

**OFFICIAL MINUTES
SPRING LAKE TOWNSHIP
MONTHLY BOARD MEETING
JULY 9, 2026**

SPRING LAKE TOWNSHIP TOWN HALL
20381 FAIRLAWN AVENUE, PRIOR LAKE, MN

Present:

Ted Kowalski - Supervisor
Melissa Hanson – Clerk

Lisa Quinn – Supervisor
Stacy Siegle - Treasurer

Jeff Miller - Supervisor
Sara Domer – Deputy Clerk

Also Present:

Matt Stordahl - Stonebrooke

Nate Drews- Stantec

Jovian Tupy- Stonebrooke
Intern

- 1) a) The meeting was called to order by Chairperson Quinn at 6:00 p.m. The Pledge of Allegiance was said. Staff asked to remove item 3.b. from the agenda. Kowalski made a motion to accept agenda as amended. Miller seconded. All in favor.

2) Public Commentary

- a) Tom Wolf, Scott County Commissioner- 23/68 intersection to open week of 7/12.
- b) James Klingberg, 18151 Vergus –
- i) Asked to reduce speeds by home or add *children at play* sign. Stordahl explained statutory limitations for reducing speeds aren't met in this area but will look at sight lines.
 - ii) Noted that he owns 21410 Vergus Ave and wants to verify if that portion of Vergus is paved that the development must pay for it. Stordahl explained assessment rules including developable lots v. driveways.
- c) Christian Morkeberg, Prior Lake Spring Lake Watershed District-
- i) Fish Lake – 200th St.- Alum treatment completed; second application in the fall.
 - ii) Grants- WBIF – projects being reviewed.
 - (1) Upper Watershed Management_ Projects to help with water quality.
 - iii) Ditch 13 Management- Talks ongoing regarding takeover of ditch 13 authority.
 - iv) PLSLWD Administration-
 - (1) Staff changes happening within.
 - (2) Budget being reviewed with the CAC.

Kowalski noted that PLSLWD requested conservation easements are making development challenging. Asked if they would consider having D&U easements jointly owned where permission is needed from both for changes to the easements. Also asked to consider joint Development Agreements. Staff will draft requests and send to PLSLWD.

- d) Representative Ben Bakeberg, State Representative – Serves on Education/Finance and Workforce, Labor, and Economic Development Finance Committee.
Session ended in May. All bills needed bipartisan support.

Highlights:

- i) Funding to HCMC was passed with accountability measures put in place.
- ii) Technology modernization for Scott County was partially funded and will help reduce errors and increase efficiencies..

- iii) Car Tab- fees one time change.
- iv) Election changes – County holding early voting decreases costs and increases efficiency.
- v) Fraud is number one concern- some bipartisan solutions passed; others didn't get support. Office of Inspector General (OIG) – independent office outside of political party that will help investigate and prosecute fraud. Appointed by Governor and approved by legislature.

3) Agenda Items

- a) Consent Agenda- Those items on the Board Agenda which are considered routine or non-controversial are included as part of the Consent Agenda. Unless a supervisor specifically requests that an item on the Consent Agenda be removed and considered separately, items on the Consent Agenda are considered under one motion, second and vote. Any item removed from the consent agenda shall be placed on the council agenda under Items Removed

- i) Approval of June 11, 2026 Monthly Meeting Minutes.

Miller made motion to approve consent agenda. Quinn seconded. 2 in favor, Kowalski abstained because of absence last month.

- ~~b) Consider Request for Variance to the Rear Yard Setback Located 3415 190th Street~~
- c) Consider Resolution 26-006 Erecting Regulatory Speed Signs in Rural Residential Districts (200th Street between Panama and Mushtown)-
Marty Pleasant 4270 200th St. E. requested a reduction in the speed limit on 200th street between Panama and Mushtown. She noted many residents walk in this area and are concerned with speed, aggressive driving, and people going into ditch. Jay Prettyman 2491 200th St E. also noted concern with more kids on the road and people driving 65-70 mph. Staff noted speed trailer has also been placed on the road.

Staff explained the township can authorize a change in limited circumstances. One option is a Resolution Declaring the area a Rural Residential District, provided distance between driveways is less than 300 feet. The distance between the homes on this portion of 200th is approximately 250 feet. Discussion had. Quinn made a motion to approve Resolution 26-006 Erecting Regulatory Speed Signs in Rural Residential District. Miller seconded. All in favor.

- d) Consider Request for Approval of Final Plat of Meadow Oaks PID 119210063-
Tommy Anderson shared the plan to phase 14 residential parcels. Phase 1 with 7 lots: 3 on Vergus and 4 on 195th St. Stordahl reviewed and noted that there are a few outstanding issues that will be addressed by the County. A Development Agreement is being worked on and will need to be signed prior to work beginning. Board recognized the conditions noted by the County will need to be satisfied. Kowalski made a motion to approve the final plat with conditions. Quinn seconded. All in favor. Miller to attend the Planning Commission Meeting on 7/13/2026.

