

City of Ramsey
Agenda
Environmental Policy Board (EPB)

Monday, January 22, 2024

6:30 pm

Council Chambers, 7550 Sunwood Drive NW

Remote Attendance available at www.cityoframsey.com/meetings.
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 November 20, 2023

5. Policy Board Business

1. Consider Natural Resources Elements of the Waterfront Village Site Plan and Plat (Project No. 23-116); Case of Centra North LLC
2. Consider Natural Resources Elements of the Lightbridge Academy Site Plan (Project No. 23-123); Case of Phoenix Enterprises LLC
3. Consider Natural Resources Elements of the Harmony Farms Preliminary Plat (Project No. 23-111); Case of U.S. Home LLC dba Lennar
4. Rain Barrel and Compost Bin Sale and Distribution Event

6. Board/Staff Input

7. Adjournment

Environmental Policy Board (EPB)

Meeting Date: 01/22/2024

Primary Strategic Plan Initiative: Not Applicable

Information

Title:

Approve Meeting Minutes Dated November 20, 2023

Purpose/Background:

The purpose of this case is to approve the November 20, 2023 Environmental Policy Board meeting minutes.

Recommendation:

Staff recommends approving the meeting minutes dated November 20, 2023.

Outcome/Action:

Motion to approve the meeting minutes dated November 20, 2023.

Attachments

Meeting Minutes Dated November 20, 2023

Form Review

Inbox

Brian Hagen

Form Started By: Chris Anderson

Final Approval Date: 01/16/2024

Reviewed By

Katie Schmidt

Date

01/16/2024 03:05 PM

Started On: 01/11/2024 12:42 PM

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

On Monday, November 20, 2023, 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 Thomas Hagerty
 Board Member Mike Heifner
 Board Member Hassan Salami
 Board Member Jessica Vikander

Members Absent: None

Also Present: Senior Planner Chris Anderson

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 Bernard and seconded by Board Member Vikander to approve the agenda as submitted.

Motion carried. Voting Yes: Chairperson Moore, Board Members Bernard, Vikander, Fetterley, Hagerty, Heifner, and Salami. Voting No: None. Absent: None.

4. APPROVE MINUTES

4.01: Approve Meeting Minutes Dated August 21, 2023

Motion by Board Member Fetterley and seconded by Board Member Vikander to approve the regular meeting minutes dated August 21, 2023.

Motion carried. Voting Yes: Chairperson Moore, Board Members Fetterley, Vikander, Bernard, Hagerty, Heifner, and Salami. Voting No: None. Absent: None.

5. POLICY BOARD BUSINESS

5.01: Consider Natural Resource Aspects of Proposed Site Plan and Plat for Storyteller Café (Project No. 23-118); Case of Stories Foundation

Senior Planner Anderson presented the staff report. He stated that the City has received an application from Stories Foundation for Site Plan and Final Plat consideration for a proposed three-story building located in the southeast corner of Yolite Street and Sunwood Drive. The project was originally reviewed and approved in 2021 (with contingencies, including plan revisions). However, those approvals have since expired.

Board Member Salami asked how tall the rail guard would be on the rooftop level, as customers would be drinking on that level.

Senior Planner Anderson replied that there are specific building regulations that would need to be followed and that would be addressed during the building permit review.

Board Member Heifner commented that he is a fan of maples but noted an invasive bug concern for maples.

Senior Planner Anderson replied that at this time he did not believe the planting of maples should be restricted. He agreed that diversity is important for any plan.

Motion by Board Member Fetterley and seconded by Board Member Salami to recommend approval of the Landscape Plan, contingent upon compliance with staff's review comments.

Motion carried. Voting Yes: Chairperson Moore, Board Members Fetterley, Salami, Bernard, Hagerty, Heifner, and Vikander. Voting No: None. Absent: None.

5.02: Update on Water Efficiency Grant Program

Senior Planner Anderson presented the staff report. He stated that in 2022, the City of Ramsey was awarded \$19,800 in grant funding, through the Metropolitan Council, to implement a rebate program for certain water-efficient devices. The program went into effect July 1, 2022, and runs through June 30, 2024 (or until grant funds are exhausted if that is sooner). Eligible replacement devices include WaterSense certified irrigation controllers and toilets, as well as Energy Star certified dishwashers and washing machines. All City of Ramsey water customers that are current on their utility account are eligible to apply for a rebate of up to \$200, per eligible device, with a maximum cap of \$500 per address (rebate cannot exceed the cost of the device). As of November 14, 2023, approximately \$13,000 in rebates have been issued. This opportunity has been promoted through the City's website, social media, *Ramsey Resident*, *Ramsey Recycler*, and on the City's dynamic display sign along Highway 10 and seems to be appreciated by residents. Staff will continue to promote this opportunity throughout the remainder of the grant cycle to ideally fully exhaust the grant funds.

Chairperson Moore asked the percentage of residents in Ramsey on City water versus private wells.

Senior Planner Anderson commented that for a long time they were about 50/50 but believed that has tipped to about 60/40 with more people on City water.

Chairperson Moore commented that she would like to see something to encourage residents on private wells to conserve water as well. She stated that perhaps it could be as easy as sharing educational information.

Board Member Hagerty asked and received confirmation that Energy Star and WaterSense are not brand names but types of equipment. He asked if there is information on the website that would list eligible appliances.

Senior Planner Anderson replied that on the City website there is a link for the program with additional links that provide those specific lists of eligible appliances, toilets, and WaterSense irrigation controllers.

Board Member Fetterley asked if the appliance would need to be an upgrade or simply an Energy Star appliance.

Senior Planner Anderson confirmed that it would be any Energy Star appliance or device and it would not matter if you were replacing an existing Energy Star device or appliance.

5.03: Consider the Environmental Policy Board Meeting Calendar for 2024

Senior Planner Anderson presented the staff report. He stated that annually the EPB reviews its meeting schedule and identifies alternate meeting dates when there is a conflict. He presented the 2024 meeting schedule, identifying conflicts in January and February as well as presenting alternate dates for the group to consider.

Motion by Board Member Hagerty and seconded by Board Member Bernard to approve the 2024 meeting calendar with the January meeting to be held on January 22nd and the February meeting to be held on February 12th.

Motion carried. Voting Yes: Chairperson Moore, Board Member Hagerty, Bernard, Fetterley, Heifner, Salami, and Vikander. Voting No: None. Absent: None.

6. BOARD / STAFF INPUT

Senior Planner Anderson stated that Anoka County reached out with a desire for Ramsey to host another Fix-It Clinic, on October 5, 2024. He noted the success of the previously hosted event in Ramsey and stated that the event would be held at the public works building. He also welcomed assistance from the Board on drafting articles for the newsletter. He confirmed that the City will be collecting holiday lights for recycling, beginning December 1st. He stated that there will also be dumpsters for cardboard recycling at the public works facility from mid-December through mid-January.

7. ADJOURNMENT

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

The meeting adjourned at 7:08 p.m.

Respectfully submitted,

Chris Anderson
Senior Planner

ATTEST:

JoAnn Shaw
Community Development Secretary

Drafted by Amanda Staple
TimeSaver Off Site Secretarial, Inc.

Environmental Policy Board (EPB)**Meeting Date:** 01/22/2024**Primary Strategic Plan Initiative:****Information****Title:**

Consider Natural Resources Elements of the Waterfront Village Site Plan and Plat (Project No. 23-116); Case of Centra North LLC

Purpose/Background:

The City has received an application for Site Plan and Preliminary Plat review from Centra North LLC (the "Applicant") for a proposed detached townhome product south of Bunker Lake Boulevard and west of Zeolite St (the "Subject Property").

Time Frame/Observations/Alternatives:**Project Overview**

The Applicant is proposing 110 detached townhomes across the Subject Property. The product will be very similar to the existing detached townhomes at the southwest corner of Bunker Lake Boulevard and Ramsey Boulevard (completed by the same developer). There will be two (2) points of access into the community, one off of Zeolite Street and one off of Ramsey Parkway. All roads within the community will be private and there will be community greenspace in the center of the development. There will be trails internal to the Subject Property, as well as along the southern side of Bunker Lake Boulevard.

Natural Resources Inventory and Minnesota Land Cover Classification System

The City's Natural Resources Inventory (NRI) does not indicate any native plant communities within the Subject Property. Similarly, the Minnesota Land Cover Classification System (MLCCS) only notes 'Urban with Little Vegetative Cover' as a cover type. There is a wetland, but that is west of the proposed townhomes and will not be impacted by this project (platted as separate outlots, F & G).

Tree Inventory and Preservation Plan

The Environmental Policy Board may recall that Staff provided an update several months back regarding earthwork occurring within the Subject Property, including tree removal outside the boundaries of delineated wetlands. Thus, there are no existing trees remaining on the Subject Property. City Staff will be tracking reforestation efforts among the various projects coming forward in the near future (including this one) to ensure that the City remains in compliance with the tree preservation standards (this project alone is proposing 257 trees).

Landscape Plan

The submittal does include a Landscape Plan. Species and sizes are acceptable. The project includes a little over 200 new 'boulevard' trees (but the majority will be privately maintained as they are along private streets) plus another roughly forty (40) trees installed in common areas and rear yards. Staff noted some rather minor corrections that were needed, with the most significant one being to shift the eastern most row of trees to the boulevard along Zeolite Street (these would ultimately be maintained by the city). Otherwise, there will not be sufficient space to install trees in this boulevard.

Funding Source:

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

Recommendation:

Staff recommends approving the Landscape Plan, contingent upon compliance with Staff's review comments.

Outcome/Action:

Motion to recommend approval of the Landscape Plan, contingent upon compliance with Staff's review comments.

Attachments

Site Location Map

Preliminary Plat

Site Plan

Landscape Plan with Review Comments

Form Review

Inbox

Brian Hagen

Form Started By: Chris Anderson

Final Approval Date: 01/16/2024

Reviewed By

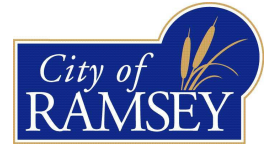
Katie Schmidt

Date

01/16/2024 03:03 PM

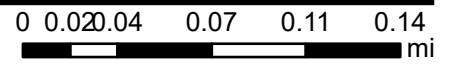
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Waterfront Village



LOGIS, Three Rivers Park District, Esri, HERE, Garmin, INCREMENT P, NGA, USGS

Print Date: September 22, 2023



F:_Civil_3D_Projects\24108\PRE-PLAT PLANS\24108pp1.dwg - 12/15/2023 12:39PM

ALPHA
DEVELOPMENT
DEVELOPMENT

RAMSEY TOWN CENTER
10TH ADDITION

BISON STREET NW RAMSEY TOWN CENTER 10TH ADDITION

148TH LANE NW

PROPERTY DESCRIPTION
Outlot A, COR TWO, Anoka County, Minnesota
Torrens Property

ZONING INFORMATION
CURRENT ZONING
WEST & SOUTH SIDE
DEVELOPMENT AREA
COR-2b (Commercial subdistrict)
COR-4b (Neighborhood subdistrict)

MINIMUM SETBACKS PROVIDED

BUILDING TO PUBLIC RIGHT OF WAY	10 FEET
GARAGE SIDE TO OUTLOT A (PRIVATE DRIVE)	20 FEET
ENTRY SIDE TO FRONT SIDEWALK	10 FEET
BUILDING TO COMMON SPACE OUTLOTS	5 FEET
INTERIOR SIDE SETBACK	5 FEET
MINIMUM LOT WITH AT SETBACK	30 FEET

SITE DATA

UNITS	110 UNITS
OUTLOTS	3 OUTLOTS
(PRIVATE DRIVE) (OUTLOT A)	(1 OUTLOT)
(OPEN SPACE) (OUTLOTS B-F)	(5 OUTLOTS)
(FUTURE DEVELOPMENT) (OUTLOTS G-H)	(2 OUTLOTS)
DENSITY (DWELLING UNITS/ GROSS AREA-FUTURE DEVELOPMENT(OUTLOTS G-H))	6.63 D.U./ACRE

GROSS	1,340,328 S.F.	30.770 ACRES
LOTS	368,042 S.F.	8.449 ACRES
OUTLOT (PRIVATE DRIVE) (OUTLOT A)	901,104 S.F.	20.687 ACRES
(OPEN SPACE) (OUTLOTS B-F)	(105,304 S.F.)	(2.418 ACRES)
(FUTURE DEVELOPMENT) (OUTLOTS G-H)	(178,336 S.F.)	(4.094 ACRES)
PUBLIC R.O.W. (STREET C)	(617,464 S.F.)	(14.175 ACRES)
TOTAL	71,182 S.F.	1.634 ACRES
TOTAL	1,340,828 S.F.	30.770 ACRES

DRAINAGE AND UTILITY SHALL BE DEDICATED OVER ALL COMMON OUTLOTS
(OUTLOTS A, B, C, D, E & F)

HY-10 RAMSEY
2ND ADDITION

HY-10 RAMSEY
4TH ADDITION

HY-10
RAMSEY 3RD
ADDITION

147TH
AVE. NW

WEST ARMSTRONG
ADDITION

146TH
AVE. NW

ARMSTRONG BOULEVARD NW (C.S.A.H. NO. 83)

(N001157°W PLAT)
N001214°W 801.55

SUNWOOD DRIVE
S89°47'29"W 341.61
(S89°47'46"W PLAT)

COR TWO

COR TWO NORTHSTAR

OUTLOT G

OUTLOT A

OUTLOT H

OUTLOT F

OUTLOT E

OUTLOT B

OUTLOT C

OUTLOT D

OUTLOT E

OUTLOT F

OUTLOT G

OUTLOT H

OUTLOT I

OUTLOT J

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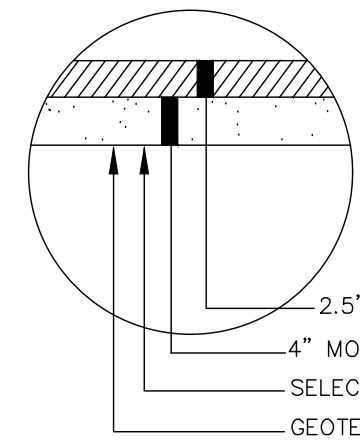


LEGEND

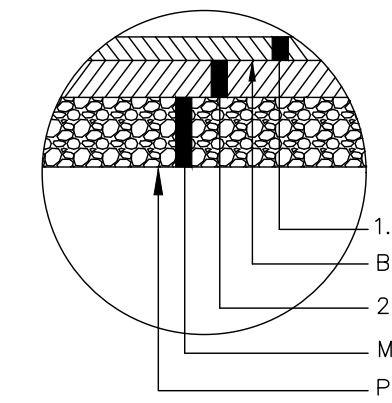
- PROPOSED CURB & GUTTER
- PROPOSED CONCRETE
- PROPOSED BITUMINOUS TRAIL
- PROPOSED WATERMAIN STRUCTURE
- PROPOSED SANITARY SEWER STRUCTURE
- PROPOSED STORM SEWER STRUCTURE
- PROPOSED STREETLIGHT

KEY NOTES

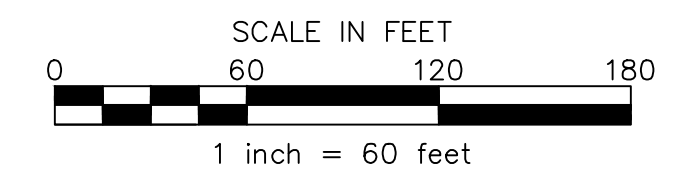
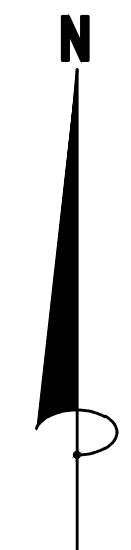
- PEDESTRIAN CURB RAMP
- 5' BITUMINOUS TRAIL
- 6' BITUMINOUS TRAIL
- STREETLIGHT
- 2 FT WIDE VALLEY GUTTER
- SURMOUNTABLE CURB
- B612 CURB
- POSSIBLE RETAINING WALL



