







VLAWMO TECHNICAL COMMISSION MEETING

8:15 AM September 10, 2025

Vadnais Heights City Hall, Council Chambers, 800 County Road E East, Vadnais Heights, MN 55127

Action items: 

- I. Call to Order – 8:15am – Chair Ousky
- II. Approval of Agenda 
- III. Approval of Minutes (August 13, 2025)  p. 2
- IV. Administration & Operations
 - A. Financial Report for September and Authorization for Payment (Report will be sent to TEC members on Monday Sept. 8 via email and hard copies provided at meeting)-Phil 
- V. Programs – Lauren, Angela
 - A. SHG 2025-11- Lamb Turfgrass Replacement Application  p. 9; p.16
 - B. SHG 2025-12 Ballering Turfgrass Replacement Application  p. 9; p. 24
 - C. Update on LL2 2025-03 Estates of Evergreen Ponds HOA Smart Irrigation Controller Project p. 10; p. 34
 - D. Highlights from August Outreach Activities and Resiliency Study Outreach Update p. 10
- VI. Projects – Lauren, Dawn
 - A. City of Vadnais Heights LCCMR Proposal Drone Video p. 12
 - B. WMP 60-day Comments Received and JPA Status Update p. 12
 - C. 319 Update: Phase 1 and 2 p. 13
 - D. Carp Solutions Recommendation for 2026 Update p. 13
 - E. Invasive Flowering Rush Planting by RCSWCD Update p. 13
- VII. Commissioner Reports
- VIII. NOHOA
- IX. Ramsey Soil & Water Conservation Division
- X. St. Paul Regional Water Services
- XI. Public Comment
- XII. Next meetings: TEC: October 8, 2025, Board Meeting: October 22, 2025
- XIII. Adjourn 

Upcoming Events: Visit vlawmo.org/events

Rain Garden Maintenance Workshop
Pollinator & Native Planting Panel (NO Garden Club)
White Bear Township Celebration
Metro Children's Water Festival

September 11th
September 16th
September 20th
September 24th

**Vadnais Lake Area Water Management Organization
Technical Commission (TEC) Minutes
August 13, 2025
Vadnais Heights City Hall, Council Chambers
800 County Road E East, Vadnais Heights, MN 55127**

Commission Members Present:

Nick Ousky	Vadnais Heights (VH)
Susan Miller	North Oaks (NO)
Jami Philip	White Bear Township (WBT)
Terry Huntrods	City of White Bear Lake (WBL)

Absent: Tom Hoffman, City of Lino Lakes (LL); Gloria Tessier, Gem Lake (GL).

Others in attendance: Phil Belfiori, Brian Corcoran, Dawn Tanner, Lauren Sampedro, Angela Hugunin (VLAWMO staff); Jeremy Erickson (SPRWS).

I. Call to Order

Chair Ousky called the meeting to order at 8:14 am.

II. Approval of Agenda

Administrator Belfiori noted that the agenda for TEC consideration was revised. It was moved by Commissioner Huntrods and seconded by Commissioner Philip to approve the August 13, 2025 TEC agenda as revised. Vote: all aye. Motion passed.

III. Approval of Minutes (July 9, 2025)

It was moved by Commissioner Philip and seconded by Commissioner Miller to approve the July 9, 2025 meeting minutes as presented. Vote: all aye. Motion passed.

IV. Administration & Operations

A. August Financial Report and Consider Authorization for Payment

Administrator Belfiori summarized the August financial statement as included in the meeting materials. He noted income from interest and one of the installments of the Storm Sewer Utility fee payments. Administrator Belfiori highlighted key expenditures including lab and creek monitoring, development of the Watershed Management Plan and JPA, as well as payments to the North Oaks Company and Carp Solutions and grant reimbursements. Staff recommended approval of the August financial report for payment.

It was moved by Commissioner Huntrods and seconded by Commissioner Philip to approve the August financial report and authorize for payment. Vote: all aye. Motion passed.

B. TEC Report to the Board for August

Administrator Belfiori gave an overview of the August TEC Report to the Board, highlighting key areas including sending of the 2026 JPA, which is out for signatures and approval by member communities. The 60-day review phase for the updated Watershed Management Plan is nearly at a close.

Staff recommended approval of the TEC Report to the Board for August.

It was moved by Commissioner Philip and seconded by Commissioner Miller to approve the August TEC Report to the Board. Vote: all aye. Motion passed.

V. Programs

A. LL1 2025-01 NOHOA-Steenson Shoreline Restoration Application

Sampedro presented a grant application from the revised agenda for a shoreline restoration project on Pleasant Lake in North Oaks. Sampedro shared the proposed location of the project, noting that NOHOA owns the shoreline around Pleasant Lake and is the grant applicant. The adjacent landowner with deeded access to the shoreline will work with NOHOA on the project. Sampedro explained that this project marks a continued partnership effort between VLAWMO and NOHOA, with support from NOHOA's Shoreline Restoration Facilitator and North Oaks resident, Joe Coyne.

Sampedro highlighted current site conditions of erosion and that the proposed project would restore 65 feet of shoreline with native plants and erosion control blanket, totaling about 975 square feet.

Staff recommended a conditional approval of LL1 2025-01 in the amount of 50% of eligible project expenses, not to exceed \$2,750 in accordance with program guidelines, with the conditions that the planting plan will be updated to reflect existing shoreline conditions including fluctuating water levels and full shade areas, the contractor will consider using a native plant nursery to source the proposed plants, and biodegradable or coir logs will be added for wave breaks if native plant seeds are selected over plugs.

Commissioner Miller said that this is the first shoreline restoration project she has seen with the low bidder. She asked about the conditional nature of this approval, clarifying whether this would mean that Sampedro would continue to work with this applicant and that if things did not go as requested, grant reimbursement would be denied. Sampedro confirmed this.

Commissioner Miller asked how successful shoreline restorations have been where they have used reseeding as opposed to replanting. Sampedro explained that these tend to require more

front-end maintenance, so it's typically recommended to begin with a few more established plants to accelerate the process and ensure project efficiency and effectiveness.

It was moved by Commissioner Miller and seconded by Commissioner Huntrods to approve the LL1 2025-01 grant application in the amount of 50% of eligible project expenses, not to exceed \$2,750 in accordance with program guidelines, and with the conditions that the planting plan will be updated to reflect existing shoreline conditions including fluctuating water levels and full shade areas, the contractor will consider using a native plant nursery to source the proposed plants, and biodegradable or coir logs will be added for wave breaks if native plant seeds are selected over plugs. Vote: all aye. Motion passed.

B. LL1 2025-02 NOHOA-Lunstad Shoreline Restoration Application

Sampedro presented a grant application for a second shoreline restoration project on Pleasant Lake in North Oaks.

Sampedro explained that for this proposed project, NOHOA is the applicant and will partner with the adjacent landowners to move forward with the restoration project. This project site is highly visible due to its close proximity to a golf course. Sampedro gave an overview of current project site conditions, highlighting a lack of groundcover and evidence of erosion.

The proposed project would restore 225 linear feet of eroding shoreline along the southeast side of Pleasant Lake, adding soil and over 600 native plants to restore approximately 3,360 square feet of shoreline.

Staff recommended conditional approval of LL1 2025-02 in the amount of 50% of eligible project expenses, not to exceed \$5000 in accordance with program guidelines, with the conditions that the planting plan will be updated to reflect existing shoreline conditions including fluctuating water levels and full shade areas, the contractor will consider using a native plant nursery to source the proposed plants, and biodegradable or coir logs will be added for wave breaks if native plant seeds are selected over plugs.

Commissioner Miller recommended a close review of the project during the first few years after construction.

Commissioner Huntrods inquired about the bidding process. He also noted that one project has three times the area but a bid that is only about twice as expensive. He asked what might contribute to this discrepancy. Sampedro responded that ease of access is a contributing factor to price differences. Chair Ousky noted that efficiency of scale may also contribute to price discrepancies between bids.

