA**

On Monday, December 13, 2021, the Environmental Policy Board (EPB) met in the Council Chambers at the Ramsey Municipal Center, 7550 Sunwood Drive N.W., Ramsey, Minnesota.

Members Present: Chairperson Laura Moore
Board Member Reid Bernard
Board Member Melissa Fetterley
Board Member Michael Hiatt
Board Member Jared Little

Members Absent: Board Member Michael Valentine

Also Present: City Planner Chris Anderson
Community Development Director/Deputy CA Brian Hagen
City Council Liaison Chelsee Howell

1. CALL TO ORDER

Chairperson Moore called the meeting to order at 6:30 p.m.

2. CITIZEN INPUT

None.

3. APPROVE AGENDA

Motion by Board Member Little and seconded by Board Member Hiatt to approve the agenda as submitted.

Motion carried. Voting Yes: Chairperson Moore, Board Member Little, Hiatt, Bernard, and Fetterley. Voting No: None. Absent: Board Member Valentine.

4. APPROVE MINUTES

4.01: Approve Meeting Minutes Dated August 16, 2021

Motion by Board Member Fetterley and seconded by Board Member Little to approve the regular meeting minutes dated August 16, 2021.

Motion carried. Voting Yes: Chairperson Moore, Board Member Fetterley, Little, Bernard, and Hiatt. Voting No: None. Absent: Board Member Valentine.

5. POLICY BOARD BUSINESS

5.01: Mississippi River Shoreline Erosion Control Plan

City Planner Anderson presented the staff report. He stated that in late 2015, the City engaged the services of the Anoka Conservation District (ACD) to conduct an inventory of the Mississippi River bank to assess the impacts of erosion. Subsequently, an item entitled “create a shoreline erosion control plan for the Mississippi River” was incorporated into the EPB’s Work Plan. The intent was to utilize the inventory data and attempt to work with the most impacted property owners to complete shoreline stabilization projects. These projects would not only prevent further loss of property but would also help improve water quality.

Mitch Haustein, Anoka Conservation District, provided an overview of the inventory that was completed in 2015 noting that the majority of the land falls under private ownership. He provided details on the methodology used to determine the bank condition and displayed the results of the inventory. He stated that the report includes a site profile for the ten properties that have areas marked with severe or very severe erosion issues. He noted that ACD has received interest from some of the properties identified within the report but acknowledged that funding continues to be an issue. He provided an example of a property owner that did reach out to ACD and when funding was available a project was completed in 2020 on that property. He noted the total project cost of \$175,000. He explained that ACD received a Clean Water Fund (CWF) grant to assist in the project, but the homeowner still contributed \$35,000. He provided details on the different funding sources that are available and the associated considerations. He stated that ACD primarily focuses on the CWF and provided additional details on the grant requirements. He reviewed the draft approach proposed for spring and summer 2022, related draft implementation information for 2023, and how ACD could be involved in that process.

City Planner Anderson stated that he is not looking for specific action on this tonight. He noted that the item has been on the workplan for some time and tonight was meant to provide background information, review the cost to complete this type of work, and highlight the limited funding sources that may be available. He stated that more specific discussion could occur at a future meeting as to what would make the most sense, should the group desire to continue in this direction.

Board Member Hiatt asked how much the erosion is changing and whether there is rationale as to whether that is happening.

Mr. Haustein replied that conditions are constantly changing because this is a river. He stated that this is the snapshot from 2015 and believed that there would be progression of the erosion in the severe and very severe cases. He noted that on average small amounts of shore are lost each year, but larger events can cause tree loss and loss of more shoreline.

Board Member Hiatt asked if there is consideration up and down stream to review this on a bigger picture.

Mr. Haustein commented that they do look at the system as a whole but because of the challenges they are left to address site specific issues to protect properties.

Board Member Bernard asked if the funding is only available for private property owners or whether there would be funding available for the City owned property as well.

Mr. Haustein commented that the grant would be available to public property as well. He did not believe Ramsey has property along the Mississippi River.

City Planner Anderson confirmed that Ramsey does not own property along the Mississippi River, but Anoka County does own property along the river.

Chairperson Moore asked what could be done in a situation where three landowners are on board for a project in a stretch of the river but perhaps there is one landowner that does not want to participate in the middle.

Mr. Haustein stated that there are ways to design a project to stabilize individual stretches of the river. He noted that it is most cost effect to stabilize the contractor once in order to complete a stretch of the project. He stated that most often the hurdle is funding as some homeowners do not have \$20,000 to contribute. He noted that one consideration could be if the City had funds available to reduce the burden on the homeowner share of the cost.

Board Member Hiatt asked if there would be a potential for more funding into these pots this year with the budget surplus of the State.

Mr. Haustein explained that the Clean Water Fund is funded through sales tax. He stated that riverbank stabilization has been prioritized for those funds.

City Planner Anderson confirmed the consensus of the Board to follow up on this discussion in January or February to further discussion options.

Board Member Hiatt stated that he would also find it helpful to have input from the identified property owners.

City Planner Anderson stated that six to 12 property owners have reached out to ACD since the inventory was completed in order to find out the options and available funding opportunities. He stated that each year the City receives about two to five inquiries and staff typically refers those callers to ACD because of their expertise and experience in submitted successful grant applications.

5.02: Consider Natural Resources Related Plan Elements for Trott Brook Crossing Preliminary Plat (Project No. 21-130); Case of TEG Land Holdings, LLC

City Planner Anderson presented the staff report. He stated that the City has received an application from TEG Land Holdings LLC for a Preliminary Plat of 270 single family residential homes on the properties generally located west of Nowthen Boulevard, east of Variolite Street, north of Trott Brook and south of 173rd.

Chairperson Moore referenced the southwest corner of the plan that did not receive approval for rezoning. She asked if the applicant would then not use that portion of the property, or if that is developed would it then be developed into two lots.

City Planner Anderson replied that without the necessary zoning and Comprehensive Plan amendments, that parcel could be put into an unbuildable outlot or could be designed with 2.5 acre lots that meet the bulk standards of the zoning district.

Board Member Hiatt stated that the staff report indicates that the application is lacking in density transitioning and asked if that has been upgraded to meet the requirements.

City Planner Anderson confirmed that there have been updates to the plans that meet the density transitioning requirements. He stated that the corridor has been widened to 45 feet with the required plantings.

Chairperson Moore stated that she likes the idea of a large park utilizing the existing farm structures.

Motion by Board Member Hiatt and seconded by Board Member Bernard to recommend approval of the natural resources elements of the project contingent upon compliance with staff review comments in ProjectDox and with City Council consideration of density transitioning.

Motion carried. Voting Yes: Chairperson Moore, Board Member Hiatt, Bernard, Fetterley, and Little. Voting No: None. Absent: Board Member Valentine.

5.03: Consider Participation in a Future Rain Barrel and Compost Bin Sales Event

City Planner Anderson presented the staff report. He stated that staff was recently asked about any opportunities to partner and promote a rain barrel sales event. In response, staff contacted the Recycling Association of Minnesota (RAM), which annually coordinates a rain barrel and compost bin sales event. In 2016, the City of Ramsey partnered with RAM to serve as one of the distribution sites. At that time, the City's only obligation was to provide a location for the items to be picked up by customers. RAM handled the promotion of the event and the transactions. There were approximately 80 customers that picked up a rain barrel, compost bin, or both at the Ramsey location.

Board Member Fetterley commented that this would be a great opportunity for the residents and therefore she supports this action. She noted that perhaps some of the Board Members would volunteer their time to assist with pickup.