STANDARD BITUMINOUS TRAIL SECTION



STANDARD PRIVATE STREET SECTION

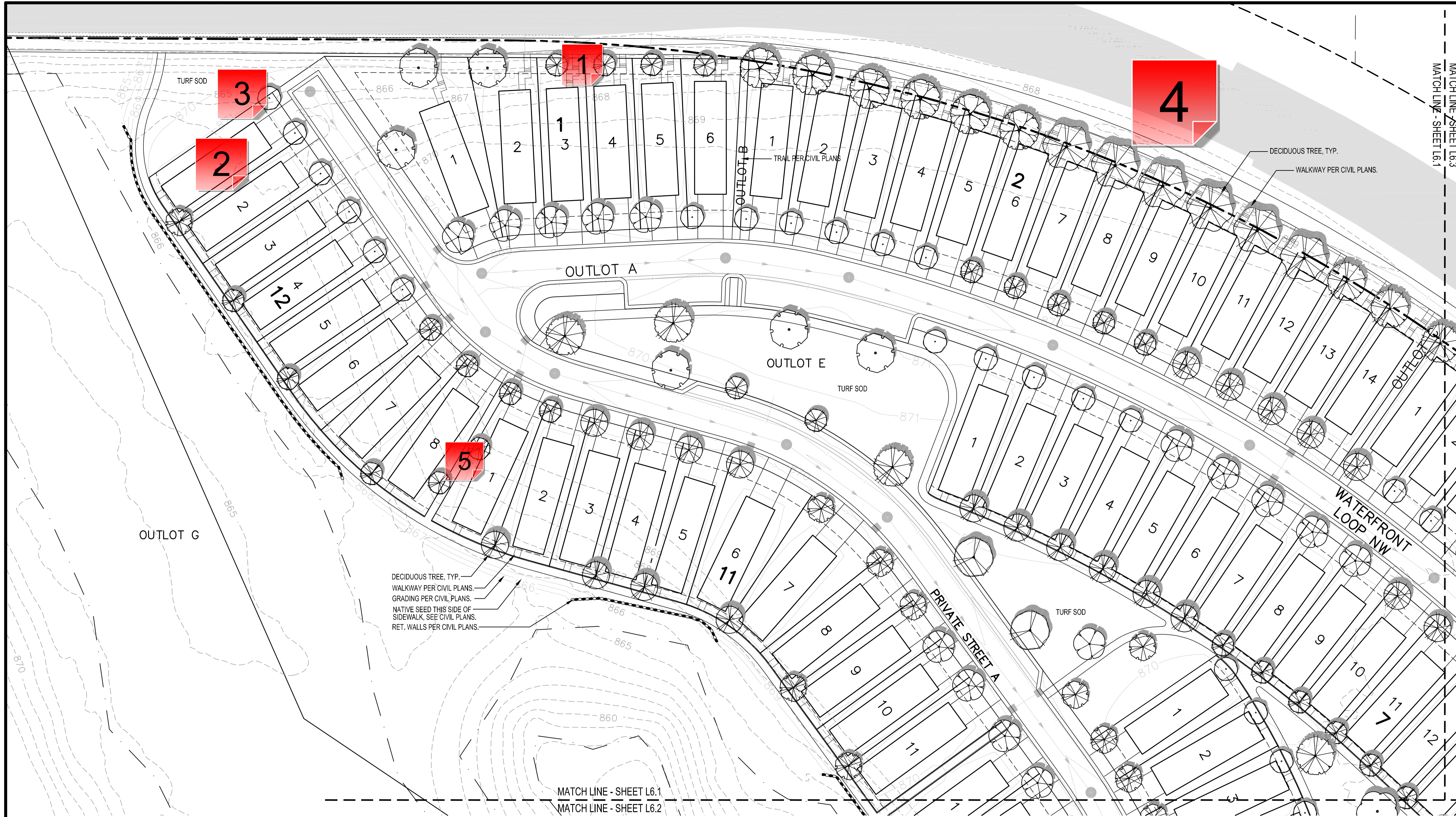


James R. Hill, Inc.
 PLANNERS / ENGINEERS / SURVEYORS
 2999 W. Cty. Rd. 42, Suite 100, Burnsville, MN 55306
 PHONE: (952)890-6044 FAX: (952)890-6244

I hereby certify that this plan, specification or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.
 J. GILL G. COOPER
 Date: 12/15/23 Reg. No. 18495

WATERFRONT VILLAGE
 RAMSEY, MINNESOTA
SITE PLAN
 FOR
CENTRA HOMES
 11460 ROBINSON DRIVE, COON RAPIDS, MN

DRAWN BY	VUN
DATE	12/15/23
REVISIONS	
CAD FILE	24108-SITE
PROJECT NO.	24108
	C1.2



MUNICIPAL LANDSCAPE CALCULATIONS:

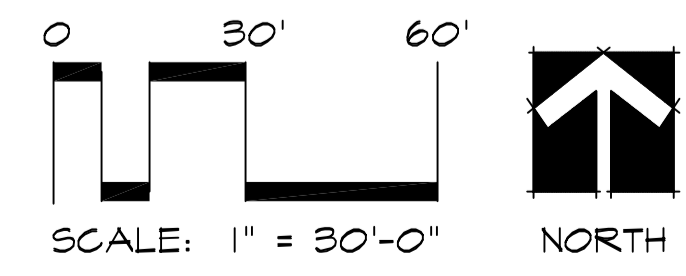
Minimum Planting Sizes
Coniferous Trees: 5' Hgt.
Ornamental Trees: 1.0" Cal.
Shade/Deciduous Island Trees: 1.0" Cal.
Shade/Deciduous Overstory Trees: 1.0" Cal.
Deciduous Shrubs: 24"

City of Ramsey COR-4b Residential Units:
 One Overstory Tree Per 35 Feet of Street Frontage
 2,250 LF Public Street Facing Frontage = 64
 2,660LF Internal Roads X2 (Double-Loaded) / 35 = 152
 Development Front Yard Trees To Be Planted: 216
 Development Rear Yard & Buffer Trees To Be Planted: 41

GENERAL NOTES:

- Landscape contractor to provide a new irrigation layout plan for the property. See Landscape Notes.
- See Civil Engineer's plans for grading layout and requirements
- Contractor to coordinate any work in the right-of-way with City of Ramsey Public Works Department.
- Sod all disturbed areas except plant beds and areas noted to receive mulch or native seed.
- Place a minimum of 4" topsoil, with not more than 35% and content. Topsoil inspection is required prior to installing sod and trees.
- Refer to builder's specifications for additional requirements.
- See Sheet L6.4 for Landscape Details, Notes, Schedules, and Typical Foundation Planting Enlargement. Landscape contractor shall be responsible for determine their own plant quantities per unit during bidding.
- Landscape contractor is responsible for verification of soils and graded condition prior to mobilization and shall notify the General Contractor if earthwork is not acceptable. Landscape contractor is responsible for fine grading, or grade to within 1" of final set elevation.

LANDSCAPE LAYOUT WEST:



See Sheet L6.4 for Planting Details, Notes, and Requirements

CALYX DESIGN GROUP
 Landscape Architecture - Planning
 475 Cleveland Avenue N. | Suite 101A | St. Paul, MN 55104
 telephone: 651.788.9018
 internet: www.calyxdesigngroup.com

I hereby certify that this plan, specification or other document was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer in the State of Minnesota.
PRELIMINARY
 Print Name: _____ License No. 48922
 Signature: _____ Date: _____

WATERFRONT VILLAGE
 RAMSEY, MINNESOTA
PRELIMINARY LANDSCAPE PLAN
 FOR
CENTRA HOMES
 11460 ROBINSON DRIVE, COON RAPIDS, MN

DRAWN BY	BH
DATE	12/15/23
REVISIONS	
CAD FILE	24108-L
PROJECT NO.	24108
	L6.1

1 - Changemark note #01 AM

Status as of 12/27/2023 10:38 AM

Type: Action

State: For Discussion

Created by: Adam Martin
On: 12/27/2023 10:38 AM
Type: Action
State: For Discussion

Clarify the need for stairs and jogs in each of the sidewalks that connect to Bunker Lake Blvd.

----- 0 Replies -----

2 - Changemark note #02 AM

Status as of 12/27/2023 10:38 AM

Type: Action

State: For Discussion

Created by: Adam Martin
On: 12/27/2023 10:38 AM
Type: Action
State: For Discussion

Four-sided architectural design will be needed on this unit.

----- 0 Replies -----

3 - Changemark note #03 AM

Status as of 12/27/2023 10:39 AM

Type: Action

State: For Discussion

Created by: Adam Martin
On: 12/27/2023 10:39 AM
Type: Action
State: For Discussion

To account for a prevalent northwest wind and traffic coming from Bunker Lake Blvd and Armstrong Blvd, please consider installing additional trees and shrubs here at the northwest corner of the development.

----- 0 Replies -----

4 - Identify Tree Species

Status as of 01/02/2024 12:18 PM

Type: Action

State: For Discussion

Created by: Chris Anderson
On: 01/02/2024 12:18 PM
Type: Action

State: For Discussion

Please label what each symbol is in terms of species. With the legend on a separate page, it is not very convenient trying to see which symbol represents what species.

----- 0 Replies -----

5 - Growing Space?

Status as of 01/02/2024 12:20 PM

Type: Action

State: For Discussion

Created by: Chris Anderson

On: 01/02/2024 12:20 PM

Type: Action

State: For Discussion

Is there sufficient growing space for these 2 trees? Especially once they reach mature size. Consider relocating them to behind the units.

----- 0 Replies -----

24108_L6.2.pdf V1 - Changemark Notes (4 Notes)

1 - Changemark note #01 AM

Status as of 12/27/2023 10:40 AM

Type: Action

State: For Discussion

Created by: Adam Martin
On: 12/27/2023 10:40 AM
Type: Action
State: For Discussion

Four-sided architectural design will be needed on this lot.

----- 0 Replies -----

2 - Changemark note #02 AM

Status as of 12/27/2023 10:40 AM

Type: Action

State: For Discussion

Created by: Adam Martin
On: 12/27/2023 10:40 AM
Type: Action
State: For Discussion

Four-sided architectural design will be needed on this lot.

----- 0 Replies -----

3 - Shift into Boulevard

Status as of 01/02/2024 12:58 PM

Type: Action

State: For Discussion

Created by: Chris Anderson
On: 01/02/2024 12:58 PM
Type: Action
State: For Discussion

This row of trees should be shifted into the boulevard along Zeolite St.

----- 0 Replies -----

4 - Growing Space

Status as of 01/02/2024 01:24 PM

Type: Action

State: For Discussion

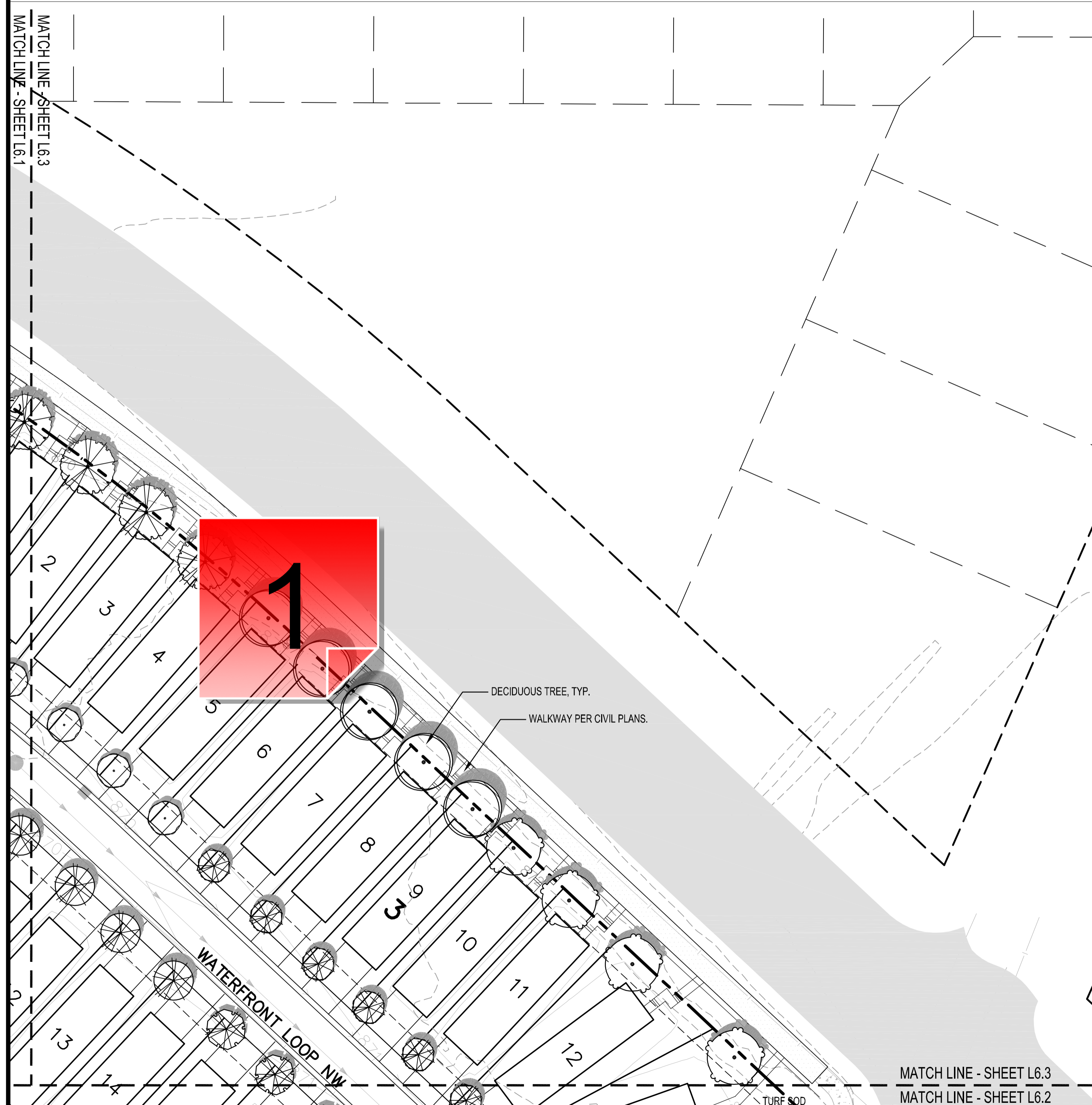
Created by: Chris Anderson
On: 01/02/2024 01:24 PM
Type: Action
State: For Discussion

When these trees are installed in the rear of these lots, make sure there is sufficient growing space so that at maturity, there is no conflict between trees and structures.

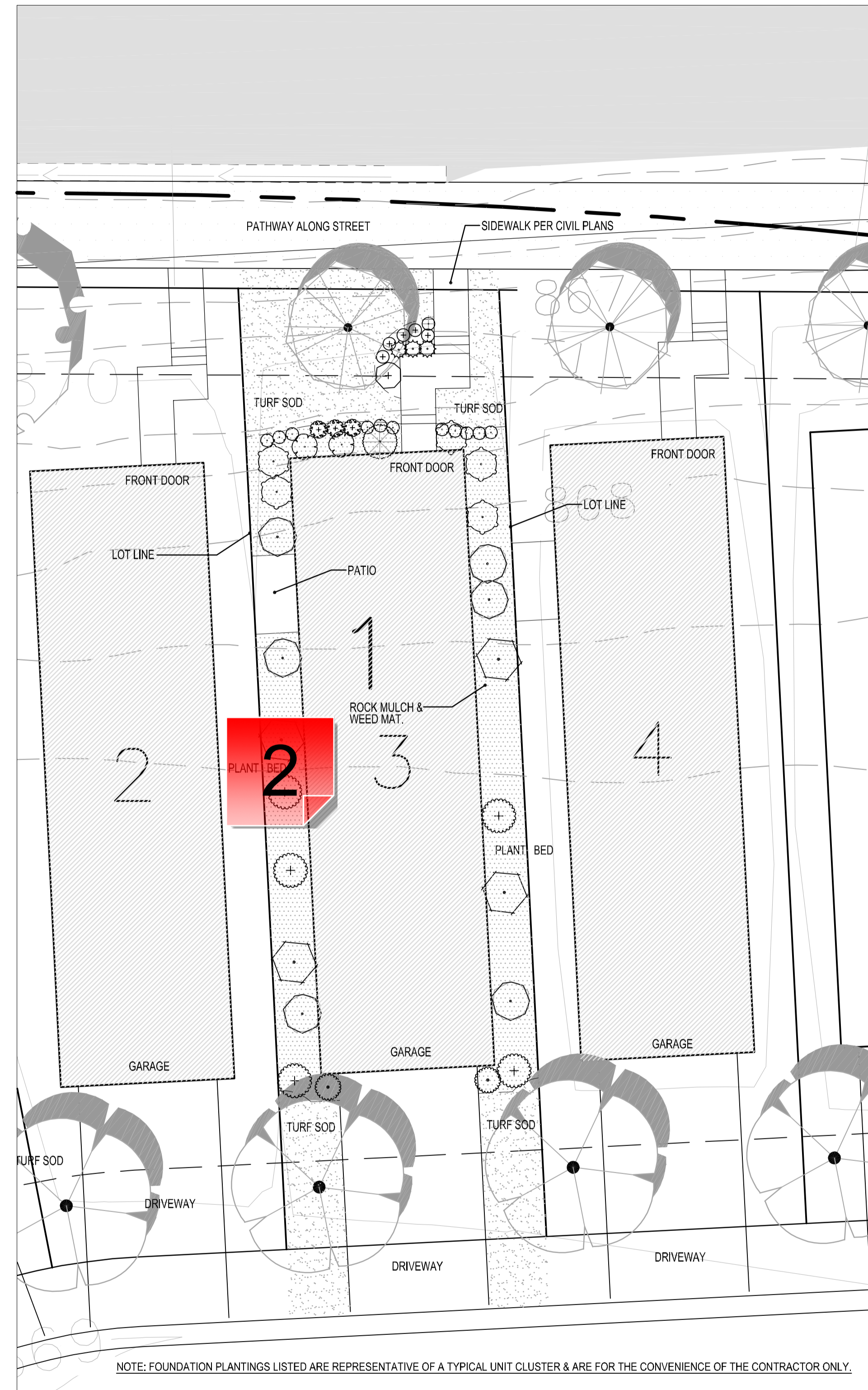
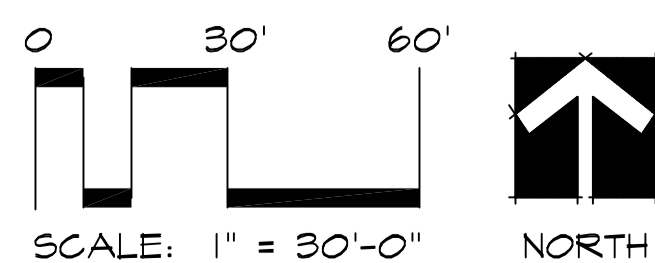
----- 0 Replies -----

GENERAL NOTES:

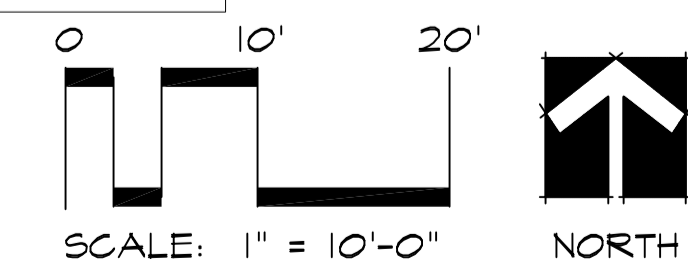
1. Landscape contractor to provide a new irrigation layout plan for the property. See Landscape Notes.
2. See Civil Engineer's plans for grading layout and requirements
3. Contractor to coordinate any work in the right-of-way with City of Ramsey Public Works Department.
4. Sod all disturbed areas except plant beds and areas noted to receive mulch or native seed.
5. Place a minimum of 4" topsoil, with not more than 35% and content. Topsoil inspection is required prior to installing sod and trees.
6. Refer to builder's specifications for additional requirements.
7. See Sheet L6.4 for Landscape Details, Notes, Schedules, and Typical Foundation Planting Enlargement. Landscape contractor shall be responsible for determine their own plant quantities per unit during bidding.
8. Landscape contractor is responsible for verification of soils and graded condition prior to mobilization and shall notify the General Contractor if earthwork is not acceptable. Landscape contractor is responsible for fine grading, or grade to within 1" of final set elevation.