It was moved by Commissioner Miller and seconded by Commissioner Philip to approve the LL1 2025-02 grant application in the amount of 50% of eligible project expenses, not to exceed

\$5,000 in accordance with program guidelines, and with the conditions that the planting plan will be updated to reflect existing shoreline conditions including fluctuating water levels and full shade areas, the contractor will consider using a native plant nursery to source the proposed plants, and biodegradable or coir logs will be added for wave breaks if native plant seeds are selected over plugs. Vote: all aye. Motion passed.

C. Update on Recent Outreach Activities

Hugunin provided an overview of outreach activities that occurred in July, including the North Oaks Garden Club Garden Tour event and the Environmental Resources Expo, part of White Bear Lake's Marketfest.

Hugunin noted that this was VLAWMO's first time invited to the North Oaks Garden Club Garden Tour. Grant recipient Damien Lepoutre extended the invitation as native plants were a highlight of his tour spot. VLAWMO staff educated the community members on the benefits of native plants and VLAWMO's grant programs. Hugunin noted great conversations with tour attendees and shared that the event helped build a relationship with the Garden Club. Staff have been invited by the Garden Club to participate in a panel discussion on native plants and pollinators in September.

Hugunin also described VLAWMO's attendance at White Bear Lake's annual Marketfest event. Hugunin and volunteer Gina Schmidt were present at the VLAWMO table, which had an Adopt-a-Drain display that was of particular interest for youth.

Hugunin gave an overview of upcoming outreach events, including the August 19th date for neighborhood garden tours and the September 11th Blue Thumb Rain Garden Maintenance Workshop. She noted that these outreach opportunities offer staff an opportunity to get the community engaged in local water stewardship efforts and to raise public awareness of VLAWMO.

VI. Projects

A. Update on Vadnais Heights LCCMR Application Proposal

Sampedro provided an update on VLAWMO's partnership with the City of Vadnais Heights to submit a Legislative-Citizen Commission on Minnesota Resources (LCCMR) grant application proposal for the construction of a water quality improvement project, trail network, and educational features behind City Hall. The City received notice on July 22nd that the proposal was selected to recommend to the 2026 Legislature for funding from the Environment and Natural Resources Trust Fund (ENRTF). Out of 400 proposals received, this proposal was one of 109 proposals selected for recommended funding.

The LCCMR staff is recommending \$2,842,000 for the project. VLAWMO is now working with the City on a draft work plan. They will continue working with LCCMR staff until materials are submitted to the Legislature in spring of 2026.

Chair Ousky thanked Sampedro for VLAWMO's help with the application.

B. 319 Update: Phase 1 Final Reporting and North Oaks Company Savanna Restoration

Tanner explained that staff are busy working on the final tasks as part of the 319 phase 1 grant. Staff is currently completing final invoicing and reporting to close out phase 1 of the deep-water wetland project. She explained that the shoreline and submerged vegetation enhancements are continuing to grow in well, and the design and ordering of the educational sign are completed. Planning is underway for the phase 2 project.

Tanner described the NOC's work with Stantec to complete a 25-acre area with comprehensive savanna, wetland, and prairie restoration adjacent to the deep-water wetland. This area wraps right around the berm and will include plant species added in the project area that will support reduced maintenance needs and an improved mosaic of habitat.

Tanner shared photos from various parts of the project area, explaining that RCSWCD did multiple transplanting efforts this year. Bladderwort and other species that were transplanted are present in the deep-water wetland, as well as wildlife such as native frogs and muskrats. Native plants are returning to areas, including the islands, where invasive plants were removed. A variety of native plant species are establishing and thriving in and around the project area, drawing pollinators and other wildlife dependent on this native vegetation. She also showed the educational sign.

C. Update on Birch Lake 2025 Memo and Report from Dive Guys

Tanner shared that Dive Guys provided a final report following the completion of this year's hand-pulling effort on Birch Lake. VLAWMO provided a package of documentation including a memo, the Dive Guys report, and pre- and post-survey maps from RCSWCD. Tanner explained that this package was included in the TEC packet and will be provided to the Board at its August meeting.

D. Update on Rotary Nature Preserve

Tanner gave an update on restoration work at the Rotary Nature Preserve, noting that earlier phases of restoration areas are showing impressive results. Tanner shared photos from recent visits to the wetland area. The contractor Natural Shore Technologies is beginning work on wetland areas by treating invasive species late this summer/early fall.

E. Update on Tamarack Alum Monitoring & Vegetation Survey

Tanner explained that RCSWCD and VLAWMO staff completed an aquatic vegetation survey as part of the monitoring of the Tamarack Lake Alum project. The third phase of the project will begin in October. Aquatic vegetation studies are showing reestablishing areas of native plants especially in littoral areas. The lake will be surveyed again in 2026 to continue to document and describe the vegetation response to the alum treatment.

F. Carp Solutions Revised Biomass Estimate

Tanner provided an update on recent survey days when Carp Solutions completed boat-based electroshocking to reassess the biomass of invasive common carp on Pleasant Lake. No carp were detected on any of the three days.

Staff is awaiting guidance to determine potential next steps for 2026.

VII. Commissioner Reports

Commissioner Miller shared the North Oaks City Council will be considering VLAWMO's JPA at their meeting tomorrow.

Commissioner Huntrods shared Birch Lake Improvement District is having their annual meeting 8/20 at the White Bear Lake City Hall at 7 pm.

VIII. NOHOA

None.

IX. Ramsey Soil & Water Conservation Division

None.

X. St. Paul Regional Water Services

Erickson shared about the recent cyber attack affecting SPRWS, which has hampered their ability to do their work.

XI. Public Comment

None.

XII. Next Meetings

Board Meeting: August 27, 2025 at 7:00 p.m.; TEC Meeting: September 10, 2025 at 8:15 a.m.

XIII. Adjourn

It was moved by Commissioner Philip and seconded by Commissioner Huntords to adjourn the meeting at 8:58 am. Vote: all aye. Motion passed.

DRAFT

TEC Staff Memo – September 10, 2025

IV. Administration & Operations

A. September Financial Report and Consider Authorization for Payment

Please find the September financial report and authorization to pay bills for consideration and approval in an email provided on September 8, 2025.

V. Programs

A. SHG 2025-11 Lamb Turfgrass Replacement Application

Landowner Jessie Lamb submitted a Soil Health Grant application for replacing turfgrass with native plantings and low mow/no mow fescue grass over an area of 5,000 square feet at her 0.24-acre property in Vadnais Heights. The project area is within a VLAWMO priority zone for volume reduction and ultimately drains to Lambert Creek. Much of the backyard will be overseeded with low mow/no mow fescue grass to replace all of the turfgrass. A large pollinator garden with native plantings will be added to replace an existing rock area in the front yard and additional native plantings will be added throughout the backyard. The plants were specifically selected to improve pollinator habitat with species that will bloom at various times during the growing season, as well as selected to conserve water and reduce the need for fertilizer and herbicides. The landowner will be completing the work herself. The project presents an education and outreach opportunity as the proposed pollinator garden in the front yard is very visible from the street. The total estimated project cost is \$1,677.58.

Requested action: Staff recommends approval of SHG 2025-11 in the amount of \$1,250.

B. SHG 2025-12 Ballering Turfgrass Replacement Application Phase 1

Landowner Katie Ballering submitted a Soil Health Grant application for replacing turfgrass with a bee lawn in the front yard over an area of 4,000 square feet. This is the first phase of a multi-phase property turfgrass replacement and stormwater project at her 1.3-acre property in North Oaks. The project area drains to Pleasant Lake. The bee lawn will create pollinator habitat, conserve water, and reduce the need for fertilizer and herbicides. The landowner is committed to improving pollinator habitat, reducing stormwater runoff from her property and the surrounding areas to improve water quality, and increasing the overall resilience of her yard. A future second project phase will include a rain garden to capture street runoff and native plantings to stabilize a steep slope. The landowner will be doing some of the work herself and hiring a contractor as needed for preparing the land for establishing a bee lawn. The proposed work will involve preparing the soil by removing existing vegetation and plastic landscaping fabric and aerating the soil to promote good contact with the bee lawn seed. The total estimated project cost is \$3,756.38

Requested action: Staff recommends approval of SHG 2025-12 in the amount of \$1,000 for phase 1.

