

WATER BOARD
Monday, February 24, 2025
5:00 PM

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1. CALL TO ORDER	
2. APPROVAL OF MINUTES	
Approve Minutes	2 - 5
Review, revise as appropriate, and approve the minutes. Agenda Item: Approve Minutes - Pdf	
3. NEW BUSINESS	
4. APPROVE BILLS	
Approve Bills	6
Review, discuss, and approve the bills. Agenda Item: Approve Bills - Pdf	
5. OPEN FORUM	
Project Information and Updates	7
General discussion of information, no action items. Agenda Item: Project Information and Updates - Pdf	
6. ADJOURN	

WATER BOARD AGENDA MEMO

To: Water Board, City Administrator
From: John Powell, Public Works Director
Department: Engineering
Subject: Approve Minutes
Meeting: Water Board - Feb 24 2025

INTRODUCTION:

Attached are the minutes from the January 27, 2025 Water Board meeting. Water Board Members are allowed to vote on approval of minutes even though they were not in attendance at that particular meeting.

DISCUSSION:

N/A

BUDGET IMPACT:

N/A

ACTION REQUESTED:

Review, revise as appropriate, and approve the minutes.

ATTACHMENTS:

[January 27, 2025 Meeting Minutes](#)

MINUTES
REGULAR WATER BOARD MEETING
Monday, January 27, 2025
5:00 PM
City Hall • 430 Third Street • Farmington, MN

Members Present: Cordes, Weierke, Wohlers

Members Absent:

Staff Present: John Powell, Public Works Director/City Engineer

Others Present:

1. Call to Order

The meeting was called to order by Chair Weierke at 5:02 p.m.

2. Approval of Minutes

- a. **Motion** by Cordes to approve the minutes as presented for the November 25, 2024, meeting. **Seconded** by Wohlers, **Motion Carried.**

3. New Business

None

4. Approve Bills

- a. Minor clarification was provided to the Board on disbursements. **Motion** by Wohlers to approve the bills as presented in the amount of \$197,604.89. **Seconded** by Cordes, **Motion Carried.**

5. Open Forum – Project & Information Updates

a. Well 1 and Well 2 Abandonment

Well 1 and Well 2 exist in a structure near the northwest corner of the Rambling River Center (RRC). Well 2 has not been active for decades, and Well 1 was last used to regularly support the City's pumping capacity in 2021. Bids were opened on January 15, 2025; the city received only one bid in the amount of \$393,785.00. This low bid was about 24.5% over the estimated construction cost. Due to cost, staff will be recommending the City Council reject the bid at their February 3, 2025, meeting. Staff will then look at options for reducing the cost, including delaying the work until warmer weather.

- b. MCES Water Efficiency Grant Program:** Strong interest continues for the rebate program; we have several rebate requests currently being processed. The 2024-2026 grant amount is \$12,400

- c. 2025 Street Improvements:** All existing watermain will be replaced to meet our current standards. After discussion of trunk watermain options in this area; the Water Board directed staff to upsize the main on Sunnyside Drive, and on Centennial Drive to the

east project limit, to 12-inch diameter. The remainder of the water main will be 8-inch. The Feasibility Report for this project will be presented to the City Council on February 3, 2025.

- d. **Dakota Meadows:** The city has received an application for a new residential subdivision south of CDA housing and DEA parcels; east of Denmark Avenue. 167 units are proposed including 65 single family lots and 102 townhomes; on a site consisting of 43.5 gross acres.
- e. **Meadowview Preserve Phase II:** Phase II involves 75 additional units and a road connection to 190th Street West. The final plat was approved by City Council on January 21, 2025. Plans for the road/utility connections on 190th Street West from Everest Path to the development have not yet been approved.
- f. **Vermillion Commons 4th Addition:** 67 single family homes are proposed; site grading is nearly complete. Utility and street work will begin this spring after the developer obtains a DNR dewatering permit.
- g. **Vermillion Commons 5th Addition;** Located north of 220th Street with the 4th Addition along the north and west sides. 66 townhomes are proposed on private roads. Staff is pursuing an extension of trunk watermain along 220th Street to loop these new developments; the south half of the existing roadway is located within Eureka Township.
- h. **Spruce Street & Dushane Parkway Intersection:** Yellow Tree Apartments are under construction on the northwest corner which includes 168 units. The easement exchange with Vermillion Valley (Adelmann Farm LLC) is complete. The construction plans are at MnDOT State Aid for review; likely bidding in March.
- i. **195th Street Trunk Watermain and Interconnect:** Trunk watermain is proposed to be extended from the east side of the railroad tracks to the east side of TH 3; including an interconnect vault. Both the north and south sides of 195th are being considered. Farmington will lead the project (design, draft JPA, contract) with construction likely to begin sometime in 2025.
- j. **Comprehensive Land Use Plan/Metropolitan Council/Department of Natural Resources:** Community Development is leading the process of doing a city-wide, mid-cycle, Comprehensive Plan Amendment. A separate smaller Comprehensive Plan Amendment has been submitted for the Fountain Valley Golf Course and ISD 192 parcels. In mid-December the Met Council indicated the amendment was incomplete for water supply; and the city's Local Water Supply Plan (LWSP) needs to be updated and approved by the Department of Natural Resources (DNR). On January 9, 2025, the DNR indicated they do not require Farmington to submit an amended LWSP for their approval.
- k. **R&L Carriers:** Located on the northeast corner of Pilot Knob Road/CR 50; this project includes a significant building expansion, including storm water pond relocation.

6. Adjourn

Motion by Cordes to adjourn at 5:41 p.m. **Seconded** by Weierke, **Motion Carried.**

Respectfully submitted,

John Powell
Public Works Director/City Engineer



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WATER BOARD AGENDA MEMO

To: Water Board, City Administrator
From: John Powell, Public Works Director
Department: Engineering
Subject: Approve Bills
Meeting: Water Board - Feb 24 2025

INTRODUCTION:

The bills from January 23, 2025, to February 19, 2025, are presented for approval.

The Water Board receives a detailed list of claims paid that is available to the public upon request.

DISCUSSION:

Staff will highlight the larger expenditures and is available to respond to questions regarding all disbursements.

BUDGET IMPACT:

The total for this bill report is \$29,449.68.

ACTION REQUESTED:

Review, discuss, and approve the bills.

WATER BOARD AGENDA MEMO

To: Water Board, City Administrator
From: John Powell, Public Works Director
Department: Engineering
Subject: Project Information and Updates
Meeting: Water Board - Feb 24 2025

INTRODUCTION:

Staff will provide updates on the following items/projects:

- Well 1 and Well 2 Abandonment
- Water Storage Siting Study
- 220th Street Trunk Watermain
- MCES Water Efficiency Grant Program
- 2025 Street Improvements
- Harris Property
- Dakota Meadows
- Meadowview Preserve Phase II
- Vermillion Commons 4th Addition
- Vermillion Commons 5th Addition
- Spruce Street & Dushane Parkway
- 195th Street Trunk Watermain and Interconnect
- Comprehensive Land Use Plan/Metropolitan Council/Department of Natural Resources
- R&L Carriers

DISCUSSION:

General discussion of information , no action items.

ACTION REQUESTED:

General discussion of information, no action items.