LANDSCAPE LAYOUT EAST:



TYPICAL FOUNDATION PLANTING ENLARGEMENT:



NOTE: FOUNDATION PLANTINGS LISTED ARE REPRESENTATIVE OF A TYPICAL UNIT CLUSTER & ARE FOR THE CONVENIENCE OF THE CONTRACTOR ONLY.



See Sheet L6.4 for Planting Details, Notes, and Requirements

CALYX DESIGN GROUP
 Landscape Architecture - Planning
 475 Cleveland Avenue N. | Suite 101A | St. Paul, MN 55104
 telephone: 651.788.9018
 internet: www.calyxdesigngroup.com



I hereby certify that this plan, specification, or other document was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer in the State of Minnesota.
 Print Name: Benjamin Berg, R.L.A.
 Signature: _____
 Date: _____
PRELIMINARY
 License No. 48924

WATERFRONT VILLAGE
 RAMSEY, MINNESOTA
PRELIMINARY LANDSCAPE PLAN
 FOR
CENTRA HOMES
 11460 ROBINSON DRIVE, COON RAPIDS, MN

DRAWN BY
 BH
 DATE
 12/15/23
 REVISIONS

CAD FILE
 24108-L
 PROJECT NO.
 24108
 L6.2

1 - Changemark note #01 AM

Status as of 12/27/2023 10:42 AM

Type: Action

State: For Discussion

Created by: Adam Martin
On: 12/27/2023 10:42 AM
Type: Action
State: For Discussion

As noted on other plan sheets, clarify the need for stairs and jogs on each of the sidewalks that connect to Bunker Lake Blvd.

----- 0 Replies -----

2 - Changemark note #02 AM

Status as of 12/27/2023 10:42 AM

Type: Action

State: For Discussion

Created by: Adam Martin
On: 12/27/2023 10:42 AM
Type: Action
State: For Discussion

Another item regarding the landscaping plans is the proposal to install plant beds, rock mulch, and weed mats in between each house. The Cottages at the COR had proposed commercial turf sod in between houses, but it was ultimately built with rock beds and a few shrubs instead. Please provide clarity on the landscaping in between units.

----- 0 Replies -----

1 - Landscape Maintenance Guarantee

Status as of 01/02/2024 12:06 PM

Type: Action

State: For Discussion

Created by: Chris Anderson

On: 01/02/2024 12:06 PM

Type: Action

State: For Discussion

The City's Development Agreement requires a 2-year warranty period from date of passing city's landscape inspection.

----- 0 Replies -----

2 - Substitutions and Plan Changes

Status as of 01/02/2024 12:07 PM

Type: Action

State: For Discussion

Created by: Chris Anderson

On: 01/02/2024 12:07 PM

Type: Action

State: For Discussion

Both species substitutions and plan changes require approval of city prior to installation. Update this note accordingly.

----- 0 Replies -----

3 - Irrigation System

Status as of 01/02/2024 12:09 PM

Type: Action

State: For Discussion

Created by: Chris Anderson

On: 01/02/2024 12:09 PM

Type: Action

State: For Discussion

Any irrigation system must include a rain sensor and some form of water efficient technology, such as a smart controller, soil moisture sensor(s), etc. Modify Note 17 accordingly.

----- 0 Replies -----

Environmental Policy Board (EPB)**Meeting Date:** 01/22/2024**Primary Strategic Plan Initiative:** Promote economic growth and development.**Information****Title:**

Consider Natural Resources Elements of the Lightbridge Academy Site Plan (Project No. 23-123); Case of Phoenix Enterprises LLC

Purpose/Background:

The City has received an application for a Final Plat and Variance from Otto Associates, Engineers & Land Surveyors, Inc. (the "Applicant") for a proposed daycare center located between Saint Francis Boulevard and Xkimo Street, directly west of 143rd Avenue (the "Subject Property"). An application for a building permit is anticipated in the coming weeks, which would also include standard information such as a site plan, grading and drainage plans, utilities plan, etc.

Time Frame/Observations/Alternatives:**Project Overview**

The Plat and the Variance would be to accommodate an approximately 11,100 square foot daycare center, with associated parking and playground area. The Plat will combine Outlots A & B, Rivers Bend 3rd Addition into a single, buildable lot. The variance is necessary as the proposed improvements would exceed the thirty percent (30%) maximum impervious surface coverage allowed in the Scenic River Land Use District (applicable due to the Rum River). While the site plan will be reviewed alongside the building permit, which is anticipated upon approval of the Preliminary Plat, Final Plat, and Variance, a Site Plan was submitted due to the variance aspect of this project. Due to the Subject Property being partially located within the Scenic River Land Use District and abutting a state highway (Trunk Highway 47), this information has been sent to both the MN DNR and MnDOT for review and comment as well.

Natural Resources Inventory and Minnesota Land Cover Classification System

There are no native plant communities within the Subject Property, per the City's Natural Resources Inventory (NRI). The Minnesota Land Cover Classification System (MLCCS) identifies the entirety of the Subject Property as Dry Grassland, although there are a few scattered trees as well. There are no wetlands or floodplains present.

Tree Inventory and Preservation Plan

The submittal does include a Tree Inventory and Preservation Plan. There are a total of 353 DBH inches of significant trees on the Subject Property. However, most of the significant trees are considered invasive (Siberian Elm and Amur Maple) and therefore, are excluded from the removal threshold calculation. There are 125 DBH inches of significant trees (excluding the invasive species DBH inches) and of those, seventy-seven (77) DBH inches will be removed, leaving forty-eight DBH inches on site (removing 61.6% of significant tree DBH inches). This complies with the tree preservation requirements.

Landscape Plan

The submittal also includes a Landscape Plan. All species and sizes are acceptable. There is a good mix of deciduous and evergreen trees and shrubs, as well as some ornamental grasses (big bluestem and switch grass, both of which are native to this area). Sod is proposed along the edges of all hardscape (sidewalk, parking lot, etc.) and seeding is proposed for all 'interior' pervious areas. There is a twenty-five (25) foot wide pedestrian trail easement along the western boundary of the Subject Property, which may require some very minor adjustments to planting locations. While it does not appear that there would be any conflict with the plantings and a trail, Staff wants to avoid the potential of having to remove any plantings to accommodate a bituminous trail.

Variance

A portion of the Subject Property is within the Scenic River Land Use District (statutory designation applied to the Rum River). Thus, impervious surfacing is restricted to no more than thirty percent (30%). The Site Plan does include a calculation of hardcover (impervious surfacing) for the Subject Property, which is fifty-two percent (52%). The Applicant did include supporting information to justify the variance (attached). The Subject Property is about 900 to 1,000 feet from the river, so there is absolutely no visual impact to users of the river. The Applicant is utilizing the existing curb cut across from 143rd Avenue, which increases the length of the driveway serving the site (and thus, increasing the impervious surfacing). The Applicant is proposing a pervious playground area, including a synthetic turf system. Due to the distance from the river, minimum parking requirements (hardcover), and utilizing the existing curb cut for access, the variance does seem reasonable. Furthermore, other parcels in the vicinity of the Subject Property have also received variances to impervious cover as well. The MN DNR Area Hydrologist also stated that due to the distance from the Rum River, the DNR had no comments or objection to the variance.

Funding Source:

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

Recommendation:

Staff recommends approving the Landscape and Tree Inventory and Preservation Plans, and granting the variance to impervious surface requirements.

Outcome/Action:

Motion to recommend approval of the Landscape Plan and Tree Inventory and Preservation Plan.

-and-

Motion to recommend approval of the variance to impervious surfacing coverage.

Attachments

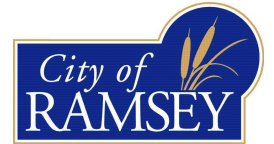
- Site Location Map
- Preliminary Plat
- Site Plan
- Landscape Plan
- Justification for Variance to Impervious Surfacing Maximum
- Scenic River Protection Overlay District Exhibit

Form Review

Inbox	Reviewed By	Date
Adam Martin	Adam Martin	01/12/2024 03:03 PM
Chris Anderson (Originator)	Chris Anderson	01/16/2024 11:42 AM
Adam Martin	Adam Martin	01/17/2024 09:44 AM
Brian Hagen	Dana Verbeek	01/17/2024 12:40 PM
Form Started By: Chris Anderson		Started On: 01/02/2024 11:43 AM
Final Approval Date: 01/17/2024		

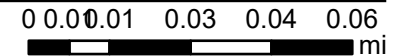
PID 25-32-25-43-0060
PID 25-32-25-43-0065

Lightbridge Academy

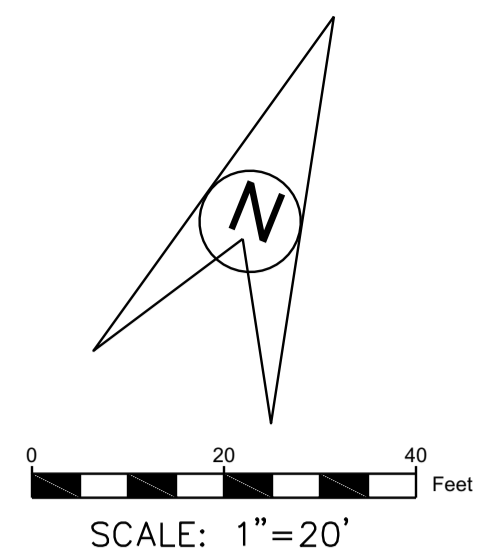


LOGIS, Three Rivers Park District Esri, HERE, Garmin, INCREMENT P, NGA, USGS

Print Date: December 15, 2023



Preliminary Plat of LIGHTBRIDGE ACADEMY



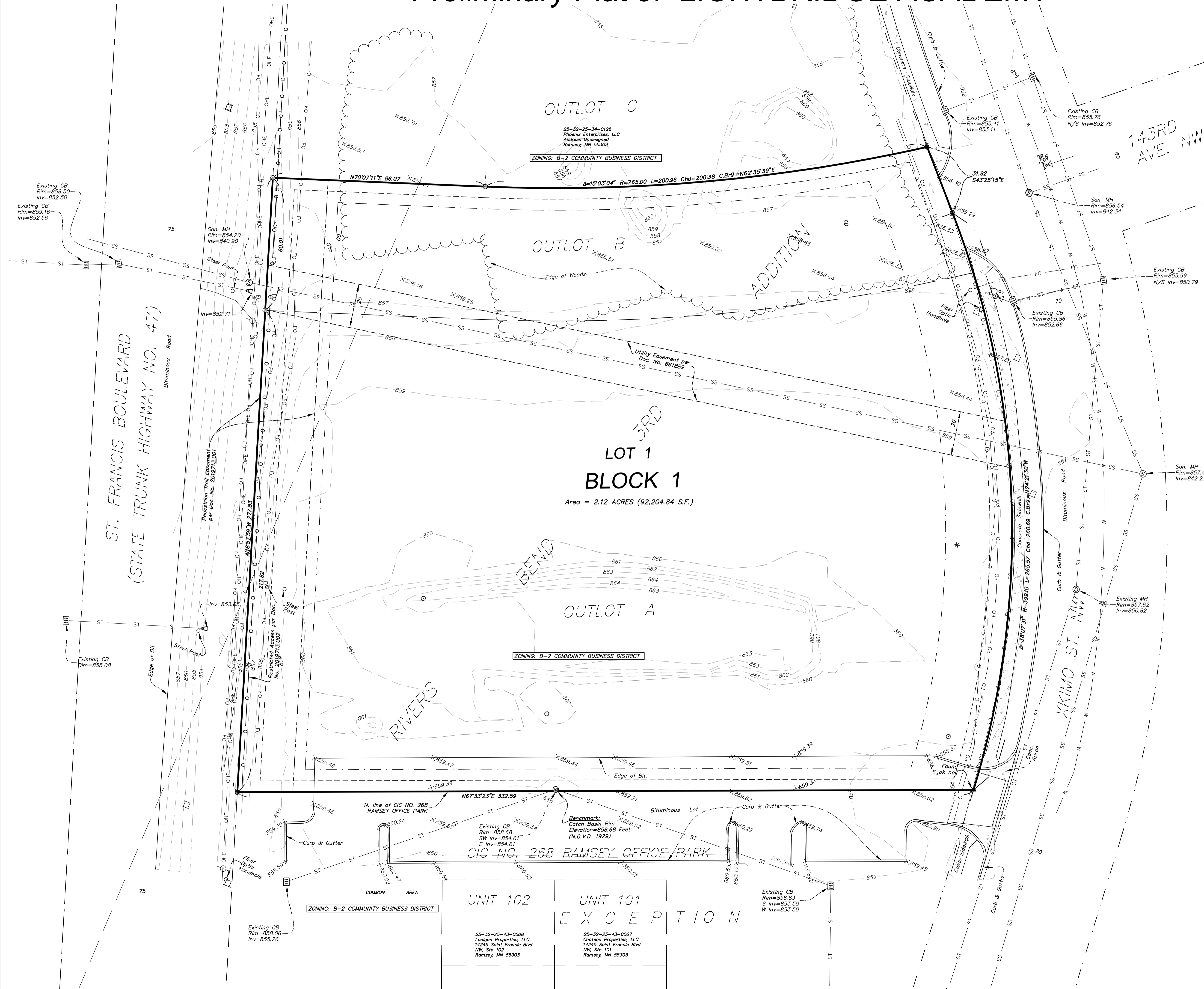
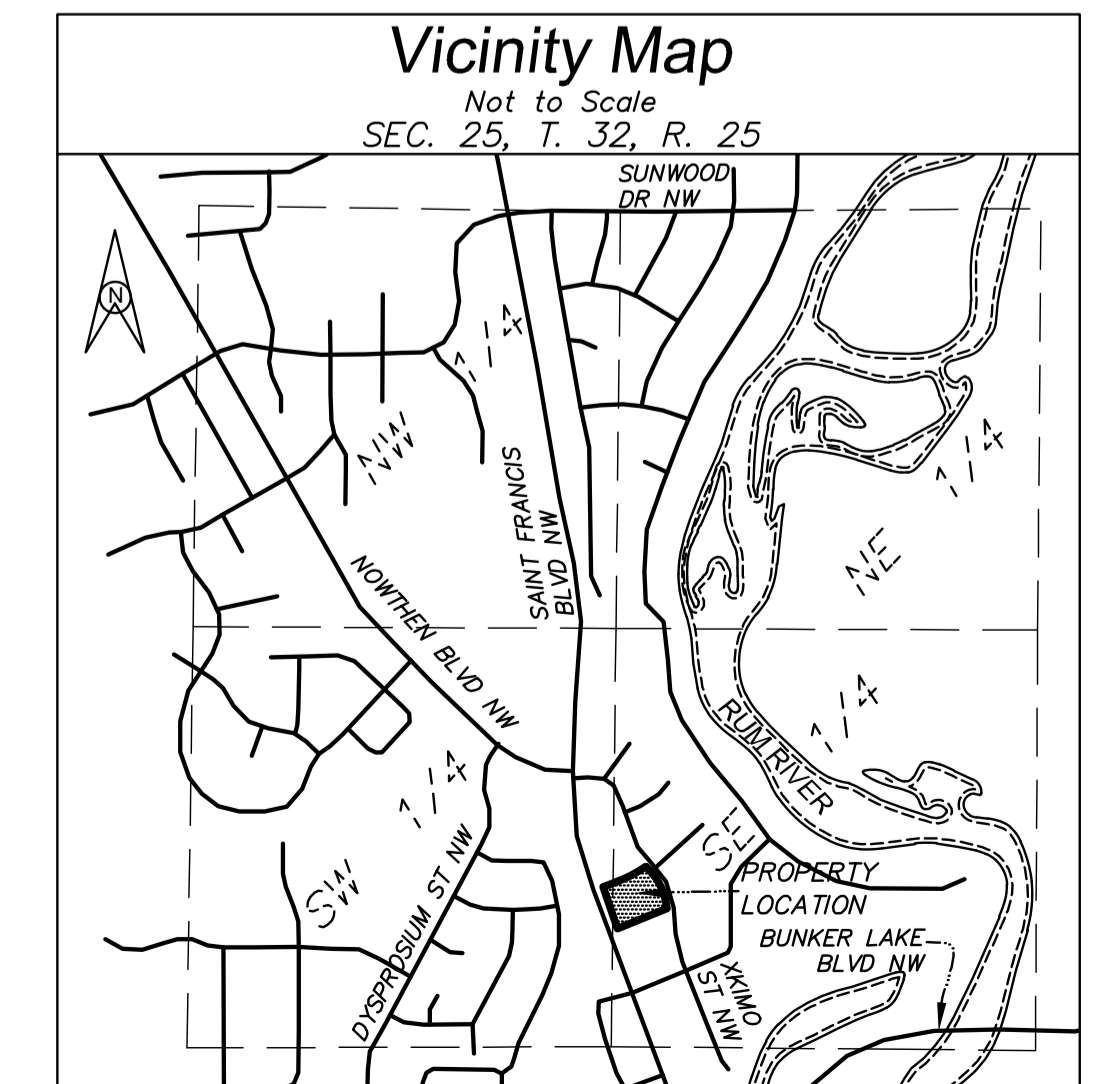
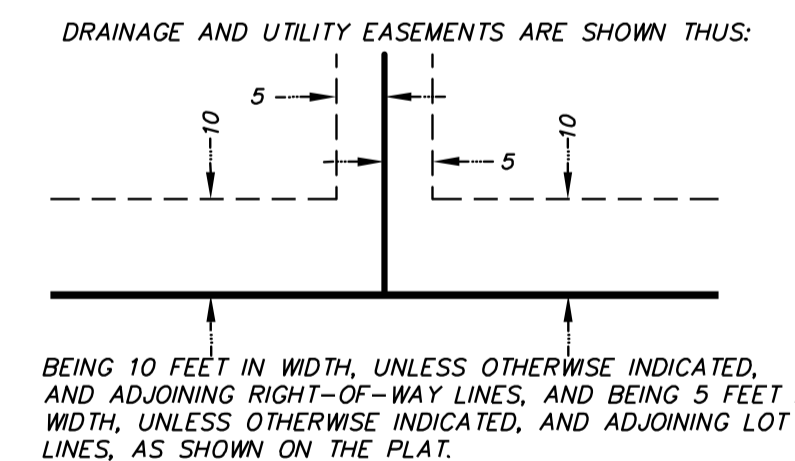
DEVELOPER:
UGDC, LLC
ATTN: MICHAEL RUSSO
275 MADISON AVENUE
13TH FLOOR
NEW YORK, NY 10016
973-610-2675