Chairperson Moore agreed and noted that she would also volunteer.

City Planner Anderson confirmed the consensus of the Board to pursue this opportunity.

5.04: Meeting Schedule

City Planner Anderson presented the staff report. He reviewed the 2022 meeting schedule and identified alternative meeting dates where necessary. It was the consensus of the Board to hold the January meeting on January 10th and the February meeting on February 28th.

6. BOARD / STAFF INPUT

City Planner Anderson introduced the new Community Development Director/Deputy City Administrator Brian Hagen.

Community Development Director/Deputy City Administrator Hagen introduced himself to the Board.

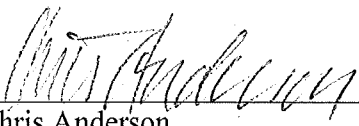
City Planner Anderson provided an update on the successful fall recycling event which was held at the new Public Works Facility.

7. ADJOURNMENT

Motion by Board Member Little and seconded by Board Member Bernard to adjourn the meeting.


The meeting adjourned at 7:35 p.m.

Respectfully submitted,



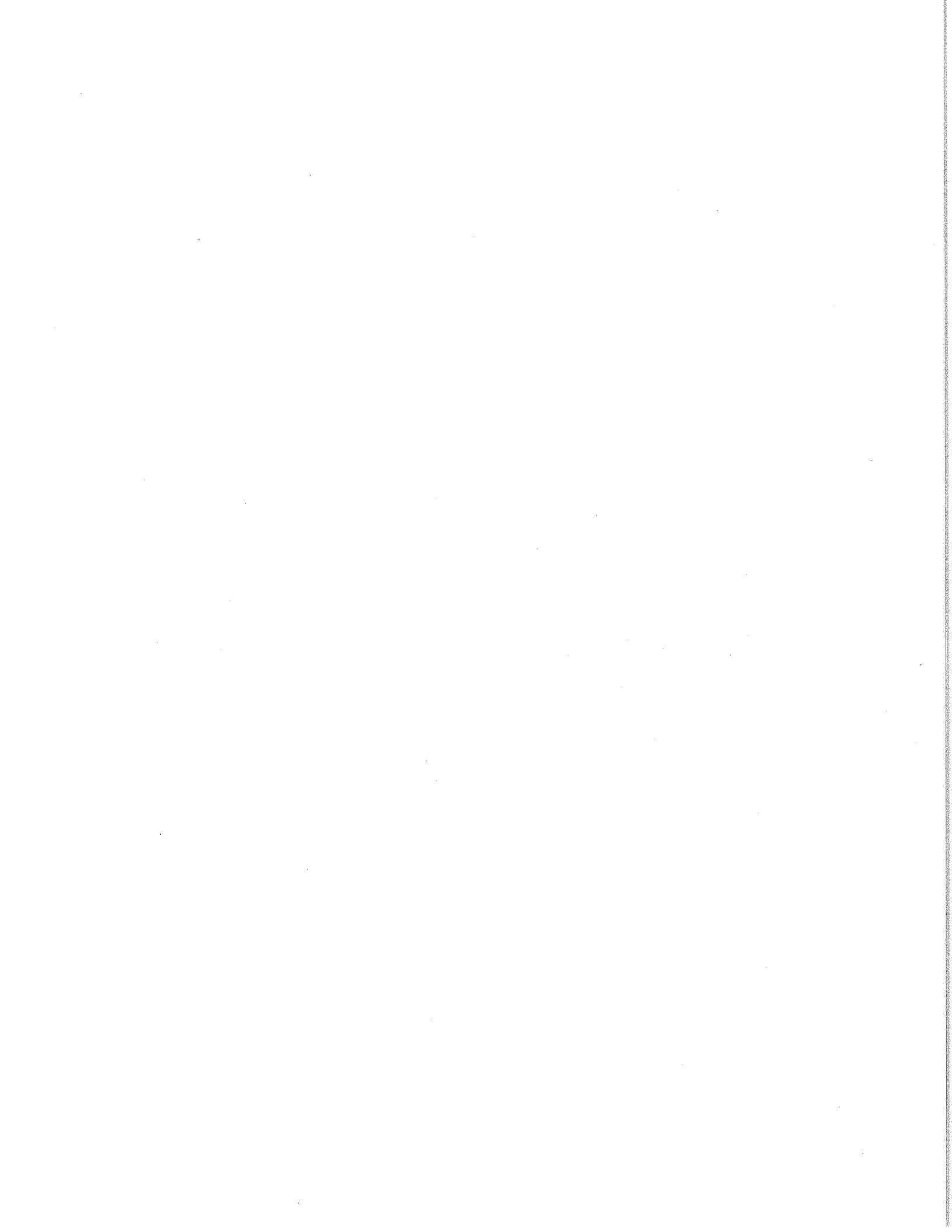
Chris Anderson
City Planner

ATTEST:



Nicole Laubach
Planning Administrative Assistant

Drafted by Amanda Staple
TimeSaver Off Site Secretarial, Inc.



Meeting Date: 02/28/2022

By: Chris Anderson, Community
Development

Information

Title:

Consider Request for Sketch Plan, Zoning Amendment, and Comprehensive Plan Amendment Related to a Proposed Second School Campus for PACT Charter School on the Property Located at 7633 161st Ave NW (Project No. 22-107); Case of PACT Charter School

Purpose/Background:

The City has received an application from JB Vang Partners (the "Applicant"), on behalf of PACT Charter School, for a Sketch Plan related to a proposed new, second school campus to be located at 7633 161st Avenue NW (the "Subject Property"). The Subject Property is presently owned by The Church of Saint Katharine Drexel (the "Property Owner"). The application also includes requests for a Zoning Amendment and a Comprehensive Plan Amendment based on the proposed use and current zoning and future land use guidance.

Notification:

Staff attempted to notify property owners within 700 feet of the Subject Property, as reflected in the Anoka County Property Records, of the request for Sketch Plan, Zoning Amendment, and Comprehensive Plan Amendment and the Public Hearing held by the Planning Commission on February 24, 2022. The mailing also included an invitation to a Public Open House, also on February 24, 2022, where property owners can learn more about the project and ask questions of the Applicant in a less formal setting. Finally, a notice of the Public Hearing was also published in the Anoka County UnionHerald, the City's official newspaper.

Observations/Alternatives:

Background Information

The Subject Property is approximately thirty-three (33) acres in size and is currently zoned R-1 Residential (MUSA) - 80 and guided as Low Density Residential. The Subject Property is at the northwest corner of Variolite Street and 161st Avenue and abuts Central Park to the west. Properties to the east (across Variolite Street) are zoned R-1 Residential (MUSA) - 80, range in size from about 0.31 acres to 1.46 acres, and are guided Low Density Residential. The properties to the north and south (across 161st Avenue) are zoned R-1 Rural Developing, range in size from about 1.1 acres up to about 2.57 acres, and are guided as Rural Developing in the 2040 Comprehensive Plan. The property to the west (Central Park) is about 37 acres in size, is zoned Public/Quasi-Public and is guided as Public.

The Sketch Plan would create a single, buildable lot (18 acres in size) and two outlots (approximately 8 acres and 6.5 acres). The eighteen (18) acre parcel would be for PACT Charter School to develop a new 6-12 grade campus. The two outlots would be reserved and retained by the Property Owner for a future home of a new church. The Zoning Amendment and Comprehensive Plan Amendment are only applicable to the eighteen (18) acre parcel.