C. Update on LL2 2025-03 Estates of Evergreen Ponds HOA Smart Irrigation Controller Project

The Estates of Evergreen Ponds HOA submitted a Landscape Level 2 Grant application for irrigation system upgrades including the installation of a smart irrigation controller that serves a 9.23-acre neighborhood in Vadnais Heights. The HOA is currently using an outdated two-wire irrigation system set up with an old controller that is not functioning as a smart irrigation controller. The HOA completed an irrigation system audit through the City of Vadnais Heights' water conservation rebate program to identify areas of improvement, which they will implement as part of the proposed project. The HOA will be upgrading the existing irrigation system with a newer-technology Hydrowise smart irrigation controller with a weather station, rain sensor, and flow sensor that is expected to conserve 672,000 gallons per irrigation system. The HOA will also be applying to the City of Vadnais Heights' rebate program to help cover the cost of updated sprinkler heads, which will increase water savings. The HOA obtained two bids for the project, however the second bid was incomplete and missing key smart irrigation controller components. The total estimated cost of the second, complete bid that the HOA will be going with is \$11,575.00. Staff recommended a 90% grant funding level up to \$10,417.50 to the Board of Directors at their August 27th meeting and the Board approved the application.

D. Highlights from August Outreach Activities & Resiliency Study Outreach

August was another full month of events in the VLAWMO watershed, from partnership efforts to community gatherings and celebrations.

City of Vadnais Heights Stormwater Resiliency Study Outreach. VLAWMO staff supported the City of Vadnais Heights with the development of outreach materials for the City of Vadnais Heights Stormwater Resiliency Study. Community input is one element of this effort. To this end, VLAWMO staff joined City of Vadnais Heights staff at their annual Senior Picnic, part of Vadnais Heights Heritage Days, to gather responses on where residents have seen flooding in the City. Picnic attendees were invited to share their flooding stories, then place them on the map. This event was the first time sharing the now-open flooding [map](#) with community members. Community members will be able to add to the map through later this fall. Staff from both the City and VLAWMO will continue sharing the map at events to gather more input from community members.



Above: A graphic inviting community members to share their flooding stories was shared as part of the study.

Vadnais Heights Kids' Day. Mid-month, staff and MN Water Stewards Ceci and Ed Shapland represented VLAWMO at Kids' Day, part of Vadnais Heights Heritage Days. Visitors of all ages learned about water quality through VLAWMO's roots display, stormwater plinko, and a fishing game. Adults inquired about grant opportunities and how to get involved, while younger visitors were most excited about prizes and the Junior Watershed Explorer activity book. Staff and stewards alike were encouraged by the curiosity of visitors and their excitement about actions they can take to protect water.



Above: MN Water Stewards Ceci & Ed Shapland at VLAWMO's Kids' Day table.

Neighborhood Garden Tours. The second and final neighborhood garden tour event of the summer took place on August 19th. Attendees visited four project sites throughout the watershed, all of which received at least one VLAWMO grant. At the first site, attendees saw a rain garden, native plants, a bee lawn, and a rain barrel. The second site held more native plants and a lawn with a mix of low-mow fescue and flowering thyme. The third site featured a mature rain garden as well as a rain barrel. The fourth site had native plants, a rain garden, and a wetland buffer.

The event, coordinated by MN Water Steward Ceci Shapland and VLAWMO staff, welcomed attendees from a variety of backgrounds and familiarity levels with water-friendly planting practices. Attendees shared a blend of motives for attending: some had mature gardens, some had not yet applied for grants, and an increased number of attendees had completed a site visit but wanted to see examples of different project types in action. Staff appreciates the hosts' willingness to share their projects with attendees, as well as the coordination efforts from Ceci Shapland. Event and project photos will be shared with the TEC at the September meeting.

VI. Projects

A. City of Vadnais Heights LCCMR Proposal Drone Video

VLAWMO staff would like to share a drone video that was included in the City of Vadnais Heights' LCCMR proposal, which was submitted for the potential resiliency partnership project located behind the City Hall. Staff will play it at the meeting.

B. WMP 60-day Comments Received and JPA Status Update

The WMP 60-day comment period closed on August 25, 2025. Comments were received from:

- Board of Water and Soil Resources (BWSR)
- City of White Bear Lake (WBL)
- Metropolitan Council
- Minnesota Department of Health (MDH)
- Minnesota Department of Natural Resources (MN DNR)
- Minnesota Pollution Control Agency (MPCA)
- Rice Creek Watershed District (RCWD)

VLAWMO appreciates the time and effort from all of our review authorities in participating in the TEC+ process and providing comments to help improve the WMP. VLAWMO and HEI are working to organize and determine responses to comments received.

The JPA has been authorized and received by VLAWMO from all 6 member communities at the time of packet preparation. VLAWMO appreciates the comments

received from member communities to improve the updated JPA and looks forward to the next 10 years of projects ahead with our member communities.

C. 319 Update: Phase 1 and 2

Staff received notification from the MPCA that the final report for phase 1 has been accepted. VLAWMO has not received notification that the grant is closed out as of the time of packet preparation.

Staff are awaiting notification regarding the phase 2 project work plan, final budget, and anticipated grant contract timing. HEI has completed survey work to inform the next iteration of design and is working on that design.

D. Carp Solutions Recommendation for 2026 Update

Carp Solutions provided cost information to VLAWMO regarding potential activities for 2026. Staff are discussing options and working to provide more information and a recommendation to the TEC and Board for the October meetings.

E. Invasive Flowering Rush Planting by RCSWCD Update

VLAWMO was notified by RCSWCD that the invasive flowering rush site was ready for planting in August 2025. RCSWCD has worked on flowering rush removal since it was identified at a VLAWMO stakeholder meeting for Amelia Lake in 2022. RCSWCD began with chemical treatment for the extensive infestation in 2023. They transitioned to hand-pulling in 2024 and 2025. Following notification by RCSWCD, VLAWMO provided a plant order for shoreline and emergent plants that were planted by RCSWCD on August 26. VLAWMO appreciates the leadership and ability to partner with RCSWCD to remove this invasive species adjacent to Amelia Lake.

2022 Invasive flowering rush infestation detected by VLAWMO



2023 Chemical treatment completed by RCSWCD



2024 hand-pulling by RCSWCD



2025 replanting by RCSWCD



Soil Health Grant Application



Submit completed application to:

Lauren Sampedro

lauren.sampedro@vlawmo.org

Applicant Information:

Name:	Jessie Lamb
Address:	4265 Heritage Drive
City/Township, State, Zip:	Vadnais Heights, MN 55127
Phone:	503-268-3401
Email:	jessiemplamb@posteo.com



Project Summary:

ESTIMATED TOTAL PROJECT COST (\$)	\$1677.58
AMOUNT REQUESTED (\$1,000 MAX or \$1,250 in Priority Area)	\$1250
EXPECTED PROJECT COMPLETION (Month, Year)	June 2026

PROJECT TYPE:

- ☐ Downspout/Small Raingarden
☒ Native Restoration/ Pollinator Garden
☒ Turfgrass Replacement
☐ Other

If other, please describe
the proposed project: _____

Project Background:

Describe your property. What is the purpose of your project? Does your property connect to a lake, stream, ditch, or wetland in VLAWMO?	Property is primarily kentucky bluegrass lawn, with some existing native and non-native plants, two vegetable gardens and one maple tree. A side area alongside our driveway is full of rock over soil and non-native weeds. Water on our property drains to a stream / small wetland area behind our property.
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Project Background: Continued

Describe how your project will support the goals of the Soil Health Grant Program. (See grant policy)	The purpose of our project is to improve soil health by adding more native plants to our property to improve drought resistance and water conservation, decrease erosion, eliminate the need for use of chemical treatments and fertilizer, and increase biodiversity on our property.
Briefly describe the planned installation and maintenance activities for your project.	Area 1 - Side of front driveway: Removal of non-native weeds and rock. Replacement with native plantings and mulch. Will need some additional soil. Area 2 - Backyard: Overseeding of fescue lo-mow mix throughout backyard to reduce kentucky bluegrass. Addition of native plants to side of yard where grass grows poorly and can be easily replaced. Minimal soil needed, mulch only.