LANDOWNER:
PHOENIX ENTERPRISES, LLC
19230 EVANS STREET #115
ELK RIVER, MN 55330

- LEGEND**
- 988 — Existing Contour
 - 988.00 X — Existing Spot Elevation
 - — Light Pole
 - — Sign
 - — Guy Wire
 - — Power Pole
 - — Water Valve
 - — Hydrant
 - — Sanitary Manhole
 - — Storm Manhole
 - — Catch Basin
 - — Catch Basin - Round
 - — Deciduous Tree
 - — Coniferous Tree
 - W — Water Line
 - E — Underground Electrical Line
 - FO — Underground Fiber Optic Cable Line
 - C — Underground Cable Line
 - SS — Sanitary Sewer Line
 - ST — Storm Sewer Line
 - OHE — Overhead Electric Line
 - - - - - Drainage and Utility Easement
 - - - - - Building Setback Line
- Front = 30'
Side = 10'

Surveyor's Note: Topography and Utility Information shown per ALTA/NSPS Land Title Survey prepared by Westwood Professional Services, Inc. dated 7-20-23.

PROPERTY DESCRIPTION:
Outlot B, RIVERS BEND 3RD ADDITION, Anoka County, Minnesota.
AND
Outlot A, RIVERS BEND 3RD ADDITION, except that part platted as RAMSEY OFFICE PARK, Anoka County, Minnesota.



denotes iron monument found
denotes 1/2 inch by 1/4 inch iron pipe set and marked by License #40062
denotes P.K. nail found

Project No. 23-0422

www.ottoassociates.com
9 West Division Street
Burlingame, MN 55313
Tel: (763) 662-4727
Fax: (763) 662-3522

OTTO ASSOCIATES
Engineers & Land Surveyors, Inc.

UGDC, LLC

Requested By: **T.J.B.**
Checked By: **P.E.O.**

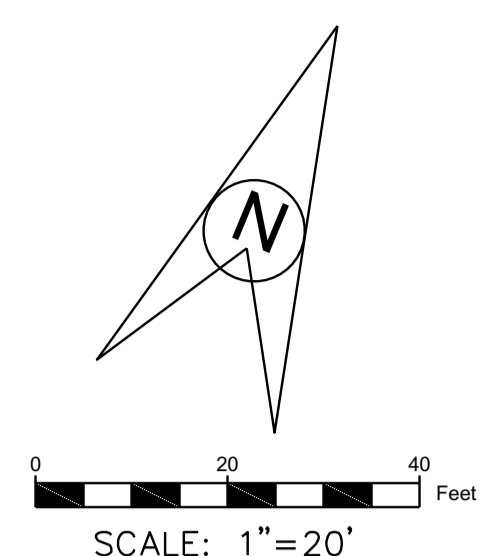
Date: **11-14-23**
Scale: **1"=20'**

I hereby certify that this survey, plan, or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.

Paul E. Otto
Paul E. Otto
License #40062 Date: 12-6-23

Preliminary Plat on part of Outlot A and Outlot B, RIVERS BEND 3RD ADDITION, Anoka County, Minnesota

Revised: REVISE FRONT SETBACK T.J.B. 11-29-23
DEVELOPER/LANDOWNER INFORMATION T.J.B. 12-6-23



TOTAL AREA = 2.12 ACRES (92,204.84 S.F.)
 PROPOSED PARKING = 42 STALLS (2 ACCESSIBLE)

DEVELOPER:
 UGDC, LLC
 ATTN: MICHAEL RUSSO
 275 MADISON AVENUE
 13TH FLOOR
 NEW YORK, NY 10016
 973-610-2675

LANDOWNER:
 PHOENIX ENTERPRISES, LLC
 19230 EVANS STREET #115
 ELK RIVER, MN 55330

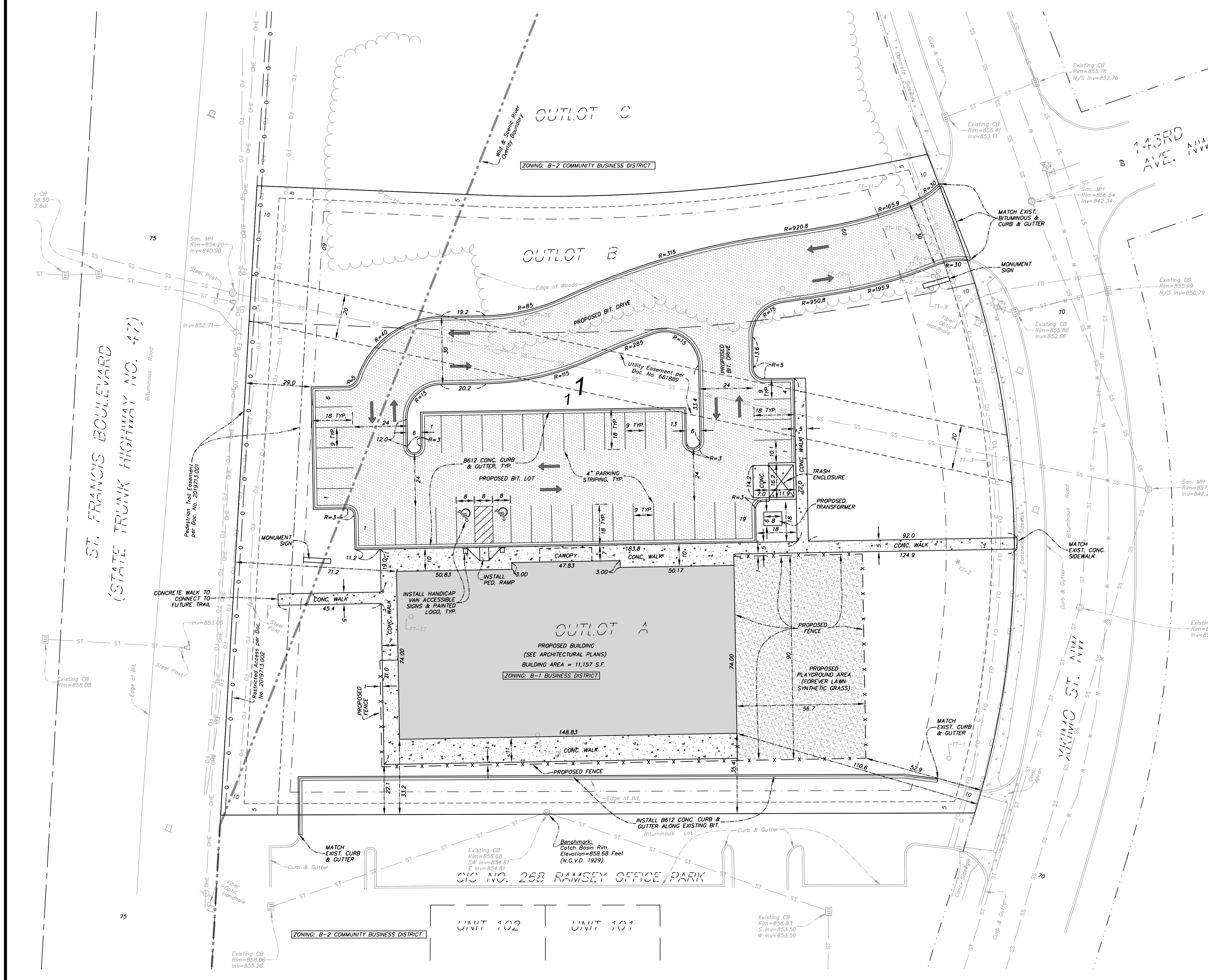
- LEGEND**
- denotes Light Pole
 - denotes Sign
 - denotes Guy Wire
 - denotes Power Pole
 - denotes Water Valve
 - denotes Hydrant
 - denotes Sanitary Manhole
 - denotes Storm Manhole
 - denotes Catch Basin
 - denotes Catch Basin - Round
 - denotes Deciduous Tree
 - denotes Coniferous Tree
 - denotes Water Line
 - denotes Underground Electrical Line
 - denotes Underground Fiber Optic Cable Line
 - denotes Underground Cable Line
 - denotes Sanitary Sewer Line
 - denotes Storm Sewer Line
 - denotes Overhead Electric Line
 - denotes Drainage and Utility Easement
 - denotes Building Setback Line
 - Front = 30'
 - Side = 10'
 - denotes Proposed B612 Curb & Gutter
 - denotes Proposed Fence
 - denotes Wild and Scenic Overlay Boundary

Surveyor's Note: Topography and Utility Information shown per ALTA/NSPS Land Title Survey prepared by Westwood Professional Services, Inc. dated 7-20-23.

PROPERTY DESCRIPTION:
 Outlot B, RIVERS BEND 3RD ADDITION, Anoka County, Minnesota.
 AND
 Outlot A, RIVERS BEND 3RD ADDITION, except that part platted as RAMSEY OFFICE PARK, Anoka County, Minnesota.

PROPOSED HARDCOVER CALCULATIONS:

Area of Lot =	92,204.84	S.F.		
	AREA IN WILD & SCENIC OVERLAY DISTRICT	AREA OUTSIDE OF WILD & SCENIC OVERLAY DISTRICT	TOTAL AREA	
Proposed Building	11,157	0	11,157	S.F.
Proposed Concrete	5,078	67	5,145	S.F.
Proposed Bituminous/Curb	20,185	1,711	21,896	S.F.
Proposed Monument Signs	30	18	48	S.F.
Proposed Transformer	48	0	48	S.F.
Proposed Playground Area	5,100	0	5,100	S.F.
Existing Concrete	4	0	4	S.F.
Existing Bituminous/Curb	4,542	0	4,542	S.F.
TOTAL HARDCOVER	46,144	1,796	47,940	S.F.
% HARDCOVER	50.0	1.9	52.0	%
TOTAL GREEN SPACE	32,997	11,268	44,265	S.F.
% GREEN SPACE	35.8	12.2	48.0	%



REV. NO.	DATE	BY	DESCRIPTION
1	1-9-24	T.J.B.	REVISE PER CITY REVIEW

DESIGNED P.E.O. T.J.B.
 DRAWN T.J.B.
 CHECKED P.E.O.
 I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer under the laws of the State of Minnesota.
 Paul E. Otto
 License # 40062 Date: 1-9-24

OTTO ASSOCIATES
 Engineers & Land Surveyors, Inc.
 www.ottoassociates.com
 9 West Division Street
 Buffalo, MN 55313
 (763)682-4727
 Fax: (763)682-3522

LIGHTBRIDGE ACADEMY
 UGDC, LLC
 RAMSEY, MN

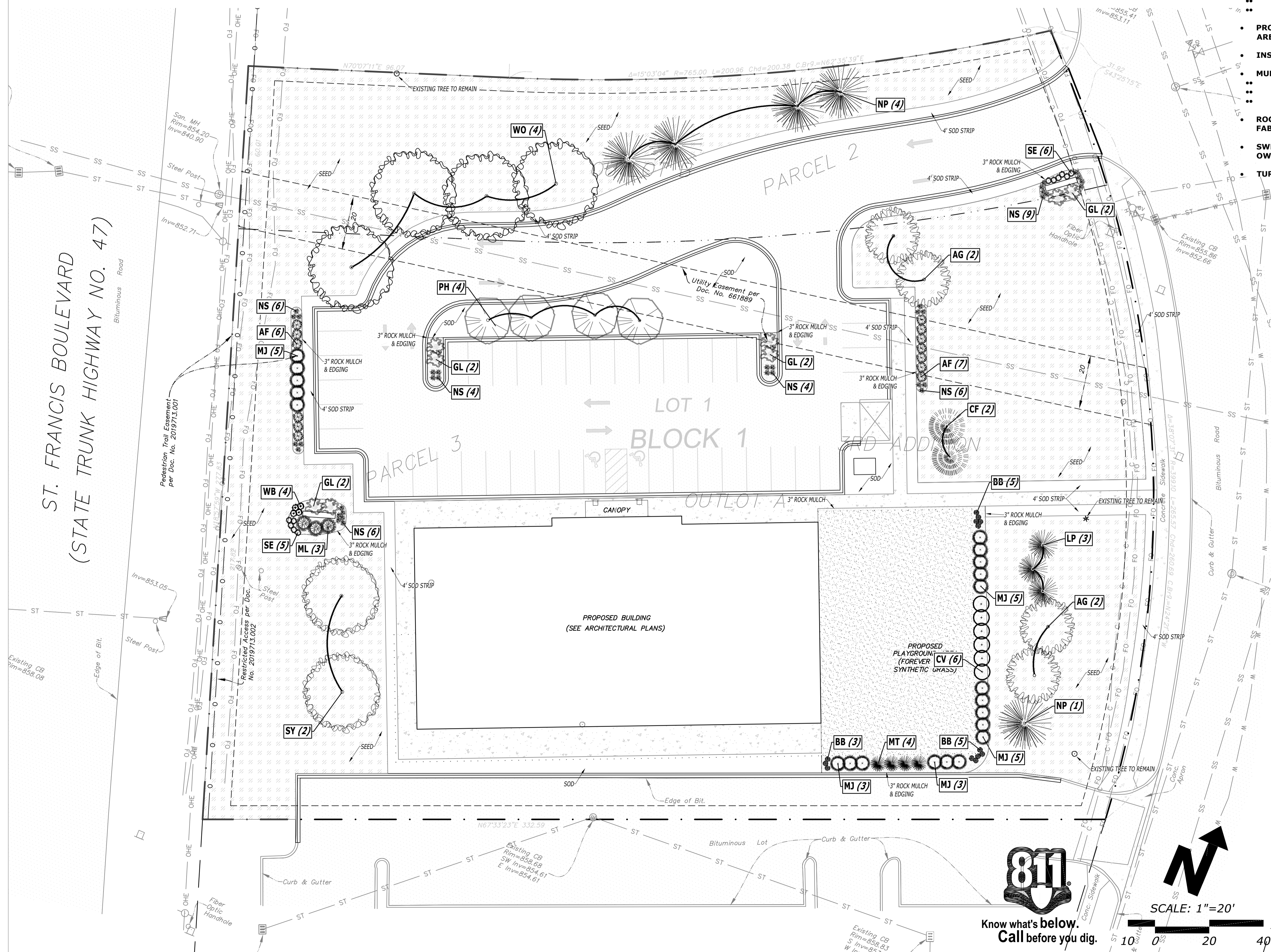
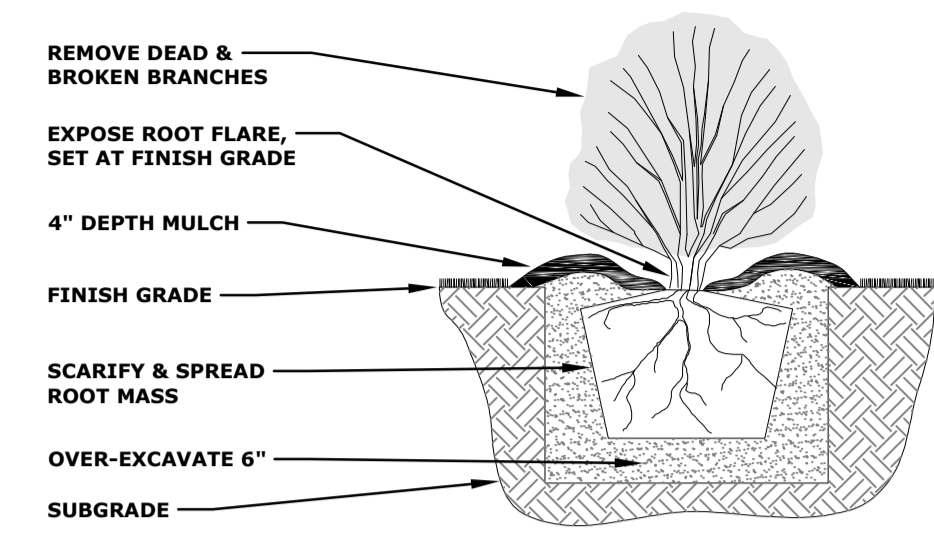
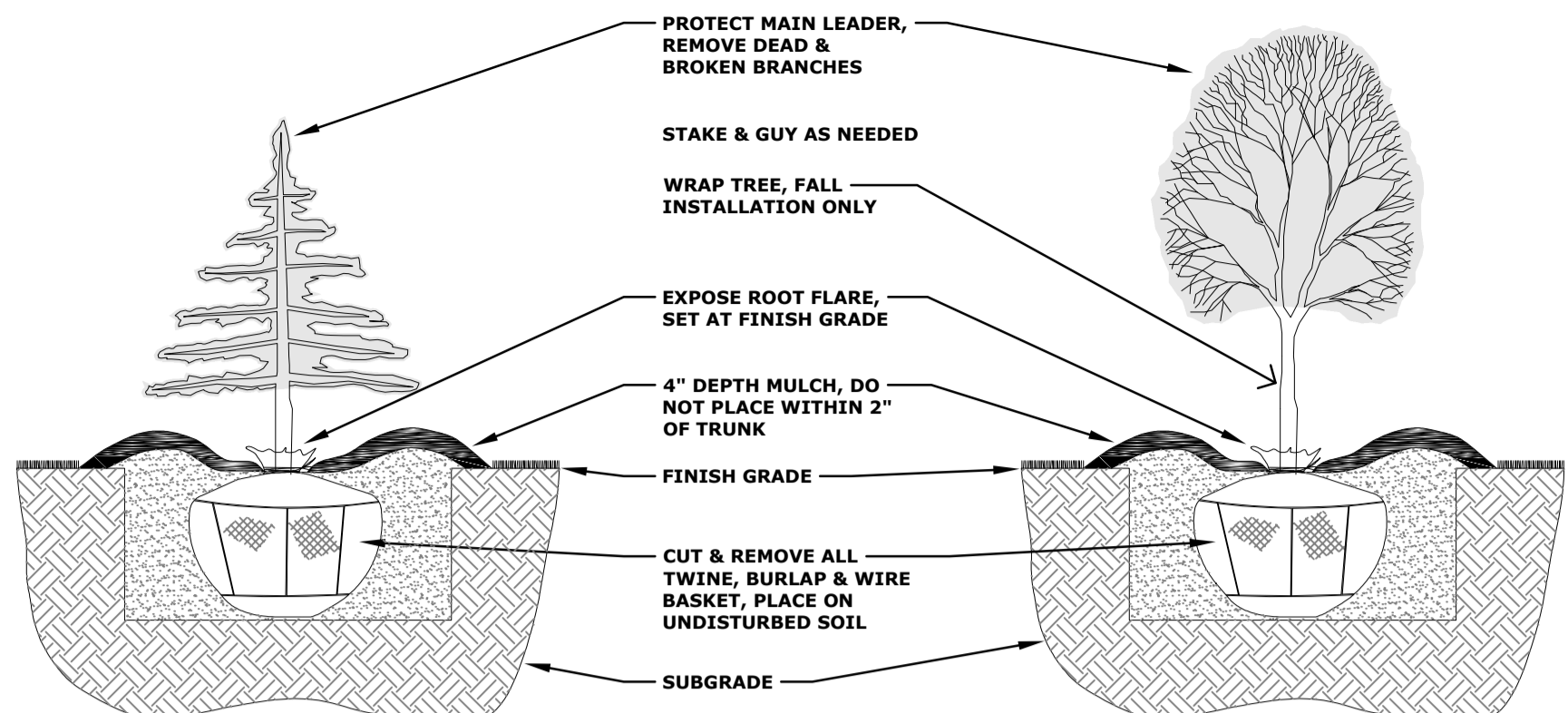
PRELIMINARY SITE PLAN
 SHEET NO. C1 OF C3 SHEETS
 PROJECT NO: 23-0422
 DATE: 12-11-23