Natural Resources Information

Wetlands and Floodplain: There do not appear to be any floodplain areas within the Subject Property. There is a wetland present in the northeastern corner of the Subject Property. The majority of the wetland is within the northern outlot and thus, protected from any building activity associated with the school (per the Sketch Plan / Concept Plan). The City's Wetlands Inventory identified this wetland as a Manage 3 (low functioning) wetland.

Natural Resources Inventory: The City's Natural Resources Inventory (NRI) does identify two (2) Moderate

Quality natural plant communities on the Subject Property. The first is an Aspen Forest with Saturated Soils, which is in the northeast corner of the Subject Property (within the northern outlot). The second is an Oak Forest, which is along the eastern edge of what would be the school property. The wetland area, as well as all of the southern outlot, were identified as an Altered/Non-Native Plant Community in the NRI.

Based on the Sketch Plan / Concept Plan, no part of the wetland or aspen forest would be impacted by the proposed improvements. The Concept Plan does indicate a potential for track and field improvements that could infringe or impact the western edge of the oak forest. This cannot be determined without more detailed plans, which would be prepared if the Zoning Amendment and Comprehensive Plan Amendment are approved by City Council.

Traffic Impacts and Site Access: The Subject Property is located at the intersection of Variolite Street and 161st Avenue, both of which are designated as Municipal State Aid (MSA) roads. MSA roads are generally designed or intended to handle higher volumes of traffic than standard local roads. Just to the west of the Subject Property is County State Aid Highway (CSAH) 83, also known as Armstrong Boulevard. Again, a road designed for higher volumes of traffic.

A full Traffic Study will be necessary if this project moves to the next stage. The Traffic Study will need to account for both the school as well as the potential future church (would be on the southern outlot) and should include assessments of surrounding intersections. It is likely that turn lanes would be required on Variolite Street and potentially 161st Avenue. Furthermore, a ten (10) foot wide bituminous trail would be required along the north side of 161st Avenue from Variolite Street over to the Central Park property.

There are two (2) proposed access points off of 161st Avenue and one proposed access point off Variolite Street. Per the project narrative, buses would utilize the accesses off 161st Avenue; parent drop-off would utilize the Variolite Street access for both ingress and egress; and student drivers would utilize the western access off 161st Avenue for both ingress and egress.

Bufferyard: This project includes a request for a Zoning Amendment to rezone the 18 acre parcel from R-1 Residential (MUSA) - 80 to Public/Quasi Public. The Public/Quasi Public District does not include bulk standards (setbacks, lot sizes, etc.), it only identifies permitted and conditional uses. Thus, this project will be reviewed under the B-1 General Business District standards, similar to how the Brookside Elementary School was reviewed in 2017.

The northern boundary of the 18 acre parcel abuts existing residential lots in the R-1 Residential (Rural Developing) district. City Code Section 117-364 (Landscaping) requires a forty (40) foot wide bufferyard when a B-1 type use is proposed adjacent to an existing R-1 neighborhood. Thus, a bufferyard, with an additional 30% of required plantings, will be necessary along this northern boundary. Existing trees, if preserved, can be credited toward the bufferyard planting requirements (as long as they fall within the 40 foot wide corridor).

Tree Preservation and Landscaping: This project will be required to provide a Tree Inventory and Preservation Plan of all significant trees on site. A Landscape Plan will also be required. If the project does not retain at least thirty percent (30%) of the existing significant tree inches, the Landscape Plan will need to include reforestation plantings of 1.25 inches for each one (1) inch removed beyond the 30% threshold (or resitution of \$125 per each inch over the removal threshold).

Stormwater Management: As with any proposed development, the project will need to address stormwater in accordance with both City regulations as well as the Lower Rum River Watershed Management Organization's (LRRWMO) standards. Furthermore, the wetland delineation must also be reviewed and approved by the LRRWMO.

Next Steps

Typically, the Environmental Policy Board would review a Comprehensive Plan Amendment request prior to the Planning Commission conducting a Public Hearing. However, as a result of needing to reschedule the February meeting (due to Presidents Day), the Public Hearing was held on February 24, 2022. The Sketch Plan, Zoning Amendment, and Comprehensive Plan Amendment are tentatively scheduled for consideration by the City Council

on March 8. If the City Council were to approve the Comprehensive Plan Amendment, Staff would then prepare and submit a formal application to the Metropolitan Council.

At the Sketch Plan step, there are not detailed engineering plans. The Sketch Plan step allows an applicant to bring forward a general layout of a proposed project(e.g. lot configuration, roads, etc.) to get feedback before making a significant investment in plan development. Action on the Zoning Amendment and Comprehensive Plan Amendment informs the Applicant whether or not to proceed with drafting civil plans.

Based on the lot configuration, it appears that most, or potentially all, of the two existing natural plant communities would be protected (within an outlot, which is unbuildable without being re-platted). As with any development, there would be impacts to existing tree cover. But, as previously noted, the project would be subject to the Tree Preservation standards and if removals exceeded the allowable threshold, reforestation (or restitution) would be required.

Funding Source:

All costs associated with this request are the Applicant's responsibility.

Action:

Motion to recommend City Council approve / not approve the Comprehensive Plan Amendment to re-guide the Subject Property from Low Density Residential to Public/Institutional.

Attachments

[Site Location Map](#)

[Site Survey](#)

[Applicant's Project Narrative](#)

[Sketch Plan / Concept Plan](#)

[Sketch Plan / Concept Plan with Contour Data](#)