Project Specifications:

TOTAL PROPERTY AREA (Acres)	0.24 acres
Total PROJECT SIZE (SQ FT)	~5,000 sqft
IF APPLICABLE: DEPTH OF RAINGARDEN BASIN (Inches)	N/A



Required Attachments:

- ⇒ Detailed drawing or plan of the proposed project.
- ⇒ Detailed project budget estimate with itemized costs and materials that equal your total estimated cost.

VLAWMO Soil Health Grant Agreement



It is understood that:

1. The grantee is responsible for maintaining the project for at least 5 years after its installation. VLAWMO is not responsible for completing maintenance activities.
2. The grantee will participate in VLAWMO's outreach and project sharing efforts.
3. A project may be visited and inspected by a VLAWMO representative during the 5-year maintenance period.
4. Grant awards will expire within 1 year of grant approval unless the project is extended with VLAWMO approval.

The applicant's signature indicates their agreement to the above terms and certifies the grant application information is true and accurate. A VLAWMO staff signature will constitute an approved and executed grant agreement between the grantee and the VLAWMO.

Applicant/Grantee

Signature

Date 8/24/25

Print

Jessie Lamb

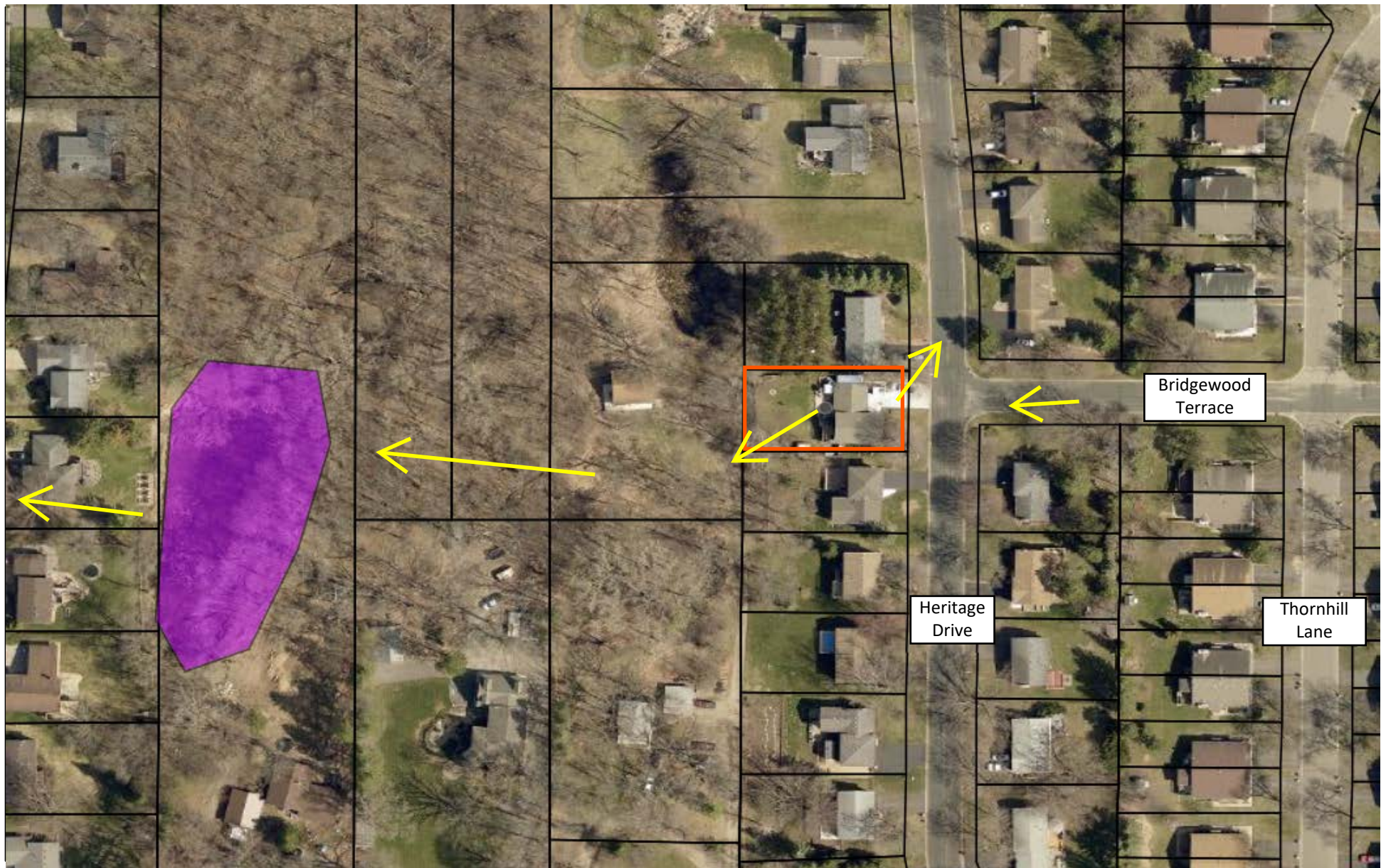
VLAWMO Staff

Signature

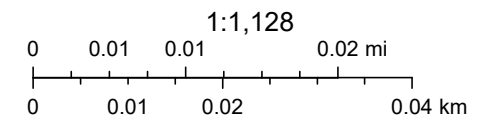
Date

Print

SHG 2025-11 Lamb Turfgrass Replacement Application



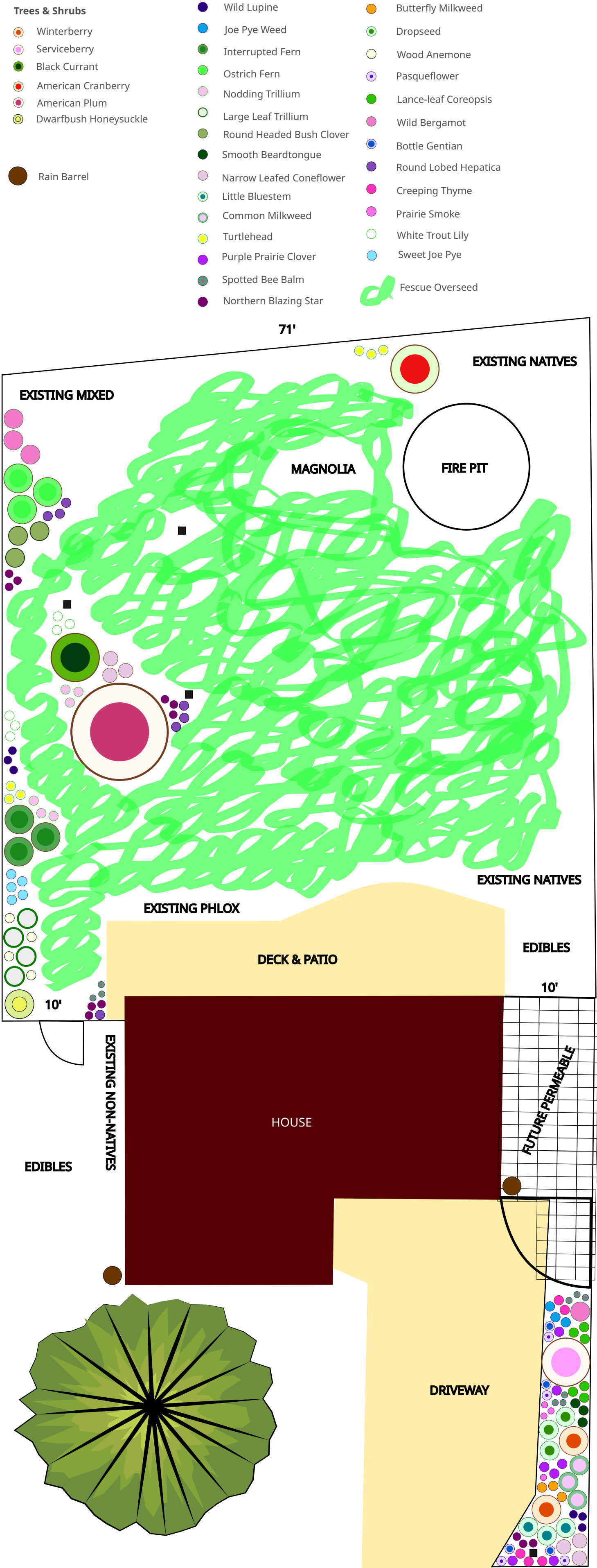
- Ramsey County Parcels
- Project Location
- Wetland
- Flow Arrows