LANDSCAPE REQUIREMENTS

- B-1 ZONING DISTRICT
- 1,205 LF OF PROPERTY & 11,157 SF OF BUILDING
- ONE(1) TREE PER 50 LF OF PROPERTY OR PER 1000 SF OF BUILDING, WHICHEVER GREATER
- 24 TREES PROVIDED
- ONE(1) SHRUB PER 30 LF OF PROPERTY OR PER 300 SF OF BUILDING, WHICHEVER GREATER
- 41 SHRUBS PROVIDED
- 4 ORNAMENTAL EVERGREEN TREES & 51 SHRUBS PROVIDED

LANDSCAPE NOTES:

- CONTRACTOR TO HAVE ALL UTILITIES ON SITE VERIFIED AND MARKED BEFORE STARTING WORK.
- CONTRACTOR IS LIABLE FOR ANY DAMAGE TO EXISTING UTILITIES ON SITE AND RESPONSIBLE FOR THE COSTS ASSOCIATED WITH REPAIRING/REPLACING DAMAGE.
- CONTRACTOR IS LIABLE FOR ALL DAMAGE RELATED TO CONTRACTORS ACTIVITY ON SITE AND RESPONSIBLE FOR THE COSTS ASSOCIATED WITH REPAIRING/REPLACING DAMAGE.
- OBTAIN ALL NECESSARY PERMITS FOR PLANTING IN ALL RIGHT-OF-WAY.
- COMPLETE WORK PER OWNERS CONSTRUCTION SCHEDULE AND COORDINATE WORK WITH OTHERS ON SITE.
- PLANT MATERIAL SHALL COMPLY WITH THE AMERICAN ASSOCIATION OF NURSERYMEN STANDARDS AND BE FREE OF DISEASE AND DAMAGE.
- ALL PLANT MATERIALS TO BE WARRANTED TWO (2) FULL YEARS FROM THE COMPLETION AND ACCEPTANCE BY OWNER, WITH ONE TIME REPLACEMENT.
- WATER AND MAINTAIN ALL PLANT MATERIALS UNTIL ACCEPTED BY OWNER.
- IF THERE IS A DISCREPANCY BETWEEN THE QUANTITY OF PLANTS SHOW ON THE PLAN COMPARED TO THE PLANT LEGEND, THE PLAN TAKES PRECEDENCE.
- ALL AREAS DISTURBED DURING CONSTRUCTION TO RECEIVE 4" OF TOPSOIL AND SOD UNLESS OTHERWISE SPECIFIED ON PLANS.
- VERIFY TOPSOIL DEPTH AND NOTIFY OWNER OF ANY DEFICIENCY.
- REPLACEMENT TOPSOIL SHOULD BE CLEAN, FREE OF DEBRIS, SHARP OBJECTS, ROCKS AND WEEDS.
- REPLACEMENT TOPSOIL SHOULD NOT EXCEED 35% SAND CONTENT.
- ALL AREAS TO BE LANDSCAPED AND SODDED SHALL BE GRADED SMOOTH AND EVEN.
- SOD TO BE A KENTUCKY BLUEGRASS SEED VARIETY.
- NO GUARANTEE ON SOD EXCEPT SOD THAT IS NOT ACCEPTABLE AT TIME OF INSTALLATION.
- STAKE SOD ON SLOPES 3:1 AND GREATER.
- PROVIDE BLANKET ON ALL SEEDED AREAS THAT ARE SLOPED. MULCH APPLICATION FOR ALL OTHER SEEDED AREAS SHALL BE HYDROMULCH OR DISCED STRAW DEPENDING ON SEED TYPE.
- INSTALL BLACK VINYL EDGING AROUND ALL PLANTING BEDS AS SHOWN ON PLAN.
- MULCH TO BE FINELY SHREDDED, UNDYED, HARDWOOD ORGANIC MULCH INSTALLED TO 4" DEPTH.
- NO WEED FABRIC BARRIER BENEATH ORGANIC MULCHES.
- TREES SHALL HAVE MULCH PULLED BACK 2" FROM BASE OF TRUNK.
- NO EDGING AROUND TREES OUTSIDE OF SHRUB BEDS.
- ROCK MULCH SHALL BE 1-1/2" DIAMETER WASHED RIVER ROCK INSTALLED TO 3" DEPTH WITH APPROVED WEED FABRIC BARRIER.
- SWEEP AND MAINTAIN ALL PAVEMENT AREAS AFTER LANDSCAPE INSTALLATION IS COMPLETE AND ACCEPTED BY OWNER, DAILY CLEANING TO BE COMPLETED IF REQUIRED BY THE MUNICIPALITY.
- TURF GRASS SEEDING WILL NEED TO BE FULLY ESTABLISHED BEFORE ORDERING LANDSCAPE INSPECTION.



LANDSCAPE PLANT LEGEND

DECIDUOUS TREES			
WO 4	WHITE OAK <i>Quercus alba</i>	2.5" CAL.	B&B 60'H x 60'W
SY 2	EXCLAMATION! SYCAMORE <i>Platanus x acerifolia 'Morton Circle'</i>	2.5" CAL.	B&B 60'H x 45'W
AG 4	AUTUMN GOLD GINKGO <i>Ginkgo biloba 'Autumn Gold'</i>	2.5" CAL.	B&B 50'H x 30'W
PH 4	PRAIRIE HORIZON ALDER <i>Alnus hirsuta 'Harbin'</i>	2" CAL.	B&B 35'H x 25'W
EVERGREEN TREES			
NP 5	NORWAY PINE <i>Pinus resinosa</i>	6' HT	B&B 50'H x 30'W
CF 2	CONCOLOR FIR <i>Abies concolor</i>	6' HT	B&B 30'H x 15'W
LP 3	LIMBER NORTHERN BLUE PINE <i>Pinus flexilis 'Northern Blue'</i>	6' HT	B&B 25'H x 12'W
ORNAMENTAL TREES			
MT 4	MUGO TANNENBAUM <i>Pinus mugo 'Tannenbaum'</i>	36" HT	B&B 10'H x 6'W
SHRUBS			
CV 6	COMPACT AMERICAN VIBURNUM <i>Viburnum trilobum 'Bailey Compact'</i>	24" HT.	POT 6'H x 6'W
MJ 21	MANEY JUNIPER <i>Juniperus chinensis 'Maney'</i>	24" HT.	POT 5'H x 6'W
AF 13	ARCTIC FIRE DOGWOOD <i>Cornus stolonifera 'Farrow'</i>	24" HT.	POT 4'H x 4'W
GL 8	GRO-LOW FRAGRANT SUMAC <i>Rhus aromatica 'Gro-Low'</i>	24" HT.	POT 2'H x 8'W
ML 3	MOTHER LODGE JUNIPER <i>Juniperus horizontalis 'Mother Lode'</i>	24" HT.	POT .5'H x 6'W
PERENNIALS			
WB 4	WILD BERGAMOT <i>Monarda fistulosa</i>	#1 CONT.	POT 3'H x 2.5'W
SE 11	AUTUMN FIRE <i>Sedum x 'Autumn Fire'</i>	#1 CONT.	POT 1.5'H x 2'W
ORNAMENTAL GRASSES			
BB 13	BIG BLUESTEM <i>Andropogon gerardii</i>	#1 CONT.	POT 5'H x 2'W
NS 35	NORTHWIND SWITCH GRASS <i>Panicum virgatum 'Northwind'</i>	#1 CONT.	POT 4'H x 2.5'W
SPRING SEEDING TO BE BETWEEN MARCH 15TH - MAY 15TH. FALL SEEDING TO BE BETWEEN AUGUST 15TH - OCTOBER 15TH. • NO SUMMER SEEDING ALLOWED. • PROVIDE EROSION CONTROL BLANKET ON ALL SIDE SLOPES			
3,872 SY	KENTUCKY BLUE GRASS MIX. SEE SPECS FOR MULCHING INFORMATION.		
SOD - 896 SY EDGING - 380 LF ROCK MULCH - 17 CY MULCH (TREES/SHRUBS OUTSIDE OF BEDS) - 2 CY			

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

SIGNATURE: *Joseph L. Schermer*
JOSEPH L. SCHERMER
Expiration: 06-30-2024

License #: 55597
Date: 01-08-2024

PROJECT MANAGER
LOUIE

DRAWN BY
J + L

PROJECT NAME
LIGHTBRIDGE ACADEMY

RAMSEY MINNESOTA

PROJECT NUMBER
SHEET TITLE

LANDSCAPE PLAN

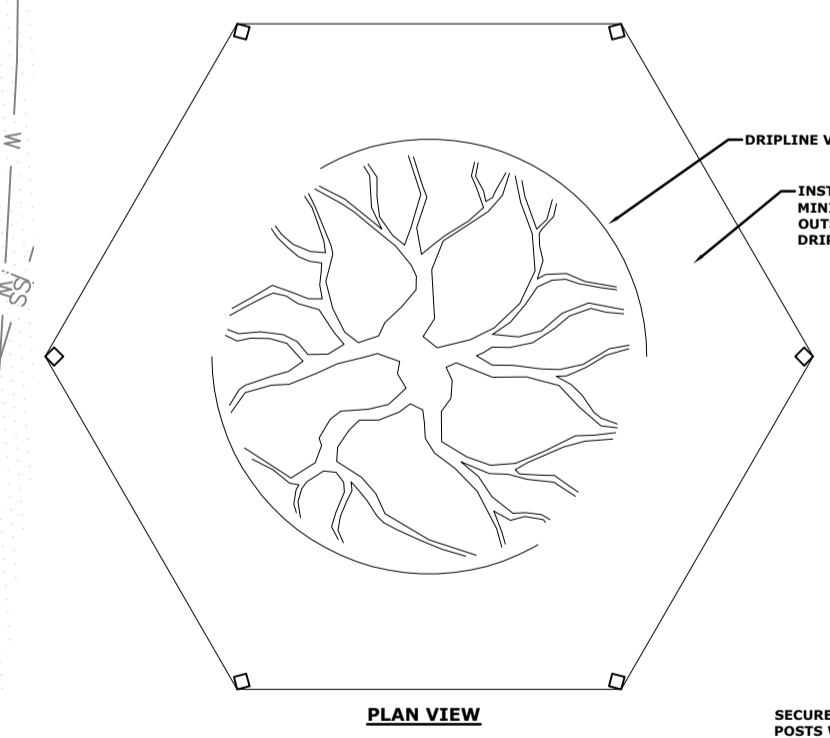
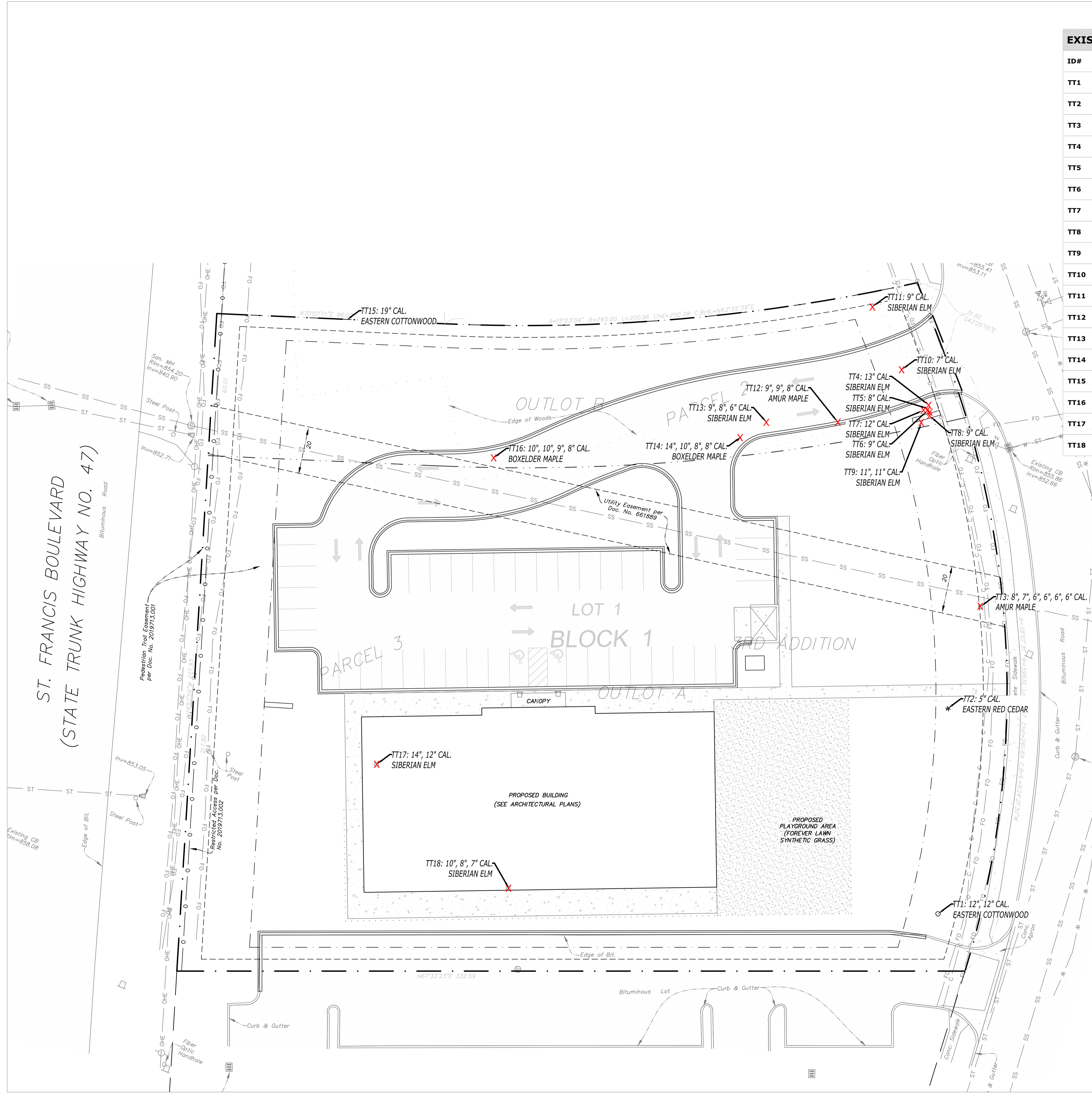
SHEET NUMBER
L101