Form Review

Inbox

Brian Hagen

Form Started By: Chris Anderson

Final Approval Date: 02/24/2022

Reviewed By

Brian Hagen

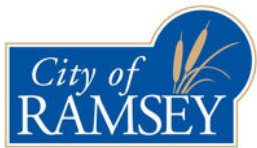
Date

02/24/2022 02:09 PM

Started On: 02/22/2022 01:12 PM



EST. HERE, Garmin, GeoTechnologies, Inc., NGA, USGS, LOGIS



Site Location Map

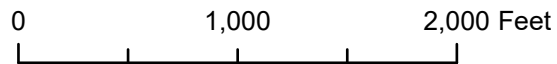
7633 161ST AVE NW
16-32-25-24-0002

Legend

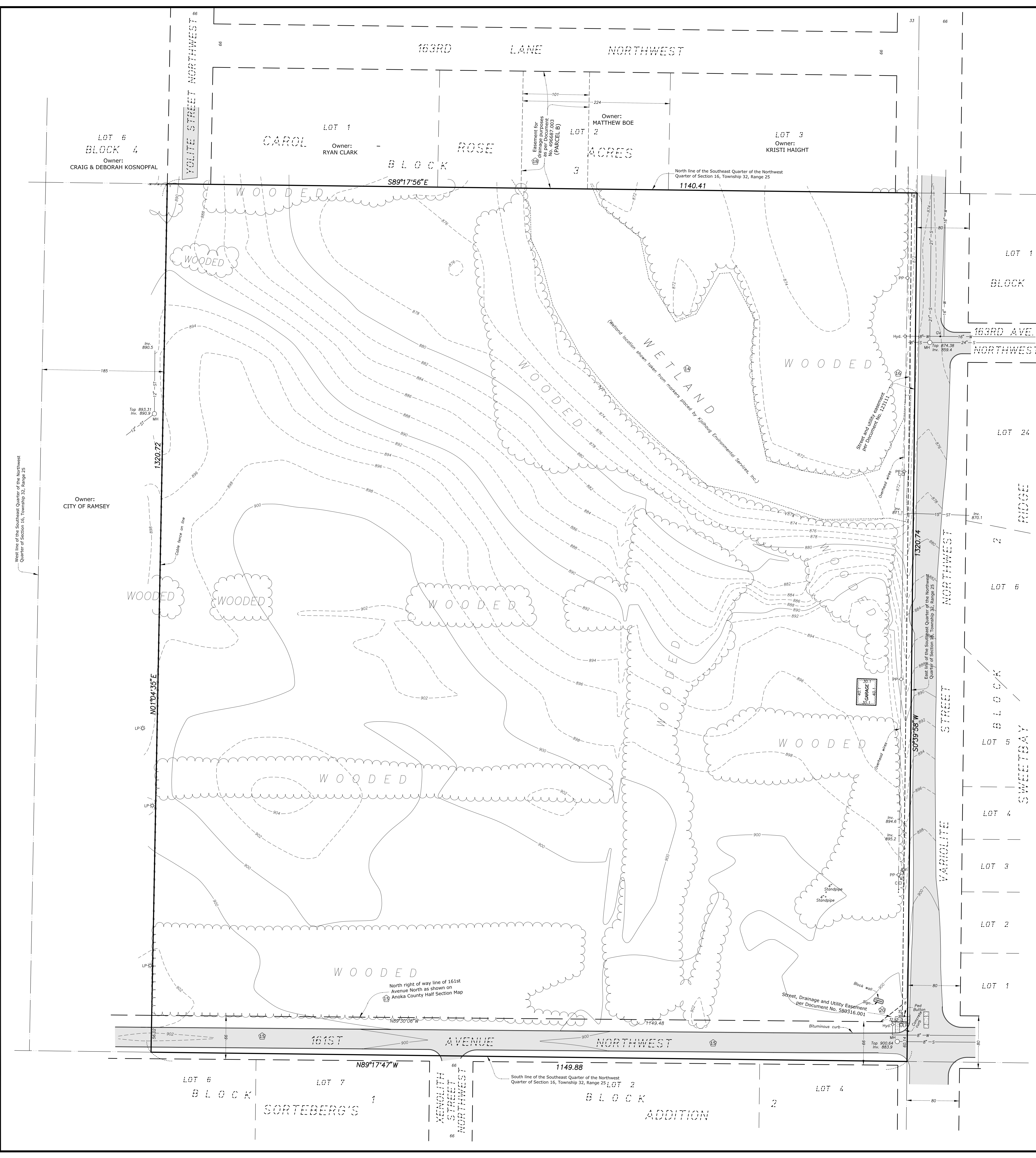
- Site
- Parcels



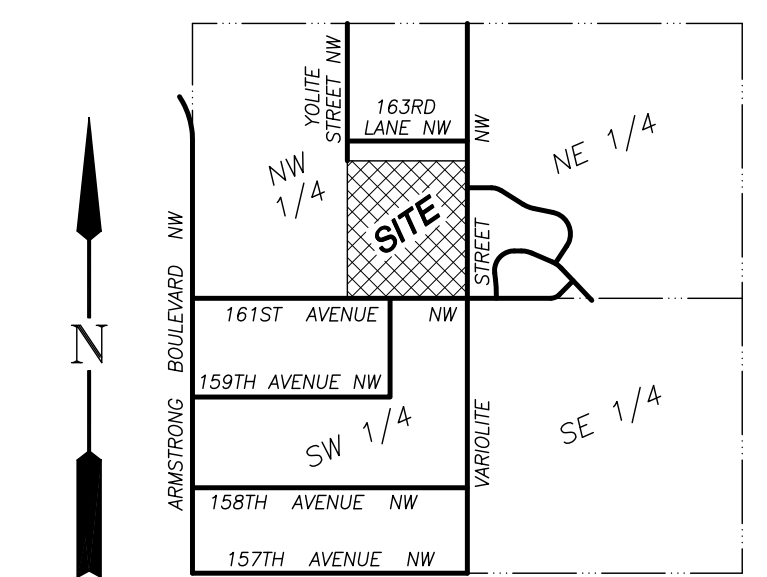
Print Date: February 17, 2022



ALTA/NSPS Land Title Survey for: PCS BUILDING COMPANY at 7633 161st Avenue Northwest Ramsey, Minnesota



- NOTES**
- * Bearings shown are based on the Anoka County Coordinate System.
 - * Utilities shown are from information furnished by the City of Ramsey and respective utility companies in response to Gopher State One Call Ticket No. 220030507 and are verified where possible.
 - * Contact Gopher State One Call for utility locations before any construction shall begin. Phone 651-454-0002.
 - * Areas: 1,512,412 square feet (34.72 acres) including street right of way. 1,435,122 square feet (32.95 acres) excluding street right of way.
 - * Zoning: R-1 MUSA.
 - * This property is located in Flood Zone X (area determined to be outside the 0.2% annual chance floodplain) per Flood Insurance Rate Map Number 27003C0165E dated December 16, 2015.



NOTES CORRESPONDING TO SCHEDULE B, PART II, STEWART TITLE GUARANTY COMPANY COMMITMENT NUMBER 654832 DATED JANUARY 20, 2022

Items 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 17, 19, 21, 22 and 23 are not addressed on this survey.

Item 14 - Subject to wetland over a portion of the subject property as shown by available maps. A preliminary wetland delineation has been marked and is shown on the survey.

Item 15 - Subject to roads as shown by available maps. 161st Avenue Northwest is shown as a 66 foot right of way on Anoka County Half Section Maps and is shown on the survey.

Item 16 - Grant of Easement for street and utility purposes in favor of the City of Ramsey, a Minnesota municipal corporation, dated May 7, 1982, filed October 14, 1982 as Document Number 123111 is shown on the survey.

Item 18 - Terms and conditions of Drainage Easement Agreement dated July 17, 2006, filed November 18, 2008 as Document Number 496687.003 is shown on the survey.

Item 20 - Street, Drainage and Utility Easement in favor of the City of Ramsey, a Minnesota municipal corporation, dated November 4, 2020, filed November 9, 2020 as Document Number 580316.001 is shown on the survey.

LEGEND

- S — Sanitary Sewer
- ST — Storm Sewer
- W — Watermain
- Hyd. — Hydrant
- GV — Gate Valve
- MH — Manhole
- Inv. — Invert Elevation
- PP — Power Pole
- LP — Light Pole
- ET — Electrical Transformer
- CP — Communications Pedestal
- EM — Electric Meter
- CS — Concrete Surface
- BS — Bituminous Surface
- CF — Cable Fence



UTILITY STATEMENT

The underground utilities shown have been located from field survey information and existing drawings. The surveyor makes no guarantee that the underground utilities shown comprise all such utilities in the area, either in service or abandoned. The surveyor further does not warrant that the underground utilities shown are in the exact location indicated, although he does certify that they are shown as accurately as possible from information available. The surveyor has not physically located the underground utilities.

PROPERTY DESCRIPTION

Parcel A:
That part of the Southeast Quarter of the Northwest Quarter lying East of the West 185 feet of said Southeast Quarter of the Northwest Quarter, Section 16, Township 32, Range 25, Anoka County, Minnesota.

Parcel B:
Appurtenant easement for drainage purposes as contained in Drainage Easement Agreement dated July 17, 2006, filed November 18, 2008 as Document Number 496687.003.

Torrens Property

CERTIFICATION

To PCS Building Company; The Church of Saint Katharine Drexel, Ramsey, Minnesota; Stewart Title Guaranty Company and Land Title, Inc.

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 5, 6(a), 7(a), 7(b)(1), 7(c), 8, 9, 11(a) and 13 of Table A thereof. The fieldwork was completed on January 14, 2022.

