



Goodhue County

Minnesota

COMMITTEE OF THE WHOLE AGENDA

COUNTY BOARD ROOM
GOVERNMENT CENTER
RED WING, MN

OCTOBER 17, 2023
8:00 A.M.

Join on your computer, mobile app or room device

[Click here to join the meeting](#)

Meeting ID: 266 673 214 074
Passcode: wknxqK

OR CALL IN
[+1 872-240-8960](tel:+18722408960), 925976225#

PHONE CONFERENCE ID: 925 976 225#

Wanamingo Landfill Closure.


Documents:

[Wanamingo Landfill Closure Final.pdf](#)

WANAMINGO
DEMOLITION
LANDFILL



22 SEP 2022 COMMITTEE OF THE WHOLE

- ▶ Capacity in the landfill for a year or two of operation
 - ▶ Options discussed
 - ▶ Construct and operate a transfer station
 - ▶ Continue existing operation until full, then close
 - ▶ Start closure process now
 - ▶ Decided to continue existing operation until full, then close
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IMMEDIATE CLOSURE RECOMMENDED

- ▶ 19 Sep 2023 County Board Meeting
- ▶ New State Rules for Demolition Landfills (being drafted by MPCA)
 - ▶ Rules will apply to operating landfills once effective.
 - ▶ The rules may include:
 - ▶ Enhanced cover
 - ▶ Financial assurance for closure costs for 30 years
 - ▶ Groundwater monitoring likely extended from 20 years to 30 or 40 years after closure
 - ▶ Collection and treatment of demolition landfill leachate
- ▶ No effective date for rules
 - ▶ Draft rules by end of 2023
 - ▶ Draft will receive a legal review, public comment, etc.
 - ▶ Promulgation anticipated in summer of 2024

IMMEDIATE CLOSURE RECOMMENDED (CONT.)

- ▶ County Board approved hiring SEH to begin designing the closure plan, terminating the 'Operations Agreement', and discussing mutually agreeable terms with Mr. Steberg to effectively terminate the "Landowner Agreement".
- ▶ County Board further directed staff to prepare a Committee of the Whole presentation on the pros and cons of allowing small, less than 120 CY, permit by rule (PBR), demolition landfills in the County's Zoning Ordinances.

REVENUES VS. EXPENSES


REVENUE	2018	2019	2020	2021	2022	2023 YTD
61-397-000-0000-5480 - Landfill Fees	59,599.10	69,839.06	93,824.46	74,958.45	71,647.02	41,417.75
61-397-000-0000-5710 - Interest	329.79	330.28	330.78	2,607.23	4,427.30	
61-397-000-0000-5936 - Sale Of Scrap Metal	4,734.80	3,216.70	5,319.65	7,679.10	4,930.75	3,856.40
TOTAL REVENUE	64,663.69	73,386.04	99,474.89	85,244.78	81,005.07	45,274.15
EXPENSES						
61-397-000-0000-6241 - Advertising	391.82	1,297.14	1,487.75	677.35	677.39	391.08
61-397-000-0000-6245 - State/Registration/License/Permit	415.00	400.00	800.00	440.00	470.00	400.00
61-397-000-0000-6258 - Electronics Disposal	12,042.00	8,880.00	-	-	-	
61-397-000-0000-6278 - Consulting Fees					3,000.00	
61-397-000-0000-6283 - Water Monitoring/Well Permits	52,720.97	64,753.96	63,430.59	74,674.30	64,033.16	17,593.37
61-397-000-0000-6306 - Landfill Site Maint	12.99	3,742.19	11,805.09	2,095.17	4,470.00	3,823.05
61-397-000-0000-6342 - Land Lease	6,600.00	6,600.00	6,600.00	6,600.00	6,600.00	5,500.00
61-397-000-0000-6343 - Machinery & Equipment Rental	12,995.00	18,475.00	21,870.00	19,945.50	27,281.00	23,200.00
61-397-000-0000-6349 - Contract Operations	37,240.00	37,520.00	37,240.00	38,080.00	40,544.00	34,048.00
61-397-000-0000-6351 - Insurance	6,214.00	3,253.00	2,415.00	4,477.98	5,171.40	6,410.00
61-397-000-0000-6401 - Printing Services	899.72	339.85	820.33	927.08	94.70	652.00
61-397-000-0000-6839 - Misc Disposal	31,216.90	35,196.85	45,325.64	45,820.50	36,071.88	20,661.08
61-397-000-0000-6840 - Tire Disposal	1,913.85	1,724.98	2,070.35			
61-397-000-0000-6841 - Appliance Disposal	1,574.40	2,613.75	-			
TOTAL EXPENSES	164,236.65	184,796.72	193,864.75	193,737.88	188,413.53	112,678.58
LEVY	(99,572.96)	(111,410.68)	(94,389.86)	(108,493.10)	(107,408.46)	(67,404.43)
* Yellow denotes line items that are shared with the Bench Street Landfill.						

VOLUMES

Year	Waste Disposal Received (CY)
2022	1,256
2021	1,385
2020	1,960
2019	1,418
2018	1,235
TOTAL	7,254 for 5 years
AVERAGE	1,451 per year

- Assumed operation of 130 days annually = 11.2 CY / day
- Omitting 2020 as an outlier: 10.2 CY / day
- These volumes do not account for bypass material such as couches, TV's, or tires, it is only demolition debris.