Esri, HERE, Garmin, (c) OpenStreetMap contributors, and the GIS user community, County of Ramsey, Esri, HERE, Garmin, GeoTechnologies, Inc.,

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ArcGIS Web AppBuilder

County of Ramsey, Esri, HERE, Garmin, GeoTechnologies, Inc., USGS, EPA |



Materials

Item	Quantity	Cost per	Total	Planting Approach	When to Plant	Notes
American Cranberry	1	\$20.00	\$20.00	plant	spring	
American Plum	1	\$20.00	\$20.00	plant	summer	
Winterberry	2	\$32.00	\$64.00	plant	fall	
Black Currant	1	\$27.00	\$27.00	plant	fall	
Serviceberry	—	\$0.00	\$0.00	plant	summer	*already have
Dwarf Bush Honeysuckle	1	\$37.00	\$37.00	plant	fall	
Wild Lupine	3	\$1.17	\$3.51	seed	winter / spring	
Joe Pye Wee	3	\$10.00	\$30.00	plant	spring	
Sweet Joe Pye	5	\$10.00	\$50.00	plant	spring	
Interrupted Fern	3	\$20.00	\$60.00	plant	fall	
Ostrich Fern	3	\$13.00	\$39.00	plant	fall	
Nodding Trillium	6	\$15.00	\$90.00	plant	fall	
Large Leaf Trillium	4	\$15.00	\$60.00	plant	fall	
Round Headed Bush Clover	3	\$1.17	\$3.50	seed	winter	
Smooth Beardtongue	3	\$1.17	\$3.50	seed	winter	
Narrow Leafed Coneflower	6	\$0.59	\$3.54	seed	winter	
Little Bluestem	3	\$7.00	\$21.00	plant	fall	
Common Milkweed	3	\$6.00	\$18.00	plant	spring	
Turtlehead	6	\$9.00	\$54.00	plant	spring	
Purple Prairie Clover	6	\$7.00	\$42.00	plant	spring	
Spotted Bee Balm	9	\$7.00	\$63.00	plant	spring	
Northern Blazingstar	12	\$0.30	\$3.60	seed	winter	
Butterfly Milkweed	3	—	\$0.00	seed	winter	*have seeds already
Dropseed	3	\$20.00	\$60.00	plant	fall	
Wood Anemone	4	\$5.65	\$22.60	bulb	fall	
Pasqueflower	4	\$0.88	\$3.52	seed	winter	
Lance-leaf Coreopsis	6	\$6.00	\$36.00	plant	fall	
Wild Bergamot	4	\$0.88	\$3.52	seed	winter	
Bottle Gentian	4	\$18.00	\$72.00	plant	fall	
Round Lobed Hepatica	6	\$6.00	\$36.00	plant	winter	
Creeping Thyme	5	\$1.20	\$6.00	seed	winter	
Prairie Smoke	4	\$12.00	\$48.00	plant	spring	
White Lily Trout	6	\$0.59	\$3.54	seed	fall	
Fescue Seed Mix	25	\$5.95	\$148.75	seed	fall	
Soil	8	\$35.00	\$280.00			cubic yards
Mulch	7	\$35.00	\$245.00			*can get some for free or low cost
Total Project Cost			\$1677.58			
Request from VLAWMO			\$1250.00			
Tree & Shrub Total			\$168.00			

V. A. Lamb Turfgrass Replacement

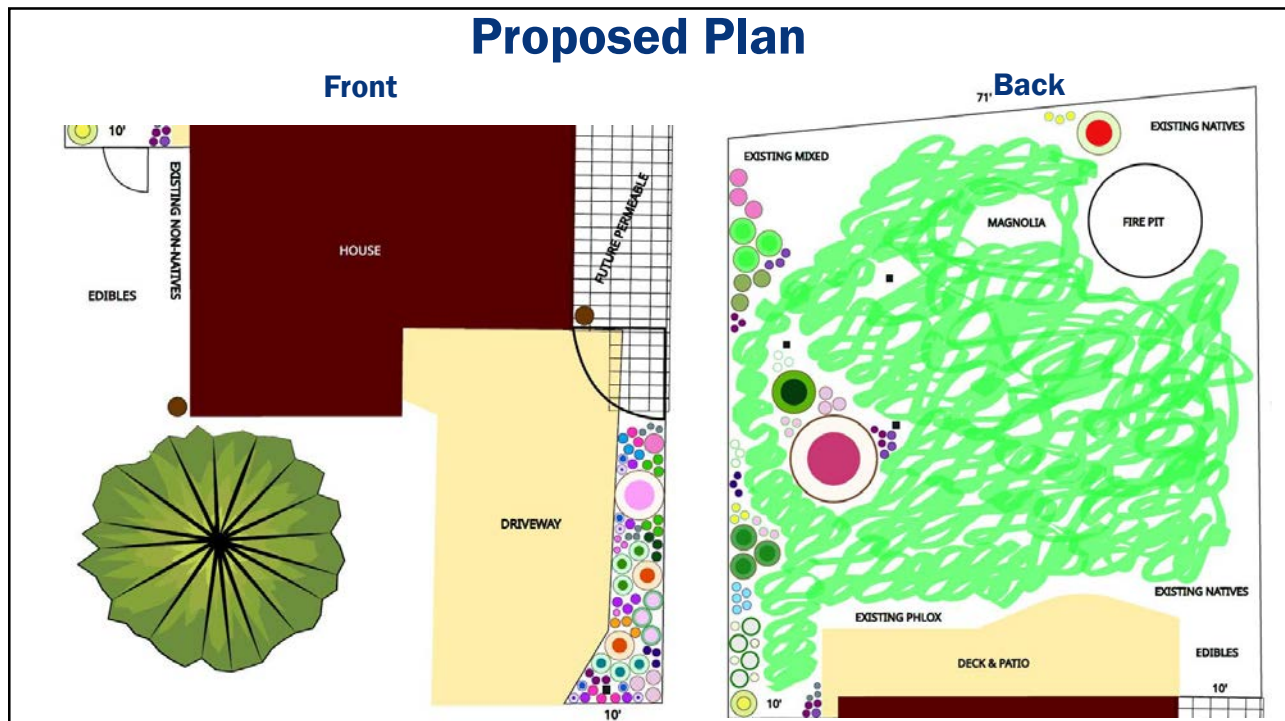
SHG 2025-11 Grant Application

Lauren Sampedro
TEC Meeting
9/10/2025



SHG 2025-11 Location Aerial





Soil Health Grant Application



Submit completed application to:

Lauren Sampedro

lauren.sampedro@vlawmo.org

Applicant Information:

Name:	Katie Ballering
Address:	80 E Pleasant Lake Road
City/Township, State, Zip:	North Oaks, MN 55127
Phone:	651.792.5676
Email:	katiesunrise@hotmail.com



Project Summary:

ESTIMATED TOTAL PROJECT COST (\$)	\$3,576.38
AMOUNT REQUESTED (\$1,000 MAX or \$1,250 in Priority Area)	\$1,000 (Phase 1)
EXPECTED PROJECT COMPLETION (Month, Year)	November, 2025

PROJECT TYPE:

- ☐ Downspout/Small Raingarden
☐ Native Restoration/Pollinator Garden
☒ Turfgrass Replacement
☐ Other

If other, please describe
the proposed project: _____

Project Background:

Describe your property. What is the purpose of your project? Does your property connect to a lake, stream, ditch, or wetland in VLAWMO?	See attached sheet.
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Project Background: Continued

Describe how your project will support the goals of the Soil Health Grant Program. (See grant policy)	See attached sheet.
Briefly describe the planned installation and maintenance activities for your project.	See attached sheet.