4) Engineer's Report

Stordahl presented the July Engineer's Report.

- a) MS4: Stantec
 - Township's MS4 permit documentation in preparation for the phase 2 permit, anticipated 2027.

- MS4 & GIS: Stantec preparing documentation and maintenance training videos for staff. Should be completed the week of 7/12
- b) 2050 Comp Plan Study: Stantec
- Scott County has provided comments to the concept plan expressing concern over the size of the area that could be guided RBR. Information from engineer and planning show a relatively rapid rate of consumption of other similar Rural Business Areas with 40-150 acres. Discussion had about pausing report until the Maxfield study is released in fall '26. Board agreed to hold on making changes to the concept plan until the study is completed.
- c) Lydia Prime Central Development Review: Stantec Township Recommendation for plans dated 5/21/2026 completed at June 2026 meeting.
- Screening – The revised plans show additional trees on the east side and a berm near the northeast corner of Highway 10/13, but no screening or berming along Highway 10 or 13. Stordahl explained that screening, particularly along Highway 13, may be difficult because trees are likely to fail without access to watering. After discussion, the Board stated that if the developer does not install screening, the CUP process should require a mix of evergreen and hardwood trees and/or berming. The Board also requested that the CUP process address lighting and sign placement to minimize impacts on nearby residents.
- d) Road Projects: Stonebooke
- i) Buck Lake Circle Reconstruction Status- Design phase- Productive conversations had with the Watershed District and the DNR to determine permitting requirements for the project. A preliminary layout has been prepared along with an updated cost estimate, so the Board can consider next steps for the project.
- Full Project Budget = \$1.05M. New: Cost of appraiser study estimate: \$10,000 for road assessment report; \$2000 for each easement.
- Review of wetland issues and options to be had at August 13th meeting.

Task	Description	% Complete	Completion ETA	Notes
Task 1	Feasibility Study	100%	May 6, 2025	Study approved at the May 8 th Board meeting.
Task 2	Coordination with Prior Lake	90%	Unknown	Prior Lake is claiming they do not contribute any water to the wetland complex and will not participate in SLT's project costs.
Task 3	Hold Public Hearing	0%		It has not been initiated yet.
Task 4	Prepare Construction Documents	50%		Design survey work has been completed. Design work is underway for the drain tile replacement, and meetings with the Watershed will occur soon.

- ii) 199th Street Reconstruction: Status- Bids were opened and BKJ is the low bidder. Bid will be awarded on July 14th. Goal to start late July/early August.

-Full Project Budget = \$425,200. Low bid = \$247,439.50

Order Feasibility Report	Nov 13, 2025	Complete
Accept Feasibility Report/Call for a Public Improvement Hearing	Dec 11, 2025	Complete
Public Improvement Hearing	Jan 8, 2026	Complete
Order Plans and Specifications	Jan 8, 2026	Complete
Approve Plans/specs authorize bidding	May 15, 2026	Complete
Open Bids/Call for Assessment Hearing	June 11, 2026	Bid opening on June 10th, Complete
Assessment Hearing	June 11, 2026	Complete
Award Contract (Special Meeting)	July 14, 2026 (Tues)	
Begin Construction	Summer 2026	
End Construction	Fall 2026	

e) Development Projects: Stonebrooke – .

Project Name	DRT MtgHeld	Plat	Construction Plans?	Developers Agmt?	Construction Started?	Note
Lydia Prime Central Development	Yes	Yes	Yes	Draft submitted on June 2nd. PLSLWD wants a separate Agreement they will prepare.	No	Revised preliminary plat and construction plans have been submitted to County and Township. County Public Hearing was on June 8th, with no public comments. The Planning Commission recommended approval with conditions. Final Plat to be submitted to the County by July 10. Prelim was approved at 6/11 meeting. Screening to be provided with CUP.
Meadow Oaks	Yes	Yes	Yes	Needed	No	Preliminary plat has been submitted for 14 lots along Vergus and 195th Street for approval 5/14. Final plat approval at July 9 meeting.