PERMIT BY RULE FACILITIES


- ▶ Permit by rule (PBR) facilities are limited to 120 CY of material on site.
 - ▶ Small sites with less reporting requirements
 - ▶ Sorted materials do not count towards 120 CY
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GOODHUE COUNTY SOLID WASTE COMMITTEE

03 OCT 2023 MEETING

- ▶ Virtual meeting with MPCA staff
- ▶ Demolition landfills were assumed to have little pollution impact
 - ▶ Recent studies have shown that groundwater is being impacted
 - ▶ Groundwater is too important and contamination is not acceptable
 - ▶ Therefore, more stringent requirements to prevent ground water contamination
- ▶ Landfills in operation after rules promulgation may require the following:
 - ▶ Financial assurance
 - ▶ Enhanced/synthetic covers (currently allows for 2' of soil)
 - ▶ Water monitoring for 30 to 40 years
 - ▶ Leachate collection & treatment


SOLID WASTE COMMITTEE (CONT.)

- ▶ MPCA has not defined a 'Closed Landfill' in the new rules. That definition **may** include one or more of the following:
 - ▶ Not accepting new waste materials
 - ▶ Fully covered
 - ▶ Have an approved plan for fully covered site, and / or
 - ▶ Financial assurance funded within 6 months
 - ▶ Lots of details for MPCA staff to work out
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PRELIMINARY WANAMINGO DEMOLITION LANDFILL CLOSURE SCHEDULE

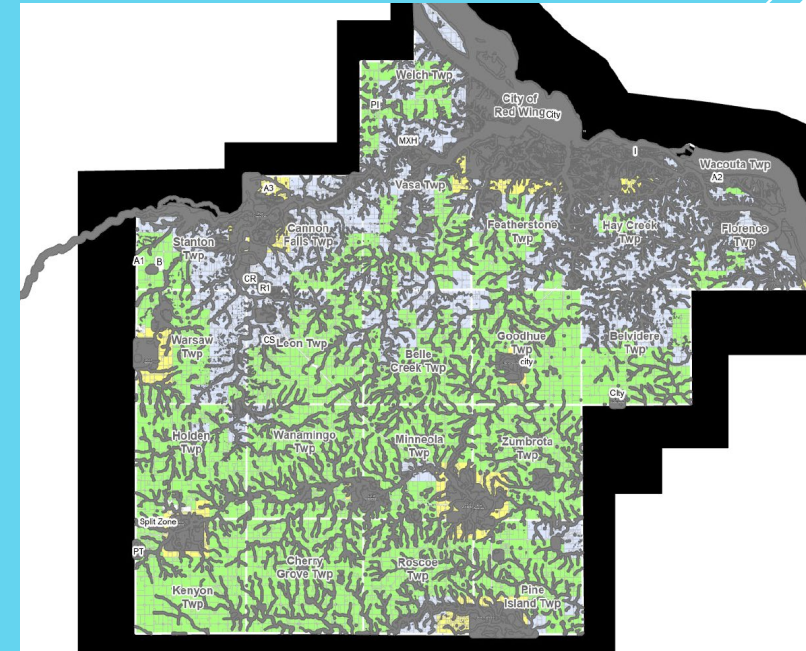
- ▶ Board approved agenda report on 19 Sep 23 to close the Wanamingo Landfill. 60-day notice from 19 Sep 23: **18 Nov 23**
- ▶ Schedule a COW to discuss this plan with the Board: 17 Oct 23
- ▶ Schedule the annual fill volume survey the week of: 20 Nov 23
- ▶ Consultant (SEH) to complete design by: 31 Dec 23
- ▶ Bid the project: 01 Feb 24
- ▶ Open bids: 15 Mar 24
- ▶ Complete construction: 01 Jul 24
- ▶ Final documentation to PCA 30 Aug 24

CONSIDERATIONS

- ▶ Limited locations for disposal
 - ▶ Red Wing Solid Waste Campus
 - ▶ Olmsted County
 - ▶ SKB Landfill (Inver Grove Heights)
 - ▶ Lack of a close and convenient disposal site may result in more demolition materials illegally dumped in road ditches
 - ▶ Current County ordinance does not permit transfer stations in agricultural districts
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ZONING

- The landfill is an existing non-conforming use. Once closed, any future use must comply with current County Zoning. County Zoning does not allow transfer stations in any district.
- Staff can prepare an Ordinance amendment for transfer stations at the direction of the Board.
 - New Ordinance would include performance standards for transfer stations. They would be a conditional use in the designated zones and could be written to only be Permit By Rule size.
 - Performance standards could include – buffers from shoreland/floodplain/bluffs, R-1 districts, parks and trails districts, etc.
- If transfer stations are added to the Ordinance, anyone who can meet the performance and permitting standards and obtains proper permits may open a transfer station.



OPTIONS MOVING FORWARD

- ▶ Work with cities to explore a transfer station in their city limits
 - ▶ Subject to the City's Zoning Regulations
 - ▶ Privately operated
 - ▶ Publicly operated
 - ▶ A City
 - ▶ The County
 - ▶ Revise Zoning to allow in rural areas of County with stipulations
 - ▶ Do nothing
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