EXISTING TREE LEGEND

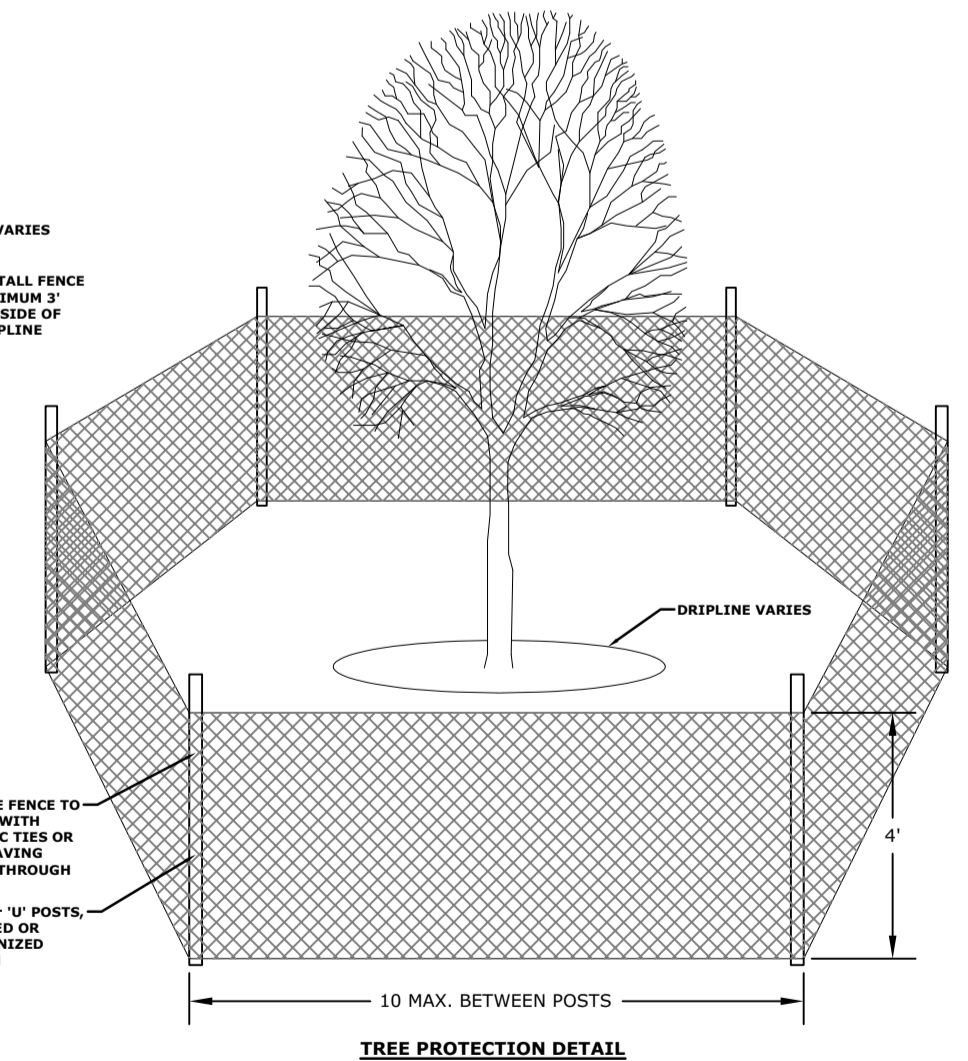
ID#	SPECIES	SIZE	CATEGORY	CONDITION	STATUS	REMOVED CAL. INCHES
TT1	EASTERN COTTONWOOD <i>Populus deltoides</i>	12", 12" CAL.	SIGNIFICANT	HEALTHY	REMAIN	0" CAL.
TT2	EASTERN RED CEDAR <i>Juniperus virginiana</i>	5" CAL.	SIGNIFICANT	HEALTHY	REMAIN	0" CAL.
TT3	AMUR MAPLE <i>Acer ginnala</i>	8", 7", 6", 6", 6", 6" CAL.	EXEMPT*	INVASIVE	REMOVE	39" CAL.
TT4	SIBERIAN ELM <i>Ulmus pumila</i>	13" CAL.	EXEMPT*	INVASIVE	REMOVE	13" CAL.
TT5	SIBERIAN ELM <i>Ulmus pumila</i>	8" CAL.	EXEMPT*	INVASIVE	REMOVE	8" CAL.
TT6	SIBERIAN ELM <i>Ulmus pumila</i>	9" CAL.	EXEMPT*	INVASIVE	REMOVE	9" CAL.
TT7	SIBERIAN ELM <i>Ulmus pumila</i>	12" CAL.	EXEMPT*	INVASIVE	REMOVE	12" CAL.
TT8	SIBERIAN ELM <i>Ulmus pumila</i>	9" CAL.	EXEMPT*	INVASIVE	REMOVE	9" CAL.
TT9	SIBERIAN ELM <i>Ulmus pumila</i>	11", 11" CAL.	EXEMPT*	INVASIVE	REMOVE	22" CAL.
TT10	SIBERIAN ELM <i>Ulmus pumila</i>	7" CAL.	EXEMPT*	INVASIVE	REMOVE	7" CAL.
TT11	SIBERIAN ELM <i>Ulmus pumila</i>	9" CAL.	EXEMPT*	INVASIVE	REMOVE	9" CAL.
TT12	AMUR MAPLE <i>Acer ginnala</i>	9", 9", 8" CAL.	EXEMPT*	INVASIVE	REMOVE	26" CAL.
TT13	SIBERIAN ELM <i>Ulmus pumila</i>	9", 8", 6" CAL.	EXEMPT*	INVASIVE	REMOVE	23" CAL.
TT14	BOXELDER MAPLE <i>Acer negundo</i>	14", 10", 8", 8" CAL.	SIGNIFICANT	HEALTHY	REMOVE	40" CAL.
TT15	EASTERN COTTONWOOD <i>Populus deltoides</i>	19" CAL.	SIGNIFICANT	HEALTHY	REMAIN	0" CAL.
TT16	BOXELDER MAPLE <i>Acer negundo</i>	10", 10", 9", 8" CAL.	SIGNIFICANT	HEALTHY	REMOVE	37" CAL.
TT17	SIBERIAN ELM <i>Ulmus pumila</i>	14", 12" CAL.	EXEMPT*	INVASIVE	REMOVE	26" CAL.
TT18	SIBERIAN ELM <i>Ulmus pumila</i>	10", 8", 7" CAL.	EXEMPT*	INVASIVE	REMOVE	25" CAL.

TOTAL: 353" CAL. REMOVAL TOTAL: 305" CAL.
 REMOVAL TOTAL (EXCLUDING EXEMPT): 77" CAL.
 SIGNIFICANT TOTAL: 125" CAL.
 77" REMOVED/125" SIGNIFICANT TOTAL = 61.6% REMOVED

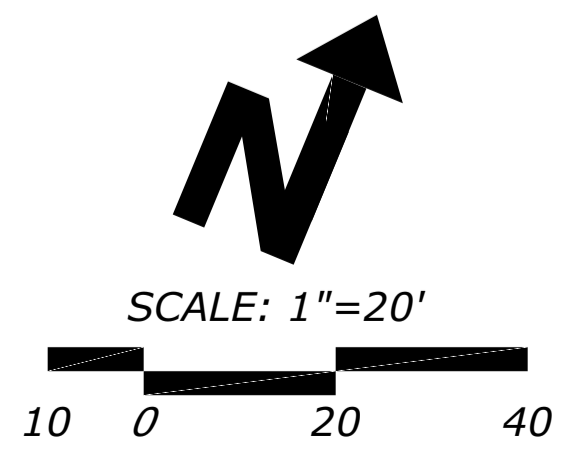
INVASIVE SPECIES LISTED AS EXEMPT



NOTES:
 • FENCE SHALL BE INSTALLED ACCORDING TO PLANS BEFORE ANY WORK BEGINS ON SITE.
 • FENCE MAY BE RELOCATED WITH APPROVAL FROM THE LANDSCAPE ARCHITECT OR ENGINEER.
 • ALL FENCE SHALL BE MAINTAINED FOR THE DURATION OF WORK ON SITE.
 • CONTRACTOR SHALL NOT PARK VEHICLES, EQUIPMENT OR OTHER TEMPORARY FACILITIES IN TREE PROTECTION ZONES.
 • CONTRACTOR SHALL NOT STORE MATERIALS, SUPPLIES OR STOCKPILES IN TREE PROTECTION ZONES.
 • ANY EXPOSED ROOTS FROM GRADING PROCESS SHALL BE CLEARLY CUT.



Know what's below.
Call before you dig.



I HEREBY CERTIFY THAT THIS PLAN, SPECIFICATION, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED LANDSCAPE ARCHITECT UNDER THE LAWS OF THE STATE OF MINNESOTA.
 SIGNATURE: Joseph Schell
 JOSEPH L. SCHELL, AIA
 Expiration: 06-30-2024

License #: 55597
 Date: 01-08-2024

PROJECT MANAGER
 LOUIE
 DRAWN BY
 J + L

PROJECT NAME
 LIGHTBRIDGE ACADEMY

RAMSEY MINNESOTA

PROJECT NUMBER

SHEET TITLE

TREE REPLACEMENT PLAN

SHEET NUMBER

L103



Engineers & Land Surveyors, Inc.

DATE: December 18, 2023
CLIENT: UGDC, LLC – Lightbridge Academy
OTTO PROJECT NO. 23-0422

IMPERVIOUS VARIANCE CONSIDERATION OF FINDINGS

- **Is the variance *in harmony with the purposes and intent of the ordinance*?**

A variance would not undermine the ordinance because the property is 1000 feet from the river and drains away from the river into a large wetland complex before getting to the river. Mitigation for all of the impervious to meet the required 30% would not be an option since the property is zoned commercial and has specific land use requirements for parking and access. The owner has proposed a pervious playground area to reduce impervious as much as possible. Additionally, the landscape plan proposes planting a variety of native trees, shrubs, and grasses.

- **Is the variance *consistent with the comprehensive plan*?**

The owner is developing the site in a manner consistent with the City zoning. Their parking analysis has attempted to balance the needs of the daycare with the objective to minimize impervious on the site.

- **Are there *unique circumstances to the property not created by the landowner*?**

The access to the site has been predetermined to be at the northeast corner of the site to align with the existing street (143rd Ave NW). This creates additional driveway length for the access drive to access the parking lot and building. This circumstance was not created by the landowner.

- **Will the variance, if granted, *alter the essential character of the locality*?**

This site is 1000 feet from the river and is in a commercial area. This will have no effect on the character of the riparian area.

- **Does the proposal put property to use in a *reasonable manner*?**

The City has reviewed proposed land uses in the area with their zoning district requirements and a daycare is a permitted use in this zoning district.

Environmental Policy Board (EPB)**Meeting Date:** 01/22/2024**Primary Strategic Plan Initiative:** Promote economic growth and development.**Information****Title:**

Consider Natural Resources Elements of the Harmony Farms Preliminary Plat (Project No. 23-111); Case of U.S. Home LLC dba Lennar

Purpose/Background:

The City has received an application from Lennar (the "Applicant") for Preliminary Plat review of a proposed single family residential development north of 167th Ave and east of Nowthen Boulevard on Outlots B & C, Harmony Farms (the "Subject Property").

Time Frame/Observations/Alternatives:**Project Overview**

The Applicant is proposing a single family residential development of fifty-seven (57) lots to be served by municipal sanitary sewer and water. The Subject Property is zoned R-1A, which requires a minimum lot width of eighty (80) feet and a minimum lot area of 10,000 square feet. There will be two points of access to the development, including a full access at Coquina Street and 167th Avenue and a right-in right-out access on Nowthen Boulevard, satisfying both the City and Anoka County. The Subject Property also abuts the Brookside Elementary School property and the Applicant has included a trail to connect this neighborhood with the school parcel.

Natural Resources Inventory and Minnesota Land Cover Classification System

The City's Natural Resources Inventory (NRI) does not indicate any native plant communities within the Subject Property. Per the Minnesota Land Cover Classification System (MLCCS), the Subject Property consists of 'Planted or Cultivated Vegetation' and a very small portion of 'Dry Grassland'. There are no floodplains present and only a very small portion of the Subject Property is considered wetland. There are no proposed impacts to the wetland area.

Tree Inventory and Preservation Plan

The only existing trees on the Subject Property are along the northern boundary and adjacent to the wetland in the southern portion of the site. The proposed tree removal exceeds the removal threshold (allowed to remove up to sixty percent [60%] of the significant tree DBH inches; this project is proposing to remove seventy-six percent [76%] of existing significant tree DBH inches). This requires reforestation of at least 331 inches of newly planted trees. The Landscape Plan includes 500 inches of new trees, which does satisfy the reforestation requirement.

Landscape Plan

The Landscape Plan provides a minimum of two (2) trees per lot, with the lots abutting Nowthen Boulevard and some of the lots abutting the elementary school parcel having additional plantings in the rear yards. Additionally, there are extra trees proposed in the rear yards that back up to the proposed stormwater basins. There is a healthy mix of deciduous and evergreen trees with no genus constituting more than twenty percent (20%) of the overall plantings. All species and sizes are acceptable. The Planting Schedule indicates that some trees will be three (3) inches in size at the time of planting. The total proposed inches being planted should be updated, as it was based on all trees being 2.5 inches (meaning the reforestation is actually higher than the proposed 500 inches). Staff has also recommended that fencing, in addition to the proposed plantings, be installed now on the lots backing up to Nowthen Boulevard to assist with screening and possible noise reduction.

Funding Source:

The Applicant is responsible for all costs associated with this request.

Recommendation:

Staff recommends approving both the Tree Inventory and Preservation Plan and the Landscape Plan, contingent upon compliance with Staff's review comments.

Outcome/Action:

Motion to recommend approval of the Landscape Plan and the Tree Inventory and Preservation Plan, contingent upon compliance with Staff's review comments.

Attachments

- Site Location Map
- Preliminary Plat
- Preliminary Site Plan
- Landscape Plan with Changemarks
- Tree Inventory and Preservation Plan

Form Review

Inbox	Reviewed By	Date
Brian Hagen	Katie Schmidt	01/16/2024 03:02 PM
Form Started By: Chris Anderson		Started On: 12/27/2023 11:54 AM
Final Approval Date: 01/16/2024		

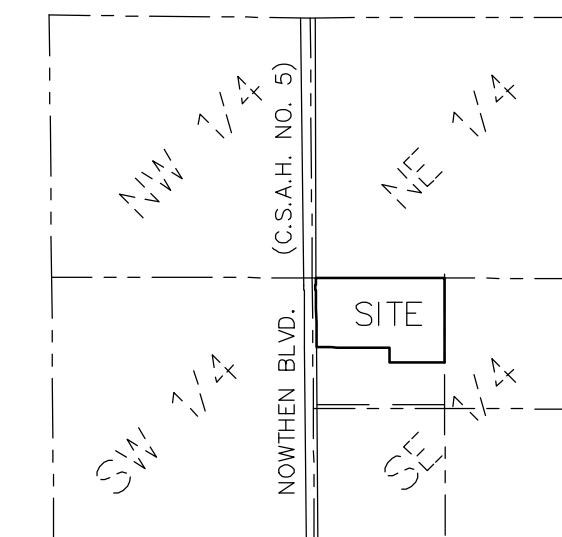
ANOKA HENNEPIN 2ND ADDITION

BROOK FIELD FIRST ADDITION

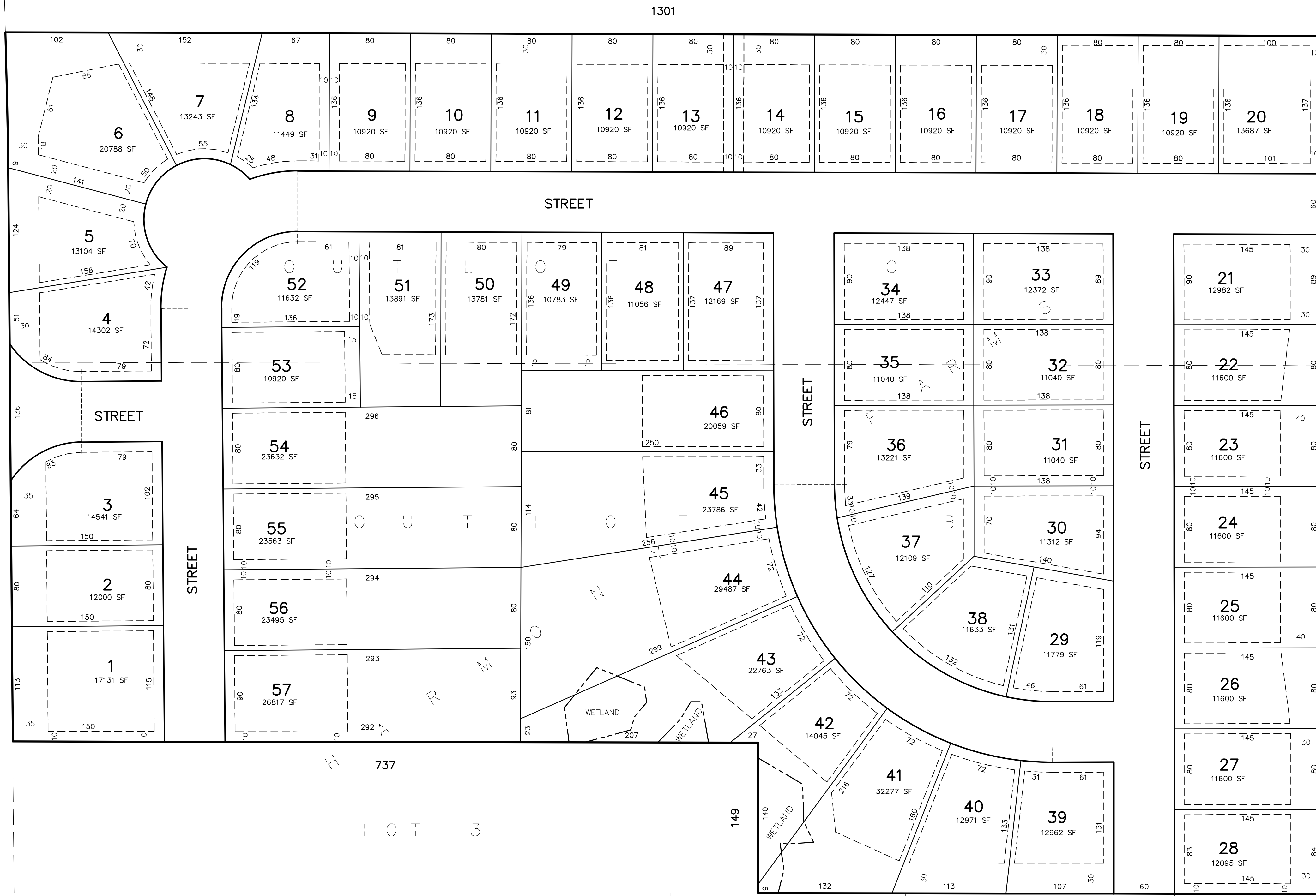
NOWTHAN ESTATES

(COUNTY STATE AID HIGHWAY NO. 5)
NOWTHAN BLVD N.W.