Dated this 11th day of February, 2022
REHDER & ASSOCIATES, INC.

Gary C. Huber, Land Surveyor
Minnesota License No. 22036

Rehder and Associates, Inc.

CIVIL ENGINEERS AND LAND SURVEYORS
3440 Federal Drive • Suite 110 • Eagan, Minnesota • Phone (651) 452-5051

February 1, 2022

To: Chris Anderson, City Planner at Ramsey

From: PACT Charter School

MEMO: PACT CHARTER SCHOOL – PROJECT NARRATIVE – SKETCH PLAN

PROJECT NARRATIVE

PACT Charter Schools (PACT) is a K-12 public charter school that opened in August 1994 in Anoka, MN. PACT moved its location to Ramsey in 2004. PACT holds a rich history of being the eighth charter school to be established in the state of Minnesota. It is currently in its twenty-seventh year of operation in the school year of 2020-2021 and serves 670 students in grades K through 12. Enrollment has been unable to expand for the last number of years due to the current facility's building constraints. PACT has an extensive waitlist which is driving the need for a building expansion.

PACT Charter Schools proposes to acquire approximately 18 acres located at 7633 161st Ave NW, Ramsey, MN 55303 to construct a new schoolhouse approximately 115,000 square feet. This new facility will be designed to accommodate grades six through twelve. The schools existing campus will then be home to kindergarten through fifth grades. Minor interior renovations are being planned at their existing building to better accommodate these lower grade levels.

Student enrollment at the new facility is planned to reach 734 students over a 5-year period with approximately 517 students grades sixth through twelfth anticipated in its first year of operation in the Fall of 2023 at the new schoolhouse facility. PACT Charter School anticipates most of its student population will use **Bus** drop-off and pick-up, **Parent** drop-off and pick-up and **Student** drivers. PACT anticipates 65% (478 students) of the students will utilize approximately 12 traditional, yellow, full-size or short-size buses for school transit at this time. PACT anticipates 20% (147 students) will be parent drop off and pick up and the remaining 15% (111 students) will be student drivers. PACT anticipates these estimates to be conservative provided there are extracurricular activities occurring after standard school hours which decrease peak demand periods during standard school hours.

SCHOOL OPERATIONS

PACT operations will include a 9-month academic calendar from August to May with standard school hours of operations between 7:30AM to 4:00PM. Student drop-off & pick-up periods will be between the hours of 7:30AM to 8:00AM and 3:05PM to 3:35PM, respectively. The first 15-minutes of each morning and afternoon period is the peak demand window and it is anticipated to be similar for the new facility.

SITE CIRCULATION

The proposed site plan has been designed to segregate **Bus/Student** and **Parent** “transactions” in through 161st Ave entrance and Variolite Street respectively.

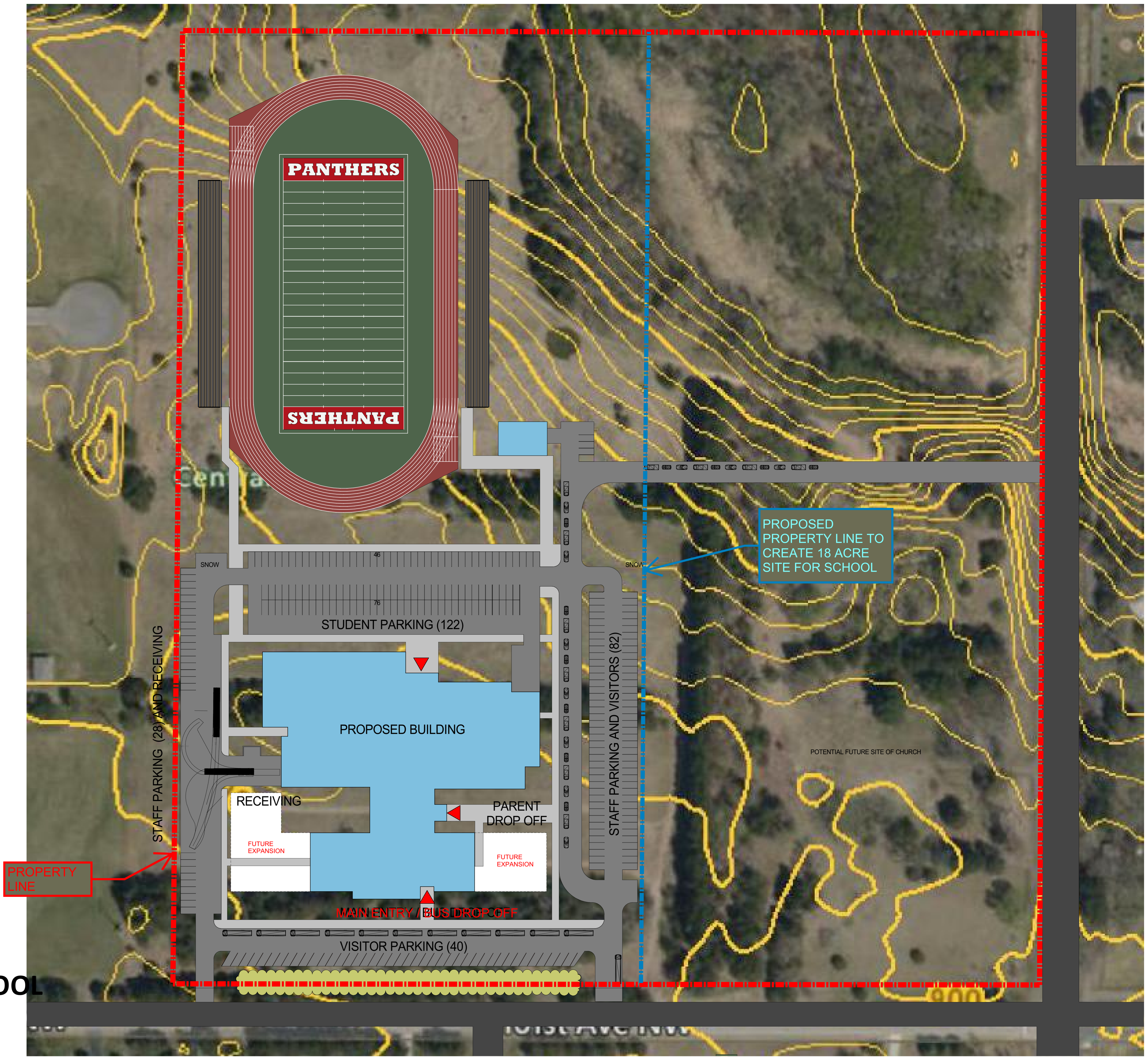
Buses would utilize the southernmost, proposed surface parking lot via east and west curb cuts along 161st Avenue.

Parent pick-up and drop-off will utilize easternmost, proposed curb cut along Variolite Street. Vehicles would utilize this curb cut for both ingress and egress.

Student drivers will utilize the westernmost, proposed curb cut along 161st Avenue for both ingress and egress.