- Kowalski made a motion to approve the Development Agreement pending review and approval by Town Attorney and County. Miller seconded. All in favor.

f) Outside Agency Projects: Stonebrooke

Owner	Description	Project Phase	Notes
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Scott County	Panama & 190 th Roundabout	Construction	Construction has begun. Paving work is underway, but weather has been a problem. The Contractor is currently hoping to finish the paving in the next week, with sealcoat and striping to be installed shortly after. To be completed the week of 7/12
MnDOT	Hwy 13/Hwy 282/Cty Rd 17 Roundabout	Concept	Preliminary planning has begun for the future road layout, trending towards a roundabout. Accident data has been collected and shared for the area. In addition to roundabout planning, MnDOT is looking for interim solutions to help with accident and near-miss issues. A number of concepts have been shared, but none were considered acceptable options yet.

g) Miscellaneous:

- Prior Lake/Spring Lake Shared Road Agreements, Stonebrooke– The City has proposed a 60% City; 40% Township split for costs of M/O reconstructs impacting Fairlawn (Hwy 13 to 180th), Mushtown (Ponds Parkway to 180th); 180th E (Mushtown to Revere). Future paving/maintenance of 180th St E at Fairlawn would be Prior Lake's. Other road maintenance activities would be as currently shared in the agreement.
- County 25/2 in Elko/New Market bridge project may be moved up.
- Prior Lake/Spring Lake Utilities Agreement, Stonebrooke– The City has been asked to draft the Agreements and they have agreed.
- Winker Court Pavement- Discussion to be had once more information is provided by Cedar Lake on timing and project type. Shared Road Agreement Update: Spring Lake requested a 5 year look back on maintenance expenses for Winker per agreement. Information was received and being reviewed with goal to have new agreement before the Board in August.
- 2026 crackseal and sealcoat projects have been awarded. Sealcoat work has been completed, with crackseal to be completed soon.
- Miller asked about status of fixes to Oelke and 165th St. Stordahl to review.

5) Road Report

- a) Culvert added on 190th.
- b) Concern received about number of trucks hauling on Vergus – request speed trailer.
- c) Ditch mowing- completed.
- d) Weed spraying in coordination with County- completed

6) Town Hall and Parks Report

- a) Shed door needs repair- Kowalski taking lead.
- b) Raymond Park- wood chips provided for path by Cole Cuts. Volunteers distributed.
- c) Fish Lake Park- 3 week camp starts week of 7/12.
- d) South Shore – One of the new trees is not doing well.
- e) Volunteer Park Committee Meeting to be scheduled. .

7) Water Resources Report

- a) WMO – Spring Lake Township Projects proposed for the water management plan: Streambank stabilization near Kane Lake; Study of Cynthia Lake to maintain clarity, Signs at McMahon Lake about prop use

- b) WBIF process starting soon. Opportunity to propose projects that benefit water quality in Spring Lake Township. Consider stream lake stabilization option at Vergus and 190th St.
- c) Staff continues to work with PLSLWD on street sweeping- District helps fund street sweeper for Prior Lake but Prior Lake no longer sweeping SLT roads.
- d) McMahon Lake Outlet conversations about easements continue between land owners and Scott County.

8) Treasurer's Report

- a) Siegle presented the June 2026 Treasurer's Report. In June total receipts were \$892,996.18, total disbursements were \$140,858.52, and the ending cash balance was \$1,211,044.03. Discussion had about incumbered funds to be reviewed at Budget Meeting. Kowalski made a motion to approve the June 2026 Treasurer's Report. Miller seconded. All in favor.
- i) Budget Meeting set for 8/20/2026 at 2:00 -4:00 at Town Hall

9) SCALE

- a) June – Legislative Update
- b) No SCALE meeting.

10) New Business/Old Business

- a) Jamie Michael, 4223 190th Street-Not able to be in attendance but sent email expressing desire, along with his neighbors, to pave shared driveway- however driveway is located in Township future road right of way. Board discussion had sharing that the investment in a driveway would be gone if the road was paved.
- b) Motorcross track complaint off Fairlawn. Staff suggested they contact Sheriff's Department and Scott County about setbacks and noise restrictions.
- c) Lift Station Work – Vergus/Raymond – Aug 3-19 with boat launch detour through Lake View.
- d) Special Meeting: /14 2:00 Road Issues- Award Bid; 180th Concerns
- e) Fire Meeting: Tuesday 7/21 from 11-12. Current reporting shows Spring Lake Township calls are down 22% (representing 7% of calls) while both Credit River and Prior Lake are up 7% each.
- f) Quinn noted
 - i) Seal coating on Spring Lake Circle was completed and looks great.
 - ii) Concern about trailer parking on Spring Lake Circle and if signs were missing. Staff to review

11) Approval of Disbursements The Board reviewed the July, 2026 disbursement ledgers and approved checks numbered, 15659 to 15690, to be issued. The checks were signed and given to Hanson for mailing.

There being no further business before the Board, Kowalski made a motion to adjourn. Miller seconded. All in favor. The meeting was adjourned at 8:20 p.m.

Melissa Hanson, Clerk
Spring Lake Township

Minutes approved _____

Lisa Quinn, Chairperson

Melissa Hanson, Clerk