SHADY LAWN ESTATES



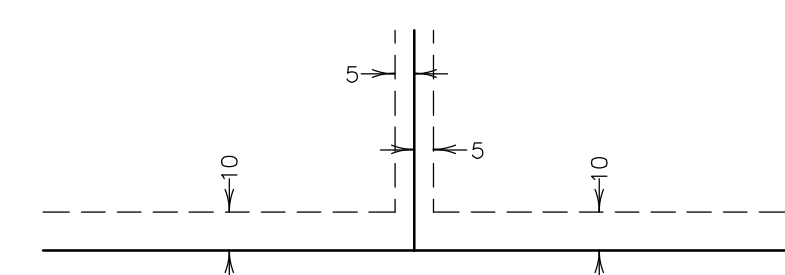
SECTION 10, TWP. 32, RGE. 25
CITY OF RAMSEY
LOCATION MAP
NOT TO SCALE



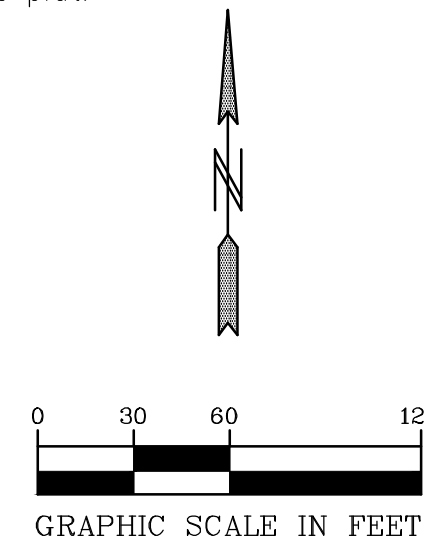
LEGAL DESCRIPTION FOR PRELIMINARY PURPOSES ONLY
Outlots B and C, HARMONY FARMS, Anoka County Minnesota.

TOTAL GROSS AREA	22.7768 ACRES
TOTAL LOT AREA	18.3445 ACRES
NUMBER OF LOTS	57
NUMBER OF OUTLOTS	0
TOTAL OUTLOT AREA	0 ACRES
TOTAL RIGHT OF WAY AREA	4.4323 ACRES
GROSS DENSITY (EXCLUDES OUTLOTS)	2.50 LOTS/ACRE
NET DENSITY (EXCLUDES OUTLOTS & R/W)	3.11 LOTS/ACRE

DRAINAGE AND UTILITY EASEMENTS ARE SHOWN THUS:



being 5 feet in width, and adjoining lot lines unless otherwise indicated, and 10 feet in width and adjoining street lines and rear lot lines unless otherwise indicated on the plat.



BENCH MARK
TOP NUT OF HYDRANT AT NE QUAD OF INTERSECTION OF NOWTHAN BLVD. N.W. AND 167TH AVE. N.W.
EL=890.48
TOP NUT OF HYDRANT DIRECTLY NORTH OF INTERSECTION OF 167TH AVE. N.W. AND COQUINA ST. N.W.
EL=901.06

PIONEER engineering
CIVIL ENGINEERS LAND PLANNERS LAND SURVEYORS LANDSCAPE ARCHITECTS

2422 Enterprise Drive
Mendota Heights, MN 55120
(651) 681-1914
Fax: 681-9488
www.pioneereng.com

I hereby certify that this plan was prepared by me or under my direct supervision and that I am a duly Licensed Professional Surveyor under the laws of the State of Minnesota.
Name: Peter J. Hawkinson
Reg. No.: 42299
Date: 7-10-2023

Revisions
Date: 12-08-2023
Designed: NAP
Drawn: PDS

PRELIMINARY PLAT

LENNAR
16305 36TH AVE. NO., SUITE 600
PLYMOUTH, MINNESOTA 55446

HARMONY FARMS
RAMSEY, MINNESOTA

00-SURV-123074-BASE.DWG
3.10 OF 30



PLANTING SCHEDULE			
KEY	COMMON NAME/SCIENTIFIC NAME	ROOT	QUANTITY
OVERSTORY TREES			
	SENTRY LINDEN/TILIA AMERICANA 'SENTRY'	3" B&B	18
	NORTHERN PIN OAK/QUERCUS ELLIPSOIDALIS	3" B&B	20
	THORNLESS HONEYLOCUST/GLEDITSIA TRIACANTHOS VAR INERMIS	3" B&B	20
	RIVER BIRCH/BETULA NIGRA 'HERITAGE' (CLUMP)	12-14' B&B	13
	NORTHWOOD MAPLE/ACER RUBRUM 'NORTHWOOD'	3" B&B	21
	HACKBERRY/CELTIS OCCIDENTALIS	2.5" B&B	21
	AUTUMN BLAZE MAPLE/ACER X FREEMANII 'JEFFERSRED'	2.5" B&B	25
	SWAMP WHITE OAK/Quercus bicolor	2.5" B&B	13
EVERGREEN TREES			
	WHITE PINE/PINUS STROBUS	6' B&B	11
	NORWAY SPRUCE/PICEA ABIES	6' B&B	13
	BLACK HILLS SPRUCE/PICEA GLUACA VAR DENSATA	6' B&B	25

CITY LANDSCAPE REQUIREMENTS:

TWO TREES PER LOT PLANTED IN BOULEVARD OR FRONT YARD.
57 LOTS X 2 TREES = 114 TREES

MITIGATION REQUIRED: 331" (SEE TREE PRESERVATION PLAN)

PROPOSED TREES: 200
 OVERSTORY TREES (2.5"): 151
 CONIFEROUS TREES (6'): 49
 PROPOSED INCHES: 500"

NOTES:

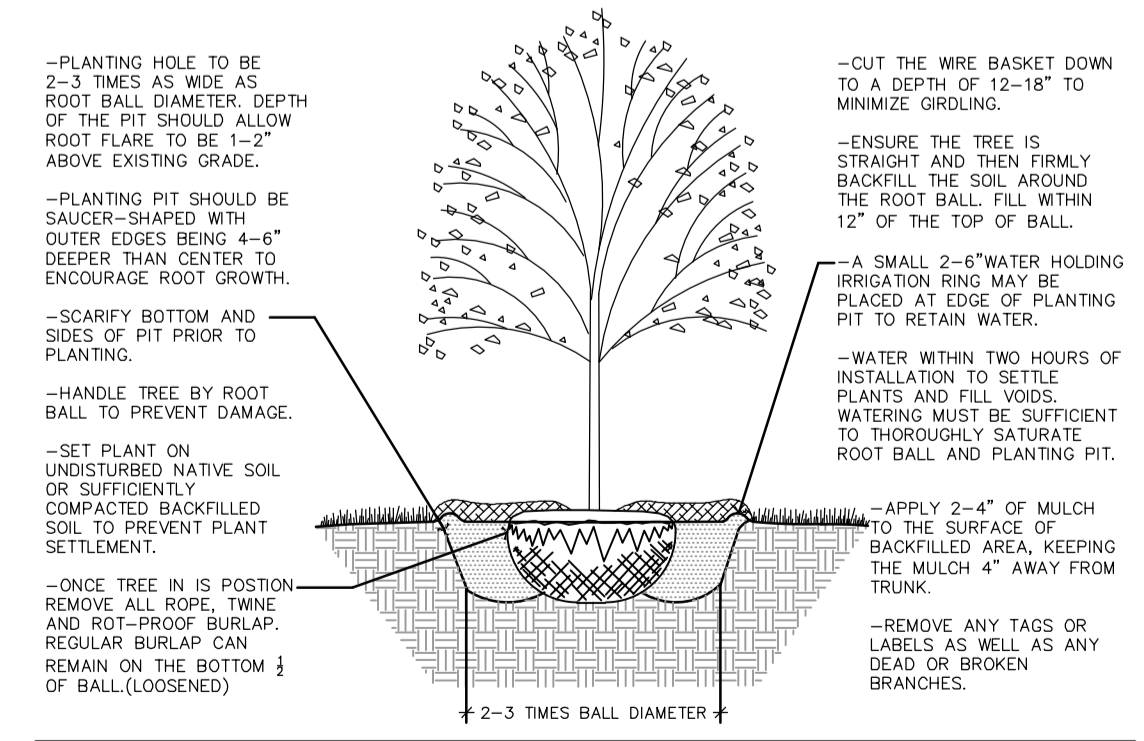
- TREE LOCATIONS MAY BE FIELD ADJUSTED TO ACCOMMODATE FINAL HOME DESIGNS AND DRIVEWAY LOCATIONS.
- ANY IRRIGATION MUST INCLUDE A RAIN SENSOR AND USE WATER EFFICIENT TECHNOLOGY SUCH AS A SMART CONTROLLER OR MOISTURE SENSORS.
- ANY DEVIATION FROM THE PLANTING SCHEDULE (INCLUDING SPECIES AND SIZE) REQUIRES CITY APPROVAL PRIOR TO INSTALLATION.
- 4 INCHES OF TOP SOIL WITH NOT MORE THAN 35% SAND SHALL BE APPLIED TO ALL DISTURBED AREAS OF THE PROJECT THAT ARE NOT OTHERWISE IMPROVED WITH IMPERVIOUS SURFACING.



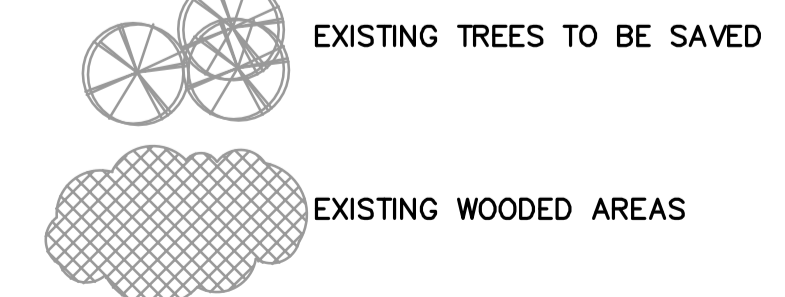
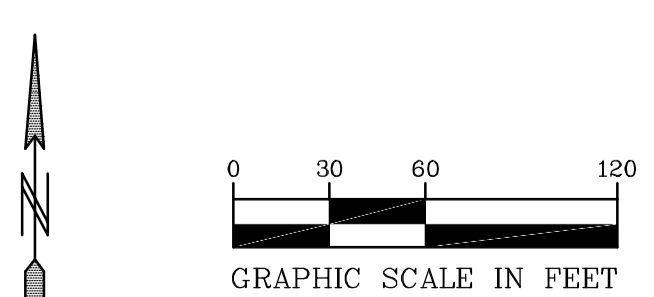
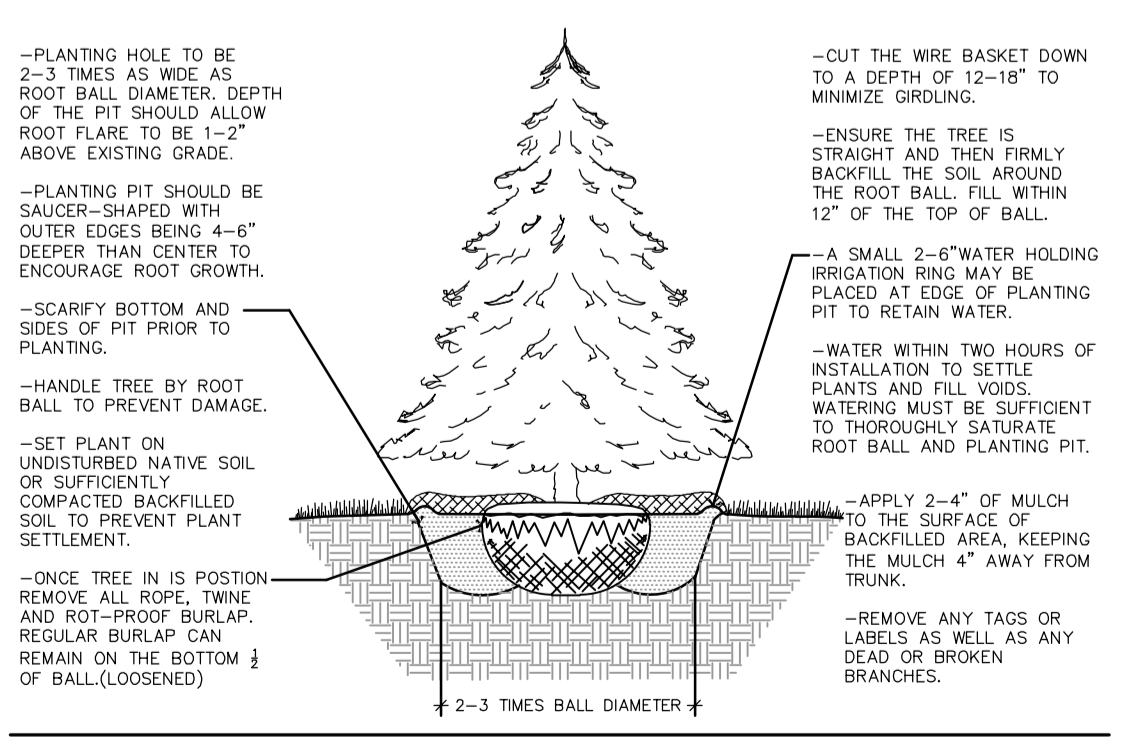
LANDSCAPE NOTES

- THE LANDSCAPE CONTRACTOR SHALL VISIT THE PROJECT SITE TO BECOME FAMILIAR WITH THE EXISTING CONDITIONS PRIOR TO SUBMITTING A BID.
- THE LANDSCAPE CONTRACTOR SHALL NOTIFY THE LANDSCAPE ARCHITECT OF PROPOSED PHYSICAL START DATE AT LEAST 7 DAYS IN ADVANCE.
- THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE FIELD VERIFICATION OF ALL EXISTING UTILITY LOCATIONS ON THE PROJECT SITE WITH GOPHER STATE ONE CALL 1-800-252-1166 PRIOR TO COMMENCING WORK. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION AND REPAIR OF EXISTING UTILITIES DAMAGED DURING CONSTRUCTION AT NO COST TO THE OWNER. NOTIFY THE LANDSCAPE ARCHITECT OF ANY CONFLICTS TO FACILITATE PLANT RELOCATION.
- GRADING TO BE PERFORMED BY OTHERS.
- NO PLANT MATERIAL SHALL BE INSTALLED UNTIL GRADING AND CONSTRUCTION HAS BEEN COMPLETED IN THE IMMEDIATE AREA.
- ALL PLANT MATERIAL SHALL MEET THE STANDARDS FOUND IN THE AMERICAN ASSOCIATION OF NURSERYMEN-AMERICAN STANDARD FOR NURSERY STOCK.
- ALL CONTAINER MATERIAL TO BE GROWN IN THE CONTAINER A MINIMUM OF SIX (6) MONTHS PRIOR TO PLANTING ON SITE.
- DECIDUOUS AND CONIFEROUS TREES SHALL NOT BE STAKED, BUT THE LANDSCAPE CONTRACTOR MUST GUARANTEE STABILITY TO A WIND SPEED OF 60 M.P.H.
- THE LANDSCAPE CONTRACTOR SHALL PROVIDE A MINIMUM GUARANTEE OF ONE YEAR ONE TIME REPLACEMENT ON NEW PLANT MATERIALS. GUARANTEE SHALL BE AGREED UPON BY DEVELOPER/BUILDER AND LANDSCAPE CONTRACTOR.
- THE LANDSCAPE ARCHITECT RESERVES THE RIGHT TO REJECT ANY PLANTS WHICH ARE DEEMED UNSATISFACTORY BEFORE, DURING OR AFTER INSTALLATION.
- IF THERE IS A DISCREPANCY BETWEEN THE NUMBER OF PLANTS SHOWN ON THE PLAN AND THE NUMBER SHOWN ON THE PLANT LIST, THE NUMBER SHOWN ON THE PLAN WILL TAKE PRECEDENCE.
- THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MULCHES AND PLANTING SOIL QUANTITIES TO COMPLETE WORK SHOWN ON THE PLAN. THE LANDSCAPE CONTRACTOR SHALL VERIFY ALL QUANTITIES SHOWN ON THE PLANT SCHEDULE.
- COMMERCIAL GRADE POLY LAWN EDGING SHALL BE INSTALLED WHERE NOTED.
- THE LANDSCAPE CONTRACTOR SHALL REPAIR ALL DAMAGE TO THE SITE CAUSED BY THE PLANTING OPERATION AT NO COST TO THE OWNER.
- THE LANDSCAPE CONTRACTOR SHALL KEEP PAVEMENTS CLEAN UNSTAINED. ALL PEDESTRIAN AND VEHICLE ACCESS TO BE MAINTAINED THROUGHOUT CONSTRUCTION PERIOD. ALL WASTES SHALL BE PROMPTLY REMOVED FROM THE SITE. ANY DAMAGE TO EXISTING FACILITIES SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLYING WITH ALL APPLICABLE CODES, REGULATIONS AND PERMITS GOVERNING THE WORK.
- STORAGE OF MATERIALS OR SUPPLIES ON-SITE WILL NOT BE ALLOWED.