DEPARTMENT LEGEND

- CLASSROOMS
- ART / SCIENCE CLASSROOMS
- AUDITORIUM
- PHYSICAL EDUCATION / ATHLETICS
- KITCHEN
- ADMIN
- MEDIA
- CIRCULATION
- BUILDING SUPPORT SERVICES
- NO WORK THIS AREA




PACT CHARTER SCHOOL

RAMSEY, MN

01/31/22 | COMM#41815-22000

1 ARCHITECTURAL SITE PLAN
SD2.5A 1" = 50'-0"

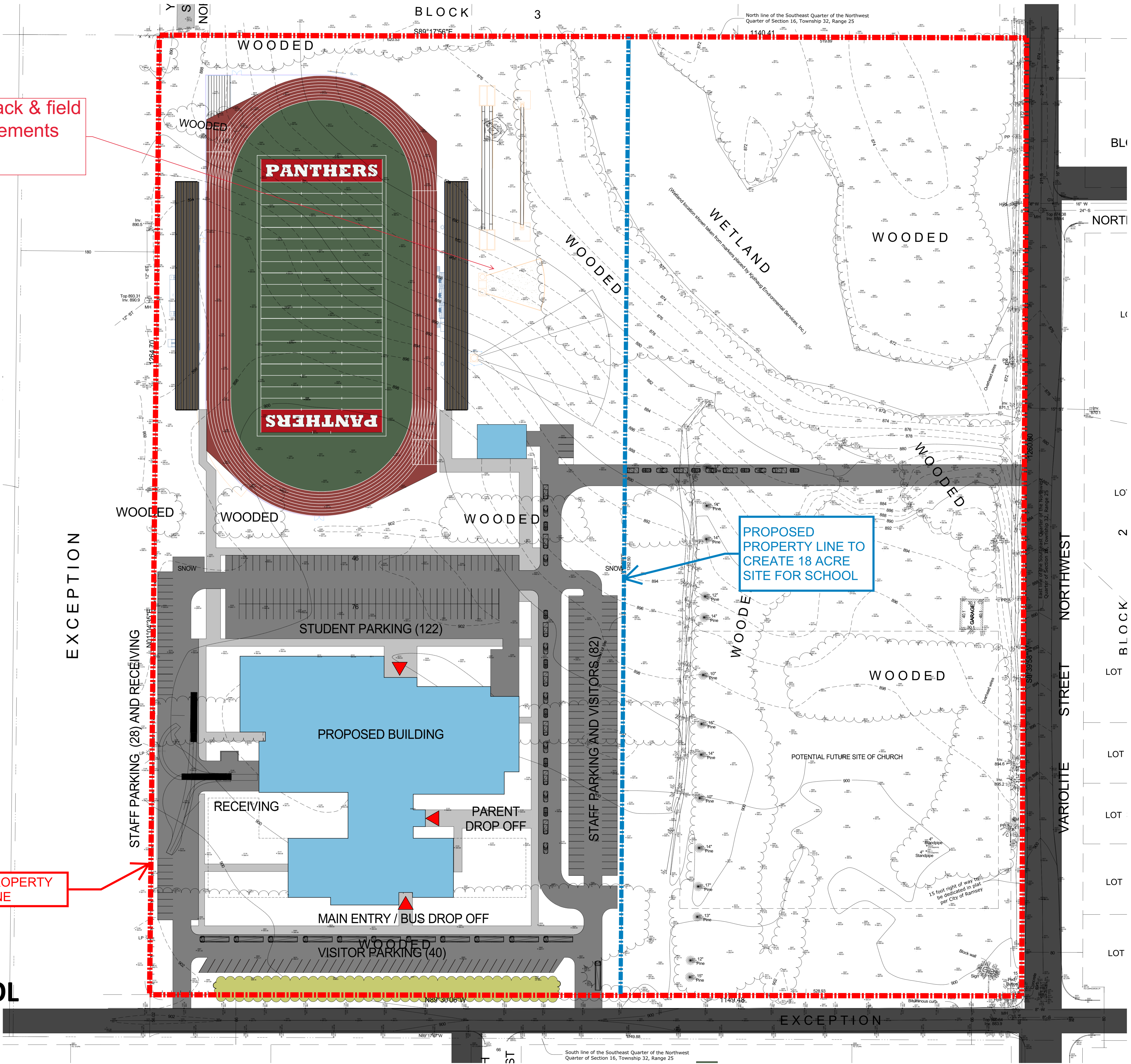


DEPARTMENT LEGEND	
	CLASSROOMS
	ART / SCIENCE CLASSROOMS
	AUDITORIUM
	PHYSICAL EDUCATION / ATHLETICS
	KITCHEN
	ADMIN
	MEDIA
	CIRCULATION
	BUILDING SUPPORT SERVICES
	NO WORK THIS AREA

potential track & field site improvements

PROPOSED PROPERTY LINE TO CREATE 18 ACRE SITE FOR SCHOOL

PROPERTY LINE



PACT CHARTER SCHOOL

RAMSEY, MN

01/31/22 | COMM#41815-22000

1 ARCHITECTURAL SITE PLAN
SD2.5A 1" = 50'-0"



Meeting Date: 02/28/2022

By: Chris Anderson, Community
Development

Information

Title:

Consider Opportunity to Re-Apply for Funding through the Metropolitan Council's Water Efficiency Grant Program

Purpose/Background:

In 2019, the City of Ramsey applied for a Water Efficiency Grant through the Metropolitan Council and was awarded \$28,000. The grant funds have been used to provide rebates to residential and commercial property owners that replaced water using devices (initially, toilets and irrigation controllers, recently expanded to include washing machines) with WaterSense or ENERGY STAR® rated devices.

The Metropolitan Council has announced that it is once again offering a Water Efficiency Grant. Applications are due by March 31, 2022 and grant recipients will be announced by April 29, 2022. The grant program will run from July 1, 2022 through June 30, 2024.

Observations/Alternatives:

The current grant program runs through June 30, 2022. If the City were to apply for the next round of funding and was successful, there would be no gap in program funding. The Metropolitan Council has upped their contribution to program costs from 75% to 80%, which means the City's required matching component is reduced from 25% to 20%. The minimum grant amount is \$5,000 and the maximum amount is \$50,000.

Grant criteria remain the same: rebate applicants must be a municipal water customer; rebates are only applicable to replacement devices (does not cover new construction); and at least a portion of the cost must be paid by the property owner (accomplished this by having property owners be responsible for the sales tax). Not only has the Metropolitan Council's contribution increased, but they have also expanded the eligible products/devices list to include ENERGY STAR® rated dishwashers (in addition to ENERGY STAR® rated washing machines and WaterSense labeled toilets and irrigation controllers and sprinkler bodies).

Through the current grant program and participation by residents, it is estimated that there's been water savings of nearly 2,000,000 gallons. This is based on the estimated average annual water savings of replacing older, inefficient devices with grant eligible products, the total number of participants (to date, 80), and the devices that have been replaced.

The City still has approximately \$13,000 in grant funds available through June 30, 2022. It is a bit surprising that there has not been greater demand for the program. However, Staff still sees this program as a great opportunity for all municipal water customers in the community. Staff has utilized the website, newsletter, social media, and the dynamic display sign on Highway 10 to promote the rebate program. The Metropolitan Council will be holding a virtual meeting for prospective applicants where communities can share marketing ideas and strategies. Staff is hoping to learn about what marketing strategies other communities have utilized to promote their programs to help generate greater participation in our program.

Staff would recommend some program modifications (from current rebate program) that might help increase participation. First, do not limit which devices/products are eligible for rebates. Whatever devices are eligible per the grant program guidelines should be part of the City's program. Secondly, consider an increase in the rebate per device amount and on the total cap per property (currently, these are set at \$200 and \$500 for residential properties, respectively; and \$700 and \$1,400 for commercial and Home Owners Association properties). Third, the City can

and should take advantage of this program for some of our public buildings and grounds (the City can apply for rebates for device replacement). Finally, while not a modification, Staff will explore what other communities have done to market their programs so that Ramsey might be able to boost participation.