Project Specifications:

TOTAL PROPERTY AREA (Acres)	1.3 acres
Total PROJECT SIZE (SQ FT)	~4000 sq ft
IF APPLICABLE: DEPTH OF RAINGARDEN BASIN (Inches)	NA



Required Attachments:

- ⇒ Detailed drawing or plan of the proposed project.
- ⇒ Detailed project budget estimate with itemized costs and materials that equal your total estimated cost.

VLAWMO Soil Health Grant Agreement



It is understood that:

1. The grantee is responsible for maintaining the project for at least 5 years after its installation. VLAWMO is not responsible for completing maintenance activities.
2. The grantee will participate in VLAWMO's outreach and project sharing efforts.
3. A project may be visited and inspected by a VLAWMO representative during the 5-year maintenance period.
4. Grant awards will expire within 1 year of grant approval unless the project is extended with VLAWMO approval.

The applicant's signature indicates their agreement to the above terms and certifies the grant application information is true and accurate. A VLAWMO staff signature will constitute an approved and executed grant agreement between the grantee and the VLAWMO.

Applicant/Grantee

Signature **Katie Ballering** Digitally signed by Katie Ballering
Date: 2025.08.26 20:01:21 -05'00' Date 8/26/25

Print Katie Ballering

VLAWMO Staff

Signature _____ Date _____

Print _____

Katie Ballering Soil Health Grant Application Responses

Project Background:

Describe your property:

- Residential lot with partial wooded areas.
- Located on a downslope from the road with a long street frontage; runoff currently flows downhill across the front yard.
- Existing landscape is a mix of conventional turf and non-native ornamentals, with areas of plastic landscape fabric and edging that restrict infiltration.

What is the purpose of your project?

- Increase native plant coverage and pollinator habitat by converting the front yard to a bee lawn that flowers through the growing season for the first project phase.
- Improve soil function and infiltration to keep stormwater on site, reducing runoff volume and peak flow from the downslope frontage. A rain garden is planned for phase 2 of the project.
- Stabilize the slope and reduce erosion through gentle regrading, soil aeration, and organic amendments. Phase 2 of the project will include increasing native plant coverage on a steep slope along the driveway to provide stabilization.
- Eliminate synthetic materials and chemicals by removing plastic fabric/edging and managing the lawn without pesticides or herbicides.
- Lower water and maintenance needs via drought-tolerant, deep-rooted species and a low-mow regimen, reducing inputs and long-term costs.
- Deliver watershed benefits by reducing sediment and nutrient transport to the small wetlands downhill from the property.

Does your property connect to a lake, stream, ditch, or wetland in VLAWMO?

- Not directly adjacent to surface water, but ultimately drains to Pleasant Lake.
- Runoff from the downslope frontage flows to small wetland areas north of the property; the project is designed to intercept and infiltrate stormwater before it reaches those wetlands.

Describe how your project will support the goals of the Soil Health Grant Program.

- Native plantings & pollinator habitat – Establishing a bee lawn (fine fescues with flowering forbs/legumes) increases biodiversity, habitat, and bloom continuity while improving soil structure.
- Erosion control & stabilization – Regrading and soil health practices slow and filter runoff at the source, limiting sediment movement toward nearby wetlands.

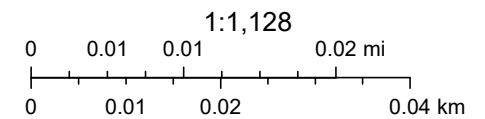
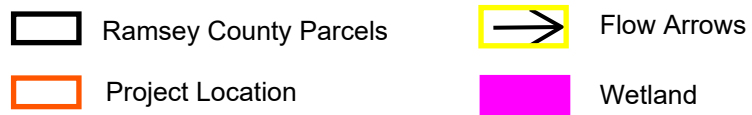
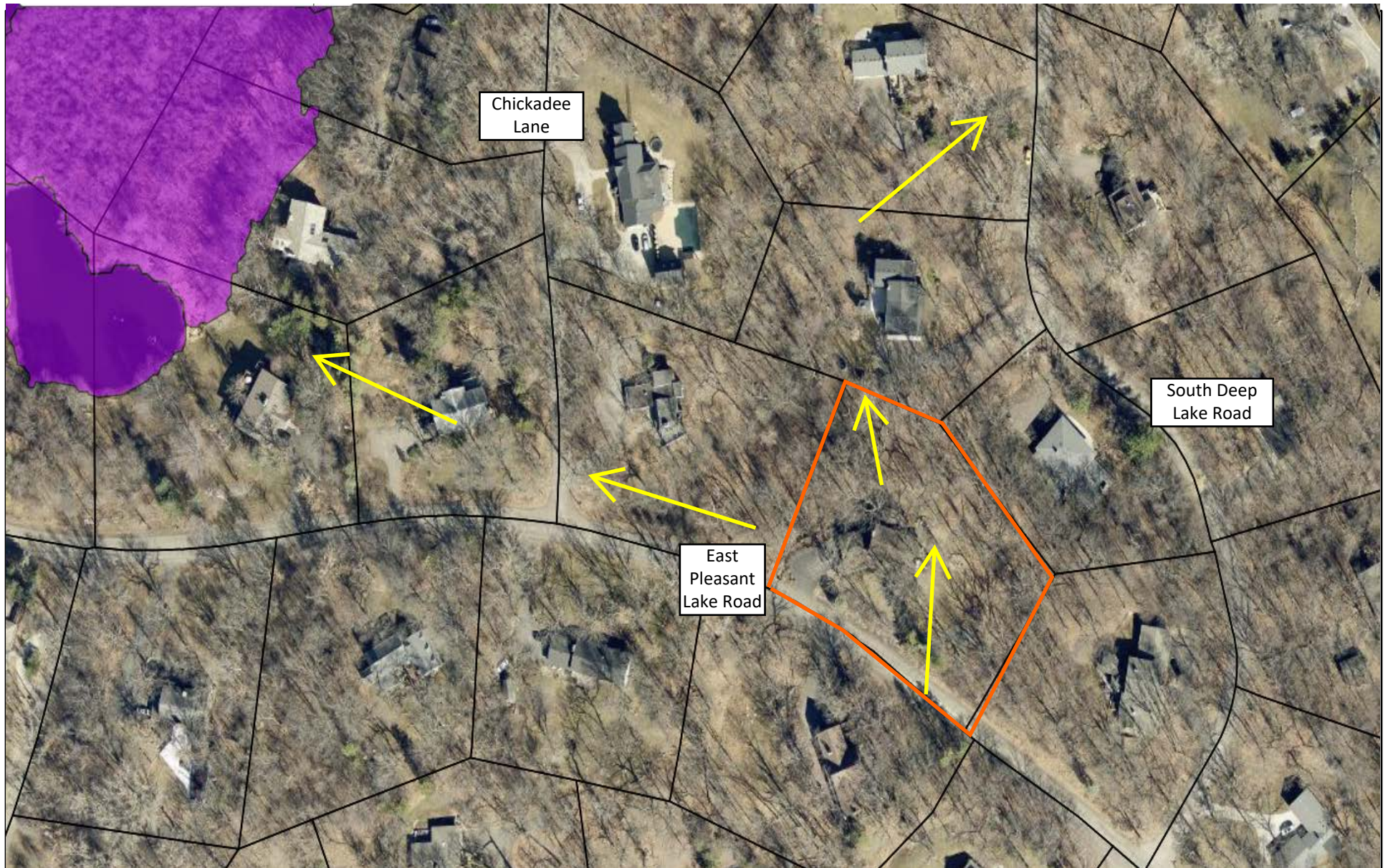
- Removal of synthetic materials – Eliminating plastic edging and landscape fabric restores infiltration, reduces microplastic risk, and supports soil organisms.
- Water quality protection – Low-input, drought-tolerant vegetation reduces irrigation, fertilizer, and pesticide use, lowering nutrient/chemical loading to downstream waters.
- Long-term resilience – The design emphasizes durable, low-maintenance practices and ongoing stewardship, aligning with the program’s emphasis on soil function, water quality, and sustainable landscaping.