DECIDUOUS TREE PLANTING DETAIL



CONIFEROUS TREE PLANTING DETAIL



1 - Changemark note #01TL

Status as of 12/19/2023 10:38 AM

Type: Action

State: For Discussion

Created by: Todd Larson
On: 12/19/2023 10:38 AM
Type: Action
State: For Discussion

Homeowners are eventually going to build fences for screening or containing kids and dogs. It is recommended to just build a fence now so that it looks nice and intentional. Trees alone are only so good for screening.

----- 0 Replies -----

2 - Caliper

Status as of 12/27/2023 10:46 AM

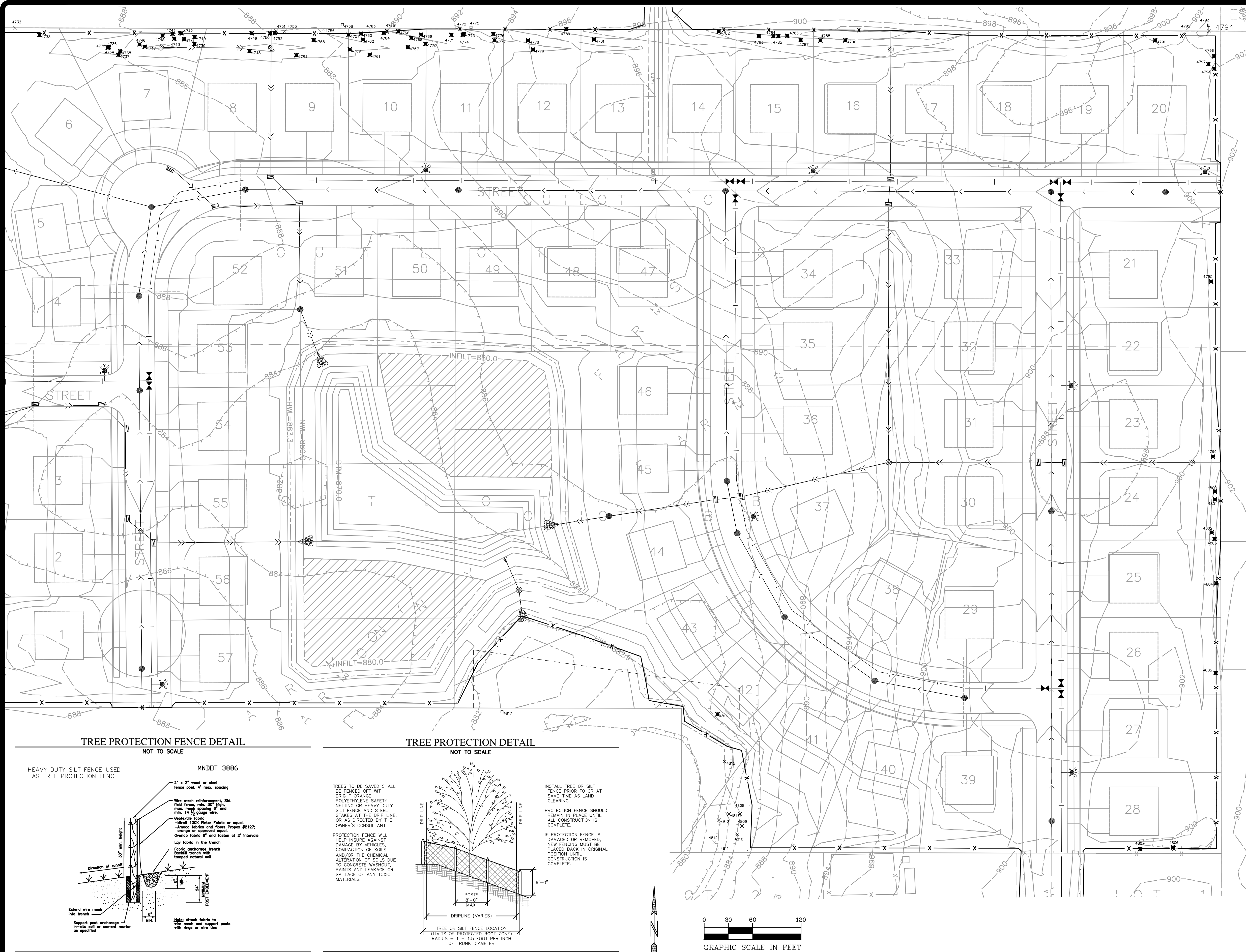
Type: Action

State: For Discussion

Created by: Chris Anderson
On: 12/27/2023 10:46 AM
Type: Action
State: For Discussion

The Planting Schedule indicates some species at 3" and others at 2.5". The calculation shows all trees at 2.5". Please either update the Planting Schedule with correct size or update the calculation with correct # of proposed inches.

----- 0 Replies -----



Tag No.	DBH	Common Name	Scientific Name	Notes	Status
4732	28	Box Elder	<i>Acer negundo</i>		Save
4733	8	Box Elder	<i>Acer negundo</i>		Remove
4734	9	Box Elder	<i>Acer negundo</i>		Remove
4735	8	Box Elder	<i>Acer negundo</i>		Remove
4736	10.9	Box Elder	<i>Acer negundo</i>		Remove
4737	10.9	Box Elder	<i>Acer negundo</i>		Remove
4738	9	Box Elder	<i>Acer negundo</i>		Remove
4739	8	Box Elder	<i>Acer negundo</i>		Remove
4740	16	Box Elder	<i>Acer negundo</i>		Remove
4741	8	Box Elder	<i>Acer negundo</i>		Remove
4742	8	Box Elder	<i>Acer negundo</i>		Remove
4743	13	Box Elder	<i>Acer negundo</i>		Remove
4744	18	Box Elder	<i>Acer negundo</i>		Remove
4745	11	Box Elder	<i>Acer negundo</i>		Remove
4746	9	Box Elder	<i>Acer negundo</i>		Remove
4747	9	Box Elder	<i>Acer negundo</i>		Remove
4748	8	Green Ash	<i>Fraxinus pennsylvanica</i>		Remove
4749	16.14	Box Elder	<i>Acer negundo</i>		Remove
4750	18.17	Box Elder	<i>Acer negundo</i>		Remove
4751	9	Box Elder	<i>Acer negundo</i>		Save
4752	15	Box Elder	<i>Acer negundo</i>		Remove
4753	22	Bur Oak	<i>Quercus macrocarpa</i>	hollow at base	Save
4754	8	Box Elder	<i>Acer negundo</i>		Remove
4755	10	American Elm	<i>Ulmus americana</i>		Remove
4756	18	Box Elder	<i>Acer negundo</i>		Save
4757	12	Hackberry	<i>Celtis occidentalis</i>		Remove
4758	24	Bur Oak	<i>Quercus macrocarpa</i>		Off-Site
4759	8	Black Cherry	<i>Prunus serotina</i>		Remove
4760	28	Bur Oak	<i>Quercus macrocarpa</i>		Remove
4761	8	Box Elder	<i>Acer negundo</i>		Remove
4762	8	American Elm	<i>Ulmus americana</i>		Remove
4763	20	Bur Oak	<i>Quercus macrocarpa</i>		Save
4764	21	Bur Oak	<i>Quercus macrocarpa</i>		Remove
4765	21	Bur Oak	<i>Quercus macrocarpa</i>		Save
4766	8	American Elm	<i>Ulmus americana</i>		Remove
4767	12	Hackberry	<i>Celtis occidentalis</i>		Remove
4768	8	Hackberry	<i>Celtis occidentalis</i>		Remove
4769	8	Hackberry	<i>Celtis occidentalis</i>		Remove
4770	8	American Elm	<i>Ulmus americana</i>		Remove
4771	21	Bur Oak	<i>Quercus macrocarpa</i>		Remove
4772	8	Hackberry	<i>Celtis occidentalis</i>		Off-Site
4773	29	Bur Oak	<i>Quercus macrocarpa</i>		Remove
4774	8	Box Elder	<i>Acer negundo</i>		Remove
4775	7	Northern Pin Oak	<i>Quercus ellipsoidalis</i>		Off-Site
4776	22.22, 21, 20	Northern Pin Oak	<i>Quercus ellipsoidalis</i>		Remove
4777	10	Hackberry	<i>Celtis occidentalis</i>		Remove
4778	8	Box Elder	<i>Acer negundo</i>		Remove
4779	8, 7	Box Elder	<i>Acer negundo</i>		Remove
4780	8	Hackberry	<i>Celtis occidentalis</i>		Remove
4781	17, 17, 15, 12	Silver Maple	<i>Acer saccharinum</i>		Remove
4782	10.9	Northern Pin Oak	<i>Quercus ellipsoidalis</i>		Remove
4783	29, 19	Silver Maple	<i>Acer saccharinum</i>		Remove
4784	17.8	Silver Maple	<i>Acer saccharinum</i>		Remove
4785	14	Silver Maple	<i>Acer saccharinum</i>		Remove
4786	16, 15, 14, 12	Silver Maple	<i>Acer saccharinum</i>		Remove
4787	18, 16	Silver Maple	<i>Acer saccharinum</i>		Remove
4788	20, 19, 15	Silver Maple	<i>Acer saccharinum</i>		Remove
4790	24, 19, 17	Silver Maple	<i>Acer saccharinum</i>		Remove
4791	9	Northern Pin Oak	<i>Quercus ellipsoidalis</i>		Remove
4792	8	Hackberry	<i>Celtis occidentalis</i>		Save
4793	23	Northern Pin Oak	<i>Quercus ellipsoidalis</i>		Off-Site
4794	9	Black Cherry	<i>Prunus serotina</i>		Save
4795	15, 14, 13, 11, 10, 10	Silver Maple	<i>Acer saccharinum</i>		Remove
4796	9.6	Northern Pin Oak	<i>Quercus ellipsoidalis</i>		Remove
4797	5	Northern Pin Oak	<i>Quercus ellipsoidalis</i>		Remove
4798	14	Northern Pin Oak	<i>Quercus ellipsoidalis</i>		Remove
4799	9	Siberian Elm	<i>Ulmus pumila</i>	Exempt-Invasive	Remove
4800	18	Green Ash	<i>Fraxinus pennsylvanica</i>	40% dead	Remove
4801	22	Green Ash	<i>Fraxinus pennsylvanica</i>		Remove
4802	11.9	Green Ash	<i>Fraxinus pennsylvanica</i>		Remove
4803	15	Green Ash	<i>Fraxinus pennsylvanica</i>		Remove
4804	20.18	Green Ash	<i>Fraxinus pennsylvanica</i>		Remove
4805	18, 16	Green Ash	<i>Fraxinus pennsylvanica</i>		Remove
4806	12	Siberian Elm	<i>Ulmus pumila</i>	Exempt-Invasive	Remove
4807	14, 13, 8, 8	Siberian Elm	<i>Ulmus pumila</i>	Exempt-Invasive	Remove
4808	13, 11, 10, 8, 8	Silver Maple	<i>Acer saccharinum</i>		Save
4809	14, 12, 9, 8	Silver Maple	<i>Acer saccharinum</i>		Save
4810	15, 13, 13	Silver Maple	<i>Acer saccharinum</i>		Save
4811	9, 7	Green Ash	<i>Fraxinus pennsylvanica</i>		Save
4812	8	Green Ash	<i>Fraxinus pennsylvanica</i>		Save
4813	8	Green Ash	<i>Fraxinus pennsylvanica</i>		Save
4814	15, 14, 13, 10, 9, 9	Silver Maple	<i>Acer saccharinum</i>		Save
4815	14	Weeping Willow	<i>Salix babingtonia</i>		Save
4816	8, 6	Box Elder	<i>Acer negundo</i>		Remove
4817	16, 16	Green Ash	<i>Fraxinus pennsylvanica</i>		Off-Site

TREE PRESERVATION NOTES:

TOTAL SIGNIFICANT INCHES: 1624
 INCHES REMOVED: 1239 (76%)
 INCHES SAVED: 385 (24%)

ALLOWED REMOVAL: 974 (60%)
 REMOVAL OVER THRESHOLD: 265"

MITIGATION REQUIRED: 265 X 1.25 = 331"

EXEMPT (INVASIVE) AND OFF-SITE TREES EXCLUDED FROM ALL CALCULATIONS

TREE PRESERVATION PLAN PROVIDED BY MIDWEST NATURAL RESOURCES
 KEN ARNDT, FORESTER

TREE PRESERVATION NOTES

BEFORE LAND CLEARING BEGINS, CONTRACTOR SHOULD MEET WITH THE CONSULTANT ON SITE TO REVIEW ALL WORK PROCEDURES, ACCESS ROUTES, STORAGE AREAS, AND TREE PROTECTION MEASURES.

NO FILL SHOULD BE PLACED AGAINST THE TRUNK, ON THE ROOT CROWN, OR WITHIN THE DRIP LINE AREA OF ANY TREES THAT ARE TO BE SAVED.

NO GRADING, TRENCHING OR PLACEMENT OF EQUIPMENT IS ALLOWED IN THE TREE PROTECTION AREA.

WORK PERFORMED WITHIN THE TREE PROTECTION AREA SHOULD BE DONE BY HAND AND UNDER THE SUPERVISION OF THE CONSULTING ARBORIST.

PRUNING OF OAK TREES MUST NOT TAKE PLACE FROM APRIL 15 TO JULY 15 TO PREVENT THE SPREAD OF OAK WILT DISEASE.

IF WOUNDING OF OAK TREES OCCUR ANYTIME BETWEEN APRIL TO AUGUST, A NON-TOXIC WOUND DRESSING MUST BE APPLIED IMMEDIATELY. (EXCAVATORS MUST HAVE A NON-TOXIC TREE WOUND DRESSING WITH THEM ON DEVELOPMENT SITES).

Environmental Policy Board (EPB)**Meeting Date:** 01/22/2024**Primary Strategic Plan Initiative:**

Information**Title:**

Rain Barrel and Compost Bin Sale and Distribution Event

Purpose/Background:

The Recycling Association of Minnesota (RAM) reached out to City Staff about the possibility of the city serving as a distribution site again in 2024 for RAM's Rain Barrel and Compost Bin sales. The city's only obligations would be to provide a site and volunteers to assist with the distribution of purchased items, along with promoting the sales event to Ramsey residents. RAM handles all sales (this is a pre-order only program, there are no day-of-pickup sales) and all questions regarding the rain barrels and compost bins. The City of Ramsey served as a distribution site for RAM's 2022 Rain Barrel and Compost Bin sales and again in 2023 for the remaining compost bins that did not sell in 2022. There was minimal staff time required to participate as a distribution site previously and Staff anticipates a similar time commitment again this year. The sales event would be promoted through the City's newsletter, website, the dynamic display sign on Highway 10, and through RAM's website.

Staff would like to hold the distribution event earlier than in past years and is suggesting holding it on Wednesday, May 1, 2024. The distribution event would run from 3:00 pm to 6:00 pm at the Public Works Campus, assuming that this will not disrupt Public Works daily operations. This timeframe has worked well with previous distribution events. It provides sufficient time for purchasers to swing through to pick up their item(s) while also not consuming Staff's and volunteers' entire evening.

Funding Source:

Soft costs would include Staff time during the distribution event and putting together the promotional information. Staff recommends offering a \$10 discount on the compost bins (for Ramsey residents only), which could be covered via the recycling budget (funds provided by the Select Committee On Recycling and the Environment [SCORE]).

Recommendation:

Staff recommends serving as a distribution site for this sale and to identify May 1, 2024, as the date of the distribution event.

Outcome/Action:

Motion to partner with RAM on their Rain Barrel and Compost Bin sales by serving as a distribution site and to hold the event on May 1, 2024, from 3:00 pm to 6:00 pm.

Attachments

Rain Barrel Informational Sheet
Compost Bin Informational Sheet

Form Review

Inbox	Reviewed By	Date
Brian Hagen	Katie Schmidt	01/16/2024 03:04 PM

Form Started By: Chris Anderson
Final Approval Date: 01/16/2024

Started On: 01/11/2024 12:10 PM



Rain Catcher Rain Barrel

\$90 + tax



- 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.
- Made out of 100% recycled plastic
- Retails at \$120+



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.



Home Composter Compost Bin

\$76 + tax



- 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
- Not available in stores. Similar models retail for \$100+



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.