Funding Source:

Funding for the Water Efficiency Grant Program would consist of three sources: Grant award from the Metropolitan Council (assuming Ramsey was a grant recipient), the City's required 20% match would come from the City's Water Fund, and any rebate participant would cover the sales tax on the purchase of the device (thus satisfying the requirement for the rebate participant to have a financial contribution in the program) plus any amount that exceeds the per device cap.

Action:

Motion to recommend that the City submit an grant application to the Metropolitan Council for Water Efficiency Grant Program funds.

Attachments

Summary of Status of Current Grant Program

2022-2024 Grant Program Guidelines

Form Review

Inbox

Brian Hagen

Form Started By: Chris Anderson

Final Approval Date: 02/24/2022

Reviewed By

Brian Hagen

Date

02/24/2022 02:10 PM

Started On: 02/18/2022 08:38 AM

1st Quarter Totals 2022	2 Residents / 0 HOA					\$ -	0	\$ 830.14	\$ 207.54	\$ 622.61	63,800	
4th Quarter Totals 2021	5 Residents / 0 HOA							\$ 1,123.20	\$ 280.80	\$ 842.40	81,600	
3rd Quarter Totals 2021	13 Residents / 1 HOA							\$ 3,561.84	\$ 890.46	\$ 2,671.38	1,023,800	
2nd Quarter Totals 2021	19 Residents							\$ 3,536.46	\$ 884.12	\$ 2,652.35	286,000	
1st Quarter Totals 2021	4 Residents	* means rebate max						\$ 1,379.00	\$ 344.75	\$ 1,034.25	88,200	
4th Quarter Totals 2020	10 Residents							\$ 2,164.98	\$ 541.25	\$ 1,623.74	156,600	
3rd Quarter Totals 2020	7 Residents							\$ 1,987.39	\$ 496.85	\$ 1,490.54	141,600	
2nd Quarter Totals 2020	22 Residents							\$ 4,896.48	\$ 1,224.12	\$ 3,672.36	430,400	
1st Quarter Totals 2020	0 Residents							\$ -	\$ -	\$ -	0	
								\$28,000 Grant Rebate Remaining Avail.	Total Rebate or Grant	Municipali ty Contributi on:	Eligible Grant Amount	Estimated Annual Water Saved (Gallons):
Total to date	80 Individual Households - 1 HOA							\$13,390.37	\$19,479.49	\$4,869.88	\$14,609.62	2,272,000

Metropolitan Council Water Efficiency Grant Program



Overview

The Metropolitan Council (Council) will implement a water efficiency grant program effective July 1, 2022 to June 30, 2024. Grants will be awarded on a competitive basis to municipalities that are served by a municipal water system.

The Council will provide 80% of the program cost; the municipality must provide the remaining 20%. Municipalities will use the combined Council and municipality funds to run their own grant or rebate programs.

Grants will be made available in amounts with a minimum of \$5,000 and a maximum of \$50,000. Grantees will be required to provide estimated water savings achieved through this program for Clean Water, Land & Legacy Amendment reporting purposes.

Legislative Directive - Minnesota 2021 Session Law

\$625,000 the first year and \$625,000 the second year are for the water demand reduction grant program to encourage municipalities in the metropolitan area to implement measures to reduce water demand to ensure the reliability and protection of drinking water supplies. Fiscal year 2022 appropriations are available until June 30, 2023, and fiscal year 2023 appropriations are available until June 30, 2024.

Grant Program Goal

The goal of the water efficiency grant program is to support technical and behavioral changes that improve municipal water use efficiency in the seven-county metropolitan area.

Critical Points to Remember

- The applying municipality must be served by a municipal public water supply system
- New construction and new developments are not eligible
- A portion of each eligible activity's cost must be paid by the property owner
- Funds are for rebates or grants only; consulting and city staff time are ineligible
- Grant recipients must display the Clean Water, Land and Legacy Amendment logo and the Metropolitan Council logo on program-related web pages and paper communications

Grant Program Structure: Administration and Funding

The Water Efficiency Grant Program will be administered by Metropolitan Council Environmental Services (MCES) and will be funded with \$1,000,000 appropriated by the 2021 Minnesota Legislature. Grant applications will be reviewed and ranked by the MCES Water Supply Planning Unit staff. The remaining \$250,000 of this funding has been allocated to a different municipal water efficiency grant project.

Grants are only for water efficiency programs offering rebates or grants to property owners who are customers of the municipal water supply system and who replace specified water using devices with approved devices that use substantially less water.

Grants will be awarded to municipalities in amounts ranging from \$5,000 to \$50,000 for providing rebates or grants to property owners. Municipalities will be responsible for the design and operation of their rebate or grant program and its details. Grant payments to the municipality will be for 80% of approved program amounts. The municipality must provide the remaining 20% of the granted/rebated amount to the property owner. Municipality rebates or grants are eligible for reimbursement on device replacements conducted July 1, 2022 through June 30, 2024.

Here is an example of the grant funding design:

Metropolitan Council Grant Amount	\$16,000 (80% of total)
Municipality Match	\$4,000 (20% of total)
Municipality Grant/Rebate Program Total	\$20,000 (100% of total)

Eligibility

This grant program is limited to municipalities in the seven-county metropolitan area.

Municipalities eligible per above must apply to participate and, if approved, sign a standard Council Grant Agreement, before any eligible rebates or grants can be submitted for reimbursement. Agreements shall require that municipalities:

- Entirely pass through grants received (as is being done by MCES)
- Verify purchase of devices to receive grants
- Retain records and cooperate with any audits
- Conduct all communications with property owners and ensure all written communications to property owners include both the Clean Water, Land and Legacy Amendment and the Metropolitan Council’s logo
- Provide quantitative information for state reporting purposes

Eligible water efficiency devices consist of the following:

- Toilet replacement with a US EPA WaterSense labeled toilet
- Irrigation controller replacement with a US EPA WaterSense labeled controller, either weather-based or soil moisture-based
- Clothes washing machine replacement with a US DOE Energy Star labeled clothes washing machine
- Irrigation spray sprinkler body replacement with a US EPA WaterSense labeled spray sprinkler body
- Irrigation system audit by an Irrigation Professional certified by a US EPA WaterSense program
- Residential dishwasher replacement with a US DOE Energy Star labeled residential dishwasher

Expenses eligible for reimbursement are the out-of-pocket cost of the device and its installation only, not to include any owner labor costs. In addition, new construction and new developments are ineligible, as this program is intended as a current infrastructure replacement program.

Application Process

- Applicants must be served by a municipal public water supply system
- Municipalities will submit MCES supplied application form by March 31, 2022. Required information includes:
 - the municipality’s rebate or grant program design and work plan
 - proposed examples of communications to property owners
 - requested total grant amount
 - estimated annual amount of water saved by the applying municipality

- Application form is available at: <https://metro council.org/Wastewater-Water/Funding-Finance/Available-Funding-Grants.aspx>
- Submit competed application to: brian.davis@metc.state.mn.us
- Metropolitan Council will notify municipalities of grant awards and provide grant agreements by April 29, 2022.

Proposal Selection Criteria

In the event that funds requested exceed funds available, the following criteria will be used to determine the amount granted to a given municipality:

- Municipalities with identified water supply issues in Master Water Supply Plan Community Profiles or Local Water Supply Plans
- Municipalities' ratio of peak monthly water use to winter monthly water use
- Municipalities' average residential per capita water use
- The order in which applications are received and until grant funds are completely committed

Funding Process and Reporting Requirements

- Utilizing forms provided by MCES, the following information must be reported on a quarterly basis:
 - Number, type and amount of rebates or grants provided to property owners, along with each property address
 - Estimated annual gallons of water saved per device installation
 - Municipality matching funds disbursed
 - Number of unmet funding requests from property owners, if any
- Upon review and confirmation of the above information, MCES will process a grant payment in the amount of 80% of approved total rebates or grants for the reporting period.
- MCES will provide confirmation of grant balances available upon request and reserves the right to amend grant agreements, in collaboration with grantee municipality, if quarterly reporting indicates rebate or grant programs will not fully utilize grant awards within the grant period.