Briefly describe the planned installation and maintenance activities for your project.

Phase 1 activities:

- Site preparation – Remove plastic landscape fabric and edging; rake and clean debris to open the soil surface.
- Regrading – Gently reshape the front slope to slow flow paths and encourage infiltration; maintain positive drainage away from structures.
- Aeration & soil health – Core-aerate compacted turf; lightly top dress with compost to increase organic matter and improve seed-to-soil contact.
- Seeding – Overseed with Twin City Seed’s Bee Lawn blend (fine fescues + Dutch white clover, self-heal, yarrow) for drought tolerance, nitrogen fixation (clover), and season-long blooms.
- Establishment care – Light, frequent watering until germination and early rooting; avoid herbicides; protect young seedlings from heavy traffic.

SHG 2025-12 Ballering Turfgrass Replacement Application Phase 1



Esri, HERE, Garmin, (c) OpenStreetMap contributors, and the GIS user community, County of Ramsey, Esri, HERE, Garmin, GeoTechnologies, Inc.,

80 E Pleasant Lake Road/Ballering Project Budget & Materials (Itemized)
Phase 1 Project

Description	Qty/Unit	Category	Cost	Purpose/Notes
Removal of weeds, mulch, edging, landscape fabric, previous landscaping boulders	—	Labor/Service	\$750.00	Remove obstacles to regrading and proper drainage. Clear invasive/non-native material; prepare soil for bee-lawn establishment.
Black dirt & regrade (includes 14 yards)	14 yards (~\$100/yd)	Materials + Labor	\$1,400.00	Restore grade to slow/retain runoff and improve infiltration.
Bee lawn seed (Twin City Bee Lawn Seed blend)	20 lbs (~\$25/lb)	Materials	\$500.00	Establish low-input, pollinator-friendly turf with season-long bloom. Vendor: Twin City Seed — twincityseed.com .
Multiple-pass aeration	—	Labor/Service	\$650.00	Relieve compaction; improve seed-to-soil contact and infiltration.
Sales tax (materials)	—	Materials	\$276.38	Applicable tax on materials (seed/soil).

Subtotal (before tax): \$3,300.00

Sales tax: \$276.38

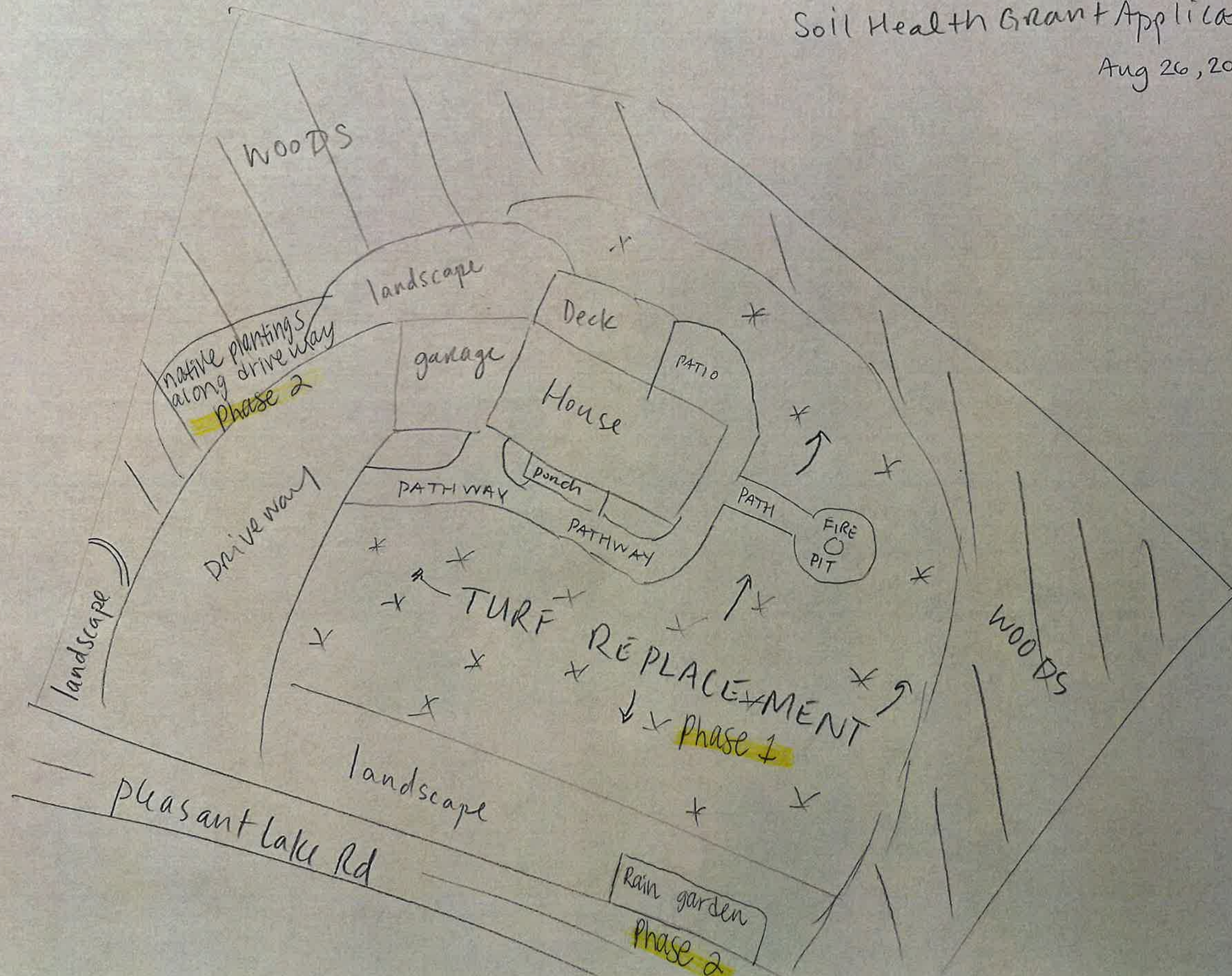
Total project cost: \$3,576.38

Grant Request & Match

- Requested reimbursement (up to 75%): 75% of \$3,576.38 = \$2,682.29 → capped by program
 - Standard cap: \$1,000.00
- Applicant match/out-of-pocket:
 - With \$1,000 cap: \$2,576.38

80 E Pleasant Lake Road/Ballerina
Soil Health Grant Application

Aug 26, 2025



V. B. Ballering Turfgrass Replacement Phase 1

SHG 2025-12 Grant Application

Lauren Sampedro
TEC Meeting
9/10/2025



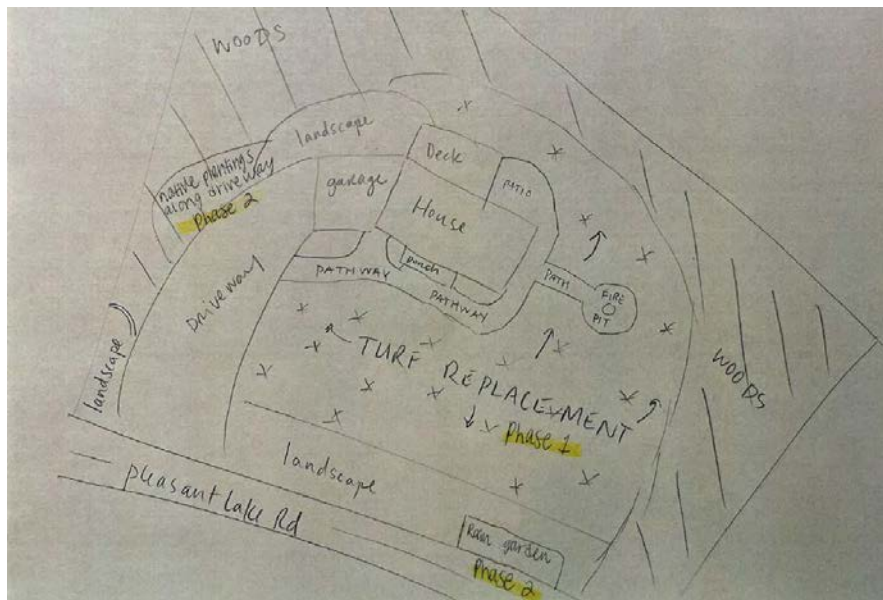
SHG 2025-12 Location Aerial



Existing Area-Phase 1



Proposed Plan



LL2 Grant Application



Submit completed application to:

Lauren Sampedro

lauren.sampedro@vlawmo.org

Approved by VLA WMO Board 8/27/25

Applicant Information:

Organization Name:	Estates of Evergreen Ponds HOA
Project Contact:	Jeff Draack
Address:	2570 Rice St
City/Township, State, Zip:	Little Canada, MN 55113
Phone:	651-487-3708
Email:	jeff@mypmmp.com

Project Summary:

PROJECT TYPE:

ESTIMATED TOTAL PROJECT COST (Lowest responsible bid \$)	\$7,959.29 \$11,575.00
AMOUNT REQUESTED	\$7,163.36 \$10,417.50
EXPECTED PROJECT COMPLETION (Month, Year)	October 2025

- ☐ Water Quality Treatment
☐ Stormwater Rate and Volume Control
☒ Groundwater Conservation
☐ Other

If other, please describe
the proposed project: _____

Project Background:

Describe the project location and water resources that will benefit from the project.	Evergreen Ponds Townhomes, 1030 Pondview Court, Vadnais Heights, MN. Consists of 108 units within 19 buildings with lawn areas and integrated roadways. Irrigation reduction will cause less usage of groundwater from the local city well and reduction in runoff to local stormwater water bodies.
What issues will be addressed with this project?	

Project Background: Continued

Provide estimated water quality results, stormwater rate/volume reduction, or groundwater conservation benefits associated with the project.	By installing a new Hunter Hydrowise system and properly setting runtimes, data has been shown to have an average reduction of over 40 percent in water usage over the 24-week irrigation season. This would be a calculated water savings of 672,000 gallons per season.
Describe the public education and outreach efforts or signage planned for the project.	VLAWMO can use the expected success in any promotional materials with other HOAs and large irrigators
List or describe any partnerships or other forms of support for the project, including external funding sources.	We will be working with the city of Vadnais Heights to replace system sprinkler heads as an additional measure to improve water conservation.

Project Specifications:

TOTAL PROPERTY AREA (Acres)	9.24 deeded acres	Total PROJECT SIZE (Sq Ft)	108 homes
IMPERVIOUS AREA DRAINING TO PROJECT (Sq Ft):	N/A	PERVIOUS AREA DRAINING TO PROJECT (Sq Ft):	N/A

Required Attachments:

- ⇒ Detailed final plan set of the proposed project that includes the estimated, quantitative outcomes of the project.
- ⇒ At least 2 bids for construction of proposed project.
- ⇒ Detailed project budget estimate with itemized materials and costs that equal the total project cost.

990 Pond View Ct Area



8/4/2025, 9:46:40 AM

- VLA WMO Boundary 2025
- Ramsey County Parcels
- RC 2 ft elevation contours
- 940
- 942
- 944
- 946
- 948
- 950
- 952
- 954
- 956
- 958
- 960
- 962
- 964
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0 0.01 0.02 0.03 0.04 0.05 mi
0 0.02 0.04 0.08 km

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**Proposal for Smart Controller Installation
at Evergreen Ponds, Vadnais Heights, MN**

For Evergreen Ponds c/o PMMP

By Leonard R. Ellis, PG, CLIA

Of Save Water Inc. dba

Ellis Irrigation

Woodbury, MN

8/12/2025



Introduction

Ellis Irrigation is pleased to submit this proposal for installation of new smart controller for Evergreen Ponds HOA of Vadnais Heights, Minnesota. Ellis Irrigation interpreted an audit of the facility performed in July 2025 and has had multiple site visits to understand the items that need to be performed. The controller of the current irrigation system is operational, but it is older and appears to not be functioning offline as a standard controller. Therefore, it is not conserving water as one that is properly installed and setup. This proposal is for installation of a new Hunter smart controller and other components to support the currently installed two-wire system and save up to 45% in irrigation water.

Technical Proposal

Installation of New Controller

The 5-year old Weathermatic smart controller which operates the 31 zones on site, will be removed and replaced with a new Hunter Hydrowise HCC-832 PL which is a robust controller that can be operated and monitored remotely and creates a virtual weather station onsite using satellite data and aircraft data plus local weather station results. This is used in an algorithm to create very accurate forecasts for the property. The controller be set up to irrigate only on the city mandated 2 days a week, but will not irrigate when the forecast high temperature is less than 55, the wind is forecast to be 20 mph or greater, or there has been ½ an inch of rain in the previous day or 1.5 inches in the last 3 days.

The Hunter EZ-DM (EZ Decoder Module) will also be attached which is a two-wire output module that expands the capacity of the Hunter HCC controller, allowing it to control up to 54 stations using a single pair of wires. It enables the use of EZ Decoders at each valve.

To access the internet we will use an OptConnect Ascend Dura router or a similar router that is durable and able to handle cold and high heat. It will be attached inside the steel irrigation box and will have a wire leading to an antenna attached to the top or side of the irrigation box. The internet service provider will likely be Verizon as its monthly rates are lower and it is compatible with OptConnect products.

This work is planned to be performed this fall if possible. If not, the work will be performed early next spring immediately after the snow has melted (typically mid-April).

The work will consist of removing the old two-wire decoders and replacing them with Hunter EZ-1s (one for each valve). Other items associated with this work are the installation of a 2-inch Hunter master valve before the first valve for Zone One and a Hunter Rain Klik rain sensor near the controller box to shut down irrigation when it is raining or it is wet from a rain event earlier in the day.

Cost Proposal

Product	Purpose	Quantity	Unit	Price	Labor for Installation
Hunter WR-CLIK-TR Rain Sensor	To prevent significant leakage of a valve	1	ea	\$70.00	\$100.00
Hunter Hydrowise HCC 832 PL	Wifi, weather-based controller Hunter HCC-832-PL (to irrigate only when necessary.	1	ea	\$1,200.00	\$160.00
Hunter EZ DM	Module to interface with two-wire lines; placed in controller	1	ea	\$600.00	\$100.00
Hunter HC 200 Flow Meter	Hunter To calculate the water used for irrigation	1	ea	\$490.00	\$100.00
Hunter ICV 201G, 2-inch Master Valve	To prevent significant leakage if a valve is leaking	1	ea	\$150.00	\$160.00
InHand IR302 Hot Spot or Opt Connect Ascend Dura with an external antenna	Router and antenna to provide continuous internet connection for the controller	1	ea	\$200.00	\$150.00
Verizon Hot Spot subscription (5-year subscription)	Internet Service Provider cost, per year	5	ea	\$3,600.00	\$0.00
Hunter EZ-1	Two-wire decoder; one for each valve	31	ea	\$3,720.00	\$775.00
				\$10,030.00	\$1,545.00

V. C. Update on Estates of Evergreen Ponds HOA Smart Irrigation Controller Project LL2 2025-03 Grant Application

Lauren Sampedro
TEC Meeting
9/10/2025



LL2 2025-03 Location Aerial



Bid Summary



- **Ellis Irrigation**

- Install new Hydrowise HCC-832 PL smart irrigation controller & hardware, decoder module, and wifi router
- Install additional rain sensor & flow sensor

Total Bid: \$11,575.00

- A second bid was received, but was incomplete. Staff are confident in the value of the Ellis Irrigation bid.