Qualified Activities

- Residential dishwasher replacement with a US DOE Energy Star labeled residential dishwasher: <https://www.energystar.gov/products/dishwashers>
- Toilet replacement with a US EPA WaterSense labeled toilet: <https://lookforwatersense.epa.gov/products/Product-Search-Results-Toilets.html>
- Irrigation controller replacement with a US EPA WaterSense labeled controller, either weather-based or soil moisture-based: <https://lookforwatersense.epa.gov/products/Product-Search-Results-IrrigationController.html>
<https://lookforwatersense.epa.gov/products/Product-Search-Results-SoilMoistureBasedIrrigationController.html>
- Clothes washing machine replacement with a US DOE Energy Star labeled clothes washing machine: <https://www.energystar.gov/productfinder/product/certified-clothes-washers/results>

- Irrigation spray sprinkler body replacement with a US EPA WaterSense labeled spray sprinkler body:
<https://lookforwatersense.epa.gov/products/Product-Search-Results-Sprinkler.html>
- Irrigation system audit by an Irrigation Professionals certified by a US EPA WaterSense program:
<https://lookforwatersense.epa.gov/pros/>

Reporting Example

Property Street Address and Zip Code	(Select) Property Type:	(Select) Water Device Replaced:	Cost per Device (\$):	# of Devices:	Rebate or Grant per Device (\$)	Est. Annual Water (Gallons) Saved Per Device:	Calculated Totals:			
							Total Rebate or Grant	Municipality Contribution:	Eligible Grant Amount	Estimated Annual Water Saved (Gallons):
2094 Proviso Avenue	Residential	Clothes Washer	\$800.00	1	\$200.00	5,000	\$200.00	\$40.00	\$160.00	5,000
3452 Enola Drive	Residential	Irrigation Controller	\$250.00	1	\$150.00	20,000	\$150.00	\$30.00	\$120.00	20,000
994 Argentine Place	Residential	Irrigation Controller	\$200.00	1	\$150.00	20,000	\$150.00	\$30.00	\$120.00	20,000
5377 Shoreham Way	Residential	Toilet	\$350.00	1	\$125.00	7,000	\$125.00	\$25.00	\$100.00	7,000

Environmental Policy Board (EPB)

5.3.

Meeting Date: 02/28/2022

By: Chris Anderson, Community Development

Information

Title:

Compost Bin and Rain Barrel Sale Update

Purpose/Background:

As the Board may recall, in December of 2021 there was consensus to move forward with a partnership with the Recycling Association of Minnesota (RAM) for the City to host a Rain Barrel and Compost Bin Sale event. As a reminder, Ramsey's only obligations would be to provide a site and volunteers for the distribution of purchased items and to promote the event to Ramsey residents. RAM will handle all sales (this is a pre-order only program). Information will be included in the spring issue of the Ramsey Recycler and the May/June Ramsey Resident, as well as the website and possibly the dynamic display sign along Highway 10.

Observations/Alternatives:

Before RAM can open up online sales, Ramsey must specify the date and time of the distribution event. Taking into consideration deadlines for information to be submitted for the Ramsey Resident newsletter, the soonest the event could be is May or June (June is more realistic) to allow sufficient time for marketing. For multiple reasons, a weekday would be preferable for the distribution event (avoids conflicts with graduation parties, weekend getaways, etc., which also should make it easier to secure volunteers). Staff would suggest either the week of June 6 or the week of June 13 and a time of 3 :00-6:00pm to hold the distribution event.

Funding Source:

This case is being handled as part of Staff's regular duties.

Action:

Identify a date and time for the rain barrel and compost bin distribution event.

Attachments

Compost Bin Information

Rain Barrel Information

Meeting Minutes Dated December 13, 2021

Form Review

Inbox

Brian Hagen

Form Started By: Chris Anderson

Final Approval Date: 02/24/2022

Reviewed By

Brian Hagen

Date

02/24/2022 02:10 PM

Started On: 02/18/2022 11:41 AM



Home Composter Compost Bin

\$76 + tax (similar models retail for \$100+)



- Made of sturdy, yet lightweight, 100% recycled plastic materials
- Two-piece construction for sides allows for easy transporting and turning of materials
- Wide opening at the top – easy to add and view materials
- Lockable lid to deter animals
- Sliding doors on each side to monitor status of compost



Greater Minnesota!

Smaller minimum order on shipments (54 bins) means this is a great option for your communities!

Specifications:

Assembled Dimensions: 33" D x 30" H
Total Volume: 17 cu ft / 125 gallon

The Home Composter Bin is warranted by Gracious Living Corp. for 10 years from the date of purchase for any defects due to manufacturing or delivery excluding any damage due to normal wear and use.

Questions? Contact Courtney Selstad courtney@recycleminnesota.org 952-457-1735
Ready to set up a sale? [Click here and complete the Distribution Partner form](#)



Rain Catcher Rain Barrel

\$90 + tax (retails for \$120+)



- The large opening and flat back design allow for easy installation and placement of the downspout while the spoke and wheel pattern in the top of the barrel keeps it child and pet safe.
- The overflow connection at the back of the barrel allows excess water to flow down and underneath the barrel to direct it away from foundations.
- Spigots on the side of the barrel allow you to connect multiple Rain Catcher barrels in-series for easy expansion of your rain water storage capacity.
- The aluminum mesh screen keeps out debris and mosquitoes to keep the water clear and keep your family safe from insect borne illnesses.
- Includes debris screen, garden hose, shut-off thumb valve, hanging hose clip, overflow hose, and linking kit
- Place them around your home to catch fresh chlorine-free water as it pours from your downspouts – Water that would otherwise make its way into storm sewers only to be wasted. Rain barrels not only save you money but lessen the strain on water resources.
- NEW FOR 2021: Made out of 100% recycled plastic!



Specifications:

Assembled Dimensions: 24" D x 24" W x 32" H

Total Volume: 6 cu ft / 45 Gallon / 170 Litre

One (1) Year Warranty on Manufacturer Defects. Warranty excludes cracking from improper use.

Questions? Contact Courtney Selstad courtney@recycleminnesota.org 952-457-1735
Ready to set up a sale? [Click here and complete the Distribution Partner form](#)

5.03: Consider Participation in a Future Rain Barrel and Compost Bin Sales Event

City Planner Anderson presented the staff report. He stated that staff was recently asked about any opportunities to partner and promote a rain barrel sales event. In response, staff contacted the Recycling Association of Minnesota (RAM), which annually coordinates a rain barrel and compost bin sales event. In 2016, the City of Ramsey partnered with RAM to serve as one of the distribution sites. At that time, the City's only obligation was to provide a location for the items to be picked up by customers. RAM handled the promotion of the event and the transactions. There were approximately 80 customers that picked up a rain barrel, compost bin, or both at the Ramsey location.

Board Member Fetterley commented that this would be a great opportunity for the residents and therefore she supports this action. She noted that perhaps some of the Board Members would volunteer their time to assist with pickup.

Chairperson Moore agreed and noted that she would also volunteer.

City Planner Anderson confirmed the consensus of the Board to pursue this